Public Notices

Business Observer

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SARASOTA COUNTY LEGAL NOTICES

--- PUBLIC SALES / ESTATE ---

FIRST INSERTION

FICTITIOUS NAME NOTICE

Notice is hereby given that CASA IXORA LLC, OWNER, desiring to engage in business under the fictitious name of LONGBOAT LENDING located at 310 JOHN RINGLING BLVD, SUITES 1-2, SARASOTA, FLORIDA 34236 intends to register the said name in SARASOTA county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

September 11, 2026 26-02087S

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 LIGHTACTION located at 1781 Barber Rd Sarasota, Fl. 34240 in the City of Sarasota, Fl. 34240, Sarasota, FL 34240 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 9th day of September, 2026
Rodrigo Otazu
Mr O Atelier
September 11, 2026 26-02121S

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 V&C Outdoor Lighting located at 148 Da Vinci Drive in the City of Nokomis, Sarasota, FL 34275 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 3rd day of September, 2026
V&C Lighting LLC
Jacob Vongorhen, Managing Member
September 11, 2026 26-02091S

FIRST INSERTION

Notice of Public Sale:

The LockUp Self Storage at 845 N. Tamiami Trail, Nokomis, FL 34275 will sell the contents of the following unit to satisfy a lien to the highest bidder on September 25th, 2026 by 11am, at www.storagetreasures.com. All goods must be removed from the unit within 48 hours. Unit availability subject to prior settlement of account. Unit #2917 – Alissa Burroughs – ladies' clothes, art supplies, purse, hair color.

September 11, 18, 2026 26-02107S

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 PARHOME Handyman Services located at 126 Mirano way, Apt 1209 in the City of Nokomis, Sarasota, FL 34275 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 5th day of September, 2026
TRIDENT PLUMBING AND CONSTRUCTION LLC
September 11, 2026 26-02099S

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 Vior Water solutions & drain located at 7463 Aguila drive in the County of Sarasota, in the City of Sarasota, Florida 34240 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated August 21, 2026
Brendon Wagner
September 11, 2026 26-02123S

FIRST INSERTION

Notice of Public Sale :

The Lockup Self Storage
5260 S Tamiami Trail
Sarasota Fl 34231

Will sell the contents of the following units to satisfy a lien to the highest bidder on September25th at 10 AM at www.storagetreasures.com . All goods must be removed from the unit within 48 hours. Unit availability subject to prior settlement of account. Unit # 2718– Steve Finkel – power tools, boxes, luggage, personal items. Unit #3321 – Nick Ierulli – bins, clothing, household items, shelving.

September 11, 18, 2026 26-02120S

FIRST INSERTION

NOTICE OF RULEMAKING REGARDING THE REVISED RULES OF PROCEDURE OF SARASOTA NATIONAL COMMUNITY DEVELOPMENT DISTRICT

In accordance with Chapters 120 and 190, Florida Statutes, the Sarasota National Community Development District (the "**District**") hereby gives the public notice of its intent to adopt its proposed revised Rules of Procedure (the "**Proposed Rules**"). The rule number for the Proposed Rules of the District is ROP-2026-1. Prior notice of rule development relative to the Proposed Rules was published in the Business Observer on September 4, 2026.

A public hearing will be conducted by the Board of Supervisors (the "**Board**") of the District on **October 13, 2026, at 1:00 p.m.** at the Sarasota National Clubhouse, 25500 National Boulevard, Venice, Florida 34293 relative to the adoption of the Proposed Rules. Pursuant to Sections 190.011(5) and 190.012(3), Florida Statutes, the Proposed Rules will not require legislative ratification.

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

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

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

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

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

Cleo Crismond-Adams
Sarasota National Community Development District
September 11, 2026 26-02100S

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 TB&D FUNDRAISING COLLECTIVE located at 4827 Pastel Ct in the City of Sarasota, Sarasota, FL 34240 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 7th day of September, 2026
Matt Parkin
September 11, 2026 26-02098S

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 Jones IPA Retirement Solutions located at 5110 Northridge Rd in the City of Sarasota, Sarasota, FL 34238 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 3rd day of September, 2026
Brad Jones
September 11, 2026 26-02090S

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 Marsh & Shore Studio located at 1274 S. Indies Circle in the City of Venice, Sarasota, FL 34285 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 11th day of September, 2026
Bonnie Childs
September 11, 2026 26-02106S

FIRST INSERTION

Notice Under Fictitious Name Law According to Florida Statute Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of The Anti Aging and Wellness Institute located at 1451 2nd Street in the City of Sarasota, Sarasota, FL 34236 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 4th day of September, 2026
Cryo Studio Sarasota, inc
Jose Alberto Gutierrez
September 11, 2026 26-02089S

FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that Joanna Penry will engage in business under the fictitious name POINTEDLY YOURS, with a physical address 4854 Sabal Lake Cir Sarasota, FL 34238, with a mailing address 4854 Sabal Lake Cir Sarasota, FL 34238, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.

September 11, 2026 26-02118S

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 AGWIN-TAGS located at 3240 Lake Point Blvd., Apt.256 in the City of Sarasota, Sarasota, FL 34231 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 8th day of September, 2026
AGWIN GROUP INC.
Michelle Bossman
September 11, 2026 26-02105S

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 HOME TEAM STANDARD located at 350 W Venice Avenue #2 in the City of Venice, Sarasota, FL 34285 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 3rd day of September, 2026
Alohana Group, Inc
Jason B. Lewis, President
September 11, 2026 26-02082S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION
File No. 2026 CP 004627 NC
IN RE: ESTATE OF HERBERT E. KAUFMAN, Deceased.

The administration of the estate of HERBERT E. KAUFMAN, deceased, whose date of death was July 11, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Sarasota County Probate Court, P.O. Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 11, 2026.

Personal Representative:
CLAIRE M. KAUFMAN
3126 18th St. N.
Arlington Heights, VA 22201
Attorney for Personal Representative:
JEFFREY T. TROIANO
Florida Bar No. 0031557
Williams Parker Harrison Dietz & Getzen
50 Central Avenue, Eighth Floor
Sarasota, FL 34236
Telephone: 941-366-4800
Designation of Email Addresses for service:
Primary:
jtroiano@williamsparker.com
Secondary: spark@williamsparker.com
September 11, 18, 2026 26-02111S

FIRST INSERTION

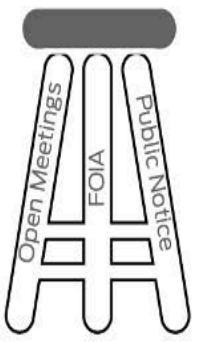
Notice Under Fictitious Name Law According to Florida Statute Number 865.09

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the Fictitious Name of Mitchell's Food and Wine located at 1660 Main Street in the City of sarasota, Sarasota, FL 34236 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 3rd day of September, 2026
Balbo LLC
September 11, 2026 26-02088S

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

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2026-CP-004014 NC
IN RE: ESTATE OF
KAREN ANN GOODMAN,
Deceased

The administration of the estate of KAREN ANN GOODMAN, deceased, whose date of death was May 27, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34237. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

The Personal Representative has no duty to discover whether any property held at the time of the Decedent's death by the Decedent or the Decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, 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 11, 2026.

Personal Representative:
HOLLIE N. FLORES
34350 SR 70 East
Myakka City, FL 34251
Attorney for Personal Representative:
KEVIN PILLION, ESQ.
Florida Bar No. 70288
Life Planning Law Firm
1671 Mound Street
Sarasota, FL 34236
Telephone: (941) 914-6000
Email: kevin@lifelawfirm.com
Alt Email: service@lifelawfirm.com
September 11, 18, 2026 26-02085S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2026 CP 004386 SC
IN RE: ESTATE OF
DAVID ARNOLD SMITH
Deceased.

The administration of the estate of David Arnold Smith, deceased, whose date of death was 5/28/2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against 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 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 THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN § 733.702, FLORIDA STATUTES, WILL BE FOREVER BARRED. NOTWITHSTANDING THE TIME PERIODS SET FORTH ABOVE, ANY CLAIM FILED TWO YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The 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 date of the first publication of this notice is September 11, 2026.

Personal Representative:
Philip D. Smith
104 Lake Latimer Cove NE
Kennesaw, GA 30144
Attorney for Personal Representative:
Bruce A. McDonald
Florida Bar No. 263311
McDonald Fleming
Attorneys for Personal Representative
Suite B, PMB # 137
707 E. Cervantes St.
Pensacola, FL 32501-3286
(850) 346-7926
bamcdonald@pensacolalaw.com
kweston@pensacolalaw.com
September 11, 18, 2026 26-02101S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA PROBATE DIVISION
File No. 2026 CP 004513 NC
IN RE: ESTATE OF
ROBERT W. HAYES,
Deceased.

The administration of the estate of ROBERT W. HAYES, deceased, whose date of death was March 5, 2026, is pending in the Circuit Court for Sarasota County, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL. 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 11, 2026.

Personal Representative:
STEPHEN J. HAYES
206 Currier Road Hill, NH 03243
Attorney for Personal Representative:
FLETCHER H. RUSH
Florida Bar No. 0100586
Williams Parker Harrison
Dietz & Getzen
50 Central Avenue, Eighth Floor
Sarasota, FL 34236
Telephone: 941-552-2563
Designation of Email
Addresses for service:
Primary: frush@williamsparker.com
Secondary:
pkehoe@williamsparker.com
September 11, 18, 2026 26-02122S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2026-CP-4404-SC
Division Probate
IN RE: ESTATE OF
PETER D. SAYER
Deceased.

The administration of the estate of PETER D. SAYER, deceased, whose date of death was July 15, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, Florida 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, 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 11, 2026.

Personal Representative:
DAVID C. SAYER
633 West Venice Avenue
Venice, Florida 34285
Attorney for Personal Representative:
BRADEN H. SHARRER
Attorney
Florida Bar Number: 0084674
FARR LAW FIRM P.A.
237 Nokomis Avenue South
Venice, FL 34285
Telephone: (941) 488-7751
Fax: (941) 497-7636
E-Mail: bsharrer@farr.com
Secondary E-Mail: tweiss@farr.com
September 11, 18, 2026 26-02102S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA PROBATE DIVISION
File No. 2026-CP-4390 NC
Division Probate
IN RE: ESTATE OF
ROBERT STEWART EADS
Deceased.

The administration of the estate of Robert Stewart Eads, deceased, whose date of death was July 8, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main St., Sarasota, FL 34237. The names and addresses of the 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 11, 2026.

Personal Representative:
Matthew Scott Eads
3040 Grand Bay Blvd., Unit 255
Longboat Key, Florida 34228
Attorney for Personal Representative:
Jeffrey R. Grant, Attorney
Florida Bar Number: 63918
von Briesen & Roper, s.c.
3555 Kraft Rd., Ste. 402
Naples, Florida 34105
Telephone: (239) 414-3010
Fax: (239) 414-3301
E-Mail: jeffrey.grant@vonbriesen.com
Secondary E-Mail:
Jennifer.Stoneburner@vonbriesen.com
September 11, 18, 2026 26-02083S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA PROBATE DIVISION
File No. 2026-CP-002874 NC
IN RE: ESTATE OF
LINDA NATHAN VIQUEIRA,
Deceased

The administration of the Estate of LINDA NATHAN VIQUEIRA, deceased, whose date of death was March 8, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34237. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this Notice is Septemer 11, 2026.

Personal Representative:
FLOYD B. NATHAN
315 Pembroke Drive
Venice, FL 34293
Attorney for Personal Representative:
KEVIN PILLION ESQ.
Florida Bar No. 70288
Life Planning Law Firm
1671 Mound Street
Sarasota, FL 34236
Telephone: (941) 914-6000
Email: kevin@lifelawfirm.com
Alt. Email: service@lifelawfirm.com
September 11, 18, 2026 26-02084S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA PROBATE DIVISION
File No. 2026 CP 004408 SC
Division PROBATE
IN RE: ESTATE OF
MARIA ROSA DIPAOLO A/K/A
MARY R. DIPAOLO
Deceased.

The administration of the estate of MARIA ROSA DIPAOLO A/K/A MARY R. DIPAOLO , deceased, whose date of death was June 4, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 4004 S. Tamiami Trail, Venice, FL 34293. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 11, 2026.

Personal Representative:
CARMEN DIPAOLO A/K/A
CARMINE DIPAOLO
203 Royalbrooke Drive
Venetia, PA 15367
Attorney for Personal Representative:
FEDERICO MOJICA, ESQUIRE
Attorney for Personal Representative
Florida Bar Number: 0124187
Ross & Mojica Law Group
871 Venetia Bay Blvd., Ste. 300B
Venice, FL 34285
Telephone: (941) 480-1948
Fax: (941) 480-9277
E-Mail: federico@rossmojicalaw.com
Secondary E-Mail:
shawn@rossmojicalaw.com
September 11, 18, 2026 26-02086S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR THE
TWELFTH JUDICIAL CIRCUIT IN
AND FOR SARASOTA COUNTY,
FLORIDA PROBATE DIVISION
CASE NO. 2026 CP 000393 NC
IN RE: THE ESTATE OF
MARGARET A. SHUTTS A/K/A
MARGARET ANN SHUTTS A/K/A
MARGARET ANN HELM SHUTTS,
Deceased.

The administration of the Estate of Margaret A. Shutts a/k/a Margaret Ann Shutts a/k/a Margaret Ann Helm Shutts, deceased, whose date of death was February 18, 2025, File Number 2026 CP 000393 NC, is pending in the Circuit Court for Sarasota County, Florida, Probate Division; the address of which is Clerk of the Circuit Court, Sarasota County, Probate Division, 2000 Main Street, Sarasota, FL 34237. The name and address of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against 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 September 11, 2026.

Personal Representative
NATALIE JEAN SMITH
Personal Representative
4953 S. Evanston Street
Aurora, CO 80015
Attorney for Personal Representative
Christopher J. Horlacher, Esq.
Attorney for Personal Representative
Florida Bar Number: 69087
DHR LAW
2639 Fruitville Road, Suite 203
Sarasota, Florida 34237
Telephone: (941) 361-1153
Email: chris@dhrlaw.com
September 11, 18, 2026 26-02092S

FIRST INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA PROBATE DIVISION
File No. 2026 CP 004252 SC
Division PROBATE
IN RE: ESTATE OF
JOHN DAVID EWING, II. A/K/A
JOHN DAVID EWING A/K/A
JOHN DAVID EWING, JR.
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 JOHN DAVID EWING, II. A/K/A JOHN DAVID EWING A/K/A JOHN DAVID EWING, JR., deceased, File Number 2026 CP 004252 SC, by the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 4004 S. Tamiami Trail, Venice, FL 34293; that the decedent's date of death was January 5, 2026; that the total value of the estate is $7,846.22 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address
The John David Ewing Revocable
Trust, dated October 6, 2020
c/o John David Ewing, III., Successor Trustee
1246 Patio Terrace
North Port, FL 34286

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 11, 2026.

Person Giving Notice:
JOHN DAVID EWING, III.
1246 Patio Terrace
North Port, Florida 34286
Attorney for Person Giving Notice
FEDERICO MOJICA, ESQUIRE
Attorney for Petitioner
Florida Bar Number: 0124187
Ross & Mojica Law Group
871 Venetia Bay Blvd., Ste. 300B
Venice, FL 34285
Telephone: (941) 480-1948
Fax: (941) 480-9277
E-Mail:
federico@rossmojicalaw.com
Secondary E-Mail:
shawn@rossmojicalaw.com
September 11, 18, 2026 26-02093S

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

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION
File No. 2026 CP 004436 NC
IN RE: ESTATE OF MICHAEL S. PLUNKETT, Deceased.

The administration of the estate of MICHAEL S. PLUNKETT, deceased, whose date of death was June 18, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Sarasota County Probate Court, P.O. Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 11, 2026.

Personal Representative:
TODD PLUNKETT
4820 Lawn Avenue
Western Springs, IL 60558
Attorney for Personal Representative:
JEFFREY T. TROIANO
Florida Bar No. 0031557
Williams Parker Harrison Dietz & Getzen
50 Central Avenue, Eighth Floor
Sarasota, FL 34236
Telephone: 941-366-4800
Designation of Email Addresses for service:
Primary:
jtroiano@williamsparker.com
Secondary:
spark@williamsparker.com
September 11, 18, 2026 26-02110S

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION
File No. 2026 CP 004356 NC
IN RE: ESTATE OF BARBARA B. SMITH, Deceased.

The administration of the estate of BARBARA B. SMITH, deceased, whose date of death was March 31, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Sarasota County Probate Court, P.O. Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 11, 2026.

Personal Representative:
REBECCA R. SMITH
7540 Sunshine Skyway Lane S., Unit T-36
St. Petersburg, FL 33711
Attorney for Personal Representative:
ROSE-ANNE B. FRANO
Florida Bar No. 0592218
Williams Parker Harrison Dietz & Getzen
50 Central Avenue, Eighth Floor
Sarasota, FL 34236
Telephone: 941-366-4800
Designation of Email Addresses for service:
Primary: rfrano@williamsparker.com
Secondary:
ncarson@williamsparker.com
September 11, 18, 2026 26-02109S

FIRST INSERTION

NOTICE TO CREDITORS
(**summary administration**)
IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA PROBATE DIVISION
File No. 2026 CP 001302 SC
Division Probate
IN RE: ESTATE OF MARGARITA MARIA HERRERA CORCHUELO A/K/A MARGARITA HERRERA CORCHUELO; A/K/A MARGARITA HERRERA
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 Margarita Maria Herrera Corchuelo also known as a/k/a Margarita Herrera Corchuelo; a/k/a Margarita Herrera, deceased, File Number 2026 CP 001302 SC, by the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 4004 South Tamiami Trail, Venice, FL 34293; that the decedent's date of death was December 26, 2025; that the total value of the estate is $0.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address
Beatriz Margarita Herrera Corchuelo
3017 Rufus Road
North Port, FL 34288
Monica Delosangeles Herrera
2055 Ocean Avenue, Apartment 1D,
Brooklyn, NY 11230

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

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

The date of first publication of this Notice is September 11, 2026.

Person Giving Notice:
/s/Beatriz Margarita Herrera Corchuelo Beatriz Margartita Herrera Corchuelo
3017 Rufus Road
North Port, FL 34288
Attorney for Person Giving Notice:
/s/Mark Martella
Mark Martella
Attorney
Email Addresses:
mark@martellalaw.com
tara@martellalaw.com
Florida Bar No. 0024021
Martella Law Firm, PLLC
18245 Paulson Drive, Suite 131
Port Charlotte, FL 33954
Telephone: (941) 867-6865
September 11, 18, 2026 26-02108S

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 2025 CA 006425 NC
PLANET HOME LENDING, LLC
Plaintiff, vs.
COREY ALLEN ROBERTS; UNKNOWN SPOUSE OF COREY ALLEN ROBERTS; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS,
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated July 30, 2026, and entered in 2025 CA 006425 NC of the Circuit Court of the TWELFTH Judicial Circuit in and for Sarasota County, Florida, wherein PLANET HOME LENDING, LLC is the Plaintiff and COREY ALLEN ROBERTS; UNKNOWN SPOUSE OF COREY ALLEN ROBERTS are the Defendant(s). Karen E. Rushing as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.sarasota.realforeclose.com, at 09:00 AM, on September 29, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 17, BLOCK 1921, 41ST ADDITION TO PORT CHARLOTTE SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 16, PAGE(S) 42, 42A THROUGH 42F, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

Property Address: 4779 LOS RIOS ST, NORTH PORT, FL 34287

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

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

Dated this 8 day of September, 2026.
By: \S\Danielle Salem
Danielle Salem, Esquire
Florida Bar No. 0058248
Communication Email:
dsalem@raslg.com
ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: flmail@raslg.com
25-342973 - NaP
September 11, 18, 2026 26-02115S

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA
CIVIL DIVISION:
CASE NO.: 2026 CA 001672 NC
UMB BANK, NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY, BUT SOLELY AS LEGAL TITLE TRUSTEE FOR MLM 13648 TITLE TRUST,
Plaintiff, vs.
AZIMI REMODELING SERVICE LLC, A GEORGIA LIMITED LIABILITY COMPANY; SOUTHERN FLIPCO FINANCIAL, LLC, A TEXAS LIMITED LIABILITY COMPANY; WILDCAT LENDING FUND TWO, LP.; MOHAMED SHABIR AZIMI; EVELIDES OVIOL
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), KAREN E. RUSHING as the Clerk of the Circuit Court for SARASOTA County shall sell to the highest and best bidder for cash electronically at www.sarasota.realforeclose.com at, 9:00 AM on the 29 day of September, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 8, BLOCK H, RIO VISTA, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 1, PAGE 187, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

PROPERTY ADDRESS: 2916 HAWTHORNE ST, SARASOTA, FL 34239

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.

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

Dated this 04 day of September 2026.
By: /s/ Lindsay Maisonet
Lindsay Maisonet, Esq.
Bar Number: 93156
Submitted by:
De Cubas & Lewis, P.A.
PO Box 5026
Fort Lauderdale, FL 33310
Telephone: (954) 453-0365
Facsimile: (954) 771-6052
Toll Free: 1-800-441-2438
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
eservice@decubaslewis.com
26-00793
September 11, 18, 2026 26-02096S

FIRST INSERTION

AMENDED NOTICE OF SALE, PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
CASE NUMBER: 2025 CA 001336 NC
MICHAEL F. KLEIN AND DONNA M. KLEIN, AS CO-TRUSTEES OF THE KLEIN TRUST AGREEMENT DATED MAY 17, 2012,
Plaintiffs, vs.
DMITRY A. DIMOV, individually and as Trustee of THE ABUNDANT LIFE a NON-GRANTOR IRREVOCABLE CONTRACT BUSINESS TRUST ORGANIZATION dated December 10, 2018; VLADIMIR V. KIZ, individually and as Trustee of THE ABUNDANT LIFE a NON-GRANTOR IRREVOCABLE CONTRACT BUSINESS TRUST ORGANIZATION dated December 10, 2018; UNKNOWN SPOUSE of DMITRY A. DIMOV; UNKNOWN SPOUSE of VLADIMIR V. KIZ; UNKNOWN TENANT #1; UNKNOWN TENANT #2; and ANY UNKNOWN PARTIES claiming interests by, through, under or against the above-named Defendants,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Uniform Final Judgement of Mortgage Foreclosure (DIN: 80) dated November 13, 2025 (the "Judgment"), the Order Cancelling and Resetting Foreclosure Sale (DIN: 95) dated April 2, 2026, and the Amended Order Resetting Foreclosure Sale Date (DIN: 119) dated August 13, 2026, entered in Case No. 2025 CA 1336 NC of the Circuit Court of the Twelfth Judicial Circuit in and for Sarasota County, Florida, wherein MICHAEL F. KLEIN AND DONNA M. KLEIN, AS CO-TRUSTEES OF THE KLEIN TRUST AGREEMENT DATED MAY 17, 2012, are Plaintiffs, and DMITRY A. DIMOV, AS TRUSTEE OF THE ABUNDANT LIFE A NON-GRANTOR IRREVOCABLE CONTRACT BUSINESS TRUST ORGANIZATION DATED DECEMBER 10, 2018 and VLADIMIR V. KIZ, AS TRUSTEE OF THE ABUNDANT LIFE A NON-GRANTOR IRREVOCABLE CONTRACT BUSINESS TRUST ORGANIZATION DATED DECEMBER 10, 2018 and THE CITY OF NORTH PORT, FLORIDA are the Defendants, Karen E. Rushing, Clerk of the Court for Sarasota County, Florida, will sell to the highest and best bidder for cash online at www.sarasota.realforeclose.com at 9:00 a.m. on the 24th day of September, 2026, all as provided by Chapter 45 of the Florida Statutes, the following described property:

SEE ATTACHED EXHIBIT "A"
EXHIBIT "A"
Parcel "1", A portion of Tract "D", SECOND ADDITION TO NORTH PORT CHARLOTTE ESTATES, according to the plat thereof as recorded in Plat Book 19, Pages 44, 44A through 44O, inclusive, of the Public Records of Sarasota County, Florida, being more particularly described as follows:

Commencing at the most Northeasterly corner of said Tract "D"; thence North 71°55'18" West along the North line of said Tract "D" a distance of 458.35 feet to the Point of Curvature of a curve to the left, having a radius of 435.07 feet, a central angle of 16°28'50", a chord bearing of North 80°09'43" West and a chord length of 124.71 feet; thence along the arc of said curve, an arc length of 125.14 feet to the Point of Tangency of said curve; thence North 88°24'08" West, along the North line of said Tract "D" a distance of 840.19 feet to the Point of Beginning at the Northwest of a Lake Tract as recorded in Official Records Book 2357, Page 382, Public Records of Sarasota County, Florida; thence South, a distance of 89.05 feet (deed 89.18 feet) to a corner of said Lake Tract; thence South 49°23'04" East, along the Southerly line of said Lake Tract parallel with and 150.00 feet Northeasterly of the Southerly line of said Tract "D" a distance of 595.30 feet; thence South 40°36'56" West, a distance of 150.00 feet; to a point on the Northerly line of Narcissus Terrace; thence North 49°23'04" West, along the Northerly line of said Narcissus Terrace also being the Southerly line of said Tract "D", a distance of 594.89 feet to the Point of Curvature of a curve to the left, having a radius of 100.00 feet, a central angle of 39°59'56", a chord bearing of North 69°23'02" West and a chord length of 68.40 feet; thence along the arc of said curve, an arc length of 69.81 feet to the Point of Tangency of said curve; thence North 89°23'00" West along the North line of Narcissus Terrace and the South line of Tract "D", a distance of 3180.49 feet; thence North 65°26'14" West, along the Northerly line of said Narcissus Terrace and the Southerly line of Tract "D", a distance of 244.70 feet to the Point of Curvature of a curve to the right, having a radius of 25.00 feet, a central angle of 90°00'00" a chord bearing of North 20°26'14" West and a chord length of 35.36 feet; thence along the arc of said curve, an arc length of 39.27 feet to the Point of Tangency of said curve; thence North 24°33'46" East along the Easterly line of Salford Blvd., and the Westerly line of Tract "D" a distance of 166.05 feet to the Point of Curvature of a curve to the left, having a radius of 1491.28 feet, a central angle of 04°05'03", a chord bearing of North 22°31'15" East and a chord length of 106.28 feet; thence along the arc of said curve, an arc length of 106.30 feet to the Northwest corner of said Tract "D"; thence South 65°26'14" East, along the Northerly line of said Tract "D" a distance of 365.03 feet; thence South 88°24'08" East along the North line of said Tract "D" a distance of 3136.06 feet to the Point of Beginning.

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

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

Dated at Sarasota County, Florida this 9th day of September, 2026.
GIBSON KOHL, P.L.
1800 2nd Street Suite 777
Sarasota, FL 34236
Telephone: 941-362-8880
Facsimile: 941-362-8881
Primary Email: james@legaljim.com
Secondary Email: forest@legaljim.com
Attorneys for Plaintiff
By:/s/ James D. Gibson
James D. Gibson
Fla. Bar No. 0709069
September 11, 18, 2026 26-02119S

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_V26

Newsprint is inherently superior to the internet for public notice

because reading a newspaper is a serendipitous process.

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

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

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

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

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

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

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

Moreover, the real **digital divide for public notice is growing** due to the massive migration to smartphones and other small-screen digital devices

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

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

Types Of Public Notices

Citizen Participation Notices

- Government Meetings and Hearings
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- 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

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XNUV18187

ESSENTIAL ELEMENTS OF A PUBLIC NOTICE

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

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

1. Accessible

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

2. Archivable

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

3. Independent

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

4. Verifiable

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

Types Of Public Notices

Citizen Participation Notices

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

Commercial Notices

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

Court Notices

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

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XNLV18187

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 2026 CA 001930 NC
FEDERAL HOME LOAN MORTGAGE CORPORATION AS TRUSTEE FOR THE BENEFIT OF THE FREDDIE MAC SEASONED LOANS STRUCTURED TRANSACTION TRUST SERIES 2020-3,
Plaintiff, vs.
STEVEN LANOUE A/K/A STEVEN A. LANOUE; CHARLENE LANOUE A/K/A CHARLENE L. LANOUE; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS,
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated June 29, 2026, and entered in 2026 CA 001930 NC of the Circuit Court of the TWELFTH Judicial Circuit in and for Sarasota County, Florida, wherein FEDERAL HOME LOAN MORTGAGE CORPORATION AS TRUSTEE FOR THE BENEFIT OF THE FREDDIE MAC SEASONED LOANS STRUCTURED TRANSACTION TRUST SERIES 2020-3 is the Plaintiff and STEVEN LANOUE A/K/A STEVEN A. LANOUE; CHARLENE LANOUE A/K/A CHARLENE L. LANOUE are the Defendant(s). Karen E. Rushing as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.sarasota.realforeclose.com, at 09:00 AM, on September 28, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 16, BLOCK 84, GULF GATE WOODS, UNIT NO. 2, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 20, PAGES 9 AND 9A, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

2816 HARDEE DRIVE, SARASOTA, FL 34231

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

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

Dated this 8 day of September, 2026.
By: \S\Danielle Salem
Danielle Salem, Esquire
Florida Bar No. 0058248
Communication Email: dsalem@raslg.com
ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: flmail@raslg.com
26-394902 - MaS
September 11, 18, 2026 26-02112S

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 2024 CA 003978 NC
SELENE FINANCE, LP,
Plaintiff, vs.
MEL INTERIANO; MICHELLE INTERIANO; ZEBRA DISTRIBUTION, LLC; UNITED STATES OF AMERICA, DEPARTMENT OF THE TREASURY- INTERNAL REVENUE SERVICE; THE HUNTINGTON NATIONAL BANK F/K/A TCF NATIONAL BANK; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS' SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS,
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated October 30, 2025, and entered in 2024 CA 003978 NC of the Circuit Court of the TWELFTH Judicial Circuit in and for Sarasota County, Florida, wherein SELENE FINANCE, LP is the Plaintiff and MEL INTERIANO; MICHELLE INTERIANO; ZEBRA DISTRIBUTION, LLC; UNITED STATES OF AMERICA, DEPARTMENT OF THE TREASURY- INTERNAL REVENUE SERVICE; THE HUNTINGTON NATIONAL BANK F/K/A TCF NATIONAL BANK are the Defendant(s). Karen E. Rushing as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.sarasota.realforeclose.com, at 09:00 AM, on September 29, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 10, PRESERVE AT HERON LAKE, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 45, PAGE 1, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

7510 PRESERVATION DR, SARASOTA, FL 34241

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

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

Dated this 8 day of September, 2026.
By: \S\Danielle Salem
Danielle Salem, Esquire
Florida Bar No. 0058248
Communication Email: dsalem@raslg.com
ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: flmail@raslg.com
24-218203 - NaP
September 11, 18, 2026 26-02116S

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA
CIVIL DIVISION:
CASE NO.: 2026 CA 000032 NC
NATIONSTAR MORTGAGE LLC,
Plaintiff, vs.
JAY I ABRAMS A/K/A JAY ABRAMS; MARYLYN E. ABRAMS; GROVE POINTE HOMEOWNERS ASSOCIATION, INC.; UNITED STATES OF AMERICA ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; UNKNOWN SPOUSE OF MARVIN ABRAMS; MARVIN ABRAMS; MARNI ABRAMS A/K/A MARNI ROTMAN ABRAMS; UNKNOWN TENANT
Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), KAREN E. RUSHING as the Clerk of the Circuit Court for SARASOTA County shall sell to the highest and best bidder for cash electronically at www.sarasota.realforeclose.com at, 9:00 AM on the 29 day of September, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 260, GROVE POINTE, UNIT 1, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 34, PAGE 1, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

PROPERTY ADDRESS: 4814 POST POINTE DR, SARASOTA, FL 34233

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.

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

Dated this 04 day of September 2026.
By: /s/ Lindsay Maisonet
Lindsay Maisonet, Esq.
Bar Number: 93156
Submitted by:
De Cubas & Lewis, P.A.
PO Box 5026
Fort Lauderdale, FL 33310
Telephone: (954) 453-0365
Facsimile: (954) 771-6052
Toll Free: 1-800-441-2438
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
eservice@decubaslewis.com
25-04376
September 11, 18, 2026 26-02097S

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 2025 CA 005992 NC
ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, 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 FRANCESCO VIGILANTE, DECEASED; MARLENE M. BROWN; HANNELORE KREBS; ROBERT VIGILANTE; DOROTHY BROWN; TENANT-OCCUPANT(S); ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS,
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated July 30, 2026, and entered in 2025 CA 005992 NC of the Circuit Court of the TWELFTH Judicial Circuit in and for Sarasota County, Florida, wherein ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF FRANCESCO VIGILANTE, DECEASED; MARLENE M. BROWN; HANNELORE KREBS; ROBERT VIGILANTE; DOROTHY BROWN; are the Defendant(s). Karen E. Rushing as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.sarasota.realforeclose.com, at 09:00 AM, on September 29, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 8, BLOCK 55, FOURTH ADDITION TO PORT CHARLOTTE SUBDIVISION, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 11, PAGES 32A THROUGH 32H, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

Property Address: 5524 KISMET TERRACE, NORTH PORT, FL 34287

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

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

Dated this 8 day of September, 2026.
By: \S\Danielle Salem
Danielle Salem, Esquire
Florida Bar No. 0058248
Communication Email: dsalem@raslg.com
ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: flmail@raslg.com
25-330399 - NaP
September 11, 18, 2026 26-02114S

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 2025 CA 003458 NC
HSBC BANK USA, NATIONAL ASSOCIATION AS SUCCESSOR TRUSTEE FOR NOMURA ASSET ACCEPTANCE CORPORATION, ALTERNATIVE LOAN TRUST, SERIES 2005-AP1,
Plaintiff, vs.
DEO ARISTIDES CARDOZO A/K/A DEO CARDOZO; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS,
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated February 20, 2026, and entered in 2025 CA 003458 NC of the Circuit Court of the TWELFTH Judicial Circuit in and for Sarasota County, Florida, wherein HSBC BANK USA, NATIONAL ASSOCIATION AS SUCCESSOR TRUSTEE FOR NOMURA ASSET ACCEPTANCE CORPORATION, ALTERNATIVE LOAN TRUST, SERIES 2005-AP1 is the Plaintiff and DEO ARISTIDES CARDOZO A/K/A DEO CARDOZO are the Defendant(s). Karen E. Rushing as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.sarasota.realforeclose.com, at 09:00 AM, on September 30, 2026, the following described property as set forth in said Final Judgment, to wit:

THE WEST 129.68 FEET OF THE EAST 518.72 FEET OF THE NORTH 1/4 OF THE SOUTH 1/2 OF TRACT 1, BLOCK 4, BEE RIDGE FARMS SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 1, PAGE 248, OF THE PUBLIC RECORDS OF MANATEE COUNTY, FLORIDA, AS ALSO RECORDED IN PLAT BOOK A, PAGE 40, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA, LESS THE SOUTH 15 FEET FOR ROAD RIGHT OF WAY.

Property Address: 4313 MAYGOG RD, SARASOTA, FL 34233

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

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

Dated this 8 day of September, 2026.
By: \S\Danielle Salem
Danielle Salem, Esquire
Florida Bar No. 0058248
Communication Email: dsalem@raslg.com
ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: flmail@raslg.com
25-309022 - MaS
September 11, 18, 2026 26-02117S

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 2025 CA 003303 NC
NATIONSTAR MORTGAGE 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 LYNNE KOONS, DECEASED; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ACTING SOLELY AS NOMINEE FOR AMERICAN FINANCIAL NETWORK DBA ORION LENDING; THE UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; LARRY RUSSELL KOONS; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS,
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated July 30, 2026, and entered in 2025 CA 003303 NC of the Circuit Court of the TWELFTH Judicial Circuit in and for Sarasota County, Florida, wherein NATIONSTAR MORTGAGE LLC is the Plaintiff and THE UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF LYNNE KOONS, DECEASED; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. ACTING SOLELY AS NOMINEE FOR AMERICAN FINANCIAL NETWORK DBA ORION LENDING; THE UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; LARRY RUSSELL KOONS are the Defendant(s). Karen E. Rushing as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.sarasota.realforeclose.com, at 09:00 AM, on September 29, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 10, BLOCK 2618, 52ND ADDITION TO PORT CHARLOTTE SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 21, PAGE 13, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

Property Address: 7011 ELYTON DR, NORTH PORT, FL 34287

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

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

Dated this 8 day of September, 2026.
By: \S\Danielle Salem
Danielle Salem, Esquire
Florida Bar No. 0058248
Communication Email: dsalem@raslg.com
ROBERTSON, ANSCHUTZ, SCHNEID, CRANE & PARTNERS, PLLC
Attorney for Plaintiff
6409 Congress Ave., Suite 100
Boca Raton, FL 33487
Telephone: 561-241-6901
Facsimile: 561-997-6909
Service Email: flmail@raslg.com
25-300672 - NaP
September 11, 18, 2026 26-02113S

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA
CIVIL DIVISION:
CASE NO.: 2026 CA 000073 NC
UNION HOME MORTGAGE CORPORATION,
Plaintiff, vs.
QUYNHCHI T. DUONG; FIFTH THIRD BANK, N.A; UNKNOWN SPOUSE OF QUYNHCHI T. DUONG; UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST ON THE ESTATE OF PHOUNG DINH TRUONG A/K/A PHUONG TRUONG; UNKNOWN TENANT
Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), KAREN E. RUSHING as the Clerk of the Circuit Court for SARASOTA County shall sell to the highest and best bidder for cash electronically at www.sarasota.realforeclose.com at, 9:00 AM on the 29 day of September, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 20, BLOCK 867, SIXTEENTH ADDITION TO PORT CHARLOTTE, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 13, PAGE 15, 15A THROUGH 15H, INCLUSIVE, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

PROPERTY ADDRESS: 1730 S SAN MATEO DRIVE, NORTH PORT, FL 34288

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.

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

Dated this 04 day of September 2026.
By: /s/ Lindsay Maisonet
Lindsay Maisonet, Esq.
Bar Number: 93156
Submitted by:
De Cubas & Lewis, P.A.
PO Box 5026
Fort Lauderdale, FL 33310
Telephone: (954) 453-0365
Facsimile: (954) 771-6052
Toll Free: 1-800-441-2438
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
eservice@decubaslewis.com
25-05263
September 11, 18, 2026 26-02094S

FIRST INSERTION

NOTICE OF LOST TRUST
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
CASE NO.: 2026-CA-2919-NC
IN RE: EDMUNDO B. NERY AND TERESITA L. NERY REVOCABLE TRUST dated May 30, 2001

NOTICE IS HEREBY GIVEN, as required in the Order Directing Proof of Publication entered on July 28, 2026 in Case No.: 2026-CA-2919-NC in the Circuit Court of the Twelfth Judicial Circuit in and for Sarasota County, Florida, that a lost trust action has been initiated by Plaintiffs, JOSE NERY and MELISSA NERY regarding the EDMUNDO B. NERY AND TERESITA L. NERY REVOCABLE TRUST dated May 30, 2001, which owns the following described real property:

Lot 34, Block 1791, of 34 Addition to Port Charlotte Subdivision, a subdivision according to the Plat thereof, Recorded in Plat Book 15, Page 18, of the Public Records of Sarasota County, Florida
Parcel ID: 1139-17-9134
(the "Property").

ALL PARTIES HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE, OR INTEREST IN THE TRUST OR IN THE PROPERTY DESCRIBED HEREIN MUST FILE THEIR CLAIM(S) BEFORE THE FINAL HEARING ON NOVEMBER 5, 2026 AT 11:00 AM IN COURTROOM 7C, 2002 RINGLING BOULEVARD, SARASOTA, FLORIDA 34237.

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

By: /s/ Elizabeth A. Campbell, Esquire
ELIZABETH A. CAMPBELL
Florida Bar No. 1050935
BRIAN L. TRIMYER
Florida Bar No. 183792
202 Old Main Street
Bradenton, FL 34205
Telephone: 941/744-5537
Facsimile: 941/744-5547
EAC@harlleebald.com
BLT@harlleebald.com
BLY@harlleebald.com
Attorneys for Plaintiffs
Sept. 11, 18, 25; Oct. 2, 2026
26-02103S

FIRST INSERTION

RE-NOTICE OF SALE PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
CASE NO.: 2025 CA 004509 NC
CARRINGTON MORTGAGE SERVICES LLC,
Plaintiff, vs.
MOLLIE ANN BROOK; UNKNOWN SPOUSE OF MOLLIE ANN BROOK; UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT,
Defendant(s).

NOTICE OF SALE IS HEREBY GIVEN pursuant to the order of Uniform Final Judgment of Foreclosure dated March 6, 2026, and entered in Case No. 2025 CA 004509 NC of the Circuit Court of the 12TH Judicial Circuit in and for Sarasota County, Florida, wherein Carrington Mortgage Services LLC, is Plaintiff and Mollie Ann Brook; Unknown Spouse of Mollie Ann Brook; United States of America on behalf of the Secretary of Housing and Urban Development, are Defendants, the Office of the Clerk of Karen E. Rushing, Sarasota County Clerk of the Court will sell via online auction at https://www.sarasota.realforeclose.com/ at 9:00 a.m. on the 22nd day of October, 2026, the following described property as set forth in said Final Judgment, to wit:

THE EAST 1/2 OF LOT 20 AND ALL OF LOT 22, BLOCK D, SUNNYBROOK, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 1, PAGE 179, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

Property Address: 1377 42nd Street, Sarasota, Florida 34234

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.

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

Dated: 9/4/2026
McCabe, Weisberg & Conway, LLC
By: Craig Stein
Craig Stein, Esq.
Fl Bar No. 0120464
McCabe, Weisberg & Conway, LLC
3222 Commerce Place, Suite A
West Palm Beach, Florida, 33407
Telephone: (561) 713-1400
Email: FLpleadings@mwc-law.com
File No: 25-400327
September 11, 18, 2026 26-02104S

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA
CIVIL DIVISION:
CASE NO.: 2026 CA 002280 NC
U.S. BANK NATIONAL ASSOCIATION,
Plaintiff, vs.
ERIK COXE; FLORIDA HOUSING FINANCE CORPORATION; UNITED STATES OF AMERICA ACTING ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT; UNKNOWN SPOUSE OF ERIK COXE
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), KAREN E. RUSHING as the Clerk of the Circuit Court for SARASOTA County shall sell to the highest and best bidder for cash electronically at www.sarasota.realforeclose.com at, 9:00 AM on the 29 day of September, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 556, LAKE SARASOTA, UNIT NO. 7, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 8, PAGE 88, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

PROPERTY ADDRESS: 4177 LANCASTER DR, SARASOTA, FL 34241

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.

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

Dated this 04 day of September 2026.
By: /s/ Lindsay Maisonet
Lindsay Maisonet, Esq.
Bar Number: 93156
Submitted by:
De Cubas & Lewis, P.A.
PO Box 5026
Fort Lauderdale, FL 33310
Telephone: (954) 453-0365
Facsimile: (954) 771-6052
Toll Free: 1-800-441-2438
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
eservice@decubaslewis.com
26-00083
September 11, 18, 2026 26-02095S

SUBSEQUENT INSERTIONS

--- ESTATE / PUBLIC SALES ---

SECOND INSERTION

NOTICE OF PUBLIC AUCTION

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
5055 Pan American Blvd
North Port, FL 34287

NAME UNIT BALANCE
Rebecca Willett C33 $353
Winston Jhonson F08 $510
Tobiana Beauvais DD54 $596
ETANIEL DUMERJUSTE AA2 $690
Antonio Pereira Nunez C05 $749

September 4, 11, 2026 26-02067S

SECOND INSERTION

NOTICE OF 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:
4173 Clark Rd. Sarasota, FL 34233, 9/24/2026 at 10:00 AM
Judy Ubertaccio
Decorations household items

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.
September 4, 11, 2026 26-02047S

SECOND INSERTION

NOTICE OF ASSIGNMENT FOR THE BENEFIT OF CREDITORS, NOTICE OF EXAMINATION OF CORPORATE REPRESENTATIVE, AND NOTICE OF CLAIMS BAR DATE
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
CIVIL DIVISION
Case No.: 26-CA-004561
Division: C
In Re:
SUNCOAST ENDOSCOPY OF SARASOTA, L.L.C.,
Assignor, to
LARRY S. HYMAN,
Assignee.
TO: ALL CREDITORS AND OTHER INTERESTED PARTIES:

1. **PLEASE TAKE NOTICE** that on August 27, 2026, a Petition was filed commencing an assignment for the benefit of creditors, pursuant to Chapter 727, Fla. Stat., made by SUNCOAST ENDOSCOPY OF SARASOTA, L.L.C., Assignor, with its principal place of business at 2089 Hawthorne Street, Suite 200, Sarasota, FL 34239, to Larry S. Hyman, Assignee, whose address is P.O. Box 18625, Tampa, FL 33679. The Petition was filed in the Circuit Court of Sarasota County, Florida.

2. **YOU ARE FURTHER NOTIFIED** that pursuant to §727.105, Fla. Stat., no proceeding may be commenced against the Assignee except as provided in Chapter 727, and except in the case of a consensual leaseholder enforcing its rights in personal property or real property collateral, there shall be no levy, execution, attachment or the like in respect of any judgment or claim against assets of the Estate in the possession, custody or control of the Assignee.

3. **YOU ARE FURTHER NOTIFIED** that pursuant to § 727.107(3) & 727.108(2), Fla. Stat., the Assignee will examine an authorized corporate representative of the Assignor, under oath, concerning the acts, conduct, assets, liabilities, and financial condition of the Assignor or any matter related to Assignee's administration of the estate. The examination will take place virtually, utilizing Zoom. **The Zoom examination will be held on Thursday, September 24, at 12:30 p.m. Eastern Standard Time.**

Join Zoom Meeting
https://us06web.zoom.us/j/8764586246 7?pwd=d0hk6B3mEPVubYbvAm9pdw7y ILHPlE.1
Meeting ID: 876 4586 2467
Passcode: 939788

One tap mobile
+13052241968,,87645862467#,,,,*939788# US
+16469313860,,87645862467#,,,,*939788# US
Join instructions
https://us06web.zoom.us/meetings/87645862467/invitations?signature=_WjIM4TYHJ1TMJ48HnPzOyEGXuah1ynMV-VHZlMGRGRE

4. **YOU ARE FURTHER NOTIFIED** that in order to receive any dividend in this proceeding, you must file a Proof of Claim (form attached hereto) with the Assignee, Larry S. Hyman, Assignee, P.O. Box 18625, Tampa, FL 33679, or via email to: **Claims@LarryHymanCPA.com**, as well as a copy to the undersigned counsel on or before December 25, 2026 (120 days from the date of the Petition).

DATED: August 28, 2026.
RESPECTFULLY SUBMITTED,
/s/ Erik Johanson
Erik Johanson, Esq.
Florida Bar No. 106417
Joseph R. Boyd, Esq.
Florida Bar No. 1039873
ERIK JOHANSON PLLC
3414 W. Bay to Bay Boulevard
Suite 300
Tampa, FL 33629
erik@johanson.law
jr@johanson.law
e-service@johanson.law
Counsel for Assignee
September 4, 11, 18, 25 2026
26-02045S

SECOND INSERTION

NOTICE OF ASSIGNMENT FOR THE BENEFIT OF CREDITORS, NOTICE OF EXAMINATION OF CORPORATE REPRESENTATIVE, AND NOTICE OF CLAIMS BAR DATE
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
CIVIL DIVISION
Case No.: 26-CA-004571
Division: A
In Re:
GASTROENTEROLOGY ASSOCIATES OF SARASOTA, LLC,
Assignor, to
LARRY S. HYMAN,
Assignee.
TO: ALL CREDITORS AND OTHER INTERESTED PARTIES:

1. **PLEASE TAKE NOTICE** that on August 27, 2026, a Petition was filed commencing an assignment for the benefit of creditors, pursuant to Chapter 727, Fla. Stat., made by GASTROENTEROLOGY ASSOCIATES OF SARASOTA, LLC, Assignor, with its principal place of business at 2089 Hawthorne Street, Suite 200, Sarasota, FL 34239, to Larry S. Hyman, Assignee, whose address is P.O. Box 18625, Tampa, FL 33679. The Petition was filed in the Circuit Court of Sarasota County, Florida.

2. **YOU ARE FURTHER NOTIFIED** that pursuant to §727.105, Fla. Stat., no proceeding may be commenced against the Assignee except as provided in Chapter 727, and except in the case of a consensual leaseholder enforcing its rights in personal property or real property collateral, there shall be no levy, execution, attachment or the like in respect of any judgment or claim against assets of the Estate in the possession, custody or control of the Assignee.

3. **YOU ARE FURTHER NOTIFIED** that pursuant to § 727.107(3) & 727.108(2), Fla. Stat., the Assignee will examine an authorized corporate representative of the Assignor, under oath, concerning the acts, conduct, assets, liabilities, and financial condition of the Assignor or any matter related to Assignee's administration of the estate. The examination will take place virtually, utilizing Zoom. **The Zoom examination will be held on Thursday, September 24, at 12:30 p.m. Eastern Standard Time.**

Join Zoom Meeting
https://us06web.zoom.us/j/84505197490?pwd=3Ievnkz0bh2tvxpdDKbCpNHKm mc6L6.1
Meeting ID: 845 0519 7490
Passcode: 511993

One tap mobile
+13052241968,,84505197490#,,,,*511993# US
+13017158592,,84505197490#,,,,*511993# US (Washington DC)
Join instructions
https://us06web.zoom.us/meetings/84505197490/invitations?signature=bv0IG567 -relKIoOe53QnH9kMc3jYWyg53VFHnxOxGI

4. **YOU ARE FURTHER NOTIFIED** that in order to receive any dividend in this proceeding, you must file a Proof of Claim (form attached hereto) with the Assignee, Larry S. Hyman, Assignee, P.O. Box 18625, Tampa, FL 33679, or via email to: **Claims@LarryHymanCPA.com**, as well as a copy to the undersigned counsel on or before December 25, 2026 (120 days from the date of the Petition).

DATED: August 28, 2026.
RESPECTFULLY SUBMITTED,
/s/ Erik Johanson
Erik Johanson, Esq.
Florida Bar No. 106417
Joseph R. Boyd, Esq.
Florida Bar No. 1039873
ERIK JOHANSON PLLC
3414 W. Bay to Bay Boulevard
Suite 300
Tampa, FL 33629
erik@johanson.law
jr@johanson.law
e-service@johanson.law
Counsel for Assignee
September 4, 11, 18, 25 2026
26-02046S

SECOND INSERTION

SECOND AMENDED NOTICE OF SALE, PURSUANT TO CHAPTER 45, F.S.
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
CASE NUMBER: 2026 CA 001320 NC
CHARLES E. BOURNIVAL AND PAMELA J. BOURNIVAL, AS TRUSTEES OF THE BOURNIVAL TRUST U/T/D 5/1/04;
Plaintiffs, v.
HEATHER OLSON, AS TRUSTEE OF THE GRATITUDE TRUST, CITY OF VENICE FLORIDA, a municipal Florida corporation, MARA VISTA INVEST, LLC, a Florida limited liability company, CARRIE BECK, an individual, UNKNOWN TENANT NO. 1, UNKNOWN TENANT NO. 2, UNKNOWN TENANT NO. 3, UNKNOWN TENANT NO. 4, UNKNOWN TENANT NO. 5, UNKNOWN TENANT NO. 6, UNKNOWN TENANT NO. 7, UNKNOWN TENANT NO. 8, UNKNOWN TENANT NO. 9, UNKNOWN TENANT NO. 10, UNKNOWN TENANT NO. 11, UNKNOWN TENANT NO. 12, UNKNOWN TENANT NO. 13, UNKNOWN TENANT NO. 14, UNKNOWN TENANT NO. 15, UNKNOWN TENANT NO. 16, UNKNOWN TENANT NO. 17, UNKNOWN TENANT NO. 18, UNKNOWN TENANT NO. 19, UNKNOWN TENANT NO. 20, UNKNOWN TENANT NO. 21, UNKNOWN TENANT NO. 22, UNKNOWN TENANT NO. 23, and UNKNOWN TENANT NO. 24,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Amended Uniform Final Judgment of Mortgage Foreclosure dated August 4, 2026, entered in Case No. 2026 CA 001320 NC in the Circuit Court of the Twelfth Judicial Circuit in and for Sarasota County, Florida, wherein CHARLES E. BOURNIVAL and PAMELA J. BOURNIVAL, as Trustees of the BOURNIVAL TRUST U/T/D 5/1/04 is the Plaintiff, and HEATHER OLSON, as Trustee of the GRADITUDE TRUST, et al., are the Defendants, that KAREN E. RUSHING, Clerk of the Circuit Court and County Comptroller of Sarasota County, Florida, will sell to the highest and best bidder for cash online at www.sarasota.realforeclose.com at 9:00 a.m. on the 29th day of September, 2026, in accordance with Chapter 45, Florida Statutes, the following described property as set forth in said Final Judgment, to wit:

SEE EXHIBIT "A"

EXHIBIT "A"

Lot 7, Block 1333, Port Charlotte Subdivision, Section 11, a Subdivision according to the Plat thereof, as recorded in Plat Book 4, Pages 22A and 22E, Public Records of Charlotte County, Florida.

Lot 3, Block L, PINE LAKE, a Subdivision according to the Plat thereof, as recorded in Plat Book 3, Pages 37A and 37B, Public Records of Charlotte County, Florida.

Lot 5, Block L, PINE LAKE, a Subdivision according to the Plat thereof, as recorded in Plat Book 3, Pages 37A and 37B, Public Records of Charlotte County, Florida.

Lot 6, Block L, PINE LAKE, a Subdivision according to the Plat thereof, as recorded in Plat Book 3, Pages 37A and 37B, Public Records of Charlotte County, Florida.

Lot 17 and the West 16 2/3 feet of Lot 18, Block 213, Edgewood Section of Venice Subdivision, Unit 14, a Subdivision according to the Plat thereof as recorded in Plat Book 2, Page 166, inclusive, of the Public Records of Sarasota County, Florida.

Lots 3967 and 3968, South Venice Subdivision, Unit 14, a Subdivision according to the Plat thereof as recorded in Plat Book 6, Page 50, Public Records of Sarasota County, Florida.

The East 42 feet of Lot 13 and the West 24 feet of Lot 14, Block A, Harbor Oaks Subdivision, Unit 14, a Subdivision according to the Plat thereof as recorded in Plat Book 2, Page 44, of the Public Records of Sarasota County; Florida.

Lot 6, Block 1, Westfield Subdivision, a Subdivision according to the Plat thereof as recorded in Plat Book 1, Page 209 of the Public Records of Manatee County, Florida. Together with a portion of an alley adjacent to Lot 6, vacated in Official Record Book 1072, Page 656, Public Records of Manatee County, FL.

The East 54.2 feet of the North 101.2 feet of Lot 1 and all of Lots 11 and 12, Block B, Vierhout's Subdivision, less the E 80 feet thereof, according to the Plat thereof as recorded in Plat Book 2, Page 113, of the Public Records of Manatee County, Florida.

Lots 517 and 518, Palmetto Point Subdivision, Unit 14, a Subdivision according to the Plat thereof as recorded in Plat Book 8, Page 124 through 127 of the Public Records of Manatee County, Florida.

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

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

Dated at Sarasota County, Florida this 27th day of August, 2026.
GIBSON KOHL, P.L.
1800 2nd Street,
Suite 777
Sarasota, FL 34236
Telephone: 941-362-8880
Facsimile: 941-362-8881
Primary Email: James@legaljim.com
Secondary Email:
Forest@legaljim.com
Attorneys for Plaintiff
By: /s/ James D. Gibson
James D. Gibson
Fla. Bar No. 0709069
September 4, 11, 2026 26-02038S

Q&A
What is a public notice?
A public notice is information intended to inform citizens of government activities. The notice should be published in a forum independent of the government, readily available to the public, capable of being securely archived and verified by authenticity.
The West Orange Times carries public notices in Orange County, Florida.
LV18237_V34

--- ESTATE / PUBLIC SALES ---

SECOND INSERTION

NOTICE OF 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:

450 N Cattlemen Dr, Sarasota, FL 34235, 9-10-26 at 10am
Kathryn Howlett
moving furnished 3 bed house,
clothing

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

September 4, 11, 2026 26-02036S

SECOND INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:

4029 Bee Ridge Road Sarasota, FL 34233, on 09/24/2026 at 10:00am
Donna Gaccione
-Household Goods/Furniture, TV/Stereo Equipment, Tools/Appliances, Office Furn/Machines/Equip
Michelle Oblek
-Purchased storage lots
Airyanna Durand
-Household iteams

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

September 4, 11, 2026 26-02009S

SECOND INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:

Extra Space Storage
2255 N. Washington Blvd.
Sarasota, FL. 34234
Auction 09/24/2026 at 10:00 AM
-Joseph Estrada
Tools / furniture
-Fatimah Stanley
Household items
-Scott Jacobs
Furniture, Christmas decorations, miscellaneous home items
-Lavern Williams
Couch, mattress, platform bed, clothes.

The auction will be listed and advertised on www.storagetreasures.com

Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.

September 4, 11, 2026 26-02026S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-002908-NC
Division Probate
IN RE: ESTATE OF ANN L. DAVENPORT
Deceased.

The administration of the estate of ANN L. DAVENPORT, deceased, whose date of death was March 16, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

Personal Representative:
Lindsay Davenport
220 Newport Center Dr. #11-643
Newport Beach, CA 92660
Attorney for Personal Representative:
F. Gant McCloud
Attorney
Florida Bar Number: 0072163
F. GANT MCCLOUD, P.A.
1605 Main Street, Suite 900
Sarasota, FL 34236
Telephone: (941) 957-9330
E-Mail: gant@boardcertifiedestateplanning.com

September 4, 11, 2026 26-02071S

SECOND INSERTION

NOTICE OF PUBLIC SALE

To satisfy the owner's storage lien, PS Retail Sales, LLC will sell at public lien sale on September 25, 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 # 30162, 8901 S Tamiami Trail, Sarasota, FL 34238, (941) 340-3672
Time: 09:30 AM
Sale to be held at www.storagetreasures.com.
404 - Brownfield, Katie; 643 - Gray, Austin; 729 - Griesmeyer, John; 737 - Marlette, John; 765 - Shepler, Michael Ryan; 866 - Albers, Kim

PUBLIC STORAGE # 25445, 1120 US Hwy 41 ByPass S, Venice, FL 34285, (941) 786-0632
Time: 10:30 AM
Sale to be held at www.storagetreasures.com.
C019 - Gill, Kenneth; C038 - Barker, Richard; C041 - Dragmiller, Lana; C068 - Ruckl, Alexandre ; C070 - Polanski, Holly; C089 - Sanchez, Alexia; D014 - Garner, Kelley; GC26 - Fennimore, Jarrod; GD03 - Bonura, Josephine

PUBLIC STORAGE # 26656, 3500 Laurel Rd E, North Venice, FL 34275, (941) 800-2108
Time: 10:45 AM
Sale to be held at www.storagetreasures.com.
1007 - Kenney, Lisa; 2141 - Boyer, Kevin; A319 - DeTrain, Adam

PUBLIC STORAGE # 00125, 490 Jacaranda Blvd, Venice, FL 34292, (941) 275-9592
Time: 11:00 AM
Sale to be held at www.storagetreasures.com.
1028 - Koerber, Mark; 1130 - Rosales, Rebecca; 1145 - Hardy, Howard; 3040 - Collins, Joshua; 3186 - Dufour, Kyle; 3199 - Hutchins, Justin; 3212 - Belle & Beast Co., LLC Cox, Kristen

PUBLIC STORAGE # 22124, 660 S Tamiami Trl, Osprey, FL 34229, (941) 918-0932
Time: 11:15 AM
Sale to be held at www.storagetreasures.com.
2071 - Stuart, Erik; 3090 - Haulk, Sierra; 3146 - NANOS, ALEXANDER; 3152 - Agner, Nathan

PUBLIC STORAGE # 21005, 6133 S Tamiami Trail, Sarasota, FL 34231, (941) 316-6542
Time: 11:30 AM
Sale to be held at www.storagetreasures.com.
1091 - Zack, Anita; 2081 - Jacobs, David; 2133 - Needom, Jill; 3191 - KELLOGG, COLLIN; 3216 - Bell Jr., Brian; P002 - Williams, Jameriah

PUBLIC STORAGE # 29209, 4550 Clark Rd, Sarasota, FL 34233, (941) 328-3541
Time: 11:45 AM
Sale to be held at www.storagetreasures.com.
E251 - Williams, Jameriah; E274 - Leer, William T; E312 - Moran, Christina; E378A - Mason, Ian; E426 - Vergara, Jennifer; E440 - Marin, Guillermo; E456 - Adams, Lisa; E616 - Kennedy, Hailie; E679 - Broz, Robert; E711 - Edmondson, Tawanah; E716 - Holder, Astacia

PUBLIC STORAGE # 25854, 4050 Bee Ridge Rd, Sarasota, FL 34233, (941) 328-8654
Time: 12:00 PM
Sale to be held at www.storagetreasures.com.
1008 - lewis, Keniya; 1705 - Mathis, Brett; 2008 - Lopez Munoz, Juan; 2514 - Gerzon, Mor; 2614 - Mullins, Jennfier; 3005 - Disaster Shield LLC LeBlance, James; 5012 - Valencia, Luz Eliana Hernandez; 7003 - Gallery Properties International Nutt, Christopher; 7031 - Hazell, Anne

PUBLIC STORAGE # 68521, 4381 Placida Rd, Englewood, FL 34224, (941) 208-3936
Time: 12:15 PM
Sale to be held at www.storagetreasures.com.
0003 - Tyler, Todd; 0023 - Kraus, Charles; 0025 - Hodges, Linton; 0093 - Cook, Patricia; 0112 - adler, Carol; 0127 - DOVE, RONALD; 0141 - Tyler, Todd; 0214 - Sanderson, NICHOLAS SANDERSON, GUARDIAN FOR: Mary; 0232 - Sanderson, NICHOLAS SANDERSON, GUARDIAN FOR: Mary; 0234 - Sanderson, NICHOLAS SANDERSON, GUARDIAN FOR: Mary; 0313-0356 - Metzker, Jim; 0339-0413 - Tyler, Todd; 0393 - EICHHORN, DENNIS

PUBLIC STORAGE # 68525, 2245 Bobcat Village Center Rd, North Port, FL 34288, (941) 429-3939
Time: 12:30 PM
Sale to be held at www.storagetreasures.com.
170607 - Shirosky, Lauren; 2004 - Bertelsen, Austin; 204041 - Owen, BryAnna; 2204 - Howard, Troy; 2216 - Pratt, Madison; 2417 - Dufresne, William; 2731 - Jones, Herman (Cliff); 2913 - leger, Nicole; 3316 - Knight, Patricia; 4016 - Olivera, Kris; 4105 - Brantley, Derek; 4501 - Brantley, Derek; 5005 - Duhart, Sabrina; 5018 - Mortimer, Dawn; 5030 - Baker, Frank; 5052 - Mortimer, Dawn

PUBLIC STORAGE # 77920, 4451 Cattlemen Rd, Sarasota, FL 34233, (941) 263-4407
Time: 01:30 PM
Sale to be held at www.storagetreasures.com.
1017 - Drotar, Kathleen; 1020 - Givens, LaRon; 1049 - Spano, Geraldine; 1121 - Heller, Thomas; 2010 - wilson, jason; 2134 - Mixfit Styles L.L.C Argo, Lauren; 2302 - Yusem, Brian; 3812 - Felder, Marianne C; 3959 - Alvarez, Ruben

PUBLIC STORAGE # 23953, 540 N Indiana Ave, Englewood, FL 34223, (941) 337-3250
Time: 01:45 PM
Sale to be held at www.storagetreasures.com.
0110 - Baumann, Lilly; 0116 - Parker, Robert; 0117 - Kamp, Stephen; 1022 - Booth, Dana; 1037 - Huckabey, Jerry; 1056 - Fast Rehabs Inc. LeBlance, James; 1111 - Keys, Jerrett; 4048 - Ledford, James; 6005 - whitehead, Eric; 6062 - Faulkner , Seth

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 26-02034S

SECOND INSERTION

NOTICE AND ORDER TO SHOW CAUSE
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT OF THE STATE OF FLORIDA, IN AND FOR SARASOTA COUNTY, FLORIDA
GENERAL CIVIL DIVISION
CASE NO: 2026-CA-004408 NC
THREE RIVERS STEWARDSHIP DISTRICT, a local unit of special-purpose government organized and existing under the laws of the State of Florida,
Plaintiff, v.
THE STATE OF FLORIDA, AND THE TAXPAYERS, PROPERTY OWNERS AND CITIZENS OF THE THREE RIVERS STEWARDSHIP DISTRICT, INCLUDING NON-RESIDENTS OWNING PROPERTY OR SUBJECT TO TAXATION THEREIN, AND OTHERS HAVING OR CLAIMING ANY RIGHTS, TITLE OR INTEREST IN PROPERTY TO BE AFFECTED BY THE ISSUANCE OF THE BONDS HEREIN DESCRIBED, OR TO BE AFFECTED IN ANY WAY THEREBY,
Defendants.

TO THE STATE OF FLORIDA, AND THE TAXPAYERS, PROPERTY OWNERS AND CITIZENS OF THREE RIVERS STEWARDSHIP DISTRICT, INCLUDING NON-RESIDENTS OWNING PROPERTY OR SUBJECT TO TAXATION THEREIN, AND OTHERS HAVING OR CLAIMING ANY RIGHTS, TITLE OR INTEREST IN PROPERTY TO BE AFFECTED BY THE ISSUANCE OF THE BONDS HEREIN DESCRIBED, OR TO BE AFFECTED IN ANY WAY THEREBY:

The above cause comes to be heard upon the Complaint filed herein by the Three Rivers Stewardship District in the County of Sarasota, State of Florida, seeking to determine the authority of said District to issue its Three Rivers Stewardship District Bonds, (the "Bonds") in an aggregate amount not to exceed $1,962,247,500, to determine the legality of the proceedings had and taken in connection therewith, and the legality of the provisions, covenants and agreements therein contained, and seeking a judgment of this Court that (a) the District has power to issue the Bonds and levy, impose and collect the Special Assessments, as set forth in the Complaint; (b) the proceedings essential to the Bonds and all series thereof when issued pursuant thereto, the Pledged Revenues pledged for the payment of the principal thereof, redemption premium, if any, and interest thereon, and the Bond Resolution are valid and in conformity with law; (c) upon due issuance of the Bonds in conformance with the Bond Resolution and the Trust Indenture, the Bonds will constitute valid and binding obligations of the District and will be enforceable by their terms as established by the Bond Resolution and the Trust Indenture; and (d) the District has the power to plan, finance, construct and/or acquire the Project; (e) the Project serves a valid public purpose; and (f) this Court grant such other relief as is just and appropriate.

The aforesaid Complaint having been presented to this Court, and this Court being fully advised in the premises:

NOW, THEREFORE,

IT IS ORDERED that all taxpayers, property owners and citizens of the District, including non-residents owning property or subject to taxation, and others having or claiming any rights, title or interest in property to be affected by the issuance of the Bonds or to be affected thereby, and the State of Florida, through the State Attorney of the Twelfth Judicial Circuit, in and for Sarasota County, Florida, appear on **October 1, 2026 at 9:00 a.m.,** before the Honorable Andrea M. Johnson in-person at 2002 Ringling Blvd., Courtroom 6C, Sarasota, Florida 34237 and via Zoom Application (invitation below) and show cause, if any there be, why the prayers of said Complaint for the validation of the Bonds should not be granted and the Bonds and the proceedings therefore, and other matters set forth in said Complaint, should not be validated as prayed for in said Complaint. The parties and public may access the hearing via the following Zoom link: **www.zoom.us, Meeting ID: 353 234 4884, Password 756433**.

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, the provision of certain assistance. Please contact the Sarasota County Clerk of Court's Jury Office, P.O. Box 3079, Sarasota, FL 34230-3079, (941) 861-8000 at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days. If you are hearing or voice impaired, call 711.

IT IS FURTHER ORDERED that prior to the date set for the hearing on said Complaint for validation, the Plaintiff, on behalf of the Clerk of this Court, shall cause a copy of this Notice and Order to be published in a newspaper published and of general circulation in Sarasota County, being the County wherein said Complaint for validation is filed, at least once each week for two (2) consecutive weeks, commencing with the first publication which shall not be less than twenty (20) days prior to the date set for said hearing.

IT IS FURTHER ORDERED that by such publication of this Notice and Order, the State of Florida, and the several taxpayers, property owners and citizens of the District, including non-residents owning property or subject to taxation therein, and others having or claiming any rights, title or interest in property to be affected by the issuance of the Bonds or to be affected thereby, shall be and are made party defendants to this proceeding, and that this Court shall have jurisdiction of them to the same extent as if specifically and personally named as defendants in said Complaint and personally served with process in this cause.

DONE AND ORDERED in Sarasota County, Florida, on August 28, 2026.

e-Signed 8/28/2026 8:58 AM
2026 CA004408NC
The Honorable Andrea M. Johnson
Circuit Court Judge

September 4, 11, 2026 26-02033S

SECOND 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 10:30 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 # 30160, 335 South Beneva Road, Sarasota, FL 34232, (941) 424-1784
Time: 10:30 AM
Sale to be held at www.storagetreasures.com.
0127 - Hernandez Jurez, Lea ; 0150 - Jacobs, Benjamin; 0351 - Jackson, Larkeith; 0359 - Bullard, Joshua; 0370 - Hoffman, Jessica; 0396 - Morales, Pedro; 0604 - Bullard, Joshua; 0680 - Kellar, Robert; 0682 - Neves, Brittany; 0818 - Rigby, Helen; 0820 - Nordstrom, Christine; 0854 - Nordstrom, Christine; 0902 - Spurgeon, Winston; 0923 - Fonseca, Camilo; 0953 - Burns, Jennifer; 1037 - Socorro, Georjanis; 1446 - Benavides, Filimon

PUBLIC STORAGE # 30161, 2590 17th Street, Sarasota, FL 34234, (941) 866-3851
Time: 10:45 AM
Sale to be held at www.storagetreasures.com.
0103 - Charles, Kierra; 0220 - Lane, Georgetta; 0243 - Lamb, Tawanna; 0260 - Hornsby, Arielle; 0315 - Sanchez, Yofranny; 0357 - Edson, Riley; 0380 - Caufield, Danielle; 0491 - Wilder, Trevion; 0846 - Mullins, Todd; 0858 - Larson, Anthony; 0912 - Smith, Briana; 0919 - Freeland Eddie, Shelli; 0931 - Gudino, Kimbellyn ; 1002 - Phillips, Danica Lashone; 1010 - Noel, Charles; 1011 - Brown, Sandra; 1021 - Ewing, Amanda; 1025 - Robinson, Gail; 1026 - Davis, Mary; 1027 - Robinson, Latoya; 1106 - Dunlap, Robert; 1118 - Fashaw, Brian; 1122 - Brown, Mark; 1127 - Tucker Talavera, Flor De Maria; 1173 - Pankop, Douglas; 1203 - Brown, Rosemary ; 1212 - Brooks, Laqunda; 1309 - Griffin, Michael; 1310 - Green, Jerrika; 1411 - Rodriguez, Lazaro Armando; 1424 - Jackson, Christopher; 1437 - Newman, Mike

PUBLIC STORAGE # 25949, 5425 N Washington Blvd, Sarasota, FL 34234, (941) 413-0887
Time: 11:45 AM
Sale to be held at www.storagetreasures.com.
1093 - Thomas, Rebbecca; 1095 - Wright, Arthur; 1101 - Ruffin, Rochelle; 1150 - Bradley, Joshua; 1169 - Clark, Belinda; 1170 - Cruz, Annette; A29 - Vazquez, Jessica; B02 - Zagazeta, Christian; B16 - Williams, Crystal; B41 - A Better therapy connection Troupe, Sharon; B42 - DNA services, DNA; B46 - Tillery, Jacqueline; B57 - Anderson, April; C07 - Tretout, Adrianne; C23 - Tedder, Terri; CC13 - Henry, Michael Sherrell; D18D22 - falasiri, Navid; E42 - Johnson, Zena Yvette; F13 - Guthrie, Crystal; F38 - Minnick, Ashley; F53 - Bradley, Joshua; G10 - Bradley, Joshua; G22 - Sinflorant, Bidney; H13 - Carrillo, Luis; H20 - McCann, John; L12 - Grim, David; XX03 - Reid, Sheniyah; XX10 - Martinez Ramirez, Juan; XX40 - Delgado, Roger

PUBLIC STORAGE # 23918, 5150 University Pkwy, Sarasota, FL 34243, (941) 260-2433
Time: 12:15 PM
Sale to be held at www.storagetreasures.com.
B2014 - Spradlin, Timothy; B2022 - Hernandez, Alex; C0320 - Brooks, Llewalyn; C3099 - Laderach Chocolatier jackson, aries; E5002 - Cameron, Emily; E5019 - MacLeod, Gary; G0717 - Oliveira Pedroso, Luciana; G0743 - Copeland, Andrew

PUBLIC STORAGE # 25855, 1169 N Beneva Rd, Sarasota, FL 34232, (941) 413-0819
Time: 12:30 PM
Sale to be held at www.storagetreasures.com.
1005 - Camacho, Juan; 3006 - Raulerson, Donna; 3007 - Raulerson, Donna; 4141 - Howard, Dana; 4149 - Jones, Nancy; 5013 - castilla, Merling; 6157 - Judge, Christopher; 6244 - Hope Outreach Ministries Martin, Marsha; 6270 - Thomas, Dorie; 6273 - Ross, John; 6315 - gill, michelle; 7204 - Jacobs, Dorothy; 9001 - Burton, Katy; 9108 - Carver, Benjamin; P11 - VanDyken, David

PUBLIC STORAGE # 30164, 7600 Claxstrauss Dr, Sarasota, FL 34240, (800) 688-8057
Time: 01:00 PM
Sale to be held at www.storagetreasures.com.
1003 - LeFaivre, Kristen; 1040 - Mills, Ginger; 2140 - Pullen, Christopher; 3090 - Scott, Ronald; 5051 - Gregg, Brian

PUBLIC STORAGE # 77638, 6415 Initiative Blvd, Sarasota, FL 34240, (941) 259-6580
Time: 01:30 PM
Sale to be held at www.storagetreasures.com.
1012 - Sobotka, Michael; 1016 - Madey, Deborah; 1105 - Madey, Debb; 2154 - Bailey, Kristie; 2161 - Powell, Mitchelle; 2229 - Miller, Jay; 2404 - Cortes, Maria; 3001 - Byrd, Brady; 3017 - Johnson, Jennifer; 3311 - Helman, Michael; 3324 - Moisieiev, Ihor; 3817 - Okeson, Paris

PUBLIC STORAGE # 30163, 6791 28th Street Circle East, Sarasota, FL 34243, (941) 315-6523
Time: 01:45 PM
Sale to be held at www.storagetreasures.com.
M0865- Patricia Lamb; M2386- Evangelina Bulls; M3090- Sherry Davidson; M1517- Marcia Keller; M0287- Mary Buttenschon; M9405- Mary Buttenschon; M9164- Sander Myles; M0518- Jeremy Morrell; M9237- Samantha Lutey; M2666 Samantha Lutey; M0832 Kathryn Kemp; M1914- Kathryn Kemp; M1277- Anika Faulkner; M1227- Anika Faulkner; M0581- Rebbeca Nidifer; M2590; M1403- Hope Godwin; M1321- Edward Myles; M0483- Gwen Phillips

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 26-02035S

SECOND INSERTION

NOTICE OF 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:

997 Center Rd. Venice, Fl. 34293
09/24/26 - 10:00am
Dominique Quarltere
Child's bed, 2 dressers, bookshelf, dining room table, entertainment table, packing boxes

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

September 4, 11, 2026 26-02052S

SECOND INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:

6200 Edgelake Dr Sarasota, FL 34240 on 9/24/2026 at 10:00am
Wendel Washington
furniture, chairs, dressers, bikes, tvs

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

September 4, 11, 2026 26-02048S

SECOND INSERTION

NOTICE OF 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:

4515 S Tamiami Trl Sarasota, FL 34231, on 09/24/2026 at 10:00am
Travers White
golf clubs, Sports equipment, boxes, kitchen appliances, large bag, ladder, tools, totes

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

September 4, 11, 2026 26-02051S

SECOND INSERTION

NOTICE OF PUBLIC SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:

5005 Englewood Road, Venice, FL 34293 Date: 09/24/2026 Time: 10.30am
Michael Schlachter
Household Goods

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

September 4, 11, 2026 26-02010S

--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA PROBATE DIVISION
File No. 2026 CP 004165 NC
IN RE: ESTATE OF
JOAN LITZKY,
Deceased.

The administration of the estate of JOAN LITZKY, deceased, whose date of death was June 25, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230-3079. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against 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:
ERIC N. LITZKY
7 Margaret CT
Demarest, NJ 07627
Attorney for Personal Representative:
JEFFREY T. TROIANO
Florida Bar No. 0031557
Williams Parker Harrison
Dietz & Getzen
50 Central Avenue, Eighth Floor
Sarasota, FL 34236
Telephone: 941-366-4800
Designation of Email Addresses for service:
Primary:
jtroiano@williamsparker.com
Secondary:
pkehoe@williamsparker.com
September 4, 11, 2026 26-02055S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA
File No. 2026CP004246NC
Division PROBATE
IN RE: ESTATE OF
JACK M. NESBIT
Deceased

The administration of the estate of JACK M. NESBIT, deceased, whose date of death was July 20, 2026, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRSTPUBLICATION 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:
STEVEN L. NESBIT
105 Oak Knoll Dr.
Rockville, MD 20850
Attorney for Personal Representative:
JONATHAN T. ANDERSON
Attorney
Florida Bar Number: 0188530
WOOD, SEITL & ANDERSON, P.A.
3665 Bee Ridge Road,
Suite # 300
Sarasota, FL 34233
Telephone: (941) 954-5772
Fax: (941) 925-9164
E-Mail: jonathan@wsa-law.com
September 4, 11, 2026 26-02054S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 004550 SC
Division Probate
IN RE: ESTATE OF
MONIKA KOZAKA,
Deceased.

The administration of the estate of MONIKA KOZAKA, deceased, whose date of death was April 1, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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.

JERRY KOZAKA a/k/a JERZY JACEK KOZAKA
Personal Representative
8594 Olster Drive
North Port, FL 34291
Paul J. Consbruck
Attorney for Personal Representative
Florida Bar No. 845442
871 Venetia Bay Boulevard, Ste. 202
Venice, FL 34285
Telephone: 941-218-2705
Email: paul@willsfla.com
September 4, 11, 2026 26-02016S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
File No. S337-18729
Division South County
IN RE: ESTATE OF
PHILIP S. SCHNEIDER
Deceased.

The administration of the estate of PHILIP S. SCHNEIDER, deceased, whose date of death was May 8, 2026, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is P.O. Box 3079, 2000 Main Street, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

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

Personal Representative:
DAVID H. BUCKLES
4178 Clifton Ct.
Boulder, Colorado 80301
Attorney for Personal Representative:
STEPHEN K. BOONE, Attorney
Florida Bar Number: 0371068
BOONE, BOONE & BOONE, P.A.
1001 Avenida Del Circo
VENICE, FL 34285
Telephone: (941) 488-6716
Fax: (941) 488-7079
E-Mail: sboone@boone-law.com
September 4, 11, 2026 26-02056S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-4628-NC
Division Probate
IN RE: ESTATE OF
SAUL EICHNER
Deceased.

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

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

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

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:
Lutheran Services Florida, Inc.
c/o BOYER & BOYER PA
46 N Washington Blvd, Ste 21
Sarasota, FL 34236
Attorney for Personal Representative
Katherine M. Fall, Esq.
Florida Bar Number: 1008504
BOYER & BOYER PA
46 N Washington Blvd, Ste 21
Sarasota, FL 34236
Telephone: (941) 365-2304
Fax: (941) 364-9896
Email: kate@boyerboyer.com
Secondary Email:
service@boyerboyer.com
September 4, 11, 2026 26-02019S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 004130 NC
IN RE: ESTATE OF
MARILYN MINNIE TURNBULL,
Deceased.

The administration of the Estate of MARILYN MINNIE TURNBULL, deceased, whose date of death was November 26, 2025, is pending in the Circuit Court Sarasota County, Florida, Probate Division, the address of which is 2071 Ringling Blvd, Sarasota, FL 34237. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

All creditors of Decedent and other persons having claims or demands against Decedent's Estate on whom a copy of this notice is required to be served must file their claims with this court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE TIME OF 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 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 ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The written demand must be filed with the clerk.

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN SECTION 733.702 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 09/04/2026.

MATTHEW D. UNZICKER, ESQ.
Florida Bar Number: 1015962
BERLIN PATTEN EBLING PLLC
8433 Enterprise Circle, Suite 200
Lakewood Ranch, Florida 34202
Telephone: (941) 907-9022
Fax: (941) 954-9992
E-Mail: munzicker@berlinpatten.com
Secondary E-Mail:
probate@berlinpatten.com
Attorney /
Ancillary Personal Representative
September 4, 11, 2026 26-02044S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
Sarasota COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 4519 NC
IN RE: ESTATE OF
PATRICIA E. McMAHON
Deceased.

The administration of the estate of PATRICIA E. McMAHON, deceased, whose date of death was July 10, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is PO Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

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

Elizabeth Keator
P.O. Address: 8322 Flagstaff Way,
Sarasota, FL 34241
Eugene O. George, Esq.
Bowman, George, Scheb &
Chapman, PA
2750 Ringling Blvd., Suite 3
Sarasota, FL 34237
(941) 366-5510
Florida Bar No. 127285
ggeorge@bowmangeorge.com
Attorneys for Personal Representative
September 4, 11, 2026 26-02058S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026-CP-003586-SC
IN RE: ESTATE OF
REITA L. BURROUGHS
Deceased.

The administration of the estate of REITA L. BURROUGHS, deceased, File Number 2026-CP-003586-SC, is pending in the Circuit Court for SARASOTA County, Florida, Probate Division, the address of which is 4004 South Tamiami Trail, Venice, Florida 34293. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is 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.

Personal Representative:
PHILLIP JAE BURROUGHS
208 Rossman Ct.
Franklin, OH 45005
Attorney for Personal Representative:
WILLIAM BETTERTON, ESQ.
Attorney for Personal Representative
Florida Bar No. 1054055
735 E. Venice Avenue, Suite 200
Venice, Florida 34285
Telephone: 941-303-6769
September 4, 11, 2026 26-02050S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
CASE NO.: 2026 CP 004369 SC
IN RE: ESTATE OF
JOHN RAYMOND DePROSPO
Deceased.

The administration of the Estate of JOHN RAYMOND DePROSPO, deceased, whose date of death was May 6, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, File Number 2026 CP 004369 SC the address of which is address of which is 2000 Main St, Sarasota, Florida 34237.

The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

THE PERSONAL REPRESENTATIVE OR CURATOR HAS NO DUTY TO DISCOVER WHETHER ANY PROPERTY HELD AT THE TIME OF THE DECEDENT'S DEATH BY THE DECEDENT OR THE DECEDENT'S SURVIVING SPOUSE, IS PROPERTY TO WHICH THE FLORIDA UNIFORM DISPOSITION OF COMMUNITY PROPERTY RIGHTS AT DEATH ACT AS DESCRIBED IN FLORIDA STATUTES SECTION 732.216-732.228, APPLIES, OR MAY APPLY, UNLESS A WRITTEN DEMAND IS MADE BY A CREDITOR AS SPECIFIED UNDER FLORIDA SECTION 732.2211.

THE DATE OF FIRST PUBLICATION OF THIS NOTICE IS: September 4, 2026.

Personal Representative:
KATE DePROSPO MARYCH
244 Moreau Court Severna Park
Severna Park, Maryland 21146
Attorney for Personal Representative:
DANA SIMON
YELEN YELEN & SIMON, P.A.
Florida Bar No. 113408
1104 Ponce de Leon Boulevard
Coral Gables, Florida 33134
(305) 445-3721
dsimon@yelen-yelen.com
September 4, 11, 2026 26-02018S

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE
TWELFTH JUDICIAL CIRCUIT IN
AND FOR SARASOTA COUNTY,
FLORIDA
CASE NO: 2026 CA 2766
SANDALWOOD PARK HOMEOWNERS, INC., a Florida not-for-profit corporation,
Plaintiff, -vs-
DEBORAH BUTTERWORTH,
Defendant.

TO: Defendant, Deborah Butterworth

YOU ARE NOTIFIED that Plaintiff, Sandalwood Park Homeowners, Inc., has filed an action against you seeking to eject you, quiet title, and terminate a lease to the follwoing real property in Sarasota County, Florida located at 412 Longwood Drive, Venice, Florida 34285, and more particularly identified as follows:

Unit #412 of SANDALWOOD PARK, a Residential Cooperative, according to Exhibit "B" (Plot Plan) of the Master Form Proprietary Lease recorded in Official Records Book 2925, Pages 2933-2993, of the Public Records of Sarasota County, Florida.
upon which lies a single-wide mobile home.

You are required to serve a copy of your written defenses, if any, on Michael E. Schuchat, Esq., Plaintiff's attorney, whose address is Lutz, Bobo & Telfair, P.A., Two North Tamiami Trail, Suite 500, Sarasota, Florida 34236, on or before thirty (30) days after first publication 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.

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

WITNESS my hand and the seal of this Court on this 24 day of August, 2026.

KAREN E RUSHING, CLERK
Clerk of the Circuit Court
(SEAL) Glen Kopinsky
Deputy Clerk
Sept. 4, 11, 18, 25, 2026 26-02012S

--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
(summary administration)
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 003310 NC
Division Probate
IN RE: ESTATE OF
ANGELA TROTMAN
A/K/A ANGELA F. TROTMAN
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 Angela Trotman a/k/a Angela F. Trotman, deceased, File Number 2026 CP 003310 NC, by the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main St. Sarasota, FL 34237; that the decedent's date of death was June 1, 2026; that the total value of the estate is $31,952 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address
Angela F. Trotman Revocable
Trust dated February 18, 1998
424 Pelican Moorings
Venice, Florida 34285

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

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

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

Person Giving Notice:
Christine Cafferelli
Attorney for Person Giving Notice:
/S/ Matthew A. Goodwin
Matthew A. Goodwin
Attorney
Email Addresses:
Matt@glpa.law
Alexandra@glpa.law
Florida Bar No. 112513
9955 Tamiami Trail North, Suite 4
Naples, FL 34108
Telephone: (239) 207-3403
September 4, 11, 2026 26-02080S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 003361 NC
IN RE: ESTATE OF
PAUL REX TEMMER
(A/K/A PAUL R. TEMMER),
Deceased.

The administration of the estate of PAUL REX TEMMER (A/K/A PAUL R. TEMMER), deceased, whose date of death was December 19, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Room 102, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and 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 9-4-2026.

Personal Representative:
GREGORY R. TEMMER
5408 Eagles Point Circle, Apt 403
Sarasota, Florida 34231
Attorney for Personal Representative:
MATTHEW D. UNZICKER, ESQ.
Florida Bar Number: 1015962
Berlin Patten Ebling, PLLC
8433 Enterprise Circle, Suite 200
Lakewood Ranch, Florida 34202
T:(941) 907-9022; F: (941) 954-9992
Primary Email:
munzicker@berlinpatten.com
Attorneys for Gregory R. Temmer,
Petitioner
September 4, 11, 2026 26-02081S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
Case No.: 2026-CP-004242-SC
IN RE: ESTATE OF
DAVID C.W. OSTROM,
a/k/a DAVID CHARLES OSTROM,
Deceased.

The administration of the ancillary estate of DAVID C.W. OSTROM, a/k/a DAVID CHARLES OSTROM, deceased, whose date of death was April 10, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, Florida 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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 Friday, September 4th, 2026.

Personal Representative:
/s/ Robert Ostrom (Aug 31, 2026
09:42:37 EDT)
Robert Ostrom
108 Smith Lane
Beaver Falls, PA 15010
Attorney for Personal Representative:
/s/ Gregory S. Band
Gregory S. Band, LL.M.
Attorney for Personal Representative
Florida Bar Number: 869902
BAND LAW GROUP, P.L.
1543 Second Street
Sarasota, FL 34236
Telephone: (941) 917-0505
Fax: (941) 917-0506
E-Mail: gband@bandlawgroup.com
September 4, 11, 2026 26-02060S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 004327 NC
Division: PROBATE
IN RE: ESTATE OF
ROBERT NUTT JR.,
Deceased.

The administration of the estate of Robert Nutt Jr., deceased, whose date of death was September 22, 2015, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Sarasota, FL 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

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

Personal Representative:
Cassondra L. Anderson
c/o The Payne Law Group, PLLC
766 Hudson Ave, Suite C
Sarasota, FL 34236
Attorney for Personal Representative:
Teresa A. Monfils, Esq.
Attorney
Florida Bar Number: 1019949
PAYNE LAW GROUP PLLC
766 Hudson Ave., Suite C
Sarasota, FL 34236
Telephone: (941) 487-2800
Fax: (941) 487-2801
E-Mail: tmonfils@lawnav.com
Secondary E-Mail:
amartinez@lawnav.com
September 4, 11, 2026 26-02069S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 004253 NC
IN RE: ESTATE OF
PHILIP GREELEY BAKER,
Deceased.

The administration of the estate of PHILIP GREELEY BAKER, deceased, whose date of death was March 15, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230-3079. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, 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:
NICOLE A. ROSE
4295 Vermont Route 22A
Bridport, VT 05734
Attorney for Personal Representative:
EMILY J. LETHBRIDGE
Florida Bar No. 1064850
Williams Parker Harrison
Dietz & Getzen
50 Central Ave, FL 8
Sarasota, FL 34236
Telephone: 941-893-4014
Designation of Email Addresses
for service:
Primary:
elethbridge@williamsparker.com
Secondary: pkehoe@williamsparker.com
September 4, 11, 2026 26-02062S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 004161 NC
IN RE: ESTATE OF
THOMAS BRYNLEY WALMSLEY,
Deceased.

The administration of the estate of THOMAS BRYNLEY WALMSLEY, deceased, whose date of death was July 25, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main Street, Room 102, Sarasota, Florida 34237. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

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

Personal Representative:
BESSIE MARIE WALMSLEY
6186 Larry Street
Venice, Florida 34293
Attorney for Personal Representative:
EMILY M. FLINCHPAUGH, ESQ.
Florida Bar Number: 1058216
Berlin Patten Ebling, PLLC
8433 Enterprise Circle, Suite 200
Lakewood Ranch, Florida 34202
Telephone: (941) 907-9022
Fax: (941) 954-9992
Primary Email:
eflinchpaugh@berlinpatten.com
Secondary Email:
probate@berlinpatten.com
September 4, 11, 2026 26-02077S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File Number: 2026 CP 004269 NC
Division: Probate
In Re The Estate Of:
DONALD T. MURRAY
Deceased

The administration of the estate of DONALD T. MURRAY, deceased, whose date of death was May 24, 2026, File Number 2026CP004269 NC, is pending in the Probate Court, Sarasota County, Florida, the address of which is: P.O. Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

The 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 DATE OF THE FIRST PUBLICATION OF THIS NOTICE IS SEPTEMBER 4, 2026

Connie L. Tamburini
Personal Representative
6285 Midnight Pass Road, Apt 203
Sarasota, Florida 34242
Mary E. Van Winkle, Esq.
Attorney For Personal Representative
Van Winkle & Sams, P.A.
3859 Bee Ridge Road, Suite 202
Sarasota, Florida 34233
Phone: 941-923-1685
Fax: (941) 923-0174
Florida Bar No. 374830
Primary E-mail:
Lvanwinkle23@gmail.com
Secondary E-mail:
servicemevw@gmail.com
September 4, 11, 2026 26-02063S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA PROBATE DIVISION
File No. 2026 CP 4286 NC
IN RE: ESTATE OF
CAROL EMILY POLLOCK,
Deceased.

The ancillary administration of the estate of CAROL EMILY POLLOCK, deceased, whose date of death was July 8, 2025, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Sarasota Circuit Court, Probate Division P.O. Box 3079, Sarasota, FL 34230. The names and addresses of the ancillary 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.

Ancillary Personal Representative:
TREVOR J. JOHNSON ESQ.
50 Central Ave, Eighth Floor
Sarasota, FL 34236
Attorney for Personal Representative:
LORENZO A. FERNANDEZ
Florida Bar No. 1039984
Williams Parker Harrison
Dietz & Getzen
50 Central Avenue, Eighth Floor
Sarasota, FL 34236
Telephone: 941-366-4800
Designation of Email Addresses for
service: Primary:
lfernandez@williamsparker.com
Secondary:
ltraver@williamsparker.com
September 4, 11, 2026 26-02065S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR
SARASOTA COUNTY,
FLORIDA
PROBATE DIVISION
File No. 2026CP004455SC
Division Probate
IN RE: ESTATE OF
DORIS KENDALL
Deceased.

The administration of the estate of Doris Kendall, deceased, whose date of death was February 26, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

The personal representative has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, 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:
Kimberly Roy
212 Mount Delight Road
Deerfield, New Hampshire 03037
Attorney for Personal Representative:
Jeffrey M. Backo
Attorney
Florida Bar Number: 0086426
MELLOR & BACKO LLP
13801 Tamiami Trail, Suite D
North Port, Florida 34287
Telephone: (941) 426-1193
Fax: (941) 426-5413
E-Mail: jeff@northportlaw.com
Secondary E-Mail:
shelly@northportlaw.com
September 4, 11, 2026 26-02066S

--- ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 001656 NC
IN RE: ESTATE OF EDUARDO ANTONIO CRUZ, Deceased.

The administration of the estate of EDUARDO ANTONIO CRUZ, deceased, whose date of death was February 24, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 2000 Main St., Sarasota, FL 34237. The names and addresses of the curator and the curator's attorney are set forth below.

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

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

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

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

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

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

Robert D. Hines
Curator
1312 W. Fletcher Avenue, Suite B
Tampa, FL 33612
Robert D. Hines, Esq.
Attorney for Curator
Florida Bar No. 0413550
Hines Norman Hines, P.L.
1312 W. Fletcher Avenue, Suite B
Tampa, FL 33612
Telephone: 813-265-0100
Email: rhines@hnh-law.com
Secondary Email: jrivera@hnh-law.com
September 4, 11, 2026 26-02061S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File Number 2026-CP-4559 NC
IN RE: ESTATE OF MARGARET C. VILLELA, Deceased.

The administration of the ESTATE OF MARGARET C. VILLELA, deceased, whose date of death was July 22, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is P.O. Box 3079, Sarasota, Florida 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN 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 the first publication of this Notice is September 4, 2026.

Personal Representative:
MICHAEL C. VILLELA
c/o 1515 Ringling Blvd., 10th Floor
Sarasota, Florida 34236
Attorney for Personal Representative:
RICHARD R. GANS
Florida Bar No. 0040878
FERGESON SKIPPER, P.A.
1515 Ringling Boulevard, 10th Floor
Sarasota, Florida 34236
(941) 957-1900
rgans@fergesonskipper.com
services@fergesonskipper.com
September 4, 11, 2026 26-02059S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORID
PROBATE DIVISION
File No. 2026-CP-4409 NC
IN RE: ESTATE OF: GLENN G. GLUBIAK, Deceased.

The administration of the estate of GLENN G. GLUBIAK, deceased, whose date of death was June 22, 2026; is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is Post Office Box 3079, Sarasota, FL 34230. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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.

RACHEL A. WOLFE
Personal Representative
2576 Star Apple Way
Sarasota, FL 34240
DAVE M. EVANS, JR., Esquire
Attorney for Personal Representative
Florida Bar No. 1013511
LEE & EVANS, P.A.
2601 Cattlemen Road, Suite 503
Sarasota, Florida 34232
Telephone: (941) 954 0067
Facsimile: (941) 365 1492
Email: devans@leeandevans.com
Secondary Email:
kristina@leeandevans.com
September 4, 11, 2026 26-02057S

SECOND INSERTION

RE-NOTICE OF SALE PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
CASE NO.: 2025 CA 000617 NC
THE HUNTINGTON NATIONAL BANK,
Plaintiff, vs.
MEL INTERIANO A/K/A MELVIN F. INTERIANO; MICHELLE INTERIANO A/K/A MICHELLE L. INTERIANO; UNITED STATES OF AMERICA, DEPARTMENT OF THE TREASURY - INTERNAL REVENUE SERVICE; ZEBRA DISTRIBUTION LLC,
Defendant(s).

NOTICE OF SALE IS HEREBY GIVEN pursuant to the order of Uniform Final Judgment of Foreclosure dated July 30, 2025, and entered in Case No. 2025 CA 000617 NC of the Circuit Court of the 12TH Judicial Circuit in and for Sarasota County, Florida, wherein The Huntington National Bank, is Plaintiff and Mel Interiano a/k/a Melvin F. Interiano; Michelle Interiano a/k/a Michelle L. Interiano; United States of America, Department of the Treasury - Internal Revenue Service; Zebra Distribution LLC, are Defendants, the Office of the Clerk of Karen E. Rushing, Sarasota County Clerk of the Court will sell via online auction at https://www.sarasota.realforeclose.com/ at 9:00 a.m. on the 1st day of October 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 10, PRESERVE AT HERON LAKE, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 45, PAGE 1, PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

Property Address: 7510 Preservation Drive, Sarasota, Florida 34241

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.

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

Dated: 8/27/2026
McCabe, Weisberg & Conway, LLC
By: /s/ Craig Stein, Esq.
Craig Stein
Fl Bar No. 0120464
McCabe, Weisberg & Conway, LLC
3222 Commerce Place,
Suite A
West Palm Beach, Florida, 33407
Telephone: (561) 713-1400
Email: FLpleadings@mwc-law.com
File No: 23-400301
September 4, 11, 2026 26-02029S

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 12TH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 2026 CA 000708 NC
PLANET HOME LENDING, LLC,
Plaintiff, vs.
MIGUEL A. BASTIAS; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY,
Defendant(s)

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure filed July 27, 2026 and entered in Case No. 2026 CA 000708 NC, of the Circuit Court of the 12th Judicial Circuit in and for SARASOTA County, Florida, wherein PLANET HOME LENDING, LLC is Plaintiff and MIGUEL A. BASTIAS; UNKNOWN SPOUSE OF MIGUEL A. BASTIAS; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY; are defendants. KAREN E. RUSHING, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT: WWW.SARASOTA.REALFORECLOSE.COM, at 9:00 A.M., on 25th day of September, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 1615, SARASOTA SPRINGS UNIT 14, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 8, PAGE 44, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA, SECTION 35, TOWNSHIP 36 SOUTH, RANGE 13 EAST; LESS THE FOLLOWING PARCEL:

BEGINNING AT THE NORTHERNMOST CORNER OF SAID LOT 1615; THENCE SOUTHEASTERLY 34.75 FEET ALONG THE ARC OF A CURVE TO THE RIGHT AND THE WESTERLY RIGHT-OF-WAY LINE OF SAVOY ROAD, SAID CURVE HAVING A RADIUS OF 125.00 FEET, A CENTRAL ANGLE OF 15°55'40" AND A CHORD WHICH BEARS SOUTH 36°20'17" EAST A DISTANCE OF 34.64 FEET; THENCE INTO SAID LOT 1615 SOUTH 55°14'10" WEST A DISTANCE OF 101.45 FEET TO THE NORTHWEST CORNER OF SAID LOT 1615; THENCE ALONG THE LOT LINE BETWEEN LOTS 1614 AND 1615, NORTH 36 13'35" EAST A DISTANCE OF 106.30 FEET TO THE POINT OF BEGINNING.

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

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

Dated this 27th day of August 2026.
Marc Granger, Esq.
Bar. No.: 146870
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.: 25-02044 PHL
V6.20190626
September 4, 11, 2026 26-02028S

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE COUNTY COURT OF THE TWELFTH JUDICIAL CIRCUIT, IN AND FOR SARASOTA COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 2024 CC 005756 SC
FOXWOOD CONDOMINIUM ASSOCIATION, INC., a Florida not-for-profit corporation,
Plaintiff, v.
ROSEMARIE SAPONARA,
Defendant.

Notice is hereby given that pursuant to a Final Judgment of Foreclosure entered on 04/24/2026 in the above-styled cause, in the County Court of Sarasota County, Florida, Karen E. Rushing, Clerk of Circuit Court, will sell the property situated in Sarasota County, Florida legally described as:

That certain condominium parcel composed of Unit 312, and the undivided shares in those common elements appurtenant thereto in accordance with and subject to the covenants, conditions, restrictions, easements, terms and other provisions of that Declaration of Condominium of FOXWOOD CONDOMINIUM a Condominium, as recorded in Official Record Book 1665, Page 467, of the Public Records of Sarasota County, Florida and all subsequent amendments thereto; and the plan thereof, recorded in' Condominium Book 22, Pages 7 thru 7F, of the Public Records of Sarasota County, Florida.

Commonly known as: 605 Linden Dr, Englewood, FL 34223

In an online sale at https://www.sarasota.realforeclose.com, in accordance with Chapter 45, Florida Statutes, beginning on October 1, 2026, at 9:00 am

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

A copy of this notice shall be published twice prior to the sale date 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 the Sarasota County Jury Office, P.O. Box 3079, Sarasota, Florida 34230-3079, (941)861-7400, at least seven (7) days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than seven (7) days; if you are hearing or voice impaired, call 711.

DATED this 27th day of August 2026.
Leland Wilson
Leland@associationlegalservices.com
and angelica@associationlegalservices.com
paralegal@associationlegalservices.com
12600 World Plaza Lane
Fort Myers, FL 33907
September 4, 11, 2026 26-02030S

--- ACTIONS / SALES ---

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
CIVIL DIVISION
CASE NO: 2025 CA 005062 NC
JOAN ENGELBACH,
Plaintiff, v.
Lindsay J. Ketchum a/k/a Lindsay Ketchum; Unknown Spouse of Lindsay J. Ketchum a/k/a Lindsay Ketchum; Midland Credit Management, Inc., Unknown Parties in Possession #1, Unknown Parties in Possession #2,
Defendants.

NOTICE is hereby given pursuant to a Uniform Final Judgment of Mortgage Foreclosure entered on April 15, 2026 and the Order Resetting Foreclosure Sale entered on August 11, 2026, in case number 2025 CA 005062 NC, of the Twelfth Judicial Circuit in and for Sarasota County, Florida wherein JOAN ENGELBACH, is the Plaintiff and Lindsay J. Ketchum a/k/a Lindsay Ketchum; Unknown Spouse of Lindsay J. Ketchum a/k/a Lindsay Ketchum; Midland Credit Management, Inc., Unknown Parties in Possession #1, Unknown Parties in Possession #2, are the Defendants. The Clerk of Court shall sell to the highest bidder for cash via the foreclosure sales conducted via internet at www.sarasota.realforeclose.com on the 17th day of September, 2026, beginning at 9:00 a.m., the following described property in Sarasota County, Florida, as set forth in the said Final Judgment, to wit:

The South 1/2 of Lot 25 and All of Lot 27, Block 2, PLAT OF SARASOTA BAY PARK, according to the map or plat thereof, as recorded in Plat Book 1, Page(s) 49, of the Public Records of Sarasota County, Florida

The street address for this property is 2403 Hickory Avenue, Sarasota, Florida 34234 and the Parcel ID with the Sarasota County Property Appraiser is 2006020052.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE FINAL JUDGMENT AND FORECLOSURE SALE MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED.

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

Dated this 26th day of August, 2026.
WILLIAMS, PARKER, HARRISON, DIETZ & GETZEN, PLLC
/s/ Amy Concilio
Amy Concilio
Fla. Bar No. 71107
50 Central Avenue ,
Eighth Floor
Sarasota, FL 34236
Telephone: (941) 366-4800
Facsimile: (941) 366-5109
Primary Email:
aconcilio@williamsparker.com
Secondary Email:
jhawkins@williamsparker.com
Attorneys for Plaintiff
11361956.v1
September 4, 11, 2026 26-02021S

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR SARASOTA COUNTY
GENERAL JURISDICTION DIVISION
CASE NO. 2025 CA 005273 NC
ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC,
Plaintiff, vs.
RACQUEL DOUGLAS, et al.,
Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered May 28, 2026 in Civil Case No. 2025 CA 005273 NC of the Circuit Court of the TWELFTH JUDICIAL CIRCUIT in and for Sarasota County, Sarasota, Florida, wherein ROCKET MORTGAGE, LLC F/K/A QUICKEN LOANS, LLC is Plaintiff and Racquel Douglas, et al., are Defendants, the Clerk of Court, KAREN E. RUSHING, will sell to the highest and best bidder for cash electronically at www.sarasota.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 25th day of September, 2026 at 9:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

LOT 3, BLOCK 2494, FIFTIETH ADDITION TO PORT CHARLOTTE SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 21, PAGE 7, 7A THROUGH 7H, INCLUSIVE, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

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

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

/s/Robyn Katz
Robyn Katz, Esq.
McCalla Raymer Leibert Pierce, LLP
Attorney for Plaintiff
225 East Robinson Street, Suite 155
Orlando, FL 32801
Phone: (407) 674-1850
Fax: (321) 248-0420
Email: MRService@mccalla.com
Fla. Bar No.: 146803
25-13202FL
September 4, 11, 2026 26-02017S

--- ACTIONS / SALES ---

SECOND INSERTION

NOTICE OF ACTION – PROPERTY
IN THE COUNTY COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
CASE NO. 2026 CC 005811 NC
HERITAGE OAKS GOLF & COUNTRY CLUB, INC., a Florida not for profit corporation,
Plaintiff, vs.
DONNA L. KERN; VERANDA VIII AT HERITAGE OAKS ASSOCIATION, INC., a Florida not for profit corporation; CBNJR, INC., a Florida profit corporation, d/b/a EXPERT WATER REMOVAL; DAVEYGEE, LLC, a Florida limited liability company; D&A COZY HOMES, LLC, a Florida limited liability company; and UNKNOWN TENANT IN POSSESSION,
Defendants.

TO: Unknown Tenant in Possession and all others to whom it may concern:

YOU ARE NOTIFIED that an action seeking to foreclose a claim of lien and for damages relating to property located at 5300 Hyland Hills Avenue, Unit 2013, Sarasota, Florida 34241, which is legally described as follows:

Unit 2013, Building 2000, Veranda VIII at Heritage Oaks, a Condominium according to the Declaration of Condominium recorded in Official Records Instrument No. 2002151863 and all subsequent amendments thereto, together with its undivided share in the common elements, in the Public Records of Sarasota County, Florida.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on the Plaintiff's Attorney, David L. Boyette, Esquire, whose address is Adams & Reese LLP, 2001 Siesta Drive, Suite 302, Sarasota, Florida 34239 on or before 10-5-2026, 2026 or 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.

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

DATED on August 26, 2026.

KAREN E. RUSHING
CLERK OF CIRCUIT
COURT & COMPTROLLER
(SEAL) By: Glen Kopinsky
Deputy Clerk

September 4, 11, 2026 26-02014S

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR SARASOTA COUNTY
GENERAL JURISDICTION DIVISION
CASE NO. 2025 CA 006373 NC
PENNYMAC LOAN SERVICES, LLC,
Plaintiff, vs.
BRANDI MARIE ERSKINE A/K/A BRANDI ERSKINE, et al.,
Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered July 30, 2026 in Civil Case No. 2025 CA 006373 NC of the Circuit Court of the TWELFTH JUDICIAL CIRCUIT in and for Sarasota County, Sarasota, Florida, wherein PENNYMAC LOAN SERVICES, LLC is Plaintiff and Brandi Marie Erskine a/k/a Brandi Erskine, et al., are Defendants, the Clerk of Court, KAREN E. RUSHING, will sell to the highest and best bidder for cash electronically at www.sarasota.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 29th day of September, 2026 at 9:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lots 19148 and 19149, South Venice, Unit No. 72, according to the plat thereof recorded at Plat Book 7, Page 60, in the Public Records of Sarasota County, Florida.

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

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

/s/Robyn Katz
Robyn Katz, Esq.
McCalla Raymer Leibert Pierce, LLP
Attorney for Plaintiff
225 East Robinson Street, Suite 155
Orlando, FL 32801
Phone: (407) 674-1850
Fax: (321) 248-0420
Email: MRService@mccalla.com
Fla. Bar No.: 146803
25-13863FL

September 4, 11, 2026 26-02075S

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR SARASOTA COUNTY, FLORIDA
PROBATE DIVISION
File No. 2026 CP 3497 SC
Division Probate
IN RE: ESTATE OF PHILIP EUGENE GERKIN
Deceased.

The administration of the estate of Philip Eugene Gerkin, deceased, whose date of death was June 18, 2026, is pending in the Circuit Court for Sarasota County, Florida, Probate Division, the address of which is 4004 S. Tamiami Trail, Venice, FL 34293. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

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

Personal Representative:
Christopher Douglas Smith, Sr.
1561 Lakefront Dr Unit 204
Sarasota, Florida 34240
Attorney for Personal Representative:
Christopher D. Smith, Esq.
Attorney for Personal Representative
Florida Bar Number: 0605433
1561 Lakefront Dr Unit 204
SARASOTA, FL 34240
Telephone: (941) 202-2222
Fax: (941) 907-3040
E-Mail: smith@chrissmith.com

September 4, 11, 2026 26-02031S

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR SARASOTA COUNTY
GENERAL JURISDICTION DIVISION
CASE NO. 2025 CA 006255 NC
LAKEVIEW LOAN SERVICING, LLC,
Plaintiff, vs.
MICHELLE T REAM, et al.,
Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered July 30, 2026 in Civil Case No. 2025 CA 006255 NC of the Circuit Court of the TWELFTH JUDICIAL CIRCUIT in and for Sarasota County, Sarasota, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is Plaintiff and Michelle T Ream, et al., are Defendants, the Clerk of Court, KAREN E. RUSHING, will sell to the highest and best bidder for cash electronically at www.sarasota.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 29th day of September, 2026 at 9:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

LOT 12, BLOCK 1944, FORTY-FIRST ADDITION TO PORT CHARLOTTE SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 16, PAGES 42, 42A THROUGH 42F, OF THE PUBLIC RECORDS OF SARASOTA, COUNTY, FLORIDA.

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

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

/s/Robyn Katz
Robyn Katz, Esq.
McCalla Raymer Leibert Pierce, LLP
Attorney for Plaintiff
225 East Robinson Street, Suite 155
Orlando, FL 32801
Phone: (407) 674-1850
Fax: (321) 248-0420
Email: MRService@mccalla.com
Fla. Bar No.: 146803
25-13753FL

September 4, 11, 2026 26-02076S

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR SARASOTA COUNTY
GENERAL JURISDICTION DIVISION
CASE NO. 2025 CA 006261 NC
LAKEVIEW LOAN SERVICING, LLC,
Plaintiff, vs.
BRENT GOODMAN, et al.,
Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered July 30, 2026 in Civil Case No. 2025 CA 006261 NC of the Circuit Court of the TWELFTH JUDICIAL CIRCUIT in and for Sarasota County, Sarasota, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is Plaintiff and Brent Goodman, et al., are Defendants, the Clerk of Court, KAREN E. RUSHING, will sell to the highest and best bidder for cash electronically at www.sarasota.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 29th day of September, 2026 at 9:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lot 13, Block 377, 10th Addition to Port Charlotte Subdivision, according to the plat thereof, recorded in Plat Book 12, Page(s) 22 to 22M of the Public Records of Sarasota County, Florida.

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

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

/s/Robyn Katz
Robyn Katz, Esq.
McCalla Raymer Leibert Pierce, LLP
Attorney for Plaintiff
225 East Robinson Street, Suite 155
Orlando, FL 32801
Phone: (407) 674-1850
Fax: (321) 248-0420
Email: MRService@mccalla.com
Fla. Bar No.: 146803
25-13757FL

September 4, 11, 2026 26-02074S

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 2025 CA 006190 NC
DIVISION: C
U.S. BANK TRUST NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR LEGACY MORTGAGE ASSET TRUST 2018-RPL1,
Plaintiff, vs.
GIZELE SAINVIL AKA GIZELE PHILIPPE; UNKNOWN SPOUSE OF GIZELE SAINVIL; UNITED STATES DEPARTMENT OF TREASURY- INTERNAL REVENUE SERVICE; 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 pursuant to a Final Judgment of Foreclosure entered on July 29, 2026, in the Circuit Court of the Twelfth Judicial Circuit in and for Sarasota County, Florida, Karen E. Rushing, the Clerk of Court will sell to the highest and best bidder for cash at http://www.sarasota.realforeclose.com, on SEPTEMBER 29, 2026 at 9:00 A.M., the following described property as set forth in said Final Judgment, to wit:

LOT 1, BLOCK 2576, 51ST ADDITION TO PORT CHARLOTTE SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 21, PG(S) 8, 8A THRU 8GG, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FL.

Property Address: 5321 Hightower Rd., North Port, FL 34288

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

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

DATED August 27, 2026

/s/ Gina Vargas
Gina Vargas, Esq.
Florida Bar No. 84149
MCMICHAEL TAYLOR GRAY, LLC
3550 Engineering Drive, Suite 260
Peachtree Corners, GA 30092
Phone: (404) 474-7149
Email: gvargas@mtglaw.com
E-Service: servicefl@mtglaw.com

September 4, 11, 2026 26-02032S

SECOND INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE
IN THE CIRCUIT COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
Case No. 2026 CA 001496 NC
Freedom Mortgage Corporation
Plaintiff, vs.
Michael Stathi a/k/a Michael Strathi; et al
Defendants.

TO: Michael Stathi a/k/a Michael Strathi and Kristen Stathi a/k/a Kristen Strathi
Last Known Address: 47 Woodbine Ave, Pembroke, MA 02359

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

LOT 11, BLOCK 2616, FIFTY-SECOND ADDITION TO PORT CHARLOTTE SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 21, PAGE(S) 13, OF THE PUBLIC RECORDS OF SARASOTA COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Julie York, Esquire, Brock & Scott, PLLC., the Plaintiff's attorney, whose address is 4919 Memorial Hwy, Suite 135, Tampa, FL 33634, within thirty (30) days of the first date of publication on or before October 5, 2026, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

THIS NOTICE SHALL BE PUBLISHED ONCE A WEEK FOR TWO (2) CONSECUTIVE WEEKS

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

DATED on August 25, 2026.

Karen Rushing
As Clerk of the Court
(SEAL) By Glen Kopinsky
As Deputy Clerk

File # 26-F00550
September 4, 11, 2026 26-02013S

SECOND INSERTION

NOTICE OF SALE
IN THE COUNTY COURT OF THE TWELFTH JUDICIAL CIRCUIT IN AND FOR SARASOTA COUNTY, FLORIDA
CASE NO. 2026 CC 001659 NC
JEFFERSON CLUB CONDOMINIUM ASSOCIATION, INC., a Florida not-for-profit corporation,
Plaintiff, vs.
ALICE GONZALES; MARIA HETTIEER; TENANT OR OCCUPANT #1, AS UNKNOWN TENANT OR OCCUPANT IN POSSESSION; TENANT OR OCCUPANT #2, AS UNKNOWN TENANT OR OCCUPANT IN POSSESSION; GUY BROTHERS ROOFING AND SIDING, INC, a Florida for-profit corporation,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Summary Final Judgment of Foreclosure entered on August 31, 2026, and entered in Case No. 2026 CC 001659 NC, in the County Court of the Twelfth Judicial Circuit in and for Sarasota County, Florida, wherein JEFFERSON CLUB CONDOMINIUM ASSOCIATION, INC., a Florida not-for-profit corporation is the Plaintiff and ALICE GONZALES; MARIA HETTIEER; TENANT OR OCCUPANT #1, NOW KNOWN AS NATALIA GONZALES; and GUY BROTHERS ROOFING AND SIDING, INC. are Defendants, KAREN E. RUSHING, Sarasota County Clerk of Courts will sell to the highest and best bidder for cash at www.sarasota.realforeclose.com at 9:00 am on October 22, 2026, the following described property set forth in said Final Judgment, to wit:

Unit 2-G, THE JEFFERSON CLUB CONDOMINIUM, according to the Declaration of Condominium as recorded in Official Records Book 1325, Pages 1840 through 1884, inclusive, and as amended, and as per Plat thereof recorded in Condominium Plat Book 13, Pages 7 and 7A, of the Public Records of Sarasota County, Florida.

With an address of 500 N. Jefferson Ave. #2 Bldg. G, Sarasota, FL 34237

Any person or entity claiming an interest in the surplus, if any, resulting from the Foreclosure Sale, other than the property owner as of the date of the Lis Pendens, must file a claim with the Clerk no later than the date that the Clerk reports the funds are unclaimed. If you fail to file a claim, you will not be entitled to any remaining funds.

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 records against the Plaintiff, Defendants or their attorneys.

IF THIS PROPERTY IS SOLD AT PUBLIC AUCTION, THERE MAY BE ADDITIONAL MONEY FROM THE SALE AFTER PAYMENT OF PERSONS WHO ARE ENTITLED TO BE PAID FROM THE SALE PROCEEDS PURSUANT TO THIS FINAL JUDGMENT.

IF YOU ARE THE PROPERTY OWNER, YOU MAY CLAIM THESE FUNDS YOURSELF. YOU ARE NOT REQUIRED TO HAVE A LAWYER OR ANY OTHER REPRESENTATION AND YOU DO NOT HAVE TO ASSIGN YOUR RIGHTS TO ANYONE ELSE IN ORDER FOR YOU TO CLAIM ANY MONEY TO WHICH YOU ARE ENTITLED. PLEASE CHECK WITH THE CLERK OF THE COURT OF SARASOTA COUNTY, WITHIN TEN (10) DAYS AFTER THE SALE TO SEE IF THERE IS ADDITIONAL MONEY FROM THE FORECLOSURE SALE THAT THE CLERK HAS IN THE REGISTRY OF THE COURT.

IF YOU ARE A SUBORDINATE LIENHOLDER CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, IF ANY, 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 TIMELY CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS.

In accordance with the Americans with Disabilities Act, persons needing a reasonable accommodation to participate in this proceeding should, no later than seven (7) days prior, contact the Clerk of the Circuit Court's Jury Office at 941-861-7400, P.O. Box 3079, Sarasota, FL 34230-3079. If hearing impaired, contact (TDD) by dialing 711 via Florida Relay Service.

DATED THIS 1 DAY OF September, 2026.

/s/ Michelle A. Rowe
Michelle A. Rowe, ESQUIRE
Florida Bar No. 036605
The Law Offices of Lobeck & Rowe, P.A.
2033 Main Street, Suite 403
Sarasota, Florida 34237-6063
(941) 955-5622
Email: mrowe@lobeckrowe.com
Secondary: carrieta@lobeckrowe.com
Attorneys for Plaintiff

September 4, 11, 2026 26-02073S

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Q&A

Who benefits from legal notices?

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.

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