Public Notices

Business Observer

PAGES 17-36

PAGE 17 **Additional Public Notices may be accessed on BusinessObserverFL.com and the statewide legal notice website, FloridaPublicNotices.com** OCTOBER 2 - OCTOBER 8, 2026

LEE COUNTY LEGAL NOTICES

--- PUBLIC SALES ---

FIRST INSERTION

BROOKS OF BONITA SPRINGS & BROOKS OF BONITA SPRINGS II COMMUNITY DEVELOPMENT DISTRICTS
NOTICE OF JOINT FISCAL YEAR 2027 MEETINGS

The Boards of Supervisors (Boards") of the Brooks of Bonita Springs and Brooks of Bonita Springs II Community Development Districts ("Districts") will hold Joint Regular Meetings for Fiscal Year 2027 at 1:00 p.m., at Estero Community Church, 21115 Design Parc Ln., Estero, Florida 33928 on the following dates:

October 28, 2026
January 27, 2027
March 24, 2027
April 28, 2027
June 23, 2027
July 28, 2027
August 25, 2027

The purpose of the meetings is for the Boards to consider any business which may properly come before it. The meetings are open to the public and will be conducted in accordance with the provision of Florida Law. The meetings may be continued to a date, time, and place to be specified on the record at the meetings. There may be occasions when one or more Supervisors or staff will participate by telephone. A copy of the agenda for the meetings may be obtained from the office of the District Manager at least seven (7) days in advance of the meeting by contacting the District Manager's office at (561) 571-0010 ("District Manager's Office"), during normal business hours, or by visiting the District's website, https://www.brookscdds.net/.

Any person requiring special accommodations at the meetings because of a disability or physical impairment should contact the District Manager's Office at (561) 571-0010 at least 48 hours prior to the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

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

District Manager
October 2, 2026 26-04069L

FIRST INSERTION

NOTICE OF MEETINGS COLONIAL COUNTRY CLUB COMMUNITY DEVELOPMENT DISTRICT

As required by Chapters 189 and 190 of Florida Statutes, notice is hereby given that the Fiscal Year 2026-2027 regular meetings of the Board of Supervisors of the Colonial Country Club Community Development District will be held in the Community Conference Center Room 3 of Colonial Country Club, 9181 Independence Way, Fort Myers, FL 33966.

MEETING SCHEDULE FOR FISCAL YEAR 2026-2027 ON THE 4TH MONDAY OF EVERY MONTH AT 1:00 PM EXEPT AS NOTED:

Monday, October 26, 2026
Monday, November 23, 2026
Monday, December 21, 2026
Monday, January 25, 2027
Monday, February 22, 2027
Monday, March 22, 2027
Monday, April 26, 2027
Monday, May 24, 2027
Wednesday, June 2, 2027 (Ride-around @ 8:00 AM)
Monday, June 28, 2027
Monday, July 26, 2027
Monday, August 23, 2027
Wednesday, September 22, 2027 (Ride-around @ 8:00 AM)
Monday, September 27, 2027

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

There may be occasions when one or more Supervisors may participate by remote communications technology. At the meeting location, there may be present communications technology so that any interested person can attend the meeting and be fully informed of the discussions taking place either in person or by remote communication technology.

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

Each person who decides to appeal an action taken at these meetings is advised that person will need a record of proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon such appeal is to be based.

Calvin Teague, District Manager
October 2, 2026 26-04109L

FIRST INSERTION

NOTICE OF MEETINGS HABITAT COMMUNITY DEVELOPMENT DISTRICT

As required by Chapters 189 and 190 of Florida Statutes, notice is hereby given that the Fiscal Year 2026-2027 regular meetings of the Board of Supervisors of the Habitat Community Development District will be held at the Bella Terra Clubhouse, 20070 Bella Terra Boulevard, Estero, Florida. **MEETING SCHEDULE FOR FISCAL YEAR 2026-2027 ON THE THIRD TUESDAY OF EVERY MONTH AT 3:30 PM EXEPT AS NOTED:**

Tuesday, October 20, 2026
Tuesday, November 17, 2026
Monday, December 7, 2026 (First Monday)
Tuesday, January 19, 2027
Tuesday, February 9, 2027 (Second Tuesday)
Tuesday, March 16, 2027
Tuesday, April 20, 2027
Tuesday, May 18, 2027
Tuesday, June 15, 2027
Tuesday, July 20, 2027
Tuesday, August 17, 2027
Tuesday, September 21, 2027

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

There may be occasions when one or more Supervisors may participate by remote communications technology. At the meeting location, there may be present communications technology so that any interested person can attend the meeting and be fully informed of the discussions taking place either in person or by remote communication technology.

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

Each person who decides to appeal an action taken at these meetings is advised that person will need a record of proceedings and that accordingly, the person may need to ensure that a verbatim record of the proceedings is made, including the testimony and evidence upon which such appeal is to be based.

Calvin Teague, District Manager
October 2, 2026 26-04039L

FIRST INSERTION

MEDITERRA COMMUNITY DEVELOPMENT DISTRICT
NOTICE OF FISCAL YEAR 2027 MEETINGS

The Board of Supervisors ("Board") of the Mediterra Community Development District ("District") will hold Regular Meetings for Fiscal Year 2027 at 9:00 a.m., in the Bella Vita I Room at the Sports Club at Mediterra, 15735 Corso Mediterra Circle, Naples, Florida 34110 on the following dates:

October 21, 2026
November 18, 2026
December 16, 2026
January 20, 2027
February 17, 2027
March 17, 2027
April 21, 2027
May 19, 2027
June 16, 2027
August 18, 2027

The purpose of the meetings is for the Board to consider any business which may properly come before it. The meetings are open to the public and will be conducted in accordance with the provision of Florida Law. The meetings may be continued to a date, time, and place to be specified on the record at the meetings. There may be occasions when one or more Supervisors or staff will participate by telephone. A copy of the agenda for the meetings may be obtained from the office of the District Manager at least seven (7) days in advance of the meeting by contacting the District Manager's office at (561) 571-0010 ("District Manager's Office"), during normal business hours, or by visiting the District's website, https://mediterracdd.net/.

Any person requiring special accommodations at the meetings because of a disability or physical impairment should contact the District Manager's Office at (561) 571-0010 at least 48 hours prior to the meetings. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

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

District Manager
October 2, 2026 26-04108L

FIRST INSERTION

WILDBLUE COMMUNITY DEVELOPMENT DISTRICT
NOTICE OF SPECIAL BOARD MEETING AND ATTORNEY-CLIENT EXECUTIVE SESSIONS

Notice is hereby given that the WildBlue Community Development District ("District") Board of Supervisors ("Board") will conduct the following attorney-client sessions at its special board meeting:

Attorney-Client Sessions
October 15, 2026, at 10:00 a.m.
18721 WildBlue Boulevard
Fort Myers, Florida 33913

The attorney-client session, which is closed to the public, is being held pursuant to Section 286.011(8), Florida Statutes, to discuss settlement negotiations and strategy related to litigation expenditures concerning the ongoing litigation entitled Terry Kurth, derivatively on behalf of WildBlue Master Property Owners Association, Inc. v. Lennar Homes, LLC; Pulte Home Company, LLC; SDWB, LLC; SD WildBlue, LLC; WCI Communities, LLC; Barraco and Associates, Inc; Turrell, Hall &Associates, Inc., and WildBlue Community Development District, Case No: 2024-CA-1775. The following persons are anticipated to be in attendance at the attorney-client session: Herbert Lanese, Christopher Hasty, Denis Bourgue, John Buchholz, Richard Bennington, David Gurley, Christopher Fiore, Wesley Haber, Chuck Adams, Shane Willis, Jonathan Armbruster, and a court reporter. The attorney-client session is expected to last approximately 60 minutes.

The attorney-client session, which is closed to the public, is being held pursuant to Section 286.011(8), Florida Statutes, to discuss settlement negotiations and strategy related to the ongoing litigation entitled WILDBLUE COMMUNITY DEVELOPMENT DISTRICT, Plaintiff, v. FL WILDBLUE, LLC, and 38769 TAMPA FL, LLC, Defendants. Case No. 25-CA-1837, Circuit Court Lee County. The following persons are anticipated to be in attendance at the attorney-client session: Herbert Lanese, Christopher Hasty, Denis Bourgue, John Buchholz, Richard Bennington, Wesley Haber, Chuck Adams, Shane Willis, Richard Green, Sarah Hilliard, Sarah Spardy, Lisa Bambace, and a court reporter. The attorney-client session is expected to last approximately 60 minutes.

The special board meeting begins at 10:00 a.m. on the same date and at the same location and will continue after the attorney-client sessions for the purpose of considering any business of the District. The special board meeting is open to the public and will be conducted in accordance with the provisions of Florida law for community development districts. The meeting may be continued to a date, time, and place approved by the Board on the record without additional publication of notice. There may be occasions when one or more Supervisors will participate by telephone.

A copy of the agenda for the special board meeting may be obtained from the offices of the District Manager, Wrathell, Hunt & Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, (561) 571-0010, ("District Manager's Office") during normal business hours or by visiting the District's website, http://wildbluecdd.net/.

Any person requiring special accommodations to participate in the meeting is asked to advise the District Manager's Office at least forty-eight (48) hours before the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), who can aid you in contacting the District Manager's Office.

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

WildBlue CDD
Chuck Adams, District Manager
October 2, 2026 26-04067L

FIRST INSERTION

NOTICE OF RULEMAKING REGARDING THE RULES OF PROCEDURE OF STAR FARMS AT CAPE CORAL COMMUNITY DEVELOPMENT DISTRICT

In accordance with Chapters 120 and 190, Florida Statutes, the Star Farms at Cape Coral Community Development District (the "**District**") hereby gives the public notice of its intent to adopt its proposed 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 25, 2026

A public hearing will be conducted by the Board of Supervisors (the "**Board**") of the District on November 4, 2026, at 3:00 p.m., at Forestar, 9001 Daniels Parkway, Suite 101, Fort Myers, Florida 33912 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 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 adamsc@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.

Chesley (Chuck) E Adams, Jr., District Manager
Star Farms at Cape Coral Community Development District
October 2, 2026 26-04068L

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 Golden Storage located at 12644 Palm Beach Blvd in the City of Fort Myers, Lee, FL 33905 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 28th day of September, 2026

12644 Palm Beach FL LLC
Brandon Hicks, Manager
October 2, 2026 26-04083L

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 IndustryZoom.ai located at 14145 Reflection Lakes Dr in the City of Fort Myers, Lee, FL 33907 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 28th day of September, 2026

Vector Insights LLC
October 2, 2026 26-04104L

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 STICKBOY AI located at 12401 Brantley Commons Ct., Suite 101 in the City of Fort Myers, Lee, FL 33907 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 28th day of September, 2026

Stickboy Creative, LLC
October 2, 2026 26-04094L

FIRST INSERTION

Notice of Public Sale

Self Storage unit contents will be sold by Self Storage Plus to satisfy a lien for rental on October 14th, 2026 at approximately 1PM at www.storagetreasures.com for the following location: 17701 Summerlin Road, Fort Myers, FL 33908. The contents of 1 unit will be sold containing household goods, furniture, electronics, tools, etc.

Self Storage Plus – SummerlinRD
17701 Summerlin Road
Fort Myers, Fl 33908

The bidding will close on the website Storage Treasures.com and a high bidder will be selected on 10/14/2026 at 1PM.

Occupant Name Jason Davis
Unit Number 4105
Description of Property Watercraft Parts, Wood Pieces, Furniture, Clothing, Cabinet
October 2, 9, 2026 26-04034L

SAVE TIME
Email your Legal Notice
legal@businessobserverfl.com • Deadline Wednesday at noon • Friday Publication
LV20906A_V21

--- PUBLIC SALES ---

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 Limitless Web Solutions located at 3236 Forum Blvd. #1108 in the City of Fort Myers, Lee, FL 33905 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 28th day of September, 2026

Frank Gillis

October 2, 2026 26-04089L

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 Everwell Collective located at 3236 Forum Blvd. #1108 in the City of Fort Myers, Lee, FL 33905 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 28th day of September, 2026

Frank Gillis

October 2, 2026 26-04088L

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 Lee Health Clinical Collaborative located at 2675 Winkler Avenue, Suite 490 in the City of Fort Myers, Lee, FL 33901 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 28th day of September, 2026

Millennium RBE of Florida, LLC

Jeffrey A. Pakrosnis

October 2, 2026 26-04084L

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 Robinson Bookkeeping Consultants located at 1008 NW 10th St in the City of Cape Coral, Lee, FL 33993 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 24th day of September, 2026

Nicole Christina Robinson

October 2, 2026 26-04028L

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 THAI SIAM KITCHEN located at 24600 TAMIAMI TRL S, #104-106 in the City of BONITA SPRINGS, Lee, FL 34134 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 25th day of September, 2026

MUJI2 LLC

October 2, 2026 26-04043L

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 Sickles Mobile Primary Care located at 8861 Colonnades Court West #231 in the City of Bonita Springs, Lee, FL 34135 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 25th day of September, 2026

Joy Sickles

October 2, 2026 26-04044L

FIRST INSERTION

Notice of Self Storage Sale

Please take notice 24/7 Store It - Pine Island located at 5111 Doug Taylor Circle St. James FL 33956 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants who are in default at an Auction. The sale will occur as an online auction via www.storagetreasures.com on 10/22/26 at 10:00 AM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Sally Egbert; Carly Black; Antoinette Silvers. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.

October 2, 9, 2026 26-04033L

FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of Signature Journeys, located at 2505 NW 20th Ave, in the City of Cape Coral, County of Lee, State of FL, 33993, intends to register the said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.

Dated this 29 of September, 2026.

TRADITIONAL SOLUTIONS LLC

2505 NW 20th Ave

Cape Coral, FL 33993

October 2, 2026 26-04103L

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 Next Gen Cookie Co. located at 4142 Bay Beach Lane in the City of Fort Myers Beach, Lee, FL 33931 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 27th day of September, 2026

Alyssa Rose Whitty

October 2, 2026 26-04074L

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 Luxury Tiki Charters located at 3726 NW 42nd Pl in the County of Lee, in the City of Cape Coral, 33993 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated September 24, 2026

PRM LLC

October 2, 2026 26-04049L

FIRST INSERTION

FICTITIOUS NAME NOTICE

Notice is hereby given that BRIAN R WEBSTER, OWNER, desiring to engage in business under the fictitious name of BRIAN R WEBSTER located at 2039 WILLOW BRANCH DR, CAPE CORAL, FLORIDA 33991 intends to register the said name in LEE county with the Division of Corporations, Florida Department of State, pursuant to section 865.09 of the Florida Statutes.

October 2, 2026 26-04029L

FIRST INSERTION

NOTICE OF PUBLIC SALE

Notice is hereby given that on 10/16/2026, at 10:30AM, the following property will be sold at public auction pursuant to F.S. 715.109: 1967 SUNH mobile home bearing vehicle identification number 56CK1221978 and all personal items located inside the mobile home. Last Tenants: Deborah Kay Davis, Joshua Kuke Cullen, All Unknown Beneficiaries, Heirs, Successors, Assigns, and Devisees of Deborah Davis a/k/a Debbie Davis, and Unknown Party or Parties in Possession. Sale to be held at: Twin Pines Village, 4393 Hitzing Avenue, Lot No. 86, North Fort Myers, Florida 33903, (239)790-1796.

October 2, 9, 2026 26-04099L

FIRST INSERTION

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

NOTICE IS HEREBY GIVEN that Eric Monroe / LATITUDES ADVISORS26, LLC will engage in business under the fictitious name LATITUDES ADVISORS, with a physical address 13829 WOODHAVEN CIR FORT MYERS, FL 33905, with a mailing address 13829 WOODHAVEN CIR FORT MYERS, FL 33905, and already registered the name mentioned above with the Florida Department of State, Division of Corporations.

October 2, 2026 26-04115L

FIRST INSERTION

NOTICE OF PUBLIC SALE

Affordable Secure Storage-Ft. Myers, LLC, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 16289 S. Tamiami Trl., Ft. Myers, FL 33908 on October 19, 2026 at 11:00 a.m. or thereafter.

Tenant Name:
ROBERT JORGENSEN
General Description of Property:
HOUSEHOLD ITEMS
Tenant Name: HAL WAGNER
General Description of Property:
SPORTS MEMORABILIA
Tenant Name: ANGIE HOLBROOK
General Description of Property:
HOUSEHOLD ITEMS (2 UNITS)
Tenant Name:
SONYA RUEHRWEIN
General Description of Property:
HOUSEHOLD ITEMS
Tenant Name: MILHOUS PUB
General Description of Property:
BARSTOOLS, RESTAURANT EQUIPMENT
Tenant Name: SEIRRA MAROTTA
General Description of Property:
CHILDREN'S CLOTHING, TOYS
Tenant Name: JOHN BERGERON
General Description of Property:
HOUSEHOLD FURNITURE, 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. Affordable Secure Storage-Ft. Myers, LLC, may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.

October 2, 9, 2026 26-04113L

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002505
Division Probate
IN RE: ESTATE OF ARTHUR DEAN GUY, JR.
Deceased.

The administration of the estate of ARTHUR DEAN GUY, JR., Deceased, Case Number 26-CP-002505 is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Martin Luther King Jr. Blvd., 2nd Floor, Fort Myers, FL 33901. The names and addresses of the personal representatives and personal representative's attorney are set forth below.

All creditors are required to file all claims of the estate with this Court within the later of THREE (3) MONTHS AFTER THE DATE OF FIRST PUBLICATION or THIRTY (30) DAYS AFTER THE DATE OF SERVICE.

ALL CLAIMS NOT SO FILED WILL BE FOREVER BARRED.

Publication of this Notice began on October 2, 2026.

Personal Representative
Gabrielle Sale
888 Brickell Key Drive, Apt. 2212
Miami, Florida 33131

Attorney for Personal Representative:
/s/ Barbara Sanjurjo
BARBARA SANJURJO, ESQ.
BARBARA SANJURJO P.A.
2630 SW 28TH STREET, SUITE 61
COCONUT GROVE, FL 33133
(305) 370-3990 Phone
(305) 370-3999 Fax
Fla. Bar. No. 0478636
Email: Barbara@sanjurjolaw.com

October 2, 9, 2026 26-04031L

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 ReloLodging located at 26821 S. Bay Drive # 114 in the City of Bonita Springs, Lee,
FL 34134 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 29th day of September, 2026

ReloCircle, LLC

Jon Schroeder

October 2, 2026 26-04121L

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 Blu Luxury Rentals located at 1804 SW 29th Ter in the City of Cape Coral, Lee, FL 33914 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 29th day of September, 2026

Holy Fit Enterprises Inc.

Andres Rodriguez

October 2, 2026 26-04122L

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002453
IN RE: THE ESTATE OF: VERA MAE KRAFT a/k/a VERA MAE AMBROSELLI
Deceased.

The administration of the estate of VERA MAE KRAFT a/k/a VERA MAE AMBROSELLI, deceased, whose date of death was May 15, 2026, is pending in the Circuit Court of Lee County, Florida Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

NOT WITHSTANDING THE TIME PERIODS SET FORTH ABOVE ANY CLAIM FILED TWO (2) YEARS OR MORE AFTER THE DECEDENT'S DATE OF DEATH IS BARRED.

The date of first publication of this notice is October 2, 2026.

Personal Representative:
Gina Mennona
1508 NW 28th Avenue
Cape Coral, Florida 33993

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

October 2, 9, 2026 26-04032L

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP- 2804
Division Probate
IN RE: ESTATE OF Constance Hamilton Wallace a/k/a Constance H. Wallace
Deceased.

The administration of the estate of Constance Hamilton Wallace, a/k/a Constance H. Wallace, deceased, whose date of death was August 13, 2026 is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Attn: Probate Division, P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court 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 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 October 2, 2026.

Personal Representative:
Robert C. Benedict

Attorney for Personal Representative:
Robert C. Benedict
Florida Bar No: 0361150
rbenedict@bigwlaw.com
Wideikis, Benedict & Berntsson, LLC
The BIG W Law Firm
3195 S. Access Road
Englewood, FL 34224
(941) 627-1000 Telephone

October 2, 9, 2026 26-04037L

FIRST INSERTION

NOTICE TO CREDITORS (Formal Administration)

IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002432
Division Probate
IN RE: ESTATE OF JEFFREY EDWARD SCHNEIDER a/k/a JEFFERY EDWARD SCHNEIDER,
Deceased.

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

The administration of the estate of Jeffrey Edward Schneider, deceased, whose date of death was February 3, 2026, and the last four digits of whose social security number are XXXX is pending in the Circuit Court of Lee, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901; that the decedent's date of death was February 3, 2026. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

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

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

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

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

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

The date of first publication of this notice is October 2, 2026.

Person Giving Notice:
April Lynn Allender
1908 SE 20th Lane
Cape Coral, Florida 33990

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

October 2, 9, 2026 26-04066L

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-2396
IN RE: ESTATE OF BARBARA C. BRENTON, Deceased.

The administration of the Estate of BARBARA C. BRENTON, deceased, whose date of death was June 28, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, Florida 33902. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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 October 2, 2026.

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

Personal Representative:
MARY BETH CRAWFORD, ESQ.
c/o Cummings & Lockwood, LLC
8000 Health Center Boulevard, Suite 300 Bonita Springs, FL 34135

Attorney for the
Personal Representative:
DEVIN A. DAMON, ESQ.
Florida Bar No. 1003634
Cummings & Lockwood LLC
8000 Health Center Boulevard,
Suite 300
Bonita Springs, FL 34135

October 2, 9, 2026 26-04027L

FIRST INSERTION

NOTICE TO CREDITORS (Summary Administration)

IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP- 002827
Division: Probate
IN RE: ESTATE OF GEORGE HORACE AUSTIN, a/k/a GEORGE H. AUSTIN, 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 George Horace Austin, a/k/a George H. Austin, deceased, File Number 26-CP-002827 by the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers , FL 33902; that the decedent's date of death was May 22, 2026; that the total value of the estate is $1,000.00 and that the names and addresses of those to whom it has been assigned by such order are:

Name Address

George H. Austin Revocable Living Trust, u/a/d October 17, 1989

c/o Regina R. Austin and Amy Ursitti, Co-Trustees 14970 Terrell Dr. Alva, FL 33920

ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the estate of the decedent and persons having claims or demands against the estate of the decedent other than those for whom provision for full payment was made in the Order of Summary Administration must file their claims with this court WITHIN THE TIME PERIODS SET FORTH IN 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 October 2, 2026.

Person Giving Notice:
Regina R. Austin
14970 Terrell Dr. Alva, FL 33920

Attorney for Person Giving Notice
Lowell S. Schoenfeld
Attorney for Petitioner
Florida Bar Number: 980099
SCHOENFELD KYLE & ASSOCIATES LLP
1380 Royal Palm Square Blvd.
Fort Myers, FL 33919
Telephone: (239) 936-7200
E-Mail: lowells@trustska.com

October 2, 9, 2026 26-04026L

--- ESTATE ---

FIRST INSERTION

NOTICE TO CREDITORS
(Summary Administration)
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002534
IN RE: ESTATE OF RICHARD P. LUBRANO
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 Richard P. Lubrano, deceased, File Number 26-CP-002534, by the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Ft. Myers, FL 33902; that the decedent's date of death was February 8, 2026; that the total value of the estate is approximately $149,000.00 and that the names and addresses of those to whom it has been assigned by such Order are:

Name Address
Janet Lubrano
15447 Puffin Drive
Bonita Springs, FL 34135

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 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 October 2, 2026.

Person Giving Notice:
Janet Lubrano
15447 Puffin Drive
Bonita Springs, FL 34135

Attorney for Person Giving Notice
Carol R. Sellers
Florida Bar Number: 893528
3525 Bonita Beach Rd., Suite 103
Bonita Springs, FL 34134
Telephone: (239) 992-2031
Fax: (239) 992-0723
E-Mail: csellers@richardsonsellers.com
Secondary E-Mail: khutter@richardsonsellers.com
October 2, 9, 2026 26-04048L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002250
IN RE: ESTATE OF DORIS MAY KENDRICK,
Deceased.

The administration of the estate of DORIS MAY KENDRICK deceased, whose date of death was November 25, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Po Box 9346, Fort Myers, Florida 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

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

The date of first publication of this notice is October 2, 2026.

Personal Representative:
ROBERT BRADLEY KENDRICK
457 STONEWOOD LANE
MAITLAND, FLORIDA 32751

Attorney for Personal Representative:
DANIELLE WHITE, ESQUIRE
Florida Bar No. 1035906
VELIZ KATZ LAW
630 North Wymore Road, Suite 330
Maitland, Florida 32751
Telephone: (407) 849-7072
Facsimile: (407) 849-7075
E-Mail: VelizKatz@VelizKatzLaw.com
Secondary:
Probate@VelizKatzLaw.com
Attorney for Petitioner
October 2, 9, 2026 26-04038L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002501
Division Probate
IN RE: ESTATE OF ROBERT THOMAS HOLLYWOOD A/K/A ROBERT HOLLYWOOD
Deceased.

The administration of the estate of Robert Thomas Hollywood a/k/a Robert Hollywood, deceased, whose date of death was June 10, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr Martin Luther King JR Blvd, Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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 October 2, 2026.

Personal Representative:
/s/ Jennifer Hollywood
Jennifer Hollywood
26201 Tunis Mills Road
Eaton, Maryland 21601

Attorney for Personal Representative:
/s/ Alina Gonzalez-Dockery, Esq.
Alina Gonzalez-Dockery, Esq.
Attorney for Personal Representative
Florida Bar Number: 94099
LIFE LAW PLANNING
5237 Summerlin Commons Blvd.
Ste #109
Fort Myers, Florida 33907
Telephone: (239) 790-8058
Fax: (239) 790-5088
E-Mail: alina@lifelawplanning.com
Secondary E-Mail: service@lawsprt.com
October 2, 9, 2026 26-04097L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File Number: 2026-CP-00828
IN RE: ESTATE OF FRANK J. PETRILLI, Deceased.

The administration of the estate of Frank J. Petrilli, deceased, File Number: 2026-CP-00828, whose date of death was 12/17/2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is: 10/02/2026

Personal Representative
Christopher M. Petrilli
5 Cottage Pl., #P109
White Plains, NY 10601

Attorney for Personal Representative
Robert Corbett, Esq.
FBN: 1054751
Law Office of Robert Corbett
1635 E. Highway 50, Suite 300
Clermont, FL 34711
(352) 234-4170
rob@robcorbettlaw.com
October 2, 9, 2026 26-04030L

FIRST INSERTION

AMENDED NOTICE OF SALE PURSUANT TO CHAPTER 45
(1436 NW 31st Ave., Cape Coral, Florida 33993)
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
Case No. 25-CA-5860

TRYON STREET ACQUISITION TRUST I,
Plaintiff, v.
VAJESQ LLC, CESAR GABRIEL HERNANDEZ, JR., CRISTIAN ANDRES VETH RAFFO a/k/a Christian Andres Veth Raffo, SIX SIGMA ROOFING CONTRACTORS LLC, DIAMOND GULF CONSTRUCTION, LLC, JOHN / JANE DOE, fictitious names representing tenants in possession,
Defendants.

Notice is given that pursuant to the Final Judgment of Foreclosure dated September 16, 2026, entered in Case No. 25-CA-5860 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, in which TRYON STREET ACQUISITION TRUST I, is the Plaintiff, and VAJESQ LLC, et. al., are the Defendants, the Clerk of the Circuit Court will sell to the highest and best bidder for cash to be conducted in an online sale at http://www.lee.realforeclose.com beginning at 9:00 a.m. on 5th day of November 2026, in accordance with Chapter 45 Florida Statutes, the following described property set forth in said Final Judgment of Foreclosure:

Lots 45 and 46, Block 4094, Unit 57, Cape Coral, according to the plat thereof as recorded in Plat Book 19, Pages 124 through 137, inclusive, of the Public Records of Lee County, Florida
Together with all rents, issues and profits.
Property Address: 1436 NW 31st Ave., Cape Coral, Florida 33993

Dated this 22nd day of September 2026.

Kevin C. Karnes
CLERK OF COURT
09/24/2026
(SEAL) N Wright-Angad
Deputy Clerk

BURR & FORMAN LLP
201 N. Franklin Street, Suite 3200
Tampa, Florida 33602
Phone: (813) 221-2626
Facsimile: (813) 221-7335
Primary E-Mail Address:
rcohn@burr.com
Secondary E-mail Addresses:
dmorse@burr.com and
mguerra@burr.com
Attorneys for Plaintiff
By: /s/ Ronald B. Cohn
Ronald B. Cohn, FBN 599786
October 2, 9, 2026 26-04045L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002909
Division Probate
IN RE: ESTATE OF PEGGY MARTIN WHITE
Deceased.

The administration of the estate of Peggy Martin White, deceased, whose date of death was September 1, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St, Ft. Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is October 2, 2026.

Personal Representative:
Gregory T. Martin
7548 Captiva Blvd
Fort Myers, Florida 33967

Attorney for Personal Representative:
Eviana J. Martin
Attorney
Florida Bar Number: 36198
Martin Law Firm, PL
3701 Del Prado Blvd S.
Cape Coral, Florida 33904
Telephone: (239) 443-1094
Fax: (941) 218-1231
E-Mail:
eviana.martin@martinlawfirm.com
October 2, 9, 2026 26-04114L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-2883
Division Probate
IN RE: ESTATE OF NEAL SETH FENSTER
Deceased.

The administration of the estate of Neal Seth Fenster, deceased, whose date of death was June 12, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Martin Luther King Jr. Blvd., 2nd Floor, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is October 2, 2026.

Personal Representative:
Nina Fenster
11765 Sherwood Trail
Chesterland, Ohio 44026

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
October 2, 9, 2026 26-04092L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-2715
Division Probate
IN RE: ESTATE OF GARY ROBERT KING A/K/A GARY R. KING
Deceased.

The administration of the estate of Gary Robert King a/k/a Gary R. King, deceased, whose date of death was March 9, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is PO Box 9346, Fort Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is October 2, 2026.

Personal Representative:
Lauren N. Bedell
22 Ballard Rd.
Derry, New Hampshire 03028

Attorney for Personal Representative:
Douglas A. Dodson, II
Florida Bar Number: 126439
DORCEY LAW FIRM PLC
10181 Six Mile Cypress Parkway, Ste C.
Fort Myers, FL 33966
Telephone: (239) 418-0169
Fax: (239) 418-0048
E-Mail: douglas@dorceylaw.com
Secondary E-Mail:
probate@dorceylaw.com
October 2, 9, 2026 26-04098L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP- 2810
Division Probate
IN RE: ESTATE OF EDGAR O. RAND
Deceased.

The administration of the estate of Edgar O. Rand, deceased, whose date of death was August 28, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe St., Fort Myers, Florida 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

All creditors of the decedent and other persons having claims or demands against decedent's estate on whom a copy of this notice is required to be served must file their claims with this court ON OR BEFORE THE LATER OF 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 October 2, 2026.

Personal Representative:
Edgar O. Rand, Jr.
4677 Dudley Ln
Sandy Springs, Georgia 30327

Attorney for Personal Representative:
David M. Platt
Attorney
Florida Bar Number: 939196
David M. Platt, P.A.
8880 Gladiolus Dr., Ste. 201
Fort Myers, FL 33908
Telephone: (239) 472-5400
E-Mail: david.platt@sancaplaw.com
October 2, 9, 2026 26-04036L

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.

LV1823_V25

--- TAX DEEDS ---

--- ACTIONS / SALES ---

FIRST INSERTION

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

Tax Deed #:2026000353

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

Certificate Number: 24-23901
Year of Issuance 2024 Description of Property LOT 10, BLOCK 9, UNIT 2, SECTION 21, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 18, PAGE 55, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 21-45-27-L2-02009.0100
Names in which assessed:
ALFONS VAN DEN BROECK, ALFONS VANDENBROECK

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 31; Aug. 7, 14, 21; Oct. 2, 2026 26-04056L

FIRST INSERTION

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

Tax Deed #:2026000352

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

Certificate Number: 24-23900
Year of Issuance 2024 Description of Property LOT 9, BLOCK 9, UNIT 2, SECTION 21, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 18, PAGE 55, PUBLIC RECORDS, LEE COUNTY, FLORIDA. Strap Number 21-45-27-L2-02009.0090
Names in which assessed:
A VANDENBROECK, A. VANDENBROECK

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 31; Aug. 7, 14, 21; Oct. 2, 2026 26-04057L

FIRST INSERTION

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

Tax Deed #:2026000348

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

Certificate Number: 24-15990
Year of Issuance 2024 Description of Property LOT 11, BLOCK 30, UNIT 4, SECTION 2, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEHIGH ACRES, FLORIDA, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 26, PAGE 178. PUBLIC RECORDS, LEE COUNTY, FLORIDA Strap Number 02-45-26-04-00030.0110
Names in which assessed:
NETTIE K ROTH

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 31; Aug. 7, 14, 21; Oct. 2, 2026 26-04058L

FIRST INSERTION

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

Tax Deed #:2026000337

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

Certificate Number: 24-15924
Year of Issuance 2024 Description of Property LOT 13, BLOCK 118, UNIT 11, SECTION 1, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT OR MAP THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 93, PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 01-45-26-11-00118.0130
Names in which assessed:
ANTHONY A STRIGENZ, ANTON A STRIGENZ

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 31; Aug. 7, 14, 21; Oct. 2, 2026 26-04059L

FIRST INSERTION

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

Tax Deed #:2026000326

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

Certificate Number: 24-02582
Year of Issuance 2024 Description of Property LOTS 16 AND 17, BLOCK 2678, UNIT 38, CAPE CORAL, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 16, PAGE 87-99 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 02-44-23-C3-02678.0160
Names in which assessed:
Anthony Thornton, ESTATE OF ANTHONY JOHN THORNTON, ESTATE OF MARK THORNTON, ESTATE OF THOMAS THORNTON, UNKNOWN HEIRS OF MARK THORNTON, UNKNOWN HEIRS OF THORNTON ANTHONY

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 31; Aug. 7, 14, 21; Oct. 2, 2026 26-04061L

FIRST INSERTION

NOTICE OF ACTION
FORECLOSURE PROCEEDINGS-PROPERTY

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 26-CA-002814

LAKE MICHIGAN CREDIT UNION
Plaintiff, vs.
ERIK R. REYES, et al,
Defendants

TO: KRISTINA DIANA VICENTY aka KRISTINA DIANA REYES WHOSE LAST KNOWN ADDRESS IS 3923 SW 13TH AVENUE, CAPE CORAL, FL 33914

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

LOTS 30 & 31, BLOCK 3295, UNIT 66, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 22, PAGE(S) 2 THROUGH 26, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA PROPERTY ADDRESS: 3923 SW 13TH AVENUE CAPE CORAL, FL 33914

more commonly known as 3923 SW 13TH AVENUE, CAPE CORAL, FL 33914

This action has been filed against you, and you are required to serve a copy of your written defense, if any, to it on Plaintiff's attorney, RUBIN LUBLIN, LLC, whose address is 2313 W. Violet St., Tampa, Florida 33603, within 30 days after date of first publication and file the original with the Clerk of the Circuit Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

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

WITNESS my hand and seal of this Court on the day of 09/24/2026,

Kevin C. Karnes
LEE County, Florida
By: N Wright-Angad
Deputy Clerk

RUBIN LUBLIN, LLC,
2313 W. Violet St.,
Tampa, Florida 33603
25-F001265/JC

October 2, 9, 2026 26-04040L

FIRST INSERTION

NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 26-CP-002517
Division: P(7)
IN RE: ESTATE OF WALTER CRAFT III,
Deceased.

The administration of the estate of WALTER CRAFT III, deceased, whose date of death was June 3, 2026, is pending in the Circuit Court for LEE County, Florida, Probate Division, the address of which is P.O. Box 2469 Ft. Myers, FL 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is October 2, 2026.

Personal Representative:
BETH RAKESTRAW
19600 Skipper Road
North Fort Myers, Florida 33917

Attorney for Personal Representative:
Rodolfo Suarez Jr. Esq.,
Attorney
Florida Bar Number: 013201
9100 South Dadeland Blvd, Suite 1620
Miami, Florida 33156
Telephone: (305) 448-4244
Fax: (305) 448-4211
E-Mail: rudy@suarezlawyers.com
Secondary E-Mail:
eservice@suarezlawyers.com

October 2, 9, 2026 26-04093L



FIRST INSERTION

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

Tax Deed #:2026000305

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

Certificate Number: 24-19321
Year of Issuance 2024 Description of Property LOT 14, BLOCK 15, LEHIGH ACRES, UNIT 6, SECTION 13, TOWNSHIP 44 SOUTH, RANGE 27 EAST, ACCORDING TO MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 15, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 13-44-27-06-00015.0140
Names in which assessed:
EDISLAY CANDANO, HANSER GONZALEZ

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Jul. 31; Aug. 7, 14, 21; Oct. 2, 2026 26-04035L

FIRST INSERTION

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

Tax Deed #:2026000333

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

Certificate Number: 24-01563
Year of Issuance 2024 Description of Property LOTS 32 AND 33, BLOCK 2991, CAPE CORAL UNIT 43, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 17, AT PAGES 48 THROUGH 57, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 27-43-23-C3-02991.0320
Names in which assessed:
INFINITY LOGISTICS SERVICES LL, INFINITY LOGISTICS SERVICES LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 31; Aug. 7, 14, 21; Oct. 2, 2026 26-04060L

FIRST INSERTION

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

Tax Deed #:2026000317

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

Certificate Number: 24-16772
Year of Issuance 2024 Description of Property LOT 6, BLOCK 5, UNIT 1, SECTION 13, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 99, PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 13-45-26-01-00005.0060
Names in which assessed:
RYAN T MCBRIDE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 31; Aug. 7, 14, 21; Oct. 2, 2026 26-04062L

FIRST INSERTION

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

Tax Deed #:2026000137

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

Certificate Number: 24-03599
Year of Issuance 2024 Description of Property COLONIAL VILLAGE II CONDO OR 1698 PG 2508 UNIT 202 Strap Number 14-44-23-C3-00100.2020
Names in which assessed:
THOMAS J. VALERI, JR. AND MARYELLEN VALERI, VALERI THOMAS J JR & VALERI MARYELLEN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 10/20/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

July 10, 17, 24, 31; Oct. 2, 2026 26-04055L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
Case No. 25-CA-002044

Fifth Third Bank N.A.
Plaintiff, vs.
Yoel Abrahantes Monzon a/k/a Yoel Abrahantes a/k/a Monzon Yoel Abrahantes;
City of Cape Coral, Florida
Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale entered in Case No. 25-CA-002044 of the Circuit Court of the TWENTIETH Judicial Circuit, in and for Lee County, Florida, wherein Fifth Third Bank N.A. is the Plaintiff and Yoel Abrahantes Monzon a/k/a Yoel Abrahantes a/k/a Monzon Yoel Abrahantes; City of Cape Coral, Florida are the Defendants, that I will sell to the highest and best bidder for cash by electronic sale at www.lee.realforeclose.com, beginning at 09:00 AM. on December 3, 2026, the following described property as set forth in said Final Judgment, to wit:

LOTS 36 AND 37, BLOCK 527, CAPE CORAL, UNIT 14, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 13, PAGE(S) 61 THROUGH 68, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

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

Dated this 09/25/2026

Kevin Karnes
As Clerk of the Court
(SEAL) T. Mann
As Deputy Clerk

BROCK & SCOTT, PLLC
4919 Memorial Hwy, Suite 135
Tampa, FL 33634
Attorney for Plaintiff

October 2, 9, 2026 26-04051L

FIRST INSERTION

NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 26-CA-002978

CLICK N' CLOSE, INC.,
Plaintiff, v.
YOHAN ALEJANDRO RODRIGUEZ LEONARD, et al.,
Defendants.

TO: Yohan Alejandro Rodriguez Leonard
2000 Tropicana Parkway W
Cape Coral, FL 33993
Yohan Alejandro Rodriguez Leonard
55 NE 5th St., Unit 2921
Miami, FL 33132
Yohan Alejandro Rodriguez Leonard
475 SE 1st St., Apt. 1108
Pompano Beach, FL 33060
Yohan Alejandro Rodriguez Leonard
58 NE 14th St., Apt. 12
Miami, FL 33132
Unknown Spouse of Yohan Alejandro Rodriguez Leonard
2000 Tropicana Parkway W
Cape Coral, FL 33993
Unknown Spouse of Yohan Alejandro Rodriguez Leonard
55 NE 5th St., Unit 2921
Miami, FL 33132
Unknown Spouse of Yohan Alejandro Rodriguez Leonard
475 SE 1st St., Apt. 1108
Pompano Beach, FL 33060
Unknown Spouse of Yohan Alejandro Rodriguez Leonard
58 NE 14th St., Apt. 12
Miami, FL 33132

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

Lots 35 and 36, Block 3775, Cape Coral Unit 51, according to the Map or Plat thereof, recorded in Plat Book 19, Page 2, of the Public Records of Lee County, Florida.

has been filed against you and you are required to serve a copy of your written defenses, if any, on Anthony R. Smith, Esquire, the Plaintiff's attorney, whose address is Tiffany & Bosco, P.A., 1201 S. Orlando Ave, Suite 430, Winter Park, FL 32789, on or before thirty (30) days from the date of first publication of this Notice, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; or a default will be entered against you for the relief demanded in the complaint.

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

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the official seal of said Court at Lee County, Florida, this 30th day of September, 2026.

Kevin C. Karnes
as Clerk of the Circuit Court of
Lee County, Florida
(SEAL) By: K Harris
DEPUTY CLERK

Anthony R. Smith, Esquire,
the Plaintiff's attorney,
Tiffany & Bosco, P.A.,
1201 S. Orlando Ave, Suite 430,
Winter Park, FL 32789

October 2, 9, 2026 26-04140L

FIRST INSERTION

RE-NOTICE OF SALE PURSUANT TO CHAPTER 45

IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA.
CIVIL DIVISION
CASE NO. 25-CA-002755

NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING,
Plaintiff, vs.
MICHAEL CLYNE; PRINCIPIA CONDOMINIUM ASSOCIATION, INC.; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated March 18, 2026 and an Order Resetting Sale dated September 17, 2026 and entered in Case No. 25- CA-002755 of the Circuit Court in and for Lee County, Florida, wherein NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING is Plaintiff and MICHAEL CLYNE; PRINCIPIA CONDOMINIUM ASSOCIATION, INC.; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, I will sell to the highest and best bidder for cash on Lee County's Public Auction website, www.lee.realforeclose.com, 9:00 a.m., on October 22, 2026 , the following described property as set forth in said Order or Final Judgment, to-wit:

UNIT 1, BUILDING 244, PRINCIPIA GARDEN VILLAS, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORDS BOOK 1010, PAGE 20, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND ALL AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS.

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

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

DATED at Ft. Myers, Florida, on 09/28/2026

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

Diaz Anselmo & Associates, P.A.
Attorneys for Plaintiff
P.O. BOX 19519
Fort Lauderdale, FL 33318
Telephone: (954) 564-0071
Service E-mail: answers@dallegal.com
1496-217179 / GS1

October 2, 9, 2026 26-04096L

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF SALE
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA FORECLOSURE DIVISION
CASE NO.: 25-CC-008464
TOWN LAKES HOMEOWNERS ASSOCIATION, INC., a Florida not-for-profit corporation,
Plaintiff, v.
MYRIO ANTWAN TOOMER and SHERETTA S. TOOMER,
Defendants.

Notice is hereby given that pursuant to a Final Judgment of Foreclosure entered on July 16th, 2026, in the above-styled cause, in the County Court of Lee County, Florida, Kevin C. Karnes, Clerk of Circuit Court, will sell the property situated in Lee County, Florida legally described as:

Lot 8, Block 3, Town Lakes Phase 2, according to the Plat thereof as recorded in Plat Book 73, Pages 33 through 37, inclusive, of the Public Records of Lee County, Florida.

More commonly known as: 18310 Plumbago Ct, Lehigh Acres, FL 33972

In an online sale at www.lee.realforeclose.com, in accordance with Chapter 45, Florida Statutes, beginning on November 19, 2026, at 9:00 am

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

A copy of this notice shall be published in the Business Observer.

DATED this day of 09/28/2026

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

October 2, 9, 2026 26-04076L

FIRST INSERTION

CLERK'S NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO: 25-CA-005090
FIRST FEDERAL BANK
Plaintiff, vs.
KENNETH A WATSON JR, et al.,
Defendant(s).

NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure entered on August 24, 2026 in the above-styled cause, I will sell to the highest and best bidder for cash on October 22, 2026 at 9:00 a.m., at www.lee.realforeclose.com.

LOTS 39, 40 AND 41, BLOCK 66, FORT MYERS SHORES, UNIT 6, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 17, PAGES 75, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Property Address:
14014 Barcelona Avenue,
Fort Myers, FL 33905

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED

Dated: 09/25/2026.

KEVIN C. KARNES, CLERK
LEE COUNTY CIRCUIT COURT
(Court Seal) By: T. Mann
Deputy Clerk

Quintairos, Prieto, Wood & Boyer, P.A.
Attn: Sale Department
255 South Orange Ave, Suite 900
Orlando FL 32801
Phone: (407) 872-6011
Email: sales@qpwblaw.com
Matter No.: FL-009801-25
October 2, 9, 2026 26-04054L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR LEE COUNTY
GENERAL JURISDICTION DIVISION
CASE NO. 25-CA-005670
PENNYMAC LOAN SERVICES, LLC,
Plaintiff, vs.
ARELIS CAMPANA AKA ARELIS CAMPANA BRUZETA A/K/A ARELIS CAMPANA BRUZETA, et al.,
Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered July 16, 2026 in Civil Case No. 25-CA-005670 of the Circuit Court of the TWENTIETH JUDICIAL CIRCUIT in and for Lee County, Ft. Myers, Florida, wherein PENNYMAC LOAN SERVICES, LLC is Plaintiff and Arelis Campana AKA Arelis Campana Bruzeta a/k/a Arelis Campana Bruzeta, et al., are Defendants, the Clerk of Court, Kevin C. Karnes, will sell to the highest and best bidder for cash at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on October 15, 2026 at 9:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

LOTS 21 AND 22, BLOCK 1932, UNIT 29, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 16, PAGES 15 THROUGH 25, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Address: 432 SW 5th St, Cape Coral, FL 33991-0000

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

Dated this 09/25/2026.

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

23-07213FL
October 2, 9, 2026 26-04065L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR LEE COUNTY
GENERAL JURISDICTION DIVISION
CASE NO. 25-CA-005581
CARRINGTON MORTGAGE SERVICES, LLC,
Plaintiff, vs.
NODLYNE JOLY, et al.,
Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered August 24, 2026 in Civil Case No. 25-CA-005581 of the Circuit Court of the TWENTIETH JUDICIAL CIRCUIT in and for Lee County, Ft. Myers, Florida, wherein CARRINGTON MORTGAGE SERVICES, LLC is Plaintiff and Nodlyne Joly, et al., are Defendants, the Clerk of Court, Kevin C. Karnes, will sell to the highest and best bidder for cash at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on October 15, 2026 at 9:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

LOT 20, BLOCK 44, SECTION 27, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, UNIT 4, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE(S) 77, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Address: 3918 4th St W, Lehigh Acres, FL 33971

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

Dated this day of 09/25/2026.

Deputy Clerk
CLERK OF THE CIRCUIT COURT
As Clerk of the Court
(SEAL) BY: T. Mann

McCalla Raymer Leibert Pierce, LLP
110 SE 6th Street, Suite 2300
Fort Lauderdale, FL 33301
AccountsPayable@mccalla.com
Counsel of Plaintiff
25-13487FL
October 2, 9, 2026 26-04053L

FIRST INSERTION

CLERK'S NOTICE OF SALE UNDER F.S. CHAPTER 45
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
Case No. 26-CA-001849
Honorable Judge: LOUKONEN, RACHAEL SPRING
PLANET HOME LENDING, LLC
Plaintiff, vs.
TROY C. THOMPSON; UNKNOWN SPOUSE OF TROY C. THOMPSON; LEE COUNTY CLERK OF COURT; UNITED STATES OF AMERICA; SECRETARY OF HOUSING AND URBAN DEVELOPMENT; CYPRESS VILLAGE – CORONADO MOORS ASSOCIATION, INC.; CYPRESS VILLAGE PROPERTY OWNERS ASSOCIATION, INC.; UNKNOWN TENANT OCCUPANT #1; UNKNOWN TENANT OCCUPANT #2
Defendants,

NOTICE IS GIVEN that, in accordance with the Final Judgment of Foreclosure dated September 22, 2026, in the above-styled cause, I, Kevin Karnes, Clerk of the Circuit Court of Lee County, will sell to the highest and best bidder for cash online at www.lee.realforeclose.com at 9:00 A.M. on November 19, 2026, the following described property:

LOT 4, BLOCK 7, CYPRESS VILLAGE NO. 2, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 30, PAGE 111 AND 112, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. PARCEL ID: 34-45-24-13-00007.0040

COMMONLY KNOWN AS:
3978 Ascot Lane,
Fort Myers, FL 33919

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

Dated this 09/25/2026.

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

/s/ Matthew T. Wasinger
Matthew T. Wasinger, Esquire
Fla. Bar No.: 0057873
Attorney for Plaintiff
Service:
mattw@wasingerlawoffice.com
October 2, 9, 2026 26-04042L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
Case No: 26-CA-001558
NEWREZ LLC,
Plaintiff, vs.
GEORGE H. SHELTON, et al,
Defendants.

NOTICE IS HEREBY GIVEN that pursuant the Final Judgment of Foreclosure dated September 18, 2026, and entered in Case No. 26-CA-001558 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida wherein NEWREZ LLC, is the Plaintiff and GEORGE H. SHELTON;, are Defendant(s), Kevin C. Karnes, Clerk and Comptroller, will sell to the highest and best bidder for cash at 9:00 a.m.. at www.lee.realforeclose.com, on October 22, 2026, the following described property set forth in said Final Judgment, to wit:

LOTS 9 AND 10, BLOCK 1284, CAPE CORAL UNIT 18, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 13, PAGES 96 THROUGH 120, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Commonly known as:
1027 SE 19TH PL
CAPE CORAL, FL 33990

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 as 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 recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.

DATED September 22, 2026

09/24/2026
Kevin C. Karnes
Clerk of Court
(SEAL) N Wright-Angad
by Deputy Clerk

/s/ Philip Stecco
Philip Stecco, Esq.
Florida Bar No. 108384
Lender Legal PLLC
1800 Pembrook Drive, Suite 360
Orlando, FL 32810
Tel: (407) 730-4644
Attorney for Plaintiff
Service Emails:
pstecco@lenderlegal.com
EService@LenderLegal.com
LLS16392
October 2, 9, 2026 26-04047L

FIRST INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 25-CA-004677
WATERSTONE MORTGAGE CORPORATION,
Plaintiff, v.
RAJESH KONDA, et al,
Defendant(s).

NOTICE IS HEREBY GIVEN that pursuant to a Final Judgment in Foreclosure entered on September 18, 2026 and entered in Case No. 25-CA-004677 in the Circuit Court of the 20th Judicial Circuit in and for Lee County, Florida, wherein RAJESH KONDA, et. al., are the Defendants. The Clerk of the Court, KEVIN KARNES, will sell to the highest bidder for cash at www.lee.realforeclose.com on November 5, 2026 at 9:00am, the following described real property as set forth in said Final Judgment, to wit:

LOTS 23 & 24, BLOCK 2354, UNIT 36, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 16, PAGES 112 THROUGH 130, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

and commonly known as: 2622 NE 1ST PL, CAPE CORAL, FL 33909 (the "Property").

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

WITNESS my hand and the seal of the court on 09/23/2026.

Kevin C. Karnes
As Clerk of the Circuit Court
Lee County, Florida
(SEAL) T Mann
DEPUTY CLERK

GHIDOTTI | BERGER LLP
Attorneys for Plaintiff
10800 Biscayne Blvd., Suite 201
Miami, FL 33161
Telephone: (305) 501-2808
Facsimile: (954) 780-5578
By: /s/ Johanni Fernandez-Marmol, Esq.
Jason Duggar, Esq.
FL Bar No.: 83813
Christophal Hellewell, Esq.
FL Bar No.: 114230
Anya E. Macias, Esq.
FL Bar No.: 0458600
Tara Rosenfeld, Esq.
FL Bar No.: 59454
Johanni Fernandez-Marmol, Esq.
FL Bar No.: 1055042
Jimmy Edwards, Esq.
FL Bar No.: 81855
Rebecca E. Smith, Esq.
FL Bar No.: 1069865
Spencer Gollahon, Esq.
FL Bar No.: 647799
Paris Roach, Esq.
FL Bar No.: 1028751
fcpleadings@ghidottiberger.com
October 2, 9, 2026 26-04023L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
Case No: 26-CA-000513
CARRINGTON MORTGAGE SERVICES, LLC,
Plaintiff, vs.
HENRYETTA FOX, ET AL.,
Defendants.

NOTICE IS HEREBY GIVEN that pursuant the Final Judgment of Foreclosure dated September 17, 2026, and entered in Case No. 26-CA-000513 of the Circuit Court of the Judicial Circuit in and for Lee County, Florida wherein CARRINGTON MORTGAGE SERVICES, LLC, is the Plaintiff and HENRYETTA FOX; UNKNOWN SPOUSE OF HENRYETTA FOX; DARYL RICHARD FOX; UNKNOWN SPOUSE OF DARYL RICHARD FOX; YOLANDA IDA FOX; UNKNOWN SPOUSE OF YOLANDA IDA FOX, are Defendants, I, Kevin C. Karnes, Lee County Clerk of Courts, will sell to the highest and best bidder for cash at www.lee.realforeclose.com at 9:00 a.m. on December 17, 2026 the following described property set forth in said Final Judgment, to wit:

LOTS 16 AND 17, BLOCK 2700, CAPE CORAL UNIT 39, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 16, PAGE(S) 142 THROUGH 154, PUBLIC RECORDS OF LEE COUNTY, FLORIDA

Commonly known as: 1801 NW 3rd Ave, Cape Coral, FL 33993

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

If the sale is set aside, the Purchaser may be entitled to only a return of the sale deposit less any applicable fees and costs and shall have no other recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.

DATED in Lee, Florida this, 09/23/2026

Kevin C. Karnes
As Clerk of Circuit Court
Lee County, Florida
(SEAL) T Mann
Deputy Clerk

LLS15887
October 2, 9, 2026 26-04025L

FIRST INSERTION

NOTICE OF SALE OF REAL PROPERTY
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL ACTION
CASE NO.: 25-CA-006754
DEVA INVESTMENT GROUP, LLC, a Florida limited liability company,
Plaintiff, v.
LOUIE FELIPE AVILES, an individual, and MONICA LEE AVILES, his wife,
Defendants.

NOTICE IS HEREBY GIVEN that, pursuant to the Default Final Judgment of Foreclosure entered on August 26, 2026 in the abovestyled cause, in which DEVA INVESTMENT GROUP, LLC, is the Plaintiff; and LOUIS FELIPE AVILES and MONICA LEE AVILES, are the Defendants. The Clerk of the Circuit Court of Lee County, Florida, will sell at public sale to the highest and best bidder for cash, except as set forth herein, at 9:00 a.m. on October 29, 2026, by electronic sale at www.lee.realforeclose.com in accordance with section 45.031, Florida Statutes, the following described real property situated in Lee County, Florida:

LOTS 11 AND 12, BLOCK 4822, CAPE CORAL UNIT 71, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 22, PAGES 88 THROUGH 107, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

STRAP No.
21-44-23-C3-04822.0110

Property Address: 1612 SW 13th Terrace, Cape Coral, FL 33991

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

DATED this day 09/25/2026.

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

By: /s/ Irina Prell
Irina Prell, esq.
FL Bar: 1040441
Prell-Spearing Law, PA.
3729 Chiquita blvd. S.
Cape Coral, FL 33914
Primary email: irina@spearinglaw.com
Secondary email:
shenelle@spearinglaw.com
Tel: 239-231-2222
October 2, 9, 2026 26-04052L

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT CIVIL COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR LEE COUNTY
CIVIL DIVISION
Case No. 26-CA-000836
Division T
SUNCOAST CREDIT UNION, A FEDERALLY INSURED STATE CHARTERED CREDIT UNION
Plaintiff, vs.
GERVARIS M. LEAPHART AKA GERVARIS LEAPHART, LEE COUNTY, FLORIDA, UNKNOWN SPOUSE OF GERVARIS M. LEAPHART AKA GERVARIS LEAPHART, AND UNKNOWN TENANTS/OWNERS,
Defendants.

Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on September 22, 2026, in the Circuit Court of Lee County, Florida, Kevin C. Karnes, Clerk of the Circuit Court, will sell the property situated in Lee County, Florida described as:

LOT 6, BLOCK F, BARDENS SUBDIVISION, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 9, PAGE 90, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

and commonly known as: 3024 APACHE ST, FORT MYERS, FL 33916; including the building, appurtenances, and fixtures located therein, at public sale, to the highest and best bidder, for cash, at:

[ ] www.lee.realforeclose.com
on January 7, 2027 at 9:00 AM.

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

Dated this day of 09/22/2026

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

Joseph Paggi
(813) 229-0900 x
Kass Shuler, P.A.
1604 N. Marion St.
Tampa, FL 33602
ForeclosureService@kasslaw.com
011150/2532565/sg
October 2, 9, 2026 26-04050L

FIRST INSERTION

NOTICE OF SALE ISSUED BY CLERK
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA CIVIL DIVISION
CASE NO. 362024CA007001A001CH
WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VERUS SECURITIZATION TRUST 2023-6
Plaintiff, vs.
PETITTE KEVIN, et al,
Defendants

NOTICE IS HEREBY GIVEN pursuant to an Order dated September 22, 2026, and entered in Case No. 362024CA007001A001CH of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE FOR VERUS SECURITIZATION TRUST 2023-6 is the Plaintiff and KEVIN PETITTE, JENNIFER PETITTE, PORTICO MASTER PROPERTY OWNERS ASSOCIATION, INC., UNKNOWN TENANT# 1, the Defendants. Kevin C. Karnes, Clerk of the Circuit Court in and for Lee County, Florida will sell to the highest and best bidder for cash at www.lee.realforeclose.com, the Clerk's website for on- line auctions at 9:00 a.m. on 10/29/2026, the following described property as set forth in said Order of Final Judgment, to wit:

LOT 837, PORTICO PHASE IIIB, ACCORDING TO THE PLAT THEREOF, RECORDED IN INSTRUMENT NO. 2021000273091, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. .

IF YOU ARE A PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS, YOU MUST FILE A CLAIM WITH THE CLERK OF COURT BEFORE OR NO LATER THAN THE DATE THAT THE CLERK REPORTS THE SURPLUS AS UNCLAIMED. IF YOU FAIL TO FILE A TIMELY CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. .AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF THE RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

If the sale is set aside, the Purchaser may be entitled to only a return of the sale deposit less any applicable fees and costs and shall have no further recourse against the Mortgagor, Mortgagee or the Mortgagee's Attorney.

DATED at Lee County, Florida, this 09/23/2026

Kevin C. Karnes, Clerk
Lee, Florida
(SEAL) By: T Mann
Deputy Clerk

24-F000224/TL
October 2, 9, 2026 26-04024L

--- SALES ---

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 26-CA-000951
WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE OF CSMC 2017-RPL1 TRUST, MORTGAGE-BACKED NOTES, SERIES 2017-RPL1,
Plaintiff, vs.
KELLI-ANN REILLY, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 25, 2026, and entered in 26-CA-000951 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein WILMINGTON SAVINGS FUND SOCIETY, FSB, D/B/A CHRISTIANA TRUST, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS OWNER TRUSTEE OF CSMC 2017-RPL1 TRUST, MORTGAGE-BACKED NOTES, SERIES 2017-RPL1 is the Plaintiff and KELLI-ANN REILLY; UNKNOWN SPOUSE OF KELLI-ANN REILLY; STONEYBROOK VILLAS I AT GATEWAY ASSOCIATION, INC.; STONEYBROOK AT GATEWAY MASTER ASSOCIATION, INC.; HERITAGE COVE COMMUNITY ASSOCIATION, INC. are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on October 29, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 4, BLOCK H, STONEYBROOK AT GATEWAY - UNIT 1, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 75, PAGE 51, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA
Property Address: 12513 STONE VALLEY LOOP, FORT MYERS, FL 33913

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

Dated this 09/29/2026

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

Submitted by: Robertson, Anschutz, Schneid, Crane & Partners, PLLC
Attorneys for Plaintiff
6409 Congress Avenue, Suite 100,
Boca Raton, FL 33487
Telephone: 561-241-6901
Fax: 561-997-6909
25-294355 - MaM
October 2, 9, 2026 26-04106L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
Case No. 2026-CA-000800
TAYLOR MADE LENDING, LLC
Plaintiff, vs.
TOKI GROUP INC., et al.
Defendants.

NOTICE IS HEREBY GIVEN that pursuant to an Order of Final Judgment entered in the above styles cause now pending in said court, that the Clerk of Court will sell to the highest and best bidder for cash online at https://lee.realforeclose.com on October 15, 2026 at 9:00 am, the following described property:

LOTS 1 AND 2, BLOCK 5166, CAPE CORAL UNIT 83, A SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 23, PAGES 41 THROUGH 54, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Strap Number: 25-43-22-C3-05166.0010
Physical Address: 2608 Old Burnt Store Road North, Cape Coral, FL 33993

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

WITNESS my hand and seal on September 18, 2026
09/28/2026

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

BRUCE HORNSTEIN, P.A. –
Attorney for Plaintiff
6961 Indian Creek Drive
Miami Beach, FL 33141
Tel. 305-397-8476
October 2, 9, 2026 26-04078L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 25-CA-005671
A&D MORTGAGE LLC ,
Plaintiff, v.
FORT MYERS BUILDING LLC, a Delaware Limited Liability Company; ERNESTO A. FARINA, an Individual; A G CONTRACTORS & DESIGN CORP; UNKNOWN TENANT #1; UNKNOWN TENANT #2,
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure or Order dated September 18, 2026 entered in Civil Case No. 25-CA-005671 in Circuit Court of the 20th Judicial Circuit in and for Lee, Florida, wherein A&D MORTGAGE LLC , Plaintiff and FORT MYERS BUILDING LLC, a Delaware Limited Liability Company; ERNESTO A. FARINA, an Individual and A G CONTRACTORS & DESIGN CORP, are Defendant(s), Kevin Karnes, Clerk of Court, will sell to the highest and best bidder for cash beginning at 9:00 A.M. at www.lee.realforeclose.com on November 05, 2026 in accordance with Chapter 45, Florida Statutes the following described property as set forth in said Final Judgment of Foreclosure, to-wit:

LOT 5, BLOCK 33, UNIT 4, SECTION 11, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 97, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Property Address: 3102 Sally Ave S, Lehigh Acres, FL 33976

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

THE COURT, IN ITS DISCRETION, MAY ENLARGE THE TIME OF THE SALE. NOTICE OF THE CHANGED TIME OF SALE SHALL BE PUBLISHED AS PROVIDED HEREIN.

09/28/2026

KEVIN KARNES
CLERK OF THE CIRCUIT COURT
LEE County, Florida
(SEAL) N Wright-Angad
DEPUTY CLERK OF COURT

Submitted By: Barron A Becker
Kelley Kronenberg
10360 West State Road 84
Fort Lauderdale, FL 33324
Service E-mail:
ftlrealprop@kelleykronenberg.com
File No.: 4971.000068
October 2, 9, 2026 26-04077L

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
CASE NO.: 25CA6273
THE PLACE MASTER ASSOCIATION, INC.,
Plaintiff, v.
JOHN D. COHENS, UNKNOWN SPOUSE OF JOHN D. COHENS and UNKNOWN TENANT(S) / OCCUPANT(S),
Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered in this cause in the Circuit Court of Lee County, Florida on September 16, 2026, I will sell the property situated in Lee County, Florida, described as:

Lot 153, in Block M, of PLACE AT CORKSCREW - PHASE 1-D, according to the plat thereof, as recorded in Instrument Number 2017000238944, of the Public Records of Lee County, Florida. Parcel ID #24-46-26-L4-0400M.1530

at public sale, to the highest and best bidder, for cash, on October 29, 2026, beginning at 9:00 a.m. at, www.lee.realforeclose.com, in accordance with Chapter 45, Florida Statutes.

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

Dated: 09/29/2026

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

Kristie P. Mace, Esq.,
Goede, DeBoest & Cross, PLLC,
Attorney for Plaintiff,
kmace@gadclaw.com and
kgermanis@gadclaw.com
October 2, 9, 2026 26-04112L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
Case No: 26-CA-000075
NEWREZ LLC DBA SHELLPOINT MORTGAGE SERVICING,
Plaintiff, vs.
BRYAN A MAZZULA, et al,
Defendants.

NOTICE IS HEREBY GIVEN that pursuant the Final Judgment of Foreclosure dated September 18, 2026, and entered in Case No. 26-CA-000075 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida wherein NEWREZ LLC DBA SHELLPOINT MORTGAGE SERVICING, is the Plaintiff and BRYAN A. MAZZULA; VALENTINA AILL MEDINA ARRIETA AKA VALENTINA AILLEN MEDINA ARRIETA; AQUA FINANCE, INC.;, are Defendant(s), 9:00 a.m.. at www.lee.realforeclose.com, on October 22, 2026, the following described property set forth in said Final Judgment, to wit:

LOT 2, BLOCK 110, UNIT 11, SECTION 13, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 62, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Commonly known as: 2617 33rd St W, Lehigh Acres, FL 33971

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 as 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 recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.

DATED September 22, 2026

09/24/2026
Kevin C. Karnes
Clerk of Courts
(SEAL) N Wright-Angad
Deputy Clerk

/s/ Philip Stecco
Philip Stecco, Esq.
Florida Bar No. 108384
Lender Legal PLLC
1800 Pembrook Drive, Suite 360
Orlando, FL 32810
Tel: (407) 730-4644
Attorney for Plaintiff
Service Emails:
pstecco@lenderlegal.com
EService@LenderLegal.com
LLS15688
October 2, 9, 2026 26-04046L

FIRST INSERTION

RE-NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIRCUIT CIVIL DIVISION
CASE NO.: 24-CA-007368
PALE HORSE REALTY, LLC
Plaintiff(s), vs.
GLORIA QUINTANILLA A/K/A GLORIA BELTRAN; THE UNKNOWN SPOUSE OF GLORIA QUINTANILLA AIWA GLORIA BELTRAN; THE UNKNOWN TENANT IN POSSESSION
Defendant(s).

NOTICE IS HEREBY GIVEN THAT, pursuant to the Order Granting Motion to Reschedule Foreclosure Sale entered on September 25, 2026 in the above-captioned action, the Clerk of Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on the 29th day of October, 2026 at 09:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit:

LOT 3, BLOCK 43, UNIT 5, SECTION 13, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 62, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Property address: 4604 Hanna Avenue North, Lehigh Acres, FL 33971

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

09/28/2026

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

Padgett Law Group,
Attorney for Plaintiff
6267 Old Water Oak Road, Suite 203
Tallahassee, FL 32312
attorney@padgettlawgroup.com
TDP File No. 24-006244-1
October 2, 9, 2026 26-04075L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 26-CA-000654
LAKEVIEW LOAN SERVICING, LLC,
Plaintiff, vs.
JORGE ARRONTE GARCIA AND YAZMIN CHAVEZ VALDES, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated August 31, 2026, and entered in 26-CA-000654 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is the Plaintiff and JORGE ARRONTE GARCIA; YAZMIN CHAVEZ VALDES; FLORIDA HOUSING FINANCE CORPORATION; MEADOWS EDGE COMMUNITY ASSOCIATION, INC. F/K/A MIRROR LAKES COMMUNITY ASSOCIATION, INC. are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on October 29, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 12, BLOCK 2, MIRROR LAKE ESTATES, SECTION 15, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 23, PAGES 81 THROUGH 85, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Property Address: 733 MIRROR LAKES DRIVE, LEHIGH ACRES, FL 33974

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

Dated this day of 09/28/2026

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

Submitted by: Robertson, Anschutz, Schneid, Crane & Partners, PLLC
Attorneys for Plaintiff
6409 Congress Avenue, Suite 100,
Boca Raton, FL 33487
Telephone: 561-241-6901
Fax: 561-997-6909
25-339997 - MaM
October 2, 9, 2026 26-04091L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR LEE COUNTY
GENERAL JURISDICTION DIVISION
CASE NO. 26-CA-000525
LAKEVIEW LOAN SERVICING, LLC,
Plaintiff, vs.
WOLBEN DUME, et al.,
Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered August 31, 2026 in Civil Case No. 26-CA-000525 of the Circuit Court of the TWENTIETH JUDICIAL CIRCUIT in and for Lee County, Ft. Myers, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is Plaintiff and Wolben Dume, et al., are Defendants, the Clerk of Court, Kevin C. Karnes, will sell to the highest and best bidder for cash at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on October 15, 2026 at 9:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

LOT 21, BLOCK 7, UNIT 12, NORTHWEST 1/4 OF SECTION 26, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 15, PAGE 74, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Address: 1501 Unice Ave N, Lehigh Acres, FL 33971

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

Dated this 09/28/2026.

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

McCalla Raymer Leibert Pierce, LLP
110 SE 6th Street, Suite 2300
Fort Lauderdale, FL 33301
AccountsPayable@mccalla.com
Counsel of Plaintiff
25-19356FL
October 2, 9, 2026 26-04095L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 25-CA-002659
HSBC BANK USA, N.A., AS TRUSTEE FOR THE REGISTERED HOLDERS OF FIRST NLC TRUST 2007-1 MORTGAGE-BACKED CERTIFICATES, SERIES 2007-1,
Plaintiff, vs.
CHRISANDRA K. POINDEXTER AND DAVID JILES A/K/A DAVID L. JILES, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated April 27, 2026, and entered in 25-CA-002659 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein HSBC BANK USA, N.A., AS TRUSTEE FOR THE REGISTERED HOLDERS OF FIRST NLC TRUST 2007-1 MORTGAGE-BACKED CERTIFICATES, SERIES 2007-1 is the Plaintiff and CHRISANDRA K. POINDEXTER; DAVID JILES A/K/A DAVID L. JILES are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on October 29, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 8, IN BLOCK B, OF SUNNY ACRES ESTATES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 10, AT PAGE 52, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Property Address: 4953 HOWARD ST, FORT MYERS, FL 33905

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

Dated this day of 09/28/2026

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

Submitted by: Robertson, Anschutz, Schneid, Crane & Partners, PLLC
Attorneys for Plaintiff
6409 Congress Avenue, Suite 100,
Boca Raton, FL 33487
Telephone: 561-241-6901
Fax: 561-997-6909
25-279182 - MaM
October 2, 9, 2026 26-04090L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 25-CA-006341
FIRST INTERNET BANK OF INDIANA,
Plaintiff, vs.
HYL GROUP CORPORATION; LINDSAY HUELSENBECK; MARLENA GEHEB; THE HAIR ARTISTS LLC; and and LA FONDITA MEXICAN RESTAURANT, INC.,
Defendants.

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

Being Lots Six (6) and Seven (7), Block 1473, CAPE CORAL UNIT 16, according to the plat thereof, recorded in Plat Book 13, Pages 76 through 88, inclusive, of the Public Records of Lee County, Florida.
Property Address: 127 SE 12th Place, Cape Coral Florida 33990

at public sale on October 29, 2026, at 9:00 A.M. to the highest and best bidder for cash on the Clerk's website, https://www.lee.realforeclose.com for on line auctions.

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

DATED 09/28/2026.

KEVIN C. KARNES
Clerk of the Court and Comptroller
(SEAL) By: N Wright-Angad
Deputy Clerk
(239) 533-5000

ELLISON | LAZENBY
/s Jason M. Ellison
Jason M. Ellison
FBN: 0040963
jellison@elattorneys.com
Michelle N. Persante
FBN: 1069409
mpersante@elattorneys.com
9800 4th Street North, Suite 206
St. Petersburg, FL 33702
admin2@elattorneys.com
T: (727) 362-6151
Attorney for Plaintiff,
First Internet Bank of Indiana
October 2, 9, 2026 26-04107L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 25-CA-005882
U.S. BANK NATIONAL ASSOCIATION,
Plaintiff, vs.
A & K REAL ESTATE ADVISORS LLC, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated March 31, 2026, and entered in 25-CA-005882 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION is the Plaintiff and A & K REAL ESTATE ADVISORS LLC; KHAI T. HUYNH are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on October 29, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 9 AND 10, BLOCK 1334, CAPE CORAL UNIT 18, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 13, PAGES 96 THROUGH 120, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Property Address: 1823 SE 4TH ST, CAPE CORAL, FL 33990

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

Dated this 09/29/2026

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

Submitted by: Robertson, Anschutz, Schneid, Crane & Partners, PLLC
Attorneys for Plaintiff
6409 Congress Avenue, Suite 100,
Boca Raton, FL 33487
Telephone: 561-241-6901
Fax: 561-997-6909
25-354069 - MaM
October 2, 9, 2026 26-04105L

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 26-CA-004665
CARRINGTON MORTGAGE SERVICES LLC,
Plaintiff, vs.
UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF LALE F. LEWIS A/K/A LALE LEWIS, DECEASED; DAWN M. WINGERTER; WILLIAM P. LEWIS; JOSEPH R. LEWIS; RACHEL E. GRANT; BRANDON N. SHELDON; HUNTERS RIDGE COMMUNITY ASSOCIATION, INC.; UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT,
Defendant(s).

TO: Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming an interest by, through, under or against the Estate of Lale F. Lewis a/k/a Lale Lewis, deceased
28781 Wild Coffee Court,
Bonita Springs, Florida 34135

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

VILLA 47, BEING A PART OF TRACT D, HUNTERS RIDGE, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 41, PAGE(S) 1 THROUGH 13, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AS MORE PARTICULARLY DESCRIBED AS FOLLOWS: COMMENCE AT THE SOUTHWEST CORNER OF THE SOUTHEAST 1/4 OF SECTION 6, TOWNSHIP 48 SOUTH, RANGE 26 EAST, LEE COUNTY, FLORIDA; THENCE RUN NORTH 00 DEGREES 25 MINUTES 06 SECONDS WEST ALONG THE WEST LINE OF THE SOUTHEAST 1/4 OF SAID SECTION 6 FOR A DISTANCE OF 1,421.51 FEET TO A POINT ON THE CENTERLINE OF BERNWOOD FARMS ROAD; THENCE RUN NORTH 89 DEGREES 34 MINUTES 56 SECONDS EAST FOR A DISTANCE OF 404.09 FEET TO A POINT ON THE WEST LINE OF TRACT D OF HUNTERS RIDGE ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 41 AT PAGES 1 THROUGH 13 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA; THENCE RUN NORTH 76 DEGREES 08 MINUTES 17 SECONDS EAST FOR A DISTANCE OF 243.39 FEET; THENCE RUN SOUTH 31 DEGREES 49 MINUTES 42 SECONDS EAST FOR A DISTANCE OF 43.33 FEET TO THE POINT OF BEGINNING OF THE PARCEL OF LAND HEREIN DESCRIBED; THENCE RUN NORTH 58 DEGREES 10 MINUTES 18 SECONDS EAST FOR A DISTANCE OF 71.50 FEET; THENCE RUN SOUTH 31 DEGREES 49 MINUTES 42 SECONDS EAST FOR A DISTANCE OF 40.00 FEET; THENCE RUN SOUTH 58 DEGREES 10 MINUTES 18 SECONDS WEST FOR A DISTANCE OF 71.50 FEET; THENCE RUN NORTH 31 DEGREES 49 MINUTES 42 SECONDS WEST FOR A DISTANCE OF 40.00 FEET TO THE POINT OF BEGINNING.
Street Address: 28781 Wild Coffee Court, Bonita Springs, Florida 34135

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on McCabe, Weisberg & Conway, LLC, Plaintiff's attorney, whose address is 3222 Commerce Place, Suite A, West Palm Beach, FL 33407, within 30 days after the date of the first publication of this notice, and file the original with the Clerk of this Court, otherwise, a default will be entered against you for the relief demanded in the complaint or petition.

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

Dated on September 28, 2026.

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

McCabe, Weisberg & Conway, LLC
3222 Commerce Place, Suite A
West Palm Beach, FL 33407
Telephone: (561) 713-1400
FLpleadings@MWC-law.com
File#:26-400321
October 2, 9, 2026 26-04081L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION
CASE NO. 26-CA-2495
HARBOUR POINTE CONDOMINIUM ASSOCIATION, INC., A FLORIDA NOT FOR PROFIT CORPORATION,
PLAINTIFF, V.
ROSALINA RODRIGUEZ and UNKNOWN SPOUSE OF ROSALINA RODRIGUEZ
DEFENDANTS.

TO: Rosalina Rodriguez
6204 NW 66th Way
Parkland, FL 33067
Unknown Spouse of Rosalina Rodriguez 6204 NW 66th Way
Parkland, FL 33067
Rosalina Rodriguez
8870 West Oakland Park Blvd, Suite 104 Sunrise, FL 33351
Unknown Spouse of Rosalina Rodriguez 8870 West Oakland Park Blvd, Suite 104 Sunrise, FL 33351

YOU ARE HEREBY NOTIFIED that an action to enforce and foreclose a Claim of Lien for condominium assessments and to foreclose any claims which are inferior to the right, title and interest of the Plaintiff herein in the following described property:

Unit 914, of Harbour Pointe, a Condominium, according to the Condominium Declaration thereof on file and recorded in the Office of the Clerk of the Circuit Court in Official Record Book 1650, at page 4488, and any amendments thereto, Public Records of Lee County, Florida, together with any appurtenances thereto appertaining and specified in said Condominium Declaration.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on:

K. JOY MATTINGLY, ESQ. (JB)
Plaintiff's attorney, whose address is:
BECKER & POLIAKOFF, P.A.
1 East Broward Blvd., Suite 1900
Fort Lauderdale, FL 33301
Phone: (954) 985-4102
Fax: (954) 987-5940
Primary email:
cofoservicemail@beckerlawyers.com

within 30 days, and to file the original of the defenses with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter. If a Defendant fails to do so, a default will be entered against that Defendant for the relief demanded in the Complaint.

WITNESS my hand and the seal of said Court 09/29/2026.

KEVIN C. KARNES,
as Clerk of said Court
(SEAL) By: K Harris
As Deputy Clerk 26-CA-002495

H20073/423302/31987332
October 2, 9, 2026 26-04100L

FIRST INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
Case No. 26-CA-004375
Truist Bank
Plaintiff, vs.
The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Josette Marie Hector a/k/a Josette M. Hector a/k/a Josette Hector a/k/a Jodie Hector f/k/a Josette Jasper, Deceased; Phillip John Hector a/k/a Phillip. Hector; Sarah Hector; Secretary of United States Department of Agriculture; Crystal Anne Gregory; Suncoast Credit Union
Defendants.

TO: The Unknown Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other parties claiming interest by, through, under or against the Estate of Josette Marie Hector a/k/a Josette M. Hector a/k/a Josette Hector a/k/a Jodie Hector f/k/a Josette Jasper, Deceased
Last Known Address: Unknown

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

LOT 17, BLOCK 38, UNIT 8, LEHIGH ACRES, SECTION 21, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 18, PAGE 61, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

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

DATED on 9-24-26.

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

Orlando F. Amador, Esquire,
Brock & Scott, PLLC.,
the Plaintiff's attorney,
4919 Memorial Hwy, Suite 135,
Tampa, FL 33634
File # 26-F00956
October 2, 9, 2026 26-04041L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION: Ft. Myers
CASE NO.: 26-CA-003426
WINTRUST MORTGAGE, A DIVISION OF BARRINGTON BANK & TRUST COMPANY, N.A.,
Plaintiff, vs.
AARON WHITE AND ANISSA BUJAK AND JENNIFER HAMILTON AND REBECCA MORRIS AND TRV-LYN MATTA, et al.,
Defendants.

TO:
JENNIFER HAMILTON
2028 NORTHEAST 20TH TERRACE, CAPE CORAL, FL 33909

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

LOTS 1 AND 2, BLOCK 2188, CAPE CORAL SUBDIVISION, UNIT 33, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 16, PAGES 40 THROUGH 61, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on De Cubas & Lewis, P.A., Attorney for Plaintiff, whose address is PO BOX 5026, FORT LAUDERDALE, FL 33310 within thirty (30) days after the first publication of this Notice in the (Please publish in BUSINESS OBSERVER) and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

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

WITNESS my hand and the seal of this Court this 28 day of September, 2026.

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

25-05958
October 2, 9, 2026 26-04082L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
Case No. 26-CA-3138
TERRA VERDE I CONDOMINIUM ASSOCIATION, INC., a Florida Not For Profit corporation,
Plaintiff, v.
STEVEN R. HACKMAN, TRUSTEE OF THE STEVEN R. HACKMAN REVOCABLE TRUST OF 2021, ET AL.,
Defendants.

TO: ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST THE STEVEN R. HACKMAN REVOCABLE TRUST 2021, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS TRUSTEES, BENEFICIARIES, OR OTHER CLAIMANTS
Last Known Address: 17280 Eagle Trace #9, Fort Myers, FL 33908

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

Unit 203 of Terraverde I, a condominium according to the Declaration of condominium thereof, recorded in official Records book 1821, Page(s) 751, of the Public Records of Lee County, Florida, and any amendments thereto, together with its undivided share in the common elements. TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in any wise appertaining. Parcel ID #12-46-24-16-00001.2030

You are required to serve a copy of your written defenses, if any, to this action on the Plaintiff's attorney, Kristie P. Mace, Esq., Goede, DeBoest & Cross, PLLC, 2030 McGregor Boulevard, Ft. Myers, FL 33901, within thirty (30) days after the first date of publication of this Notice, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint or petition.

DATED on this 28 day of September, 2026.

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

October 2, 9, 2026 26-04071L

FIRST INSERTION

NOTICE OF ACTION BY PUBLICATION
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
DIVISION: CIVIL
CASE NO. 26-CC-006619
PLANTATION BEACH CLUB II OWNERS' ASSOCIATION, INC., A FLORIDA NON-PROFIT CORPORATION, a Florida non-profit corporation,
Plaintiff, vs.
MICHAEL J. DONTZIN; THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST MICHAEL J. DONTZIN; JANET SARNO-DONTZIN; THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST JANET SARNO-DONTZIN; MATTHEW S. DONTZIN; LISA DONTZIN,
Defendants.

TO: MICHAEL J. DONTZIN
25 5TH AVE., APT 12A
NEW YORK, NY 10003
THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST MICHAEL J. DONTZIN
524 EAST 20TH STREET, APT. 8E
NEW YORK, NY 10003
JANET SARNO-DONTZIN
25 5TH AVE., APT 12A
NEW YORK, NY 10003
THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST JANET SARNO-DONTZIN
524 EAST 20TH STREET, APT. 8E
NEW YORK, NY 10003
MATTHEW S. DONTZIN
6 E 81ST ST., UNIT PVT
NEW YORK, NY 10028
LISA DONTZIN
524 EAST 20TH STREET, APT. 8E
NEW YORK, NY 10003

YOU ARE HEREBY notified that an action to foreclose a Claim of Lien upon the following described real property located in Lee County, Florida:

Unit Week 4 in Condominium Parcel Letter C (a/k/a 1031) of PLANTATION BEACH CLUB II, PHASE 2, a Condominium according to the Declaration of Condominium thereof, as recorded in Official Records Book 1322 at Page 1470 in the Public Records of Lee County Florida and all amendments thereto, if any.

has been filed against you and you are required to serve a copy of your written defenses, if any, upon Michael J. Belle, Esq., of Michael J. Belle, P.A., Attorney for Plaintiff, whose address is 2364 Fruitville Road, Sarasota, Florida 34237, within 30 days from the first date of publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Plaintiff's Complaint.

WITNESS my hand and seal of this Court on this 30th day of September, 2026.

KEVIN C. KARNES,
CLERK OF COURTS
(SEAL) By: K Shoap
Deputy Clerk

Michael J. Belle, Esq.,
Michael J. Belle, P.A.,
Attorney for Plaintiff,
2364 Fruitville Road,
Sarasota, Florida 34237
service@michaelbelle.com
50825
October 2, 9, 2026 26-04137L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 26-CA-003121
LAKEVIEW LOAN SERVICING, LLC.,
Plaintiff, VS.
ABRIL ARIANA CAMPOS A/K/A ABRIL CAMPOS;GEMA GONZALEZ ARAGON; et al.,
Defendant(s).

TO: Gema Gonzalez Aragon
Last Known Residence: 1004 Diplomat Pkwy W Cape Coral, FL 33993
TO: Unknown Spouse of GEMA GONZALEZ ARAGON
Last Known Residence: 1004 Diplomat Pkwy W Cape Coral, FL 33993

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

LOTS 27 & 28, BLOCK 2884, UNIT 41 CAPE CORAL, BEING FILED AND RECORDED IN PLAT BOOK 17, PAGES 2 THROUGH 14, OF THE RECORDS OF LEE COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on ALDRIDGE PITE, LLP, Plaintiff's attorney, at 401 W. Linton Blvd. Suite 202-B Delray Beach, FL 33444, within 30 days of publication, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

Dated on 09/25/2026,

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

1184-179B
Ref# 25319
October 2, 9, 2026 26-04064L

FIRST INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
Case No. 26-CA-002918
NBKC Bank
Plaintiff, vs.
Timothy Krulikowski; et al
Defendants.

TO: Timothy Krulikowski and Unknown Spouse of Timothy Krulikowski
Last Known Address: 4413 27th St. SW, Lehigh Acres, FL 33973

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

LOT 11, BLOCK 20, UNIT 5, SECTION 4, TOWNSHIP 45 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 85, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

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

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

DATED on September 28, 2026.

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

File # 26-F01635
October 2, 9, 2026 26-04080L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 26-CA-002154
U.S. BANK TRUST NATIONAL ASSOCIATION, AS TRUSTEE FOR IGLOO ANNEX SERIES VI TRUST,
Plaintiff, v.
FELLOWSHIP VENTURES LLC, et al,
Defendant(s).

To the following Defendant(s):
MARIE BLACK
(Last Known Address: 812 W 34TH ST, BALTIMORE, MD 21211)

YOU ARE NOTIFIED that an action to foreclose based on boundaries established by acquiescence, on the following described property:

LOT 12, BLOCK B, HOLIDAY SHORES, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 9, PAGE 33, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
PROPERTY ADDRESS: 4880 COQUINA RD, FORT MYERS BEACH, FL 33931

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Ghidotti | Berger LLP, Attorney for Plaintiff, whose address is 10800 Biscayne Blvd., Suite 201, Miami, FL 33161, within thirty (30) days after the first publication of this Notice in the Business Observer and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

This notice is provided pursuant to Administrative Order No. 2010-08

WITNESS my hand and the seal of this Court this day of 09/25/2026

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

October 2, 9, 2026 26-04063L

FIRST INSERTION

AMENDED NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO. 26-CA-001886
RAYMOND HARVEY,
Plaintiff, v.
WILLIE WASHINGTON, JR., MELCHIZEDEK WASHINGTON, and NORDIK GONZALEZ BARO,
Defendants. /
NORDIK GONZALEZ BARO,
Cross-Plaintiff, v.
WILLIE WASHINGTON, JR.,
Cross-Defendant. /
NORDIK GONZALEZ BARO,
Third-Party Plaintiff, v.
DANIEL KEITH PERKINS AND KATHLEEN A. GLOVER,
Third-Party Defendants.

TO: THIRD-PARTY DEFENDANT, DANIEL KEITH PERKINS

YOU ARE NOTIFIED that an action has been filed against you for indemnity and breach of warranty regarding the following property located in Lee County, Florida:

Lots 1 and 2, Block 1788, Unit 45, Cape Coral Subdivision, according to the map or plat thereof, as recorded in Plat Book 21, Pages 122 through 134, inclusive, of the Public Records of Lee County, Florida.

You are required to serve a copy of your written defenses, if any, upon Plaintiffs' Attorney, Jacqueline F. Perez, Esquire, whose address is KHL Law, 28100 U.S. Highway 19 North, Suite 104, Clearwater, Florida 33761, on or before November 9, 2026, and file the original with the Clerk of this Court either before service on Plaintiffs' Attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

WITNESS, my hand and seal of this Court on this day of 09/29/2026

KEVIN C. KARNES
CLERK OF THE CIRCUIT COURT
(SEAL) By: N Wright-Angad
Deputy Clerk

Jacqueline F. Perez, Esquire,
KHL LAW,
28100 U.S. Hwy. 19 North, Suite 104,
Clearwater, Florida 33761
October 2, 9, 16, 23, 2026

26-04110L

--- PUBLIC SALES ---

FIRST INSERTION

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

The Regular Meeting of the Board of Supervisors (Board) of the MOODY RIVER ESTATES Community Development District (CDD) will take place on Thursday, October 15, 2026 at 1:00 p.m. at the Clubhouse at Moody River Estates, 3050 Moody River Boulevard, North Fort Myers, Florida 33903.

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

There may be occasions when Board Supervisors or District staff may participate by speaker telephone or other remote communications technologies. Pursuant to provisions of the Americans with Disabilities Act, any person requiring special accommodations at the meeting because of a disability or physical impairment should contact the District Manager's Office at least forty-eight (48) hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service by dialing 7-1-1, or 1-800-955-8771 (TTY) / 1-800-955-8770 (Voice), for aid in contacting the District Manager's Office.

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

Cal Teague
District Manager
October 2, 2026 26-04133L

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 ARMGuard Solutions located at 27500 Riverview Center Blvd Ste 200 in the City of Bonita Springs, Lee, FL 34134 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 29th day of September, 2026

Knova One, Inc.
Gregory E Harmer
October 2, 2026 26-04118L

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 Cold Case Club (of New Jersey) located at 11401 Bonita Beach bRd. SE, lot 36 in the City of Bonita Springs, Lee, FL 34135 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 29th day of September, 2026

Joseph Siegel
October 2, 2026 26-04116L

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 ReloLogistics located at 26821 S. Bay Drive # 114 in the City of Bonita Springs, Lee, FL 34134 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 29th day of September, 2026

ReloCircle, LLC
Jon Schroeder
October 2, 2026 26-04123L

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 Cosmo Universe Publishing located at 11401 Bonita Beach bRd. SE, lot 36 in the City of Bonita Springs, Lee, FL 34135 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 29th day of September, 2026

Joseph Siegel
October 2, 2026 26-04117L

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 ReloMoves located at 26821 S. Bay Drive # 114 in the City of Bonita Springs, Lee, FL 34134 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 29th day of September, 2026

ReloCircle, LLC
Jon Schroeder
October 2, 2026 26-04120L

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 ReloNodes located at 26821 S. Bay Drive # 114 in the City of Bonita Springs, Lee, FL 34134 intends to register the said name with the Division of Corporations of the Department of State, Tallahassee, Florida.

Dated this 29th day of September, 2026

ReloCircle, LLC
Jon Schroeder
October 2, 2026 26-04119L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION:
CASE NO.: 26-CA-001598
LAKEVIEW LOAN SERVICING, LLC,
Plaintiff, vs.
ANTONIO FREDERICK, et al,
Defendants.

To: ANTONIO FREDERICK
3700 14TH ST SW, LEHIGH ACRES, FL 33976
LAST KNOWN ADDRESS: STATED; CURRENT ADDRESS: UNKNOWN
YAMILLA FREDERICK
3700 14TH ST SW, LEHIGH ACRES, FL 33976
LAST KNOWN ADDRESS: STATED; CURRENT ADDRESS: UNKNOWN
UNKNOWN TENANT #1
3700 14TH ST SW, LEHIGH ACRES, FL 33976
LAST KNOWN ADDRESS: STATED; CURRENT ADDRESS: UNKNOWN
UNKNOWN TENANT #2
3700 14TH ST SW, LEHIGH ACRES, FL 33976
LAST KNOWN ADDRESS: STATED; CURRENT ADDRESS: UNKNOWN

YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal property described as follows, to-wit:

LOT 10, BLOCK 114, UNIT 12, SECTION 34, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE(S) 90, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

has been filed against you and you are required to file a copy of your written defenses, if any, to it on Orlando DeLuca , Deluca Law Group, PLLC, 2101 NE 26th Street, Fort Lauderdale, FL 33305 and file the original with the Clerk of the above- styled Court within 30 days from the first publication, otherwise a Judgment may be entered against you for the relief demanded in the Complaint.

WITNESS my hand and seal of said Court on the 29th day of September, 2026

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

DELUCA LAW GROUP PLLC
PHONE: (954) 368-1311 |
FAX: (954) 200-8649
service@delucalawgroup.com
25-06757
October 2, 9, 2026 26-04129L

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF ACTION
FOR PUBLICATION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
Case No.: 26-DR-6218
Division: FAMILY
IN RE: THE MARRIAGE OF:
AUSTIN ROSE,
Petitioner, And
ROXANA K. COELLO ZAMBRANO,
Respondent.

TO: ROXANA K. COELLO ZAMBRANO
7250 Penzance Blvd, #709
Fort Myers, Florida 33966

YOU ARE NOTIFIED that an action for Dissolution of Marriage, including claims for dissolution of marriage, payment of debts, division of real and personal property, and for payments of support, has been filed against you. You are required to serve a copy of your written defenses, if any, to this action on Michele S. Belmont, Petitioner's attorney, whose address is 8270 College Parkway, #201, Fort Myers, FL 33919, on or before 11/04/2026, and file the original with the clerk of this court at Lee County Courthouse, 1700 Monroe Street, Fort Myers, 33901, either before service on Petitioner's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the petition.

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

DATED this 25th day of September, 2026.

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT
(SEAL) By: B. Willey
Deputy Clerk
Oct. 2, 9, 16, 23, 2026 26-04070L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA.
CASE NO.: 2026-CA-004409
NAJMI REALTY, LLC,
A Florida limited liability company,
Plaintiff, vs.
LUBOMIR HUGO BREJCHA,
Defendant.

TO: Lubomir Hugo Brejcha

YOUR ARE NOTIFIED that an action has been filed against you in the Lee County Court of the Twentieth Judicial Circuit, in and for Lee County, Florida, for Specific Performance of a real estate contract, and you are required to serve a copy of your written defenses to it, if any, to: Christine F. Wright, Esq., 923 Del Prado Blvd., Suite 205, Cape Coral, FL 33990, on or before November 9, 2026, and file the original with the Clerk of this Court, at the Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida, 33901, either before service on Plaintiff's attorney or immediately thereafter; or a default will be entered against you for the relief demanded in the Complaint.

THIS NOTICE will be published once each week for four consecutive weeks in a newspaper of general circulation published in Lee County, Florida.

Dated this 28th day of September, 2026.

Kevin C. Karnes
Clerk of Court
(SEAL) By K Harris
Deputy Clerk

Christine F. Wright, Esq.,
923 Del Prado Blvd., Suite 205,
Cape Coral, FL 33990
October 2, 9, 16, 23, 2026 26-04085L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 26-CA-002564
NAJMI REALTY, LLC,
A Florida limited liability company,
Plaintiff, vs.
MARIA COLLAZO,
and ALEXANDER RAMIREZ,
Defendants.

TO: Maria Collazo

YOUR ARE NOTIFIED that an action has been filed against you in the Lee County Court of the Twentieth Judicial Circuit, in and for Lee County, Florida, for Specific Performance of a real estate contract, and you are required to serve a copy of your written defenses to it, if any, to: Christine F. Wright, Esq., 923 Del Prado Blvd., Suite 205, Cape Coral, FL 33990, on or before November 9, 2026, and file the original with the Clerk of this Court, at the Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida, 33901, either before service on Plaintiff's attorney or immediately thereafter; or a default will be entered against you for the relief demanded in the Complaint.

THIS NOTICE will be published once each week for four consecutive weeks in a newspaper of general circulation published in Lee County, Florida.

Dated this 28th day of September, 2026.

Kevin C. Karnes
Clerk of Court
(SEAL) By K Harris
Deputy Clerk

Christine F. Wright, Esq.,
923 Del Prado Blvd., Suite 205,
Cape Coral, FL 33990
October 2, 9, 16, 23, 2026 26-04086L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA.
CASE NO.: 26-CA-004129
NAJMI REALTY, LLC,
A Florida limited liability company,
Plaintiff, vs.
CLAUDIA ROMERO,
Defendant.

TO: Claudia Romero

YOUR ARE NOTIFIED that an action has been filed against you in the Lee County Court of the Twentieth Judicial Circuit, in and for Lee County, Florida, for Specific Performance of a real estate contract, and you are required to serve a copy of your written defenses to it, if any, to: Christine F. Wright, Esq., 923 Del Prado Blvd., Suite 205, Cape Coral, FL 33990, on or before November 9, 2026, and file the original with the Clerk of this Court, at the Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida, 33901, either before service on Plaintiff's attorney or immediately thereafter; or a default will be entered against you for the relief demanded in the Complaint.

THIS NOTICE will be published once each week for four consecutive weeks in a newspaper of general circulation published in Lee County, Florida.

Dated this 28th day of September, 2026.

Kevin C. Karnes
Clerk of Court
(SEAL) By K Harris
Deputy Clerk

Christine F. Wright, Esq.,
923 Del Prado Blvd., Suite 205,
Cape Coral, FL 33990
October 2, 9, 16, 23, 2026 26-04087L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY
FLORIDA
CIVIL ACTION
CASE NO.: 26-CA-001658
RALPH WAYNE MORTON aka WAYNE MORTON,
PLAINTIFF, v.
CHERYL MARSCHALL, MISTY MINNICK, TYRONE ROGERS, and UNKNOWN TENANT(S) IN POSSESSION,
DEFENDANTS.

TO: CHERYL MARSCHALL
Last Known Address:
1639 St. Mary's Rd, Unit 305
Winnipeg, MB R2N 0L4, Canada
Current Address: Unknown

YOU ARE NOTIFIED that a Foreclosure Complaint has been filed pertaining to the following property in Lee County, Florida:

UNIT B-107 OF BAY POINTE YACHT AND RACQUET CLUB CONDOMINIUM, PHASE II, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORDS BOOK 1745, PAGES 2221, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND ALL AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS.

This action has been filed against you and you are required to serve a copy of your written defenses within 30 days after the first publication, if any, on Dylan R. Shea, Plaintiff's attorney, whose address is 13102 Palm Beach Blvd Ste E, Fort Myers, FL 33905, and file the original with this Court or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint.

This notice shall be published once a week for two consecutive weeks in the Lee County Business Observer.

WITNESS my hand and the seal of this court on this 09/29/2026

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

Dylan R. Shea,
Plaintiff's attorney,
13102 Palm Beach Blvd Ste E,
Fort Myers, FL 33905
October 2, 9, 2026 26-04128L

FIRST INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
Case No. 26-CA-003353
Freedom Mortgage Corporation
Plaintiff, vs.
Orlando Silva Murillo; Unknown Spouse of Orlando Murillo; Angie Barros; Unknown Spouse of Angie Barros; United States of America on behalf of the Secretary of Housing and Urban Development
Defendants.

TO: Orlando Silva Murillo and Unknown Spouse of Orlando Silva Murillo
Last Known Address: 1216 NW 21st Pl, Cape Coral, FL 33993

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

LOTS 68 AND 69, BLOCK 3827, CAPE CORAL UNIT 52, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 19, PAGES 49 THROUGH 63 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

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

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

DATED on 09/29/2026.

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

Julie York, Esquire,
Brock & Scott, PLLC.,
the Plaintiff's attorney,
4919 Memorial Hwy, Suite 135,
Tampa, FL 33634
File # 26-F01576
October 2, 9, 2026 26-04102L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA GENERAL JURISDICTION DIVISION
CASE NO. 25-CA-6656
HARBOUR POINTE CONDOMINIUM ASSOCIATION, INC., A FLORIDA NOT FOR PROFIT CORPORATION,
PLAINTIFF, V.
JACKSON REAL ESTATE GROUP LLC
DEFENDANTS.

TO:
Jackson Real Estate Group LLC
4613 N. University Drive, #250
Coral Springs, FL 33067
Jackson Real Estate Group LLC
6204 NW 66th Way
Parkland, FL 33067
Jackson Real Estate Group LLC
8870 West Oakland Park Blvd, #104
Sunrise, Florida 33351

YOU ARE HEREBY NOTIFIED that an action to enforce and foreclose a Claim of Lien for condominium assessments and to foreclose any claims which are inferior to the right, title and interest of the Plaintiff herein in the following described property:

Unit 917, of Harbour Pointe, a Condominium according to the Declaration of Condominium thereof recorded in Official Records Book 1650, page 4488, of the Public Records of Lee County, Florida, and all amendments thereto, together with its undivided share in the common elements.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on:

K. JOY MATTINGLY, ESQ. (JB)
Plaintiff's attorney, whose address is:
BECKER & POLIAKOFF, P.A.
1 East Broward Blvd., Suite 1900
Fort Lauderdale, FL 33301
Phone: (954) 985-4102
Fax: (954) 987-5940
Primary email:
cofoservicemail@beckerlawyers.com

within 30 days, and to file the original of the defenses with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter. If a Defendant fails to do so, a default will be entered against that Defendant for the relief demanded in the Complaint.

WITNESS my hand and the seal of said Court 09/29/2026.

KEVIN C. KARNES,
as Clerk of said Court
(SEAL) By: K Harris
As Deputy Clerk 25-CA-006656
H20073/423301/31987087
October 2, 9, 2026 26-04101L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR LEE COUNTY
GENERAL JURISDICTION DIVISION
CASE NO. 26-CA-003567
CROSSCOUNTRY MORTGAGE, LLC,
Plaintiff, vs.
MATIAS LOPEZ PEREZ A/K/A MATIAS N LOPEZ PEREZ, et al.,
Defendant.

To: THALIA BRITO BRIZUELA
506 ROGUE STREET, LEHIGH ACRES, FL 33974
UNKNOWN SPOUSE OF THALIA BRITO BRIZUELA
506 ROGUE STREET, LEHIGH ACRES, FL 33974
LAST KNOWN ADDRESS STATED, CURRENT RESIDENCE UNKNOWN

YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal property described as follows, to-wit:

LOT 2, BLOCK 21, LEHIGH ACRES, UNIT 5, IN SECTION 28, TOWNSHIP 45 SOUTH, RANGE 27 EAST, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 20, PAGE 59, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

WITNESS my hand and seal of said Court on the 28 day of September, 2026.

Kevin C. Karnes
CLERK OF COURT OF LEE COUNTY
As Clerk of the Court
(SEAL) BY: K Shoap
Deputy Clerk

26-22238FL
October 2, 9, 2026 26-04072L

FIRST INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-2591
IN RE: ESTATE OF LARRY DAHLSTROM A/K/A LARRY PETER DAHLSTROM
Deceased.

The administration of the estate of Larry Dahlstrom, deceased, whose date of death was October 19, 2025, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Blvd., Fort Myers, Florida 33901. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

The date of first publication of this notice is October 2, 2026.

Amber Ferrie,
Personal Representative
11025 50th Street South
Moorhead, MN 56560

Blake W. Kirkpatrick
Attorney for Petitioner
Florida Bar No. 0094625
Wilson & Johnson
2425 Tamiami Trail N., Suite 211
Naples, Florida 34103
Telephone: 239-436-1500
Email Addresses:
bwkirkpatrick@naplesestatelaw.com
ewhittier@naplesestatelaw.com
October 2, 9, 2026 26-04132L

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF ACTION FOR TEMPORARY CUSTODY BY EXTENDED FAMILY
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
Case No.: 26-DR-003574
In The Interest of:
Atlas Santiago Mendoza,
Child,
Elsa E. Marte,
Petitioner
and
Elena Naomi Mendoza,
Respondent/Mother,
(unknown),
Respondent/Father
TO: Elena Naomi Mendoza
205 Cortez Drive, Port Charlotte, Florida 33980

YOU ARE NOTIFIED that an action for Petition for Temporary Custody by Extended Family has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Elsa E. Marte, whose address is 2101 McGregor Blvd. # 102, Fort Myers, FL 33901 on or before 11/09/ 2026, and file the original with the clerk of this Court at 2075 Martin Luther King Jr. Blvd., Fort Myers, FL 33901 or mail to P.O. Box 310, Fort Myers, FL 33902, before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

The minor child is identified as follows:

Date of Birth
October 23, 2024
Place of Birth
Boston, Massachusetts
Physical Description of Respondent:
Age: 21
Race: White
Hair Color: Brown
Eye Color: Hazel
Approximate Height: 5'4"
Approximate Weight: 145'

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

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

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

Dated: 09/29/2026

KEVIN C. KARNES,
Clerk of Circuit Court
(SEAL) By: B Willey
Deputy Clerk

October 2, 9, 16, 23, 2026 26-04135L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
DIVISION: CIVIL
CASE NO. 26-CC-006246
HURRICANE HOUSE CONDOMINIUM ASSOCIATION, INC., a Florida non-profit corporation,
Plaintiff, vs.
JOSEPH O. WEISSENBORN AND MARGARET J. WEISSENBORN,
Defendant.

NOTICE is hereby given that the undersigned, Clerk of Circuit and County Courts of Lee County, Florida, will on October 29, 2026, at 9:00 A.M. via electronic sale at www.lee.realforeclose.com, in accordance with Section 45.031, Florida Statutes, offer for sale and sell to the highest bidder for cash, the following described property situated in Lee County, Florida:

Unit Week No. 47 in Condominium Parcel 114 of HURRICANE HOUSE, a Condominium according to the Declaration of Condominium thereof, recorded in Official Records Book 1889, at Page 2681 in the Public Records of Lee County, Florida, and all Amendments thereto, if any.

pursuant to the Final Judgment of Lien Foreclosure entered in a case pending in said Court in the above-styled cause.

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

WITNESS my hand and official seal of said Court this day of 09/30/2026

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

Michael J. Belle, Esquire
Attorney for Plaintiff
service@michaelbelle.com
50879
October 2, 9, 2026 26-04131L

FIRST INSERTION

NOTICE OF ACTION BY PUBLICATION
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
DIVISION: CIVIL
CASE NO. 26-CC-006218
PLANTATION BAY VILLAS OWNERS ASSOCIATION, INC., a Florida non-profit corporation,
Plaintiff, vs.
STEPHEN E. AUSTIN,
Defendant(s).
TO: STEPHEN E. AUSTIN
Last Known Address: C. ORIZABA 16, CUAHTEMOC, MEXICO 06700

YOU ARE HEREBY notified that an action to foreclose a Claim of Lien upon the following described real property located in Lee County, Florida:

An undivided 1/204th interest as a tenant in common with other owners in the Resort Facility (PLANTATION BAY VILLAS) one Time Shares interest(s) according to the Time Sharing Plan thereof, recorded in Official Records Book 2168, Page 1706 through 1734, inclusive, of the Public Records of Lee County, Florida ("Plan"), as amended.
Together with the right to occupy, pursuant to Plan, Unit 976 during Unit Week(s) 17.

has been filed against you and you are required to serve a copy of your written defenses, if any, upon Michael J. Belle, Esq., of Michael J. Belle, P.A., Attorney for Plaintiff, whose address is 2364 Fruitville Road, Sarasota, Florida 34237, within 30 days from the first date of publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Plaintiff's Complaint.

WITNESS my hand and seal of this Court on this September 29, 2026.

KEVIN C. KARNES,
CLERK OF COURTS
(SEAL) By: K Harris
Deputy Clerk

Michael J. Belle, Esq.,
Michael J. Belle, P.A.,
Attorney for Plaintiff,
2364 Fruitville Road,
Sarasota, Florida 34237
service@michaelbelle.com
50762
October 2, 9, 2026 26-04125L

FIRST INSERTION

NOTICE OF ACTION BY PUBLICATION
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
DIVISION: CIVIL
CASE NO. 26-CC-006222
PLANTATION BEACH CLUB III OWNERS' ASSOCIATION, INC., a Florida non-profit corporation,
Plaintiff, vs.
WILLIAM E. PETERS AND PATRICIA M. PETERS,
Defendant(s).
TO: PATRICIA M. PETERS
Last Known Address: 701 HOLMES AVE, FOLEY, AL 63535

YOU ARE HEREBY notified that an action to foreclose a Claim of Lien upon the following described real property located in Lee County, Florida:

Unit Week 44 in Condominium Parcel Letter F (a/k/a 1055) of PLANTATION BEACH CLUB III, PHASE I, a Condominium according to the Declaration of Condominium thereof, as recorded in Official Records Book 1422 at Page 2218, as amended in Official Records Book 1531, Page 1855, in the Public Records of Lee County, Florida and all additional amendments thereto, if any.

has been filed against you and you are required to serve a copy of your written defenses, if any, upon Michael J. Belle, Esq., of Michael J. Belle, P.A., Attorney for Plaintiff, whose address is 2364 Fruitville Road, Sarasota, Florida 34237, within 30 days from the first date of publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Plaintiff's Complaint.

WITNESS my hand and seal of this Court on this September 29 2026.

KEVIN C. KARNES,
CLERK OF COURTS
(SEAL) By: K Harris
Deputy Clerk

Michael J. Belle, Esq.,
Michael J. Belle, P.A.,
Attorney for Plaintiff,
2364 Fruitville Road,
Sarasota, Florida 34237
service@michaelbelle.com
50855
October 2, 9, 2026 26-04126L

FIRST INSERTION

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

NOTICE is hereby given that Kevin C. Karnes, Clerk of the Circuit Court of Lee County, Florida, will on November 5, 2026, at 9:00 a.m. ET, via the online auction site at www.lee.realforeclose.com in accordance with Chapter 45, F.S., offer for sale and sell to the highest and best bidder for cash, the following described property situated in Lee County, Florida, to wit:

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

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

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

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

WITNESS my hand and official seal of this Honorable Court this day of 09/30/2026,

Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: N Wright-Angad
DEPUTY CLERK

Tiffany & Bosco, P.A.
1201 S. Orlando Ave., Suite 430
Winter Park, FL 32789
floridaservice@tblaw.com
October 2, 9, 2026 26-04139L

FIRST INSERTION

NOTICE OF ACTION BY PUBLICATION
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
DIVISION: CIVIL
CASE NO. 26-CC-006111
THE COTTAGES AT SOUTH SEAS PLANTATION CONDOMINIUM ASSOCIATION, INC, a Florida non-profit corporation,
Plaintiff, vs.
KATRINA JORDAN NAMUTULO,
Defendant(s).
TO: KATRINA JORDAN NAMUTULO
Last Known Address: HOBBEMASTRAAT 4, 1071 2A AMSTERDAM, THE NETHERLANDS

YOU ARE HEREBY notified that an action to foreclose a Claim of Lien upon the following described real property located in Lee County, Florida:

Unit Week No. 41, in Condominium Parcel No. 1512 of THE COTTAGES AT SOUTH SEAS PLANATATION, a Condominium according to the Declaration of Condominium thereof, as recorded in Official Records book 1657 and page 2197 of the Public Records of Lee County, Florida, and amendments thereto, if any.
Unit Week No. 42, in Condominium Parcel No. 1512 of THE COTTAGES AT SOUTH SEAS PLANTATION, a Condominium thereof, as recorded in Official Records Book 1657 at Page 2197, of the Public Records of Lee County, Florida, and amendments thereto, if any.

has been filed against you and you are required to serve a copy of your written defenses, if any, upon Michael J. Belle, Esq., of Michael J. Belle, P.A., Attorney for Plaintiff, whose address is 2364 Fruitville Road, Sarasota, Florida 34237, within 30 days from the first date of publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Plaintiff's Complaint.

WITNESS my hand and seal of this Court on this September 29 2026.

KEVIN C. KARNES,
CLERK OF COURTS
(SEAL) By: K Harris
Deputy Clerk

Michael J. Belle, Esq.,
Michael J. Belle, P.A.,
Attorney for Plaintiff,
2364 Fruitville Road,
Sarasota, Florida 34237
service@michaelbelle.com
50855
October 2, 9, 2026 26-04124L

FIRST INSERTION

NOTICE OF ACTION FOR Petition for Support And Parenting Plan Unconnected With Dissolution of Marriage With Dependent or Minor
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
Case No.: 26-DR-006609
Judge: Hawthorne, Amy R
CARLOS GUTIERREZ,
Petitioner,
and
MELISSA A GUDELO,
Respondent.
TO: Melissa A Gudelo
250 SW 39 Terr Cape Coral, FL 33914

YOU ARE NOTIFIED that an action has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Carlos Gutierrez, whose address is 250 SW 39 Terr Cape Coral FL 33914 on or before 10/28/26, and file the original with the clerk of this Court at 1700 Monroe St Fort Myers FL 33901 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

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

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

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

Dated: 09/18/26.

CLERK OF THE CIRCUIT COURT
(SEAL) By: TM
{Deputy Clerk}

October 2, 9, 16, 23, 2026 26-04134L

FIRST INSERTION

NOTICE OF ACTION BY PUBLICATION
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
DIVISION: CIVIL
CASE NO. 26-CC-006285
CASA YBEL BEACH AND RACQUET CLUB CONDOMINIUM ASSOCIATION, INC., a Florida non-profit corporation,
Plaintiff, vs.
JOYCE E. TUTTLE, AND THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST JOYCE E. TUTTLE,
Defendants.
TO: JOYCE E. TUTTLE, AND THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST JOYCE E. TUTTLE
LAST KNOWN ADDRESS: 85 NORWOOD AVE., NORTHPORT, NY 117685-1958

YOU ARE HEREBY notified that an action to foreclose a Claim of Lien upon the following described real property located in Lee County, Florida:

Unit Week No. 21, in Condominium Parcel No. 189, of CASA YBEL BEACH AND RACQUET CLUB, PHASE H, a condominium, together with an undivided interest in the common elements appurtenant thereto, according to the Declaration of Condominium thereof recorded in Official Records Book 1385, Page 50, in the Public Records of Lee County, Florida.

has been filed against you and you are required to serve a copy of your written defenses, if any, upon Michael J. Belle, Esq., of Michael J. Belle, P.A., Attorney for Plaintiff, whose address is 2364 Fruitville Road, Sarasota, Florida 34237, within 30 days from the first date of publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Plaintiff's Complaint.

WITNESS my hand and seal of this Court on this September 29 2026.

KEVIN C. KARNES,
CLERK OF COURTS
(SEAL) By: K Harris
Deputy Clerk

Michael J. Belle, Esq.,
Michael J. Belle, P.A.,
Attorney for Plaintiff,
2364 Fruitville Road,
Sarasota, Florida 34237
service@michaelbelle.com
50951
October 2, 9, 2026 26-04127L

FIRST INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
CASE NO. 26-CA-001476
SANIBEL CAPTIVA COMMUNITY BANK, a Florida banking corporation,
Plaintiff, vs.
MARK K. FIRING, KENDALL W. FIRING, LINDA M. FIRING, if living, and if deceased, THE UNKNOWN HEIRS, DEVISEES and BENEFICIARIES OF LINDA M. FIRING, UNKNOWN SPOUSE OF MARK K. FIRING, UNKNOWN SPOUSE OF KENDALL W. FIRING, JP MORGAN CHASE BANK, N.A. and UNKNOWN TENANTS IN POSSESSION,
Defendants.

NOTICE IS GIVEN that pursuant to the Summary Final Judgment of Foreclosure filed on the 24th day of September, 2026, in Civil Action No. 2026-CA-001476, of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, in which, MARK K. FIRING and KENDALL W. FIRING are the Defendants, SANIBEL CAPTIVA COMMUNITY BANK, a Florida Banking Corporation, is the Plaintiff, Kevin C. Karnes, Clerk of Court, Lee County will sell to the highest and best bidder for cash on the 29th of October, 2026 at 9:00 a.m. by electronic sale at www.lee.realforeclose.com, the following described real property set forth in the Summary Final Judgment of Foreclosure in Lee County, Florida:

A tract or parcel of land lying in the South 1/2 of the North 2/3 of the Northwest 1/4 of Section 5, Township 46 South, Range 25 East, Lee County, Florida, and more particularly described as follows:
Commencing at the Northeast corner of the South 1/2 of the North 2/3 of the Northwest 1/4 of Section 5, Township 46 South, Range 25 East; thence South 89° 07' 20" West, 990.0 feet along the North line of said South 1/2 of the North 2/3 of the Northwest 1/4 of said Section 5; thence South 0° 36' 00" East, 636.61 feet parallel to the East line of said Northwest 1/4 to the centerline of a 60 foot road easement; thence North 89° 07' 50" East, 660.00 feet to the Point of Beginning;
Thence continue North 89° 07' 50" East 330.00 feet to the centerline of Section 5;
thence South 0° 36' 00" East 636.76 feet to the South line of the South 1/2 of the North 2/3 of the Northwest 1/4 of Section 5; thence South 89° 08' 20" West 330.00 feet along said South line; thence North 0° 36' 00" West 636.71 feet to the Point of Beginning.
Also known as Tract 24 of the H-H RANCHETTES.
7350 Green Acre Lane, Fort Myers, FL

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

Dated this 29 day of September, 2026.

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

M. Brian Cheffer,
Attorney for Plaintiff,
Cheffer & Hagan, P.A.,
2120 McGregor Boulevard,
Fort Myers, FL 33901,
239-334-1381
October 2, 9, 2026 26-04111L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
26-CA-002556
ROCKET MORTGAGE, LLC,
Plaintiff, VS.
ANTHONY J. FORONDA A/K/A ANTHONY FORONDA; ASHLEE T. HRONCICH A/K/A ASHLEE HRONCICH; UNKNOWN TENANT #1; UNKNOWN TENANT #2,
Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on September 18, 2026 in Civil Case No. 26-CA-002556, of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein, ROCKET MORTGAGE, LLC is the Plaintiff, and ANTHONY J. FORONDA A/K/A ANTHONY FORONDA and ASHLEE T. HRONCICH A/K/A ASHLEE HRONCICH are Defendants.

The Clerk of the Court, Kevin C. Karnes will sell to the highest bidder for cash at www.lee.realforeclose.com on November 5, 2026 at 9:00 a.m. EST the following described real property as set forth in said Final Judgment, to wit:

LOTS 1 AND 2, BLOCK 2362, UNIT 35, CAPE CORAL, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 16, PAGES 100 THROUGH 111, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

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

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

WITNESS my hand and the seal of the court on 09/30/2026.

CLERK OF THE COURT
Kevin C. Karnes
(SEAL) N Wright-Angad
Deputy Clerk

ALDRIDGE PITE, LLP
Attorney for Plaintiff
401 W. Linton Blvd.
Suite 202-B
Delray Beach, FL 33444
Telephone: 561-392-6391
Facsimile: 561-392-6965
Primary E-Mail:
ServiceMail@aldridgepite.com
1190-363B
Ref# 26470
October 2, 9, 2026 26-04138L

FIRST INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 26-CA-002272
FREEDOM MORTGAGE CORPORATION
PLAINTIFF, VS.
WILLIAM LAWRENCE STEWART A/K/A WILLIAM L. STEWART; TIFFANY NICHOLE STEWART A/K/A TIFFANY NICOLE STEWART A/K/A TIFFANY N. STEWART, ET AL.,
DEFENDANTS.

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 24th day of September, 2026, and entered in Case No. 26-CA-002272, of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, WILLIAM LAWRENCE STEWART A/K/A WILLIAM L. STEWART, TIFFANY NICHOLE STEWART A/K/A TIFFANY NICOLE STEWART A/K/A TIFFANY N. STEWART, UNITED STATES OF AMERICA ON BEHALF OF THE SECRETARY OF HOUSING AND URBAN DEVELOPMENT, WCI COMMUNITIES, LLC, FOUNDATION FINANCE COMPANY LLC AND PORTICO MASTER PROPERTY OWNERS ASSOCIATION, INC are defendants. Kevin C. Karnes as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.lee.realforeclose.com at 9:00 A.M. on the 3rd day of December, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT NO. 42 OF PORTICO PHASE I, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN INSTRUMENT NO. 2006000411756, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Property address: 14268 Mindello Dr, Fort Myers, FL 33905

IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

Dated this day of 09/30/2026,

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

Submitted by:
Tromberg, Miller, Morris & Partners, PLLC
ATTORNEY FOR PLAINTIFF
600 West Hillsboro Boulevard
Suite 600
Deerfield Beach, FL 33441
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
ESERVICE@TMPPLLC.COM
23FL373-0235
October 2, 9, 2026 26-04130L



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legal@businessobserverfl.com
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FLORIDA'S NEWSPAPER FOR THE C-SUITE
Business Observer

LV2006_v2A

--- ACTIONS / SALES ---

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIRT, IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION:
CASE NO.: 26-CA-004196
CROSSCOUNTRY MORTGAGE, LLC
Plaintiff, vs.
JESSICA DONNA DUMONT A/K/A JESSICA ENSKO, et al.,
Defendants.

To: JOSHUA GERARD KELLEY A/K/A JOSHUA ENSKO
1126 NW 15TH PLACE, CAPE CORAL, FL 33993
LAST KNOWN ADDRESS: STATED; CURRENT ADDRESS: UNKNOWN
UNKNOWN SPOUSE OF JOSHUA GERARD KELLEY A/K/A JOSHUA ENSKO
1126 NW 15TH PLACE, CAPE CORAL, FL 33993
LAST KNOWN ADDRESS: STATED; CURRENT ADDRESS: UNKNOWN

YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal property described as follows, to-wit:

LOTS 45 & 46, BLOCK 2850, UNIT 41, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 17, PAGE(S) 2 THROUGH 14, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

has been filed against you and you are required to file a copy of your written defenses, if any, to it on Orlando DeLuca , Deluca Law Group, PLLC, 2101 NE 26th Street, Fort Lauderdale, FL 33305 and file the original with the Clerk of the above- styled Court within 30 days from the first publication, otherwise a Judgment may be entered against you for the relief demanded in the Complaint.

WITNESS my hand and seal of said Court on the 30th day of September, 2026.

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

DELUCA LAW GROUP PLLC
PHONE: (954) 368-1311 |
FAX: (954) 200-8649
service@delucalawgroup.com
26-07319
October 2, 9, 2026 26-04141L

FIRST INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR LEE COUNTY
GENERAL JURISDICTION DIVISION
CASE NO. 26-CA-002143
U.S. BANK NATIONAL ASSOCIATION,
Plaintiff, vs.
JUAN RAMON GARZA A/K/A JUAN GARZA, et al.,
Defendant.

To: CECILIA REYNOSO, 605 JOHNS AVE, LEHIGH ACRES, FL 33972
LAST KNOWN ADDRESS STATED, CURRENT RESIDENCE UNKNOWN
UNKNOWN SPOUSE OF CECILIA REYNOSO, 605 JOHNS AVE, LEHIGH ACRES, FL 33972
LAST KNOWN ADDRESS STATED, CURRENT RESIDENCE UNKNOWN

YOU ARE HEREBY NOTIFIED that an action to foreclose Mortgage covering the following real and personal property described as follows, to-wit:

LOT 15, BLOCK 25, UNIT 7, SECTION 25, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN DEED BOOK 254, PAGE 45, PLAT BOOK 15, PAGE 36, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

has been filed against you and you are required to file a copy of your written defenses, if any, to it on Lourdes M. Sanchez-Barcia, Esq., McCalla Raymer Leibert Pierce, LLP, 225 East Robinson Street, Suite 155, Orlando, FL 32801 and file the original with the Clerk of the above- styled Court within 30 days from the first publication, otherwise a Judgment may be entered against you for the relief demanded in the Complaint.

WITNESS my hand and seal of said Court on the 30th day of September, 2026.

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

MCCALLA RAYMER LEIBERT PIERCE, LLP
225 East Robinson Street, Suite 155,
Orlando, FL 32801
Phone: (407) 674-1850
Fax: (321) 248-0420
Email: AccountsPayable@mccalla.com
26-21077FL
October 2, 9, 2026 26-04136L

SUBSEQUENT INSERTIONS

--- SALES / ESTATE ---

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
Case No. 26-CA-001983
Freedom Mortgage Corporation,
Plaintiff, vs.
Leticia Sanchez-Flores, et al.,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 26-CA-001983 of the Circuit Court of the TWENTIETH Judicial Circuit, in and for Lee County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and Leticia Sanchez-Flores; Amilcar Flores are the Defendants, that I will sell to the highest and best bidder for cash at, www.lee.realforeclose.com, beginning at 9:00 AM on the November 19, 2026, the following described property as set forth in said Final Judgment, to wit::

LOT 9, BLOCK 6, UNIT 7, LEHIGH ESTATES, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 15, PAGE 87, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
TAX ID:
33-44-26-L1-07006.0090

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

Dated this day of 09/22/2026.

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

Brock & Scott PLLC
4919 Memorial Hwy, Suite 135
Tampa, FL 33634
Attorney for Plaintiff
File # 26-F01234
Sept. 25; Oct. 2, 2026 26-04011L

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
CASE NO. 25CA005622
MEADOWS OF ESTERO CONDOMINIIUM, INC.,
Plaintiff, v.
RENE PIERSON, ET AL.,
Defendants.

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered in this cause in the Circuit Court of Lee County, Florida on September 16, 2026, I will sell the property situated in Lee County, Florida, described as:

Unit 203, Building 31, MEADOWS OF ESTERO, a Condominium, according to the Declaration of Condominium thereof recorded in Official Records Instrument No. 2005000036677, and as amended, Public Records of Lee County, Florida.

at public sale, to the highest and best bidder, for cash, on November 19, 2026, beginning at 9:00 a.m. at, www.lee.realforeclose.com, in accordance with Chapter 45, Florida Statutes.

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

Dated: 09/16/2026

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

Kristie P. Mace, Esq.,
Goede, DeBoest & Cross, PLLC,
Attorney for Plaintiff,
kmace@gadclaw.com and
kgermanis@gadclaw.com
Sept. 25; Oct. 2, 2026 26-03950L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY FLORIDA
PROBATE DIVISION
File Number: 26-CP-001905
IN RE: ESTATE OF ANNE C. HOCHHAUSER
Deceased.

The administration of the estate of Anne C. Hochhauser, deceased, File Number: 26-CP-001905, whose date of death was September 21, 2022, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 2075 Dr. Martin Luther King Jr. Boulevard, Fort Myers, FL 33901. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is: September 25, 2026.

Personal Representative
Gregory Hochhauser
7603 Olympia Dr.
Houston, TX 77063

Attorney for Personal Representative
Jeremy Hogan
Florida Bar Number 12578
HOGAN & HOGAN PA
906 East Michigan Street
Orlando, FL 32806
407-422-2188
jhogan@hoganlegal.com
Sept. 25; Oct. 2, 2026 26-03952L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 26-CP-002726
Division: Probate
IN RE: ESTATE OF NANCY L. LIMING,
Deceased.

The administration of the Estate of Nancy L. Liming, deceased, whose date of death was May 14, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this Notice is September 25, 2026.

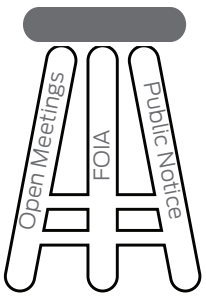
Personal Representative:
Merritt K. Kracker

Attorney for Personal Representative:
Kevin A. Kyle
Attorney for Personal Representative
Florida Bar Number: 980595
Schoenfeld Kyle & Associates LLP
1380 Royal Palm Square Boulevard
Fort Myers, Florida 33919
Telephone: (239) 936-7200
Fax: (239) 936-7997
E-Mail: kevink@trustska.com
Sept. 25; Oct. 2, 2026 26-03987L

Why Public Notice Should Remain in Newspapers

Along with open meeting and freedom of information laws, public notice is an essential element of the

three-legged stool
of government transparency





This is not about "newspapers vs the internet".

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

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

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

prevent government officials from hiding information

they would prefer the public not to see

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

essential elements of public notice:

- **Accessibility**
- **Independence**
- **Verifiability**
- **Archivability**

Publishing notices on the internet is neither cheap nor free

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

Types Of Public Notices

Citizen Participation Notices

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

Commercial Notices

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

Court Notices

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

Stay Informed, It's Your Right to Know.

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

XNLV18187

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

Commercial Notices

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

Court Notices

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

Stay Informed, It's Your Right to Know.

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

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

XNLV18187

--- ACTIONS / SALES / ESTATE ---

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
DIVISION: PROBATE
FILE NO. 26-CP-002610
IN RE: ESTATE OF CAROLINE RITA PASSMORE, a/k/a CAROLINE PASSMORE, Deceased.

The administration of the estate of CAROLINE RITA PASSMORE, also known as CAROLINE PASSMORE, deceased, whose date of death was June 24, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is Lee County Circuit Court, 1700 Monroe Street, Fort Myers, FL 33901. The file number of the estate is 26-CP-002610. 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 sections 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under section 732.2211, Florida Statutes.

All other creditors of the decedent and other persons having claims or demands against 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 25, 2026.

Personal Representative:
CHRISTOPHER L. PASSMORE
3106 72nd Street West
Lehigh Acres, Florida 33971
Attorney for Personal Representative:
GREGORY J. NUSSBICKEL, Esquire
Florida Bar Number: 0580643
The Nussbickel Law Firm P.A.
12487 Brantley Commons Court
Fort Myers, Florida 33907
Telephone: (239) 900-WILL (9455)
E-Mail: Greg@Will.Estate
Secondary E-Mail: Christine@Will.Estate
Secondary E-Mail: assist@will.estate
Sept. 25; Oct. 2, 2026 26-03962L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
26-CA-001092
ROCKET MORTGAGE, LLC, Plaintiff, VS.
EARL JOE FLOYD, SR. A/K/A EARL FLOYD, SR.; KERRI LYNN FLOYD A/K/A KERRI L. FLOYD A/K/A KERRI FLOYD A/K/A KERRI LYNN MCBRIDE; UNKNOWN SPOUSE OF EARL JOE FLOYD, SR. A/K/A EARL FLOYD, SR.; UNKNOWN SPOUSE OF KERRI LYNN FLOYD A/K/A KERRI L. FLOYD A/K/A KERRI FLOYD A/K/A KERRI LYNN MCBRIDE; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., ACTING SOLELY AS A NOMINEE FOR LOAN SIMPLE, INC.; UNKNOWN TENANT #1; UNKNOWN TENANT #2,
Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on September 18, 2026 in Civil Case No. 26-CA-001092, of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein, ROCKET MORTGAGE, LLC is the Plaintiff, and EARL JOE FLOYD, SR. A/K/A EARL FLOYD, SR.; KERRI LYNN FLOYD A/K/A KERRI L. FLOYD A/K/A KERRI FLOYD; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., ACTING SOLELY AS A NOMINEE FOR LOAN SIMPLE, INC. are Defendants.

The Clerk of the Court, Kevin C. Karnes will sell to the highest bidder for cash at www.lee.realforeclose.com on October 22, 2026 at 09:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

LOT 19, BLOCK 93, UNIT 10, SECTION 2, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 15, PAGE(S) 59, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

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

WITNESS my hand and the seal of the court on 09/21/2026.

CLERK OF THE COURT
Kevin C. Karnes
(SEAL) T Mann
Deputy Clerk

ALDRIDGE PITE, LLP
Attorney for Plaintiff
401 W. Linton Blvd.
Suite 202-B
Delray Beach, FL 33444
Telephone: 561-392-6391
Facsimile: 561-392-6965
Primary E-Mail: ServiceMail@aldridgepite.com
1190-044B
Ref# 25685
Sept. 25; Oct. 2, 2026 26-03994L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002376
Division Probate
IN RE: ESTATE OF MICHAEL LUVERNE WORMS a/k/a MICHAEL L. WORMS Deceased.

The administration of the estate of Michael Luverne Worms a/k/a Michael L. Worms, deceased, whose date of death was June 1, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is 1400 Monroe Street, Fort Myers, Florida 33902. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 25, 2026.

Personal Representative:
David J. Worms
1538 McCarthy Road
Eagan, Minnesota 55121
Attorney for Personal Representative:
Jeanette M. Lombardi
Attorney for Petitioner
E-mail Addresses:
jlombardi@bsk.com,
eservicefl@bsk.com
Florida Bar No. 987646
Bond, Schoeneck & King, PLLC
4001 Tamiami Trl N, Ste 105
Naples, FL 34103
Telephone: (239) 659-3800
24123261.v1-9/8/26
Sept. 25; Oct. 2, 2026 26-03986L

SECOND INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE AND FOR OTHER RELATED RELIED AND COMPLAINT TO SET ASIDE FRAUDULENT TRANSFER OF MARITAL ASSETS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
Case No.: 24-DR-8395
IN RE: THE MARRIAGE OF: HEATHER N. FULLER, Petitioner/Wife, and SCOTT M. FULLER, Respondent/Husband, and DANIEL VANGORDON, Respondent/Third Party.

To: Daniel Vangordon
Last Known Address: 895 N. 275 W. Angola, Indiana 46703

YOU ARE NOTIFIED that an action to set aside fraudulent transfer of marital assets has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Christina Holly, Esq., attorney for Petitioner/Wife, Heather N. Fuller, whose address is 2077 First Street, Suite 209, Fort Myers, Florida 33901 on or before 10/26/2026, and file the original with the clerk of this Court at 1700 Monroe Street, Fort Myers, Florida 33901 before service on the Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

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

This action is asking the court to decide how the following real or personal property should be divided: None.

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

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

Dated: 09/15/2026

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

Sept. 25; Oct. 2, 9, 16, 2026 26-03965L

THIRD INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
Case No.: 26DR000469
Division: Family
TAWNA KRUG, Petitioner, and KEVIN GLOVER, Respondent.

TO: KEVIN GLOVER
Last Known Address: 4417 Bart Griffin Road, Maryville, Tennessee 37803

YOU ARE NOTIFIED that an action for dissolution of marriage and related relief involving minor child(ren) has been filed in the above-styled case.

You are required to serve a copy of your written defenses, if any, to the action on Melissa Y. Barris, Esquire, attorney for Petitioner, whose address is Barris Law, 4513 Lee Boulevard, Lehigh Acres, Florida 33971, on or before 10/20/2026, and file the original with the Clerk of this Court at Lee County Justice Center, 1700 Monroe Street, Fort Myers, Florida 33901, either before service on Petitioner's attorney or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

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

You must keep the Clerk of the Circuit Court's office notified of your current address. Future papers in this lawsuit will be mailed or emailed to the addresses on record at the Clerk's office.

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

DATED on 09/10/2026.

Kevin C. Karnes
CLERK OF THE CIRCUIT COURT AND COMPTROLLER
LEE COUNTY, FLORIDA
(SEAL) By: B Willey
Deputy Clerk

Sept. 18, 25; Oct. 2, 9, 2026 26-03845L

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT COURT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
Case No. 26-CA-2807
ESTERO BEACH CLUB EAST CONDOMINIUM ASSOCIATION, INC., Plaintiff, v. EDWINA G. FOSTER; LEROY E. DEBOARD, et. al, Defendant.

TO: Estate of Edwina G. Foster and Estate of Leroy E. DeBoard
2650 Estero Blvd, Unit 41
Fort Myers Beach, FL 33931

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

Apartment 41, Estero Beach Club East, a Condominium, according to the Declaration of Condominium, as recorded in Official Records Book 916, Page 513, Public Records of Lee County, Florida, and all amendments thereto, together with its undivided share in the common elements.

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

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

DATED this 21st day of September, 2026.

KEVIN C. KARNES,
LEE COUNTY CLERK OF COURT
(SEAL) By: K Harris
As Deputy Clerk

VARNUM LLP,
4801 Tamiami Trail N, Ste. 350,
Naples, Florida 34103
Sept. 25; Oct. 2, 2026 26-03991L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
Case No. 26-CA-002048
Freedom Mortgage Corporation, Plaintiff, vs. Timothy Elliot Krause Jr, et al., Defendants.

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 26-CA-002048 of the Circuit Court of the TWENTIETH Judicial Circuit, in and for Lee County, Florida, wherein Freedom Mortgage Corporation is the Plaintiff and Timothy Elliot Krause Jr; Melissa Krause are the Defendants, that I will sell to the highest and best bidder for cash at, www.lee.realforeclose.com, beginning at 09:00 AM on the 19th day of November, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 4, BLOCK 49, UNIT 10, SECTION 3, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, RECORDED IN PLAT BOOK 26, PAGE 12, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
TAX ID: 03-44-26-10-00049.0040

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

Dated this 09/22/2026

Kevin Karnes
As Clerk of the Court
(SEAL) By: T Mann
As Deputy Clerk

Brock & Scott PLLC
4919 Memorial Hwy, Suite 135
Tampa, FL 33634
Attorney for Plaintiff
File # 26-F01331
Sept. 25; Oct. 2, 2026 26-04013L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 26-CP-2791
Division: Probate
IN RE: ESTATE OF SUSAN I. HOGAN, Deceased.

The administration of the Estate of Susan I. Hogan, deceased, whose date of death was August 3, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902-9346. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this Notice is September 25, 2026.

Personal Representative:
s/Thomas J. Hogan
4705 S. Landings Drive
Fort Myers, FL 33907
Attorney for Personal Representative:
s/ Kevin A. Kyle
Attorney for Personal Representative
Florida Bar Number: 980595
Schoenfeld Kyle & Associates LLP
1380 Royal Palm Square Boulevard
Fort Myers, Florida 33919
Telephone: (239) 936-7200
Fax: (239) 936-7997
E-Mail: kevink@trustska.com
hollyk@trustska.com
4938-4276-2957, v. 1
Sept. 25; Oct. 2, 2026 26-03953L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No. 26-CP-002450
Division Probate
IN RE: ESTATE OF ROGER GEORGE COOK, Deceased.

The administration of the estate of Roger George Cook, deceased, whose date of death was April 18, 2026, is pending in the Circuit Court for Lee County, Florida, Probate Division, the address of which is P.O. Box 9346, Fort Myers, FL 33902. The names and addresses of the co-personal representatives and the co-personal representatives' attorney are set forth below.

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

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

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

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

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

The date of first publication of this notice is September 25, 2026.

Co-Personal Representatives:
Janice Kay Cook
16138 Dinal Drive
Punta Gorda, FL 33955
Mindy Cook Martin
4213 Skyline Boulevard, #3
Cape Coral, FL 33914
Attorney for Personal Representative:
Andre Raymond Eaton, Attorney
Florida Bar Number: 1070014
Pavese Law Firm
1833 Hendry Street
Fort Myers, FL 33902
Telephone: (239) 334-2195
Fax: (239) 332-2243
E-Mail: are@paveselaw.com
Secondary E-Mail: lja@paveselaw.com
Sept. 25; Oct. 2, 2026 26-03954L

SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 26-CC-1284
EGRETS LANDING AT BONITA BAY CONDOMINIUM ASSOCIATION, INC. , A FLORIDA NOT FOR PROFIT CORPORATION, PLAINTIFF, V. WENDY C. FAIRFIELD, ET AL., DEFENDANTS.

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 14, 2026, and entered in Case No. 26-CC-1284 of the County Court of the Twentieth Judicial Circuit in and for Lee County, Florida, wherein EGRETS LANDING AT BONITA BAY CONDOMINIUM ASSOCIATION, INC. is Plaintiff, and Wendy C. Fairfield and Unknown Tenant One n/k/a Paula Fairfield are Defendants, I will sell to the highest and best bidder for cash at www.lee.realforeclose.com, the Clerk's website for online auctions, at 9:00 AM, on the 15th day of October, 2026 the following described property as set forth in said Final Judgment, to wit:

Unit #EE-202, Egret's Landing at Bonita Bay, a Condominium according to the Declaration of Condominium, recorded in Official Records Book 3103, Pages 4088 through 4225, and amendments thereto, of the Public Records of Lee County, Florida.
A/K/A: 26670 Egrets Landing Drive, Unit 202, Bonita Springs, FL 34134

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

DATED this day of 09/17/2026.

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

BECKER & POLIAKOFF, P.A.
Attorneys for Plaintiff
William W. Huffman, Esq.
Florida Bar #31084
1 East Broward Blvd., Suite 1900
Fort Lauderdale, FL 33301
Phone: (954) 985-4102
Fax: (954) 987-5940
Primary email:
cofoservicemail@beckerlawyers.com
E33474/430502/32169771
Sept. 25; Oct. 2, 2026 26-03960L

HOW TO PUBLISH YOUR LEGAL NOTICE IN THE BUSINESS OBSERVER
CALL 941-906-9386
and select the appropriate County name from the menu option
OR
e-mail legal@businessobserverfl.com
LV10250
Business Observer

--- ACTIONS / SALES ---

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR LEE COUNTY
GENERAL JURISDICTION DIVISION
CASE NO. 25-CA-005436
CARRINGTON MORTGAGE SERVICES LLC,
Plaintiff, vs.
KELLY A MAIER A/K/A KELLY ANN MAIER A/K/A KELLY A GRAHAM A/K/A KELLY A MEIER A/K/A A KELLY MAIER A/K/A KELLY ANN MARY, et.al.,
Defendant.

TO: KELLY A MAIER A/K/A KELLY ANN MAIER A/K/A KELLY A GRAHAM A/K/A KELLY A MEIER A/K/A A KELLY MAIER A/K/A KELLY ANN MARY
Last Known Address: 10910 OAK ISLAND RD, ESTERO, FL 34135
UNKNOWN SPOUSE OF KELLY A MAIER A/K/A KELLY ANN MAIER A/K/A KELLY A GRAHAM A/K/A KELLY A MEIER A/K/A A KELLY MAIER A/K/A KELLY ANN MARY
Last Known Address: 10910 OAK ISLAND RD, ESTERO, FL 34135
UNKNOWN TENANT IN POSSESSION 1
Last Known Address: 10910 OAK ISLAND RD, ESTERO, FL 34135
UNKNOWN TENANT IN POSSESSION 1
Last Known Address: 10910 OAK ISLAND RD, ESTERO, FL 34135

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

LEGAL DESCRIPTION:
ALL THAT CERTAIN LAND SITUATE IN LEE COUNTY, FLORIDA, VIZ:
UNIT 58-104 OF LIGHTHOUSE BAY THREE-D, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORDS BOOK 3559, PAGE 779, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND ALL AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS. TOGETHER WITH ALL THE TENEMENTS, HEREDITAMENTS AND APPURTENANCES THERETO BELONGING OR IN ANYWISE APPERTAINING.
Property Address: 10910 OAK ISLAND RD, ESTERO, FL 34135

The action was instituted in the Circuit Court, First Judicial Circuit in and for COUNTYNAME County, Florida; CASE NO. 25-CA-005436; and is styled CARRINGTON MORTGAGE SERVICES LLC Q v. KELLY A MAIER A/K/A KELLY ANN MAIER A/K/A KELLY A GRAHAM A/K/A KELLY A MEIER A/K/A A KELLY MAIER A/K/A KELLY ANN MARY; UNKNOWN SPOUSE OF KELLY A MAIER A/K/A KELLY ANN MAIER A/K/A KELLY A GRAHAM A/K/A KELLY A MEIER A/K/A A KELLY MAIER A/K/A KELLY ANN MARY; LIGHTHOUSE BAY THREE ASSOCIATION INC; UNKNOWN TENANT IN POSSESSION 1 AND UNKNOWN TENANT IN POSSESSION 2. You are required to serve a copy of your written defenses, if any, to the action on Michelle DeLeon, Esq., Plaintiff's attorney, whose address is 300 S. Orange Ave., Ste. 1000, Orlando, FL 32801 within 30 days from the first date of publication and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately after service; otherwise, a default will be entered against you for the relief demanded in the complaint or petition.

The Court has authority in this suit to enter a judgment or decree in the Plaintiff's interest which will be binding upon you.

DATED: 09/21/2026

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

Hill Wallack, LLP
300 S Orange Ave.,
Suite 1000
Orlando, FL 32801
Telephone: (561) 858-2662
Fax:(609) 452-1888
Email:mdeleon@hillwallack.com
serviceflfc@hillwallack.com
4932-3457-5539, v. 2
Sept. 25; Oct. 2, 2026 26-03990L

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
Case No. 26-CA-4765
THE GOLFVIEW AT SUMMERWIND CONDOMINIUM ASSOCIATION, INC., a Florida Not For Profit Corporation,
Plaintiff, v.
RICHARD D. NEWHARD; UNKNOWN SPOUSE OF RICHARD D. NEWHARD; FIRESERVICE, INC.; and UNKNOWN TENANT(S)/ OCCUPANT(S),
Defendants.

TO: RICHARD D. NEWHARD; UNKNOWN SPOUSE OF RICHARD D. NEWHARD; AND UNKNOWN TENANT(S)/OCCUPANT(S)
Last Known Address: 12040 Summergate Circle #202, Fort Myers, FL 33913

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

Unit 202, Phase 2, Building 2, of The Golfview at Summerwind, a Condominium, according to the Declaration of Condominium recorded in Official Records Book 2530, Page(s) 108, and all subsequent amendments thereto, together with its undivided share in the common elements, in the Public Records of Lee County, Florida. TOGETHER with all the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining. Parcel ID #18-45-26-07-00002.2020

You are required to serve a copy of your written defenses, if any, to this action on the Plaintiff's attorney, Kristie P. Mace, Esq., Goede, DeBoest & Cross, PLLC, 2030 McGregor Boulevard, Ft. Myers, FL 33901, within thirty (30) days after the first date of publication of this Notice, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint or petition.

DATED on this 09/17/2026

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

Kristie P. Mace, Esq.,
Goede, DeBoest & Cross, PLLC,
2030 McGregor Boulevard,
Ft. Myers, FL 33901
KMace@gadclaw.com;
kgermanis@gadclaw.com;
nsortino@gadclaw.com
Sept. 25; Oct. 2, 2026 26-03957L

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
Case No. 26-CA-3791
PORTICO MASTER PROPERTY OWNERS ASSOCIATION, INC., a Florida not for profit corporation,
Plaintiff, v.
CHINEME I. SWANN, UNKNOWN SPOUSE OF CHINEME I. SWANN and UNKNOWN TENANT(S)/ OCCUPANT(S),
Defendants.

TO: CHINEME I. SWANN; UNKNOWN SPOUSE OF CHINEME I. SWANN; and UNKNOWN TENANT(S)/OCCUPANT(S)
Last Known Address: 14550 Monrovia Lane, Fort Myers, FL 33905

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

Lot 177 of PORTICO PHASE IIB, according to the Plat thereof, as recorded in Instrument No. 2020000113444, of the Public Records of Lee County, Florida. Parcel ID #34-43-26-L4-08000.0177

You are required to serve a copy of your written defenses, if any, to this action on the Plaintiff's attorney, Kristie P. Mace, Esq., Goede, DeBoest & Cross, PLLC, 2030 McGregor Boulevard, Ft. Myers, FL 33901, within thirty (30) days after the first date of publication of this Notice, and file the original with the Clerk of this Court either before service on the Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the complaint or petition.

DATED on this 17th day of September, 2026.

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

Kristie P. Mace, Esq.,
Goede, DeBoest & Cross, PLLC,
2030 McGregor Boulevard,
Ft. Myers, FL 33901
KMace@gadclaw.com;
kgermanis@gadclaw.com;
nsortino@gadclaw.com
Sept. 25; Oct. 2, 2026 26-03958L

SECOND INSERTION

NOTICE OF ACTION
CONSTRUCTIVE SERVICE
NOTICE BY PUBLICATION
IN THE CIRCUIT COURT FOR THE 20th JUDICIAL CIRCUIT OF LEE COUNTY, FLORIDA
CASE NO: 26-CA-1464
THE FLORIDA LAND COMPANY, LLC, A Florida limited liability company
Plaintiff v.
PRIME TIME HOME WATCH, LLC, a Florida limited liability company MIGUEL A. VAZQUEZ, Individually and LINA M. VAZQUEZ, Individually
Defendants

To: Lina M. Vazuez
5399 Treetops Drive
Naples, Floirda 34113

YOU ARE HEREBY NOTIFIED that a Compliant for Foreclosure has been filed against you and you are required to serve a copy of your written defenses, if any to it on Daniel J. Rose, Esq., 323 NE 6th Avenue, Delray Beach, Florida 33483 and file the original with the clerk of the above styled court within 30 days otherwise a default will be entered against you for the relief prayed for in the complaint or petition.

This notice shall be published once a week for two consecutive weeks in the Business Observer

WITNESS my hand and the seal of said Court on this 09/18/2026

Kevin C. Karnes, Clerk of the Cour
(SEAL) By: K Harris
as Deputy Clerk

Daniel J. Rose, Esq.
Daniel J. Rose, P.A.
323 NE 6th Avenue
Delray Beach, Florida 33483
rose@djrpa.com
561-542-9174
By:/s/ Daniel J Rose
Florida Bar No: 478385
Sept. 25; Oct. 2, 2026 26-03972L

SECOND INSERTION

NOTICE OF ACTION
CONSTRUCTIVE SERVICE
NOTICE BY PUBLICATION
IN THE CIRCUIT COURT FOR THE 20th JUDICIAL CIRCUIT OF LEE COUNTY, FLORIDA
CASE NO: 26-CA-1464
THE FLORIDA LAND COMPANY, LLC, A Florida limited liability company
Plaintiff v.
PRIME TIME HOME WATCH, LLC, a Florida limited liability company MIGUEL A. VAZQUEZ, Individually and LINA M. VAZQUEZ, Individually
Defendants

To: Miguel A. Vazquez
3485 Domestic Avenue
Naples, Florida 34104

YOU ARE HEREBY NOTIFIED that a Compliant for Foreclosure has been filed against you and you are required to serve a copy of your written defenses, if any to it on Daniel J. Rose, Esq., 323 NE 6th Avenue, Delray Beach, Florida 33483 and file the original with the clerk of the above styled court within 30 days otherwise a default will be entered against you for the relief prayed for in the complaint or petition.

This notice shall be published once a week for two consecutive weeks in the Business Observer

WITNESS my hand and the seal of said Court on this 09/18/2026

Kevin C. Karnes, Clerk of the Cour
(SEAL) By: K Harris
as Deputy Clerk

Daniel J. Rose, Esq.
Daniel J. Rose, P.A.
323 NE 6th Avenue
Delray Beach, Florida 33483
rose@djrpa.com
561-542-9174
By:/s/ Daniel J Rose
Florida Bar No: 478385
Sept. 25; Oct. 2, 2026 26-03973L

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
CASE NO. 2026-CA-002772
SANIBEL CAPTIVA COMMUNITY BANK, a Florida banking corporation,
Plaintiff, vs.
HARRY WILLIAM MAULDIN, if living, and if deceased, THE UNKNOWN HEIRS, DEVISEES and BENEFICIARIES OF HARRY WILLIAM MAULDIN, GAIL MORAN MAULDIN, UNKNOWN SPOUSE OF GAIL MORAN MAULDIN, VINES COMMUNITY ASSOCIATION, INC., VINES COUNTRY CLUB, INC., n/k/a ESTERO COUNTRY CLUB, INC. and SOUTHWIND VILLAGE AT THE VINES CONDOMINIUM ASSOCIATION, INC.,
Defendants.

NOTICE IS GIVEN that pursuant to the Summary Final Judgment of Foreclosure filed on the 18th day of September, 2026, in Civil Action No. 2026-CA-002772, of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, in which HARRY WILLIAM MAULDIN, if living, and if deceased, THE UNKNOWN HEIRS, DEVISEES and BENEFICIARIES OF HARRY WILLIAM MAULDIN, GAIL MORAN MAULDIN, UNKNOWN SPOUSE OF GAIL MORAN MAULDIN, VINES COMMUNITY ASSOCIATION, INC., VINES COUNTRY CLUB, INC., n/k/a ESTERO COUNTRY CLUB, INC. and SOUTHWIND VILLAGE AT THE VINES CONDOMINIUM ASSOCIATION, INC., are the Defendants, SANIBEL CAPTIVA COMMUNITY BANK, a Florida Banking Corporation, is the Plaintiff, Kevin C. Karnes, Clerk of Court, Lee County will sell to the highest and best bidder for cash on the 22nd of October, 2026 at 9:00 a.m. by electronic sale at www.lee.realforeclose.com, the following described real property set forth in the Summary Final Judgment of Foreclosure in Lee County, Florida:

Unit 3, Building 20, of Southwind Village at the Vines, a Condominium, according to the Declaration of Condominium thereof, as recorded in Official Records Book 2618, Page 2403, and all amendments thereto, of the Public Records of Lee County, Florida, together with an undivided interest in the common elements appurtenant thereto.
8411 Southbridge Dr. 3, Estero, FL

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

Dated this 09/21/2026.

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

M. Brian Cheffer,
Attorney for Plaintiff,
Cheffer & Hagan, P.A.,
2120 McGregor Boulevard,
Fort Myers, FL 33901,
239-334-1381
Sept. 25; Oct. 2, 2026 26-03992L

SECOND INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT)
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CASE NO: 26-DR-006479
IN RE: The Marriage of
Elizabeth Ellen Dekle
Petitioner
and
Joseph Byron Dekle
Respondent

TO: Joseph Byron Dekle
1666 Tibbets Street SE, Palm Bay, Florida 32909-5701

YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Elizabeth Ellen Dekle whose address is 18923 Randall Place, Land O Lakes, Florida 34638 on or before 10/26/2026, and file the original with the clerk of this Court at 1700 Monroe Street, Fort Myers, Florida 33901 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

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

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

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

Dated: 09/14/2026

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

Sept. 25; Oct. 2, 9, 16, 2026 26-04000L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION:
CASE NO.: 26-ca-001378
MORTGAGE RESEARCH CENTER, LLC D/B/A VETERANS UNITED HOME LOANS, A MISSOURI LIMITED LIABILITY COMPANY,
Plaintiff, vs.
TRACY WERNER
Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in the above styled cause now pending in said court and as required by Florida Statute 45.031(2), KEVIN C. KARNES as the Clerk of the Circuit Court for LEE County shall sell to the highest and best bidder for cash electronically at www.Lee.realforeclose.com at, 9:00 AM on the 08 day of October, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 3, BLOCK 6, UNIT 1, SECTION 13, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, PAGE 62, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
PROPERTY ADDRESS: 4604 JANE AVE N, LEHIGH ACRES, FL 33971

IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

Dated this day of 09/16/2026,

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

Submitted by:
De Cubas & Lewis, P.A.
PO Box 5026
Fort Lauderdale, FL 33310
Telephone: (954) 453-0365
Facsimile: (954) 771-6052
Toll Free: 1-800-441-2438
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
eservice@decubaslewis.com
26-00008
Sept. 25; Oct. 2, 2026 26-03949L

SECOND INSERTION

NOTICE OF ACTION
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
Case No.: 26-CA-004099
CITIBANK, N.A., NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR MORGAN STANLEY ESIDENTIAL MORTGAGE LOAN TRUST 2024-NQM2,
Plaintiff, v.
ANGELA RAE JONES; UNKNOWN SPOUSE OF ANGELA RAE JONES; DONALD ABDUL JONES AKA DONALD ABDOUL JONES; ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED; UNKNOWN TENANT #1; UNKNOWN TENANT #2,
Defendant.

To the following Defendant(s):
DONALD ABDUL JONES AKA DONALD ABDOUL JONES
(LAST KNOWN ADDRESS)
1423 IRONDALE ST E
LEHIGH ACRES, FL 33936
UNKNOWN TENANT #1
3706 NW 1ST TER
CAPE CORAL, FL 33993
UNKNOWN TENANT #2
3706 NW 1ST TER
CAPE CORAL, FL 33993

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

LOTS 5 & 6, BLOCK 4176, UNIT 59, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 19, PAGE(S) 140 THROUGH 153, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA
a/k/a 3706 NW 1st Ter, Cape Coral, FL 33993

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

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

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

WITNESS my hand and the seal of this Court this 18th day of September, 2026.

Kevin C. Karnes
CLERK OF COURT
As Clerk of the Court
(SEAL) By K Harris
As Deputy Clerk

Kelley Kronenberg, Attorney
10360 West State Road 84,
Fort Lauderdale, FL 33324
Sept. 25; Oct. 2, 2026 26-03966L

SECOND INSERTION

NOTICE OF ACTION BY PUBLICATION
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
DIVISION: CIVIL
CASE NO. 26-CC-006488
PLANTATION BEACH CLUB I OWNERS' ASSOCIATION, INC., a Florida non-profit corporation,
Plaintiff, vs.
KATHRYN H. MASON, NIGEL HENDERSON, MARIE-HELENE FAUQUET, THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST KATHRYN H. MASON,
Defendant

TO: KATHRYN H. MASON
LAST KNOWN ADDRESS: 112, AV. DE TOURAINE, ST LAMBERT, QC J4S 1H2 CANADA

YOU ARE HEREBY notified that an action to foreclose a Claim of Lien upon the following described real property located in Lee County, Florida:

Unit Week 46 in Condominium Parcel 6, of PLANTATION BEACH CLUB I, PHASE A, a Condominium according to the Declaration of Condominium thereof, as recorded in Official Records Book 1413 at Page 264 in the Public Records of Lee County Florida and all amendments thereto, if any. Amended in Official Records Book 1513 at Page 1925, Public records of Lee County, Florida.
A/K/A UNIT 1006, WEEK 46
Unit Week 47 in Condominium Parcel 6, of PLANTATION BEACH CLUB I, PHASE A, a Condominium according to the Declaration of Condominium thereof, as recorded in Official Records Book 1413 at Page 264 in the Public Records of Lee County Florida and all amendments thereto, if any. Amended in Official Records Book 1513 at Page 1925, Public records of Lee County, Florida.
A/K/A UNIT 1006, WEEK 47
Unit Week 48 in Condominium Parcel 6, of PLANTATION BEACH CLUB I, PHASE A, a Condominium according to the Declaration of Condominium thereof, as recorded in Official Records Book 1413 at Page 264 in the Public Records of Lee County Florida and all amendments thereto, if any. Amended in Official Records Book 1513 at Page 1925, Public records of Lee County, Florida.
A/K/A UNIT 1006, WEEK 48

has been filed against you and you are required to serve a copy of your written defenses, if any, upon Michael J. Belle, Esq., of Michael J. Belle, P.A., Attorney for Plaintiff, whose address is 2364 Fruitville Road, Sarasota, Florida 34237, within 30 days from the first date of publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Plaintiff's Complaint.

WITNESS my hand and seal of this Court on this September 17 2026.

KEVIN C. KARNES,
CLERK OF COURTS
(SEAL) By: K Harris
Deputy Clerk

Michael J. Belle, Esq.,
Attorney for Plaintiff
2364 Fruitville Road,
Sarasota, Florida 34237
service@michaelbelle.com
Sept. 25; Oct. 2, 2026 26-03956L

--- ACTIONS / SALES ---

SECOND INSERTION

NOTICE OF ACTION - CONSTRUCTIVE SERVICE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
Case No. 26-CA-003652
Rocket Mortgage LLC
Plaintiff, vs.
Nicholas R. Green a/k/a Nicholas Robert Green; Unknown Spouse of Nicholas R. Green a/k/a Nicholas Robert Green; Unknown Spouse of Krystal Nicole Averill a/k/a Krystal Averill f/k/a Krystal Nicole Green; Averill Enterprises, LLC.
Defendants.

TO: Unknown Spouse of Krystal Nicole Averill a/k/a Krystal Averill f/k/a Krystal Nicole Green
Last Known Address: 1031 NE 10th Pl, Cape Coral, FL 33909

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

LOTS 7 AND 8, BLOCK 5694, CAPE CORAL SUBDIVISION, UNIT 87, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 24, PAGES 67 THROUGH 87, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

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

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

DATED on 09/21/2026.

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

Orlando F. Amador, Esquire,
Brock & Scott, PLLC.,
the Plaintiff's attorney,
4919 Memorial Hwy, Suite 135,
Tampa, FL 33634
File # 26-F01679
Sept. 25; Oct. 2, 2026 26-03989L

SECOND INSERTION

NOTICE OF SALE
IN THE CIRCUIT CIVIL COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR LEE COUNTY
CIVIL DIVISION
Case No. 36-2025-CA-005727
ALLIANT CREDIT UNION
Plaintiff, vs.
JOSE R. ROSARIO, JAMI BARTLETT-ROSARIO, UNLOCK PARTNERSHIP SOLUTIONS, INC., WILDBLUE MASTER PROPERTY OWNERS ASSOCIATION, INC., WILDBLUE AMENITIES ASSOCIATION, INC., AQUA SHORE AT WILDBLUE HOMEOWNERS ASSOCIATION, INC., GOODLEAP, LLC, AND UNKNOWN TENANTS/OWNERS,
Defendants.

Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on June 23, 2026, in the Circuit Court of Lee County, Florida, Kevin C. Karnes, Clerk of the Circuit Court, will sell the property situated in Lee County, Florida described as:

LOT 256, WILDBLUE SOUTHWEST PHASE 2, ACCORDING TO THE PLAT THEREOF, AS RECORDED AS INSTRUMENT NUMBER 2019000250230, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

and commonly known as: 19600 WATERMAN COURT, FT MYERS, FL 33913; including the building, appurtenances, and fixtures located therein, at public sale, to the highest and best bidder, for cash, at: [ ] www.lee.realforeclose.com on NOVEMBER 19, 2026 at 9:00 am.

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

Dated this day of 09/16/2026

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

Kass Shuler, P.A.
1604 N. Marion St.
Tampa, FL 33602
ForeclosureService@kasslaw.com
327486/2531141/wll
Sept. 25; Oct. 2, 2026 26-03951L

SECOND INSERTION

NOTICE OF ACTION BY PUBLICATION
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
DIVISION: CIVIL
CASE NO. 26-CC-006490
THE SOUTH SEAS CLUB CONDOMINIUM ASSOCIATION, INC., A FLORIDA NON-PROFIT CORPORATION, a Florida non-profit corporation,
Plaintiff, vs.
ELEANOR BENKNER AND THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST ELEANOR BENKNER,
Defendant

TO: THE UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES, OR OTHER CLAIMANTS CLAIMING BY, THROUGH, UNDER OR AGAINST ELEANOR BENKNER,
LAST KNOWN ADDRESS: 85 NORWOOD AVE., NORTHPORT, NY 11768

YOU ARE HEREBY notified that an action to foreclose a Claim of Lien upon the following described real property located in Lee County, Florida:

Unit Week No. 38 in Condominium Parcel Number H of THE SOUTH SEAS CLUB, a Condominium according to the declaration of Condominium thereof, recorded in Official Records Book 1480 at Page 970, of the Public Records of Lee County, Florida, and all amendment thereto, if any.
A/K/A UNIT 1308, WEEK 38

has been filed against you and you are required to serve a copy of your written defenses, if any, upon Michael J. Belle, Esq., of Michael J. Belle, P.A., Attorney for Plaintiff, whose address is 2364 Fruitville Road, Sarasota, Florida 34237, within 30 days from the first date of publication, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Plaintiff's Complaint.

WITNESS my hand and seal of this Court on this September 17 2026.

KEVIN C. KARNES,
CLERK OF COURTS
(SEAL) By: K Harris
Deputy Clerk

Michael J. Belle, Esq.,
Attorney for Plaintiff
2364 Fruitville Road,
Sarasota, Florida 34237
service@michaelbelle.com
Sept. 25; Oct. 2, 2026 26-03955L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO.: 25-CA-006653
PENNYMAC LOAN SERVICES, LLC,
Plaintiff, vs.
LINDSEY ELLEN WOOTTON A/K/A LINDSEY WOOTTON; UNKNOWN SPOUSE OF LINDSEY ELLEN WOOTTON A/K/A LINDSEY WOOTTON; US DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT; PORTFOLIO RECOVERY ASSOCIATES, LLC; UNKNOWN TENANT #1; UNKNOWN TENANT #2,
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Mortgage Foreclosure dated July 16, 2026 entered in Civil Case No. 25-CA-006653 of the Circuit Court of the 20TH Judicial Circuit in and for Lee County, Florida, wherein PENNYMAC LOAN SERVICES, LLC is Plaintiff and LINDSEY ELLEN WOOTTON a/k/a LINDSEY WOOTTON, et al, are Defendants. The Clerk, KEVIN C. KARNES, shall sell to the highest and best bidder for cash at LEE County's On-Line Public Auction website: https://www.lee.realforeclose.com, at 9:00 A.M. on October 8, 2026, in accordance with Chapter 45, Florida Statutes, the following described property located in LEE County, Florida, as set forth in said Final Judgment of Mortgage Foreclosure to-wit:

LOTS 7 AND 8. BLOCK 4556, CAPE CORAL UNIT 68. ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 23, PAGE 100, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

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

Dated this 18 day of September, 2026.

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

FRENKEL LAMBERT WEISMAN & GORDON, LLP
Attorney for Plaintiff
Central Mailing address
53 Gibson St
Bay Shore, NY 11706
Telephone: (631) 969-3100 |
Fax (631) 982-4513
04-102734-F00
Sept. 25; Oct. 2, 2026 26-03975L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR LEE COUNTY
GENERAL JURISDICTION DIVISION
CASE NO. 25-CA-006049
NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING,
Plaintiff, vs.
DAVID K KALLANSRUDE A/K/A DAVID KALLANSRUDE, et al.,
Defendant.

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure entered August 24, 2026 in Civil Case No. 25-CA-006049 of the Circuit Court of the TWENTIETH JUDICIAL CIRCUIT in and for Lee County, Ft. Myers, Florida, wherein NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING is Plaintiff and David K Kallansrude a/k/a David Kallansrude, et al., are Defendants, the Clerk of Court, Kevin C. Karnes, will sell to the highest and best bidder for cash at www.lee.realforeclose.com in accordance with Chapter 45, Florida Statutes on October 8, 2026 at 9:00 AM on the following described property as set forth in said Summary Final Judgment, to-wit:

Lot 5, Block 19, IMPERIAL HARBOR, UNIT 5, PART TWO, according to the plat thereof as recorded in Plat Book 32, Page 4, of the Public Records of Lee County, Florida, Less the parcel described as follows: Begin at the Southeasterly corner of said Lot 5, and run N 28 degrees 23'05"W, along the Northeasterly line of said Lot 5 for 148.91 feet to the Northeasterly corner of said Lot 5; thence run S 84 degrees 27'00" W, for 26.50 feet; thence run S 37 degrees 06'21" E, for 161.06 feet to the Point of Beginning, TOGETHER WITH: That portion of Lot 6, Block 19, of said plat, described as follows: Begin at the Southeasterly corner of said Lot 6 and run N 21 degrees 20'54"W, along the Northeasterly line of said Lot 6 for 137.77 feet to the Northernmost corner of said Lot 6; thence run S 26 degrees 21'11" W, for 24.92 feet; thence run S 30 degrees 00'38" E, for 122.40 feet to the Point of Beginning. Together with that certain 1979 Hill mobile home, Identification Nos. 0265480AM & 0265480BM and Title Nos. 16215800 and 16215801

Address: 9306 Knight Rd, Bonita Springs, FL 34135

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

Dated this day of 09/21/2026.

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

McCalla Raymer Leibert Pierce, LLP
110 SE 6th Street, Suite 2300
Fort Lauderdale, FL 33301
AccountsPayable@mccalla.com
Counsel of Plaintiff
25-14112FL
Sept. 25; Oct. 2, 2026 26-03984L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 20th JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
Case No. 26-CA-001828
Judge: Alane C. Laboda
KATHERINE SUZANNE REYNOLDS, as Personal Representative of the Estate of William Joseph Semmer a/k/a William Semmer a/k/a William J. Semmer,
Plaintiff, v.
AUSTIN SEMMER; UNKNOWN TENANT 1; UNKNOWN TENANT 2; and other unknown persons or unknown spouse claiming by, through and under any of the above-named Defendants,
Defendant(s).

NOTICE IS HEREBY given as required by a FINAL JUDGMENT OF FORECLOSURE FOR REESTABLISHMENT OF LOST NOTE filed on September 18, 2026 and entered in Case No. 2026-CA-001828 of the County Court of the Twentieth Judicial Circuit in and for Lee County, Florida, where KATHERINE SUZANNE REYNOLDS, as Personal Representative of the Estate of William Joseph Semmer a/k/a William Semmer a/k/a William J. Semmer, is the Plaintiff and AUSTIN SEMMER; UNKNOWN TENANT 1; UNKNOWN TENANT 2, and any other unknown heirs, devisees, grantees, creditors, and other unknown persons or unknown spouse claiming by, through and under any of the above-named Defendants, are the Defendants. I will sell to the highest bidder for cash beginning at 9:00 a.m. at www.lee.realforeclose.com in accordance with Chapter 45 Florida Statutes on the October 22, 2026, the following described property in accordance with the Final Judgment of Foreclosure – Count I:

LOT 37, COASTAL ESTATES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 29, PAGES 77 THROUGH 79, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
TOGETHER WITH A 1986 DOUBLE WIDE MOBILE HOME (VIN) IDENTIFICATION NUMBERS ZZF1111AAC AND ZZF1111BAC
Parcel Identification No.: 06-46-24-07-00000.0370
A/K/A: 11201 Bombay Lane, Fort Myers, FL 33908.
(the "Property").

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

Dated this day of 09/18/2026

CLERK OF THE CIRCUIT COURT
Kevin C. Karnes
Lee County Clerk of Court
(SEAL) By: N Wright-Angad
as Deputy Clerk

The Dorcey Law Firm, PLC
10181 Six Mile Cypress Parkway,
Suite C
Fort Myers, FL 339
Sept. 25; Oct. 2, 2026 26-03976L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 26-CA-001992
NEWREZ LLC,
Plaintiff, vs.
ESTATE OF DAVID O. THOMAS A/K/A DAVID ORIN THOMAS A/K/A DAVID ORIN THOMAS, SR., DECEASED; UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, TRUSTEES OF DAVID O. THOMAS A/K/A DAVID ORIN THOMAS A/K/A DAVID ORIN THOMAS, SR., DECEASED; DAVID O. THOMAS; JERIME DAVID ORIN THOMAS; JAMAL DELON JASHAWN THOMAS; JALEEL WILLIAM DEXTER THOMAS; DENIEA KITOYA-AVI THOMAS MATTHEWS; DARIUS JOSHUA THOMAS; PINEWOOD CONDOMINIUM OF LEHIGH ACRES, INC.; AMERICAN EXPRESS NATIONAL BANK; CAPITAL ONE, NATIONAL ASSOCIATION S/B/M DISCOVER BANK; UNKNOWN TENANT(S) IN POSSESSION #1 and #2, and ALL OTHER UNKNOWN PARTIES, et.al.,
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Summary Judgment of Foreclosure (in Rem) signed September 18, 2026, entered in Civil Case No.: 26-CA-001992 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, wherein NEWREZ LLC, Plaintiff, and ESTATE OF DAVID O. THOMAS A/K/A DAVID ORIN THOMAS A/K/A DAVID ORIN THOMAS, SR., DECEASED; UNKNOWN HEIRS, DEVISEES, GRANTEES, ASSIGNEES, CREDITORS, LIENORS, TRUSTEES OF DAVID O. THOMAS A/K/A DAVID ORIN THOMAS A/K/A DAVID ORIN THOMAS, SR., DECEASED; DAVID O. THOMAS; JERIME DAVID ORIN THOMAS; JAMAL DELON JASHAWN THOMAS; JALEEL WILLIAM DEXTER THOMAS; DENIEA KITOYA-AVI THOMAS MATTHEWS; DARIUS JOSHUA THOMAS; PINEWOOD CONDOMINIUM OF LEHIGH ACRES, INC.; AMERICAN EXPRESS NATIONAL BANK; CAPITAL ONE, NATIONAL ASSOCIATION S/B/M DISCOVER BANK, are Defendants.

I will sell to the highest bidder for cash, at www.lee.realforeclose.com, at 9:00 AM, on the 15th day of October, 2026, the following described real property as set forth in said Judgment, to wit:

CONDOMINIUM UNIT NO. 7, TRACT E, IN PINEWOOD CONDOMINIUM OF LEHIGH ACRES, A CONDOMINIUM, ALL AS SET OUT IN DECLARATION OF CONDOMINIUM AND EXHIBITS ATTACHED THERETO, AS RECORDED IN OFFICIAL RECORDS BOOK 1012, PAGE 373, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND AMENDMENT TO DECLARATION OF CONDOMINIUM AND EXHIBITS ATTACHED THERETO, AS RECORDED IN OFFICIAL RECORDS BOOK 1024, PAGE 577, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND AMENDMENT TO DECLARATION OF CONDOMINIUM AND EXHIBITS ATTACHED THERETO, AS RECORDED IN OFFICIAL RECORDS BOOK 1046, PAGE 1594, AND AMENDMENT TO DECLARATION OF CONDOMINIUM AND EXHIBITS ATTACHED THERETO, AS RECORDED IN OFFICIAL RECORDS BOOK 1176, PAGE 723, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND AS DESCRIBED BY THE PLANS THEREOF, AS RECORDED IN CONDOMINIUM PLAT BOOK 4, PAGES 82 THROUGH 105, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

If you are a person claiming a right to funds remaining after the sale, you must file a claim with the clerk before the clerk reports the surplus as unclaimed. If you fail to file a timely claim you will not be entitled to any remaining funds. After the funds are reported as unclaimed, only the owner of record as of the date of the Lis Pendens may claim the surplus

WITNESS my hand and the seal of the court on 09/23/2026.

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

Attorney for Plaintiff:
Brian L. Rosaler, Esquire
Popkin & Rosaler, P.A.
1701West Hillsboro Boulevard
Suite 400
Deerfield Beach, FL 33442
Telephone: (954) 360-9030
Facsimile: (954) 420-5187
26-52686
Sept. 25; Oct. 2, 2026 26-04020L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 2025-CA-005673
PENNYMAC LOAN SERVICES, LLC,
Plaintiff, v.
KRISTINA M. FREY, et al.,
Defendants.

NOTICE is hereby given that Kevin C. Karnes, Clerk of the Circuit Court of Lee County, Florida, will on October 29, 2026, at 9:00 a.m. ET, via the online auction site at www.lee.realforeclose.com in accordance with Chapter 45, F.S., offer for sale and sell to the highest and best bidder for cash, the following described property situated in Lee County, Florida, to wit:

Lot(s) 5 and 6, Block 1324, CAPE CORAL UNIT 18, according to the map or plat thereof, as recorded in Plat Book 13, Page(s) 96 through 120, inclusive, of the Public Records of Lee County, Florida.
Property Address: 407 SE 17th Avenue, Cape Coral, FL 33990

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

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

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

WITNESS my hand and official seal of this Honorable Court this day of 09/18/2026

Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: N Wright-Angad
DEPUTY CLERK

Tiffany & Bosco, P.A.
1201 S. Orlando Ave., Suite 430
Winter Park, FL 32789
floridaservice@tblaw.com
Sept. 25; Oct. 2, 2026 26-03974L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 26-CA-001025
GULLWING APARTMENT CONDOMINIUM, INC., a Florida not-for-profit corporation,
Plaintiff, vs.
JAM & JAM CONSTRUCTION, LLC, a New Jersey limited liability company,
Defendants

NOTICE IS HEREBY GIVEN that, pursuant to a Final Summary Judgment of Foreclosure dated September 18, 2026, entered in Civil Case No. 2026-CA-001025 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, I will sell to the Highest and Best Bidder for Cash by electronic sale beginning at 9:00 a.m. on the prescribed date at www.lee.realforeclose.com on the 5th day of November, 2026, the following described property as set forth in said Final Judgment, to-wit:

Unit 128 of GULLWING APARTMENT f/k/a NAVAJO CIRCLE, INC., a Condominium according to the Declaration of Condominium thereof, recorded in Official Records Book 902, Page(s) 481, of the Public Records of Lee County, Florida, and any amendments thereto, together with its undivided share in the common elements (the "Property")
Street Address: 1932 SE 43rd Street #128, Cape Coral, Florida 33904

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

Dated day of 09/18/2026

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

Sept. 25; Oct. 2, 2026 26-03985L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
26-CA-003157
WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE OF ANGEL OAK MORTGAGE TRUST 2024-6, MORTGAGE-BACKED CERTIFICATES, SERIES 2024-6,
Plaintiff, VS.
ERIKA BALASKO; UNKNOWN SPOUSE OF ERIKA BALASKO; UNKNOWN TENANT #1; UNKNOWN TENANT #2,
Defendant(s).

NOTICE IS HEREBY GIVEN that sale will be made pursuant to an Order or Final Judgment. Final Judgment was awarded on September 3, 2026 in Civil Case No. 26-CA-003157, of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein, WILMINGTON SAVINGS FUND SOCIETY, FSB, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE OF ANGEL OAK MORTGAGE TRUST 2024-6, MORTGAGEBACKED CERTIFICATES, SERIES 2024-6 is the Plaintiff, and ERIKA BALASKO is the Defendant.

The Clerk of the Court, Kevin C. Karnes will sell to the highest bidder for cash at www.lee.realforeclose.com on October 22, 2026 at 09:00:00 AM EST the following described real property as set forth in said Final Judgment, to wit:

LOTS 22 & 23, BLOCK 134, UNIT 4 PART 2, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 12, PAGE(S) 13 THROUGH 22, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

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

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

WITNESS my hand and the seal of the court on 09/17/2026.

CLERK OF THE COURT
Kevin C. Karnes
(SEAL) T Mann
Deputy Clerk

ALDRIDGE PITE, LLP
Attorney for Plaintiff
401 W. Linton Blvd.
Suite 202-B
Delray Beach, FL 33444
Telephone: 561-392-6391
Facsimile: 561-392-6965
Primary E-Mail:
ServiceMail@aldridgepite.com
1012-027B
Ref# 25457
Sept. 25; Oct. 2, 2026 26-03961L

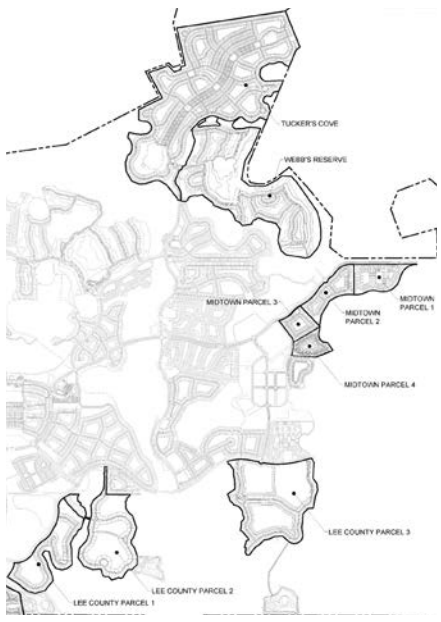
--- PUBLIC SALES ---

SECOND INSERTION

NOTICE OF PUBLIC HEARINGS TO CONSIDER REALLOCATION OF SPECIAL ASSESSMENTS AND ADOPTION OF A REVISED ASSESSMENT ROLL PURSUANT TO SECTIONS 170.07 AND 197.3632(4)(b), FLORIDA STATUTES, BY THE BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT AND NOTICE OF SPECIAL MEETING OF THE GOVERNING BOARD

The Governing Board ("Board") of the Babcock Ranch Community Independent Special District ("District") will hold supplemental public hearings and a regular board meeting on **October 22, 2026 at 4:00 p.m. at the Babcock Ranch Field House Cafeteria, 43281 Cypress Parkway, Babcock Ranch, Florida 33982**, to consider the adoption of a revised assessment methodology, revised assessment roll, reallocation of special assessments on benefited lands within the District, and to provide for the levy, collection and enforcement of the reallocated special assessments. The streets and areas to be improved and the property subject to the special assessments are geographically depicted below and described in the District's Improvement Plan (defined below). The public hearings are being conducted pursuant to Chapter 2007-306 , Laws of Florida, and Chapters 170, 189 and 197, Florida Statutes. All persons interested may ascertain the description of each property to be assessed and the amount to be assessed to each piece or parcel of property may be ascertained from the "District Manager's Office" located at 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431, (561) 571-0010.

The District is a unit of special-purpose local government responsible for providing infrastructure improvements for lands within the District. The infrastructure improvements ("Improvements") are currently expected to include, but are not limited to, water, sanitary sewer, irrigation water supply systems, power distribution systems, telecommunication systems, stormwater management systems, roadways, streetscape, landscape, hardscape, open space (parks), water features, and other related public infrastructure improvements, all as more specifically described in the Engineer's Report for Phase VII – Project Area: Charlotte County – Midtown – Parcel 1, 2, 3, and 4; Charlotte County – Lee County Parcel 3; Charlotte County – Webbs Reserve; Lee County – Lee County Parcel 1, 2, and 3; Supplement to Phase VI Project Area Lee County – DiVosta Parcel – Phase 2; and Charlotte County – Tuckers Cove (Phase 1C & 1D) dated May 2024, as amended and supplemented by Engineer's Report for Phase VII- Project Area: Charlotte county- MidTown- Parcel 1, 2, 3, and 4; Charlotte county – Webbs Reserve; Lee County – Parcels 1 and 2; Supplement to Phase VI Project Area (Lee County- DiVosta Parcel -Phase 2); and Charrlotte County Tucker's Cover (Phase 1C & 1D) dated May 2024, amended October 2024 (together, the "Improvement Plan"), on file and available during normal business hours at the address provided above.



For the purpose of funding the construction, installation and/or acquisition of the Improvements, the District previously levied special on property specially benefited by the Improvements, pursuant to the Master Special Assessment Methodology Report for Phase VII and Supplement to Master Special Assessment Methodology Report for Phase VI for the Tucker's Cove, former Trabue, and DiVosta Parcels dated May 29, 2024, as supplemented from time to time ("Original Assessment Report"), which generally assumed product types and unit numbers may change throughout development, which would necessitate reallocation of proportionate share of the Assessments. It is now anticipated that various additional product types will be developed within Lee County – Parcel #2 ("New Units"), as more particularly described in the Improvement Plan. Implementation of the New Units will require a designation of ERUs to same and a corresponding reallocation of the Assessments under the Assessment Report. To address this change, on August 27, 2026, the District adopted Resolution 2026-54, declaring the intent to reallocate Assessments on certain property within Lee County – Parcel #2 of District ("Assessment Area"), a copy of which is being published with this notice. The purpose of any such assessment is to secure the bonds issued to fund the Improvements.

In connection with the change in the product types and corresponding unit numbers, the District desires to reallocate a portion of the Assessments against certain property located within the Assessment Area in proportion to the benefit received. The District intends to assess the property in the manner set forth in the District's Assessment Report as supplemented by that Supplement to the Final Supplemental Special Assessment Methodology Report for Phase VII and Supplement to Master Special Assessment Methodology Report for Phase VI for the Tucker's Cove, former Trabue and Divosta Parcels dated August 28, 2026 ("Supplemental Assessment Report" and together with the Original Assessment Report, the "Revised Assessment Report"), as may be further revised by the Board at the public hearings. A copy of the Supplemental Assessment Report, which includes the preliminary assessment roll, is available from the District Manager's office.

The Revised Assessment Report identifies each parcel within the Assessment Area of the District and assessments per parcel for each land use category that is currently expected to be assessed. The method of allocating assessments for the Improvements to be funded by the District is described in the Revised Assessment Report. As also explained in more detail in the Revised Assessment Report, the reallocated assessments will be levied against the Property in a manner that is consistent with the level of benefit received by that parcel, just as all benefited properties are assessed. Please consult the Revised Assessment Report for more details.

The annual principal assessment levied against each parcel will be based on repayment over thirty (30) years of the total debt allocated to each parcel. The District expects to collect sufficient revenues to retire no more than $8,606,817.77 in debt to be assessed by the District, exclusive of fees and costs of collection or enforcement, discounts for early payment and interest. The proposed annual schedule of assessments is as follows:

Product Type	Series 2024 Assessment Area Units - Revised Development Plan	Total Series 2024 Bond Assessments Apportionment	Series 2024 Bond Assessments Apportionment per Unit	Annual Debt Service per Unit*	Annual Debt Service per Unit**
Lee County Parcel 2					
70' Deep	23	$1,010,720.40	$43,944.37	$2,878.84	$2,998.79
80' Deep	86	$4,319,103.33	$50,222.13	$3,290.10	$3,427.19
90' Deep	58	~~$3,276,994.09~~	$56,499.90	$3,701.36	$3,855.59
Total	167	**$8,606,817.77**			

* Excludes costs of collection and early payment discount allowance
** Includes costs of collection and early payment discount allowance

The assessments may be prepaid in whole at any time, or in some instances in part, or may be paid in not more than thirty (30) annual installments subsequent to the issuance of debt to finance the District's Improvements. These annual assessments will be collected on the Lee County tax roll by the Tax Collector. Alternatively, the District may choose to directly collect and enforce these assessments. The decision to collect special assessments by any particular method does not mean that such method will be used to collect special assessment in future years, and the District reserves the right in its sole discretion to select collection methods in any given year, regardless of past practices. Failure to pay the special assessments will cause a tax certificate to be issued against the property which may result in loss of title. Alternatively, if the special assessments are directly collected, the failure to pay such direct bill invoice may result in the District pursuing a foreclosure action, which may result in a loss of title. All affected property owners have the right to appear at the public hearings and the right to file written objections with the District within twenty (20) days of the publication of this notice.

Also on October 22, 2026 at 4:00 p.m. at the Babcock Ranch Field House Cafeteria, 43281 Cypress Parkway, Babcock Ranch, Florida 33982, the Board will hold a regular public meeting to consider any other business that may lawfully be considered by the District. The Board meeting and hearings are open to the public and will be conducted in accordance with the provisions of Florida law for special districts. The Board meeting and/or the public hearings may be continued in progress to a date and time certain announced at the meeting and/or hearings.

If anyone chooses to appeal any decision of the Board with respect to any matter considered at the meeting or hearings, 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.

Any person requiring special accommodations at the meeting or hearings because of a disability or physical impairment should contact the District Manager's Office at (561) 571-0010 at least 48 hours prior to the meeting. If you are hearing or speech impaired, please contact the Florida Relay Service at 1-800-955-8770 for aid in contacting the District Manager's office.

RESOLUTION 2026-54

[SUPPLEMENTAL DECLARING RESOLUTION TO MASTER ASSESSMENTS FOR LEE COUNTY – PARCEL #2]

A RESOLUTION OF THE GOVERNING BOARD OF THE BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT SUPPLEMENTING RESOLUTION 2024-52 DECLARING SPECIAL ASSESSMENTS; PROVIDING FOR PUBLICATION OF THIS RESOLUTION; AND ADDRESSING CONFLICTS, SEVERABILITY AND AN EFFECTIVE DATE.

WHEREAS, the Babcock Ranch Community Independent Special District ("**District**") is a local unit of special purpose government created and existing pursuant to Chapter 2007-306, Laws of Florida, as amended ("**Act**"); and

WHEREAS, on May 29, 2024, the Board of Supervisors of the District ("**Board**") adopted Resolution 2024-52 which, among other things, declared master special assessments for a portion of the development area known as the Lee County - Parcel #2 ("**LCP #2**"), designated the nature and location of the proposed Improvements, and provided for an assessment plat and preliminary assessment roll; and

WHEREAS, pursuant to Resolutions 2024-52, 2024-53, 2024-72, and 2025-06 (collectively, "**Master LCP #2 Assessment Resolutions**") the District previously levied its Assessments with the assumption that certain product types may ultimately be developed and be allocated its proportionate share of Assessments, as more particularly described in the Engineer's Report for Phase VII – Project Area: Charlotte County – Midtown – Parcel 1, 2, 3, and 4; Charlotte County – Lee County Parcel 3; Charlotte County – Webbs Reserve; Lee County – Lee County Parcel 1, 2, and 3; Supplement to Phase VI Project Area Lee County – DiVosta Parcel – Phase 2; and Charlotte County – Tuckers Cove (Phase 1C & 1D) dated May 2024, as amended and supplemented by Engineer's Report for Phase VII- Project Area: Charlotte county- MidTown- Parcel 1, 2, 3, and 4; Charlotte county – Webbs Reserve; Lee County – Parcels 1 and 2; Supplement to Phase VI Project Area (Lee County- DiVosta Parcel -Phase 2); and Charrlotte County Tucker's Cover (Phase 1C & 1D) dated May 2024, amended October 2024 ("**Master LCP #2 Engineer's Report**") and Master Special Assessment Methodology Report for Phase VII and Supplement to Master Special Assessment Methodology Report for Phase VI for the Tucker's Cove, former Trabue, and DiVosta Parcels dated May 29, 2024, as amended and supplemented by the Amended Master Special Assessment Methodology Report for Phase VII and Supplement to Master Special Assessment Methodology Report for Phase VI for the Tuckers Cove, former Trabue, and DiVosta Parcels dated May 29, 2024, Amended September 26, 2024 (the foregoing reports together, the "**Master LCP #2 Assessment Report**"), and the Final Supplemental Special Assessment Methodology Report for Phase VII and Supplement to Master Special Assessment Methodology Report for Phase VI for the Tuckers Cove, former Trabue, and DiVosta Parcels, dated November 13, 2024, as may be further amended and supplemented ("**Supplemental Assessment Report**" together with the Master LCP #2 Assessment Report the "**LCP #2 Assessment Report**"); and

WHEREAS, the Board now desires to amend Resolution 2024-52 for the limited purpose of incorporating the updates to the development plan including the previously unanticipated product types, reallocating assessments, and making corresponding adjustments to the prior assessment reports.

NOW, THEREFORE, BE IT RESOLVED BY THE GOVERNING BOARD OF THE BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT:

1. RECITALS. The recitals stated above are incorporated herein as a material part of this Resolution.

2. CONFLICTS; DEFINED TERMS. This Resolution is intended to amend, in part, Resolution 2024-52, which remains in full force and effect except as otherwise provided herein. All terms of Resolution 2024-52 that are not amended by this Resolution apply as if those terms are fully set forth herein. Any capitalized term not otherwise defined herein shall have the meaning ascribed to same in Resolution 2024-52. All District resolutions or parts thereof in actual conflict with this Resolution are, to the extent of such conflict, superseded and repealed.

3. SUPPLEMENTING RESOLUTION 2024-52. Resolution 2024-52 is hereby amended to supplement it as follows:

a. The Master LCP #2 Assessment Report, attached as Exhibit B to Resolution 2024-52, is hereby supplemented by the Supplement to the Final Supplemental Special Assessment Methodology Report for Phase VII and Supplement to Master Special Assessment Methodology Report for Phase VI for the Tucker's Cove, former Trabue and Divosta Parcels dated August 27, 2026, attached to this Resolution as **Exhibit A** (**"Supplemental LCP #2 Assessment Report"** and together with the LCP #2 Assessment Report, the "**Revised LCP #2 Assessment Report**").

b. The **assessment plat** originally prepared pursuant to Section 170.04, Florida Statutes, and Resolution 2024-52 is hereby amended and supplemented to include the new product types as described in the Revised Assessment Report attached hereto, and such revised assessment plat is on file at the "**District Records Office**" at c/o Wrathell, Hunt and Associates, LLC, 2300 Glades Road, Suite 410W, Boca Raton, Florida 33431.

c. The **preliminary assessment roll** originally prepared pursuant to Section 170.06, Florida Statutes, and Resolution 2024-52 is hereby amended and supplemented to include the new product type as described in the Revised Assessment Report attached hereto, and such revised preliminary assessment roll is on file at the District Records Office.

4. CONFIRMING REMAINING TERMS OF 2024-52. The remainder of Resolution 2024-52 not otherwise amended and supplemented by terms of this Resolution, shall remain in full force and effect, including but not limited to the Board's declaration therein that:

a. Assessments shall be levied to defray a portion of the cost of the Improvements.

b. The nature and general location of, and plans and specifications for, the Improvements are described in the Master LCP #2 Engineer's Report, which has a total Estimated Cost of $7,780,000.00.

c. The Assessments will defray approximately $8,606,817.77, which includes the Estimated Cost, plus financing-related costs, capitalized interest, a debt service reserve, and contingency.

d. The manner in which the Assessments shall be apportioned and paid is set forth in the Revised Master LCP #2 Assessment Report.

e. The Assessments are levied, within the District, on all lots and lands adjoining and contiguous or bounding and abutting upon the Improvements or specially benefitted thereby and further designated by the assessment plat, as revised.

5. PUBLICATION OF RESOLUTION. Pursuant to Section 170.05, Florida Statutes, the District Manager is hereby directed to cause this Resolution to be published twice (one week for two (2) weeks) in newspapers of general circulation within Charlotte County and Lee County and to provide such other notice as may be required by law or desired in the best interests of the District.

6. SEVERABILITY. The invalidity or unenforceability of any one or more provisions of this Resolution shall not affect the validity or enforceability of the remaining portions of this Resolution, or any part thereof.

7. EFFECTIVE DATE. This Resolution shall take effect immediately upon adoption.

PASSED AND ADOPTED this 27th day of August, 2026.

ATTEST:

/s/ Andrew Kantarzhi
Secretary/Assistant Secretary

BABCOCK RANCH COMMUNITY INDEPENDENT SPECIAL DISTRICT

/s/ Bill Vander May
Chair/Vice Chair, Governing Board

Exhibit A: Methodology Report - Supplement to the Final Supplemental Special Assessment Methodology Report for Phase VII and Supplement to Master Special Assessment Methodology Report for Phase VI for the Tucker's Cove, former Trabue and Divosta Parcels dated August 27, 2026

September 25; October 2, 2026 26-04008L

SECOND INSERTION

RE-NOTICE OF SALE PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 07-CA-012381
DEUTSCHE BANK TRUST COMPANY AMERICAS AS INDENTURE TRUSTEE FOR THE REGISTERED HOLDERS OF SAXON ASSET SECURITIES TRUST 2006-3 MORTGAGE LOAN ASSET BACKED NOTES, SERIES 2006-3,
Plaintiff, vs.
PATRICIA R. MUNOZ; MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INCORPORATED AS NOMINEE FOR LENDERS DIRECT CAPITAL CORPORATION; ALTAGRACIA RAYMOND; ROBERT RAYMOND A/K/A ROBERT G. RAYMOND; UNKNOWN SPOUSE OF ALTAGRACIA RAYMOND; UNKNOWN SPOUSE OF ROBERT RAYMOND A/K/A ROBERT G. RAYMOND; JOHN DOE; JANE DOE,
Defendant(s).

NOTICE OF SALE IS HEREBY GIVEN pursuant the Amended Final Judgment entered January 28, 2016, and the Partial Release of Judgment and Partial Release of Mortgage filed on August 19, 2020 entered in Case No. 07-CA-012381 of the Circuit Court of the 20TH Judicial Circuit in and for Lee County, Florida, wherein DEUTSCHE BANK TRUST COMPANY AMERICAS AS INDENTURE TRUSTEE FOR THE REGISTERED HOLDERS OF SAXON ASSET SECURITIES TRUST 2006-3 MORTGAGE LOAN ASSET BACKED NOTES, SERIES 2006-3, is Plaintiff and Patricia R. Munoz; Mortgage Electronic Registration Systems, Incorporated as nominee for Lenders Direct Capital Corporation; Altagracia Raymond; Robert Raymond a/k/a Robert G. Raymond; Unknown Spouse of Altagracia Raymond; Unknown Spouse of Robert Raymond a/k/a Robert G. Raymond; John Doe; Jane Doe, are Defendants, the Office of the Clerk, Lee County Clerk of the Court will sell via online auction at www.lee.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:

LOTS 17, 18, 19 AND 20, BLOCK 5327, UNIT 58, CAPE CORAL SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 23, PAGES 128-147, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
LESS A PORTION OF SAID LOT 20, AS DESCRIBED IN THAT CERTAIN WARRANTY DEED RECORDED AS INSTRUMENT #2007000299133, IN THE OFFICIAL RECORDS OF LEE COUNTY, FLORIDA, AND FURTHER DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEASTERLY CORNER OF SAID LOT 20; THENCE NORTHWESTERLY ALONG THE ARC OF A CURVE TO THE RIGHT, CONCAVE TO THE NORTHEAST, TO WHICH THE RADIUS BEARS S 49°33'44" W, HAVING A RADIUS OF 645.00 FEET, A CENTRAL ANGLE OF 1°11'31", A DISTANCE OF 13.42 FEET; THENCE N 50°45'14"E, RADIAL TO THIS AFOREMENTIONED CURVE, A DISTANCE OF 111.48 FEET; THENCE N 89°11'25" E, A DISTANCE OF 17.40 FEET TO A POINT ALSO BEING THE NORTHEAST CORNER OF SAID LOT 20; THENCE S 49°33'44" W ALONG THE SOUTH LINE OF AFORESAID LOT 20, A DISTANCE OF 125.00 FEET TO THE POINT OF BEGINNING.
Property Address: 3427 Ceitus Parkway, Cape Coral, Florida 33991
and all fixtures and personal property located therein or thereon, which are included as security in Plaintiff's mortgage.

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

Dated: 09/23/2026

Kevin Karnes
As Clerk of said Court
(SEAL) By: T Mann
As Deputy Clerk

McCabe, Weisberg & Conway, LLC
3222 Commerce Place,
Suite A
West Palm Beach, Florida, 33407
Telephone: (561) 713-1400
Email: FLpleadings@mwc-law.com
Sept. 25; Oct. 2, 2026 26-04018L

--- ACTIONS / SALES ---

SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
Case No.: 25-CC-5529
OLD BRIDGE VILLAGE CO-OP, INC., a Florida Corporation,
Plaintiff, v.
GERALD BROCKWAY, Individually,
Defendants.

Notice is given that pursuant to the Order Granting Default Final Summary Judgment as to All Counts of Plaintiff's Complaint and Entering Final Judgment Against Defendant, Gerald Brockway dated September 4, 2026, entered in Case No. 2025-CC-5529 of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, in which OLD BRIDGE VILLAGE CO-OP, INC. is the Plaintiff, and GERALD BROCKWAY, the Defendant, the Clerk of the Circuit Court in and for Lee County will sell to the highest and best bidder for cash to be conducted in an online sale www.lee.realforeclose.com beginning at 9:00 a.m. Eastern Time on the 8th day of October, 2026, in accordance with Chapter 45 Florida Statutes, the following-described property set forth in said Final Judgment of Foreclosure against Defendant, GERALD BROCKWAY. Located in Lee County, at the Real Property address of:

Lot #268, Old Bridge Village, f/k/a Old Bridge Park, a/k/a 14717 Tea Party Lane, North Fort Myers, Lee County, Florida
More specifically the: Old Bridge Village Cooperative Share Certificate Number 268, and the 1982 Mobile Home Unit(s) identified by the Florida Department of Highway Safety and Motor Vehicles Identify as Vehicle Identification Numbers T2411362A and T2411362B, subject to any prior liens or encumbrances:

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

Dated this 23 day of September 2026.

Kevin C. Karnes
CLERK OF COURT
(SEAL) By: T Mann
By DEPUTY CLERK
CLERK OF COURT
LEE COUNTY, FLORIDA

ALOIA, ROLAND, LUBELL, PLLC
Attorneys for Plaintiff
2222 Second Street
Fort Myers, FL 33901
Tel: (239) 791 – 7950
Fax: (239) 791 – 7951
sdommerich@lawdefined.com
sgoodwin@lawdefined.com
By: /s/ Stephen W. Dommerich
STEPHEN W. DOMMERICH
Florida Bar No. 111458
Sept. 25; Oct. 2, 2026 26-04021L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA.
CASE No. 26-CA-001973
LONGBRIDGE FINANCIAL, LLC,
Plaintiff, vs.
DAVID L. PIERSOL AKA DAVID LLOYD PIERSOL, et. al.,
Defendants.

NOTICE IS HEREBY GIVEN pursuant to an Order or Final Judgment entered in Case No. 26-CA-001973 of the Circuit Court of the 20TH Judicial Circuit in and for LEE County, Florida, wherein, LONGBRIDGE FINANCIAL, LLC, Plaintiff, and DAVID L. PIERSOL AKA DAVID LLOYD PIERSOL, et. al., are Defendants, I will sell to the highest bidder for cash at, WWW.LEE.REALFORECLOSE.COM, at the hour of 9:00 A.M., on the 3rd day of December, 2026, the following described property:

LOT 8, BLOCK 62, SOUTHWOOD, UNIT 12, SECTION 7, TOWNSHIP 45 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 26, PAGE 74, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.

Any person claiming an interest in the surplus from the sale, if any, must file a claim per the requirements set forth in FL Stat. 45.032.

DATED this day of 09/22/2026

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

Submitted by: Michele Clancy
GREENSPOON MARDER, LLP
100 West Cypress Creek Road
Trade Centre South, Suite 700
Fort Lauderdale, FL 33309
954-491-1120
(26-000481)
Sept. 25; Oct. 2, 2026 26-04010L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
GENERAL JURISDICTION DIVISION
CASE NO. 26-CA-003014
LAKEVIEW LOAN SERVICING, LLC,
Plaintiff, vs.
JEAN ANDREA LUMAN; SERVICE FINANCE COMPANY, LLC, et al.
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated September 18, 2026, and entered in 26-CA-003014 of the Circuit Court of the TWENTIETH Judicial Circuit in and for Lee County, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is the Plaintiff and JEAN ANDREA LUMAN; SERVICE FINANCE COMPANY, LLC are the Defendant(s). Kevin C. Karnes as the Clerk of the Circuit Court will sell to the highest and best bidder for cash at www.lee.realforeclose.com, at 09:00 AM, on October 29, 2026, the following described property as set forth in said Final Judgment, to wit:

LOT 30, A RE-SUBDIVISION OF BLOCK 35, SUNCOAST ESTATES, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 566, PAGE 9, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
TOGETHER WITH A CERTAIN 1992 LIBERTY MOBILE HOME WITH VIN NUMBERS 10L22459U AND 10L22459X LOCATED THEREON AS A FIXTURE AND APPURTENANCE THERETO.
Property Address: 8116 PENNY DR, NORTH FORT MYERS, FL 33917

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

Dated this day of 09/22/2026.

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

Submitted by: Robertson, Anschutz, Schneid, Crane & Partners, PLLC
Attorneys for Plaintiff
6409 Congress Avenue, Suite 100,
Boca Raton, FL 33487
Telephone: 561-241-6901
Fax: 561-997-6909
26-407100 - MaM
Sept. 25; Oct. 2, 2026 26-04009L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO: 25-CC-008232
TOWN LAKES HOMEOWNERS ASSOCIATION, INC.,
a Florida not-for-profit corporation,
Plaintiff, v.
TIFFANY N. LYONS,
Defendant.

Notice is hereby given that pursuant to a Final Judgment of Foreclosure entered on 09/02/2026 in the above-styled cause, in the County Court of Lee County, Florida, Kevin C. Karnes Clerk of Circuit Court, will sell the property situated in Lee County, Florida legally described as:

Lot 3, Block 4, TOWN LAKES, PHASE I, according to the plat thereof, as recorded in Plat Book 71, pages 10 through 15, of the Public Records of Lee County, Florida.
Commonly known as: 8360 Gassner Way, Lehigh Acres, FL 33972

In an online sale at www.lee.realforeclose.com, in accordance with Chapter 45, Florida Statutes, beginning on October 8, 2026 at 9:00 a.m.

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

A copy of this notice shall be published in the Business Observer.

DATED this day of 09/23/2026.

(SEAL) By: T Mann
Kevin C. Karnes, Clerk of Court
BY DEPUTY CLERK

Leland Wilson, Esq
-Leland@associationlegalservices.com
and
angelica@associationlegalservices.com
12600 World Plaza Lane,
Fort Myers, FL 33907
Sept. 25; Oct. 2, 2026 26-04019L

SECOND INSERTION

NOTICE OF SALE OF REAL PROPERTY
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
CASE NO.: 25-CA-4208
DEANNA FROMMHOLZ,
Plaintiff, v.
LOUIS AVILES, JR., an individual, and MONICA LEE AVILES, his wife,
Defendants.

NOTICE IS HEREBY GIVEN that, pursuant to the Default Final Judgment of Foreclosure entered on September 18, 2026 in the above-styled cause, in which DEANNA FROMMHOLZ, is the Plaintiff; and LOUIS AVILES, JR. and MONICA LEE AVILES, are the Defendants. The Clerk of the Circuit Court of Lee County, Florida, will sell at public sale to the highest and best bidder for cash, except as set forth herein, at 9:00 a.m. on October 22, 2026, by electronic sale at www.lee.realforeclose.com in accordance with section 45.031, Florida Statutes, the following described real property situated in Lee County, Florida:

LOTS 39 AND 40, BLOCK 3897, UNIT 53, CAPE CORAL, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 19, PAGE(S) 64 THROUGH 78, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Parcel ID: 33-43-23-C1-03897.0390
Property Address: 2012 NW 24th Avenue, Cape Coral, FL 33993

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

DATED this 09/21/2026

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

By: /s/ Irina Prell
Irina Prell, esq.
FL Bar: 1040441
Prell-Spearing Law, PA.
3729 Chiquita blvd. S.
Cape Coral, FL 33914
Primary email: irina@spearinglaw.com
Secondary email:
shenelle@spearinglaw.com
Tel: 239-231-2222
Sept. 25; Oct. 2, 2026 26-03996L

SECOND INSERTION

NOTICE OF ACTION FOR PUBLICATION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
CASE NO. 26-DR-4245
Judge: Elisabeth Adams
In re the Marriage of:
ROMAIN CALVIN GRANT,
Petitioner,
and
SHERMAINE STAR GRANT,
Respondent.

TO: SHERMAINE STAR GRANT
Last Known Address:
4735 Cypress Gardens Loop Apt 3208, Fort Myers, FL 33966

YOU ARE NOTIFIED that an action for Dissolution of Marriage with Minor Children and Property including claims for dissolution of marriage with marital assets or liabilities, distribution of non-marital property and a parenting schedule has been filed against you and you are required to serve a copy of your written defenses, if any, to this action on KATHERYN E. SMITH CALVO, Esq., of Calvo & Calvo, Attorneys at Law, Petitioner's Attorney, whose address is 1534 Jackson Street, Fort Myers, FL 33901, on or before 11/02/2026, and file the original with the clerk of this court at Lee County Courthouse, 1700 Monroe Street, Fort Myers, Florida 33901, either before service on Petitioner's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the petition.

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

DATED this 09/21/2026.

Kevin C. Karnes
Clerk of the Circuit Court
(SEAL) By: B Willey
Deputy Clerk

Sept. 25; Oct. 2, 9, 16, 2026 26-04001L

SECOND INSERTION

CLERK OF COURT'S NOTICE OF SALE
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL ACTION
Case No.: 24-CC-8389
DEER LAKE HOMEOWNWERS ASSOCIATION, INC., a Florida not-for-profit corporation,
Plaintiff, v.
HEATHER MCLEOD, SECRETARY OF HOUSING AND URBAN DEVELOPMENT
Defendants.

NOTICE IS HEREBY GIVEN that, in accordance with the Final Judgment of Foreclosure entered in the above styled cause in the County Court of the Twentieth Judicial Circuit in and for Lee County, Florida, on September 14, 2026, I will sell at public sale to the highest and best bidder for cash, on October 8, 2026, beginning at 9:00 a.m. www.lee.realforeclose.com the following described real property:

Lot 126, Deer Lake Unit 2, according to the plat thereof recorded in Plat Book 76, Page 70, of the Public Records of Lee County, Florida.
Property address: 7495 Sika Deer Way, Fort Myers, Florida 33966

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.

Date: 09/22/2026

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

GRAYROBINSON, P.A.
By: /s/ Mark E. Adamczyk
Mark E. Adamczyk, Esq.
Florida Bar No. 12226
999 Vanderbilt Beach Road, Suite 612
Naples, FL 34108
Telephone: (239) 598-3601
Facsimile: (239) 598-3164
Email:
mark.adamczyk@grayrobinson.com
brittany.tollett@gray-robinson.com
Attorney for Plaintiff Deer Lake Homeowners Association, Inc.
Sept. 25; Oct. 2, 2026 26-04002L

SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45
IN THE COUNTY COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 26-CC-2999
GLADIOLUS GARDENS CONDOMINIUM ASSOCIATION, SECTION IX, INC.,
Plaintiff, v.
TONYA HUMPHRIES, et. al.,
Defendants.

NOTICE IS HEREBY GIVEN, pursuant to a Final Judgment of Foreclosure filed on September 9, 2026, and entered in Case No. 26-CC-2999 of the County Court in and for Lee County, Florida, wherein Gladiolus Gardens Condominium Association, Section IX, Inc., is the Plaintiff and Tonya Humphries is the Defendant, that I will sell to the highest and best bidder for cash on www.lee.realforeclose.com at 9:00 AM on the 22nd day of October, 2026, the following described property as set forth in said Final Judgment, to wit:

UNIT 205, OF GLADIOLUS GARDENS CONDOMINIUM, SECTION IX, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 1516, PAGE 2299, TOGETHER WITH ANY AMENDMENTS THERETO, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS.

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

DATED 09/21/2026.

Kevin C. Karnes, Clerk
Circuit Court
(SEAL) By T Mann
Deputy Clerk

Jason Hamilton Mikes, JD, MBA
HAMILTON MIKES, P.A.
8850 Terrene Court, Suite 110
Bonita Springs, Florida 34135
(239) 594-7227
Jason@HamiltonMikes.com
Sept. 25; Oct. 2, 2026 26-03995L

SECOND INSERTION

NOTICE OF SALE PURSUANT TO CHAPTER 45
IN THE CIRCUIT COURT OF THE 20TH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
CASE NO.: 26-CA-002005
U.S. BANK TRUST COMPANY, NATIONAL ASSOCIATION, AS TRUSTEE, AS SUCCESSOR-IN-INTEREST TO U.S. BANK NATIONAL ASSOCIATION, AS TRUSTEE FOR RESIDENTIAL ASSET SECURITIES CORPORATION, HOME EQUITY MORTGAGE ASSET-BACKED PASS-THROUGH CERTIFICATES, SERIES 2007-KS2,
Plaintiff, vs.
JAMILAH TAYLOR; UNKNOWN SPOUSE OF JAMILAH TAYLOR,
Defendant(s).

NOTICE OF SALE IS HEREBY GIVEN pursuant to the order of Final Judgment of Foreclosure dated September 18, 2026, and entered in Case No. 26-CA-002005 of the Circuit Court of the 20TH Judicial Circuit in and for Lee County, Florida, wherein U.S. Bank Trust Company, National Association, as trustee, as successor-in-interest to U.S. Bank National Association, as Trustee for Residential Asset Securities Corporation, Home Equity Mortgage Asset-Backed Pass-Through Certificates, Series 2007-KS2, is Plaintiff and Jamilah Taylor; Unknown Spouse of Jamilah Taylor, are Defendants, the Office of the Clerk of Kevin Karnes, Lee County Clerk of the Court will sell via online auction at www.lee.realforeclose.com at 9:00 a.m. on the 22nd day of October, 2026, the following described property as set forth in said Final Judgment, to wit:

THE EAST 56 FEET OF LOT 7 AND THE WEST 4 FEET OF LOT 8, PART ONE OF A RESUBDIVISION OF ADDITION 2, FORT MYRS ESTATES, AS RECORDED IN PLAT BOOK 23, PAGE 66, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Property Address: 3756 Edison Avenue, Fort Myers, Florida 33916
and all fixtures and personal property located therein or thereon, which are included as security in Plaintiff's mortgage.

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

Dated: 09/22/2026

Kevin Karnes
As Clerk of said Court
(SEAL) By: T Mann
As Deputy Clerk

McCabe, Weisberg & Conway, LLC
3222 Commerce Place, Suite A
West Palm Beach, Florida, 33407
Telephone: (561) 713-1400
Email: FLpleadings@mwc-law.com
File No: 22-400316
Sept. 25; Oct. 2, 2026 26-03997L

SECOND INSERTION

NOTICE TO CREDITORS
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
PROBATE DIVISION
File No.: 26-CP-2677
IN RE: ESTATE OF ELEANOR M. KOLAR
Deceased.

The administration of the estate of ELEANOR M. KOLAR, deceased, whose date of death was August 4, 2026, is pending in Circuit Court for Lee County, Florida, Probate Division, the address of which is 1700 Monroe Street, Fort Myers, Florida 33901. The names and addresses of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

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

The date of the first publication of this Notice is September 25, 2026.

Personal Representative:
GENE SOLOMON
1342 Colonial Blvd., Ste B-11
Fort Myers, Florida 33907

Attorney for Personal Representative:
KENNETH E. KEMP, II, Esq.
Florida Bar Number: 607401
KEMP & MACE, P.A.
12661 New Brittany Boulevard
Telephone: (239) 278-1800
Fax: (239) 278-0608
Kenneth@kempandmace.com
Michelle@kempandmace.com
Sept. 25; Oct. 2, 2026 26-04004L

SECOND INSERTION

NOTICE OF FORECLOSURE SALE
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
CIVIL DIVISION
CASE NO.: 25-CA-006410
TH MSR HOLDINGS LLC
PLAINTIFF, VS.
UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF KEVIN BRENNAN A/K/A KEVIN C. BRENNAN ET AL.,
DEFENDANTS.

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 18th day of September, 2026, and entered in Case No. 25-CA-006410, of the Circuit Court of the Twentieth Judicial Circuit in and for Lee County, Florida, wherein TH MSR Holdings LLC is the Plaintiff and UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY DAVID BLAZEN, UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF KEVIN BRENNAN A/K/A KEVIN C. BRENNAN AND UNKNOWN SPOUSE OF KEVIN BRENNAN A/K/A KEVIN C. BRENNAN DEBRA BRENNAN are defendants. Kevin C. Karnes as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash at www.lee.realforeclose.com at 9:00 A.M. on the 5th day of November 2026, the following described property as set forth in said Final Judgment, to wit:

Lot 87 and 88, Block 1349, CAPE CORAL UNIT 18, a subdivision according to the plat thereof recorded in Plat Book 13, Page 96 through 120, inclusive, of the Public Records of Lee County, Florida.

IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

Dated this 09/22/2026

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

SUBMITTED BY:
TROMBERG, MILLER, MORRIS & PARTNERS, PLLC
ATTORNEY FOR PLAINTIFF
600 WEST HILLSBORO BOULEVARD, SUITE 600
DEERFIELD BEACH, FL 33441
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516
ESERVICE@TMPPLLC.COM
25FL404-0122
Sept. 25; Oct. 2, 2026 26-04012L

--- TAX DEEDS ---

SECOND INSERTION

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

Tax Deed #:2026000757

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

Certificate Number: 24-12438
Year of Issuance 2024 Description of Property UNIT 908, THE BEACH AND TENNIS CLUB CONDOMINIUM V, ACCORDING TO THE TERMS AND CONDITIONS OF THE DECLARATION OF CONDOMINIUM AS RECORDED IN OFFICIAL RECORDS BOOK 1471, PAGE 1535, PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Strap Number 31-47-25-B3-01400.0908
Names in which assessed:
ROGER RABA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/17/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 25; Oct. 2, 9, 16, 2026
26-03918L

SECOND INSERTION

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

Tax Deed #:2026000780

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

Certificate Number: 24-06524
Year of Issuance 2024 Description of Property LOTS 4 AND 16, IN BLOCK 30 OF PALMONA PARK UNIT 1, A SUBDIVISION ACCORDING TO THE MAP OR PLAT THEREOF ON FILE AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF LEE COUNTY, FLORIDA, IN PLAT BOOK 7, PAGES 54 AND 55. Strap Number 34-43-24-L3-00030.0040
Names in which assessed:
DENNIS LEE MARSHALL

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/17/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 25; Oct. 2, 9, 16, 2026
26-03921L

SECOND INSERTION

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

Tax Deed #:2026000770

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

Certificate Number: 24-12001
Year of Issuance 2024 Description of Property LOT NO. 37, BLOCK NO. "P" CORKSCREW WOODLANDS, PHASE THREE, SECTION A, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 36, PAGES 87 THROUGH 91, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Strap Number 35-46-25-E4-050P0.0370
Names in which assessed:
MARYANN LEES MAZIK

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/17/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 25; Oct. 2, 9, 16, 2026
26-03926L

SECOND INSERTION

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

Tax Deed #:2026000567

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-14496
Year of Issuance 2024 Description of Property LOT 19, IN BLOCK 15, UNIT 2, SECTION 24, TOWNSHIP 44 SOUTH, RANGE 26 EAST, LEHIGH ACRES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, AT PAGE 68, OF THE PUBLIC RECORD OF LEE COUNTY, FLORIDA. Strap Number 24-44-26-02-00015.0190
Names in which assessed:
LAWFORD WHYTE, MAXINE ANNMARIE WHYTE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/17/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 25; Oct. 2, 9, 16, 2026
26-03940L

SECOND INSERTION

ADVERTISEMENT OF SALE

NOTICE IS HEREBY GIVEN that the undersigned intends to sell the personal property described below to enforce a lien imposed on said property under The Florida Self Storage Facility Act Statutes (Section 83.801-83.809). The undersigned will sell at public sale by competitive bidding on Thursday the 22nd day of October, 2026 at 10:00 AM, at lockerfox.com. Said property has been stored and is located at: Space Shop Self Storage, 22 Beth Stacey Blvd, Lehigh Acres, FL, 33936. Perez, Hector LAWN MOWER, PRESSURE WASHER, BIKE, TABLE, HANDBAGS; Burger, Ashawnti BEDSET, LIVING ROOM SET, BABY CLOTHES BASSINET, STROLLER; Martinez, Viviana COUCH, BIKE TOYS, CLOTHES; Wares, Derek HARD HAT, NAILS GAS CANS, TOOLS, ROOFING ITEMS; MURO, JHONATAN BOXES, BOOKS, SUIT CASE; Knowles, Kenneth KAYAK HOVER BOARD, FISHING POLES, DOG CAGE,SMOKE GRILL, BIKES Sale is subject to cancellation in the event of settlement between owner and obligated party.

Sept. 25; Oct. 2, 2026 26-03941L



SECOND INSERTION

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

Tax Deed #:2026000782

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

Certificate Number: 24-20989
Year of Issuance 2024 Description of Property LOT 6, BLOCK 6, UNIT 2, SECTION 29, TOWNSHIP 44 SOUTH, RANGE 27 EAST, LEHIGH ACRES, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT, RECORDED IN PLAT BOOK 15, PAGE 44, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Strap Number 29-44-27-L4-00006.0060
Names in which assessed:
JOEL FERRER CARDENAS, JOEL FERRER-CARDENAS, MILDREY FERRER CARDENAS, MILDREY FERRER-CARDENAS

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/17/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 25; Oct. 2, 9, 16, 2026
26-03928L

SECOND INSERTION

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

Tax Deed #:2026000791

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

Certificate Number: 24-11204
Year of Issuance 2024 Description of Property LOT 34, COLONIAL COUNTRY CLUB PARCEL 117, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 72, PAGES 74 AND 75 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Strap Number 34-44-25-P3-00200.0340
Names in which assessed:
JOHN S CLARK, MARIA B. CLARK

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/17/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 25; Oct. 2, 9, 16, 2026
26-03938L

SECOND INSERTION

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

Tax Deed #:2026000778

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

Certificate Number: 24-04945
Year of Issuance 2024 Description of Property LOTS 3 AND 4, BLOCK B, IONA GARDENS, A SUBDIVISION AS PER PLAT THEREOF RECORDED IN PLAT BOOK 17, PAGE 72 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Strap Number 36-45-23-03-0000B.0030
Names in which assessed:
STEVEN C MILLER, STEVEN C. MILLER

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/17/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 25; Oct. 2, 9, 16, 2026
26-03920L

SECOND INSERTION

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

Tax Deed #:2026000785

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

Certificate Number: 19-026147
Year of Issuance 2019 Description of Property LOTS 3 AND 4, BLOCK 2942A, UNIT 42, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 17, PAGES 32 TO 44, INCLUSIVE, IN PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 34-43-23-C4-02942.A030
Names in which assessed:
TARPON IV, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/17/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 25; Oct. 2, 9, 16, 2026
26-03931L

SECOND INSERTION

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

Tax Deed #:2026000797

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

Certificate Number: 24-09031
Year of Issuance 2024 Description of Property LOT 59, LAGUNA LAKES, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 74, PAGES 1 TO 8, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA.
Strap Number 33-45-24-15-00000.0590
Names in which assessed:
ADDY D. PALMER, MIACHAEL S HUFF

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/17/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 25; Oct. 2, 9, 16, 2026
26-03937L

SECOND INSERTION

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 18301 Tamiami Trail, N Fort Myers, FL 33903 intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.Storagetreasures.com on 10/15/26 at 2:30pm. Contents include personal property along with the described belongings to those individuals listed below.

1623	mariah mccoy	Bikes and Furniture
1198	Christopher Zanetti	Bike Parts, Boxess

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

September 25; October 2, 2026 26-03963L

SECOND INSERTION

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

Tax Deed #:2026000756

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

Certificate Number: 24-06295
Year of Issuance 2024 Description of Property LOTS 39 AND 40, BLOCK 2144, CAPE CORAL UNIT 32, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 16, PAGES 1 THROUGH 13, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 31-43-24-C4-02144.0390
Names in which assessed:
SARAI MAYELA ROSILLO SAYAGO

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/17/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 25; Oct. 2, 9, 16, 2026
26-03913L

SECOND INSERTION

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

Tax Deed #:2026000786

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

Certificate Number: 19-025643
Year of Issuance 2019 Description of Property LOT 30, BLOCK 4279, UNIT 61, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 21, PAGES 4 TO 20, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 31-43-23-C3-04279.0300
Names in which assessed:
ESTATE OF RAYMOND L CIARCIA, RAYMOND L. CIARCIA

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/17/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 25; Oct. 2, 9, 16, 2026
26-03930L

SECOND INSERTION

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

Tax Deed #:2026000798

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

Certificate Number: 24-02241
Year of Issuance 2024 Description of Property LOTS 54 THROUGH 57, BLOCK 2712, CAPE CORAL SUBDIVISION, UNIT NO. 39, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 16, PAGES 142 THROUGH 154, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 35-43-23-C4-02712.0540
Names in which assessed:
ASHLEY P SIMON, JOSHUA S. SIMON

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/17/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 25; Oct. 2, 9, 16, 2026
26-03933L

SECOND INSERTION

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

Tax Deed #:2026000788

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

Certificate Number: 24-06380
Year of Issuance 2024 Description of Property LOTS 30, 31 AND 32, BLOCK 2230, UNIT 33, CAPE CORAL SUBDIVISION, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 16, PAGES 40 THROUGH 61, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 32-43-24-C3-02230.0300
Names in which assessed:
HUU KHOI NGUYEN, THI KIM CUC LE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/17/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 25; Oct. 2, 9, 16, 2026
26-03935L

FOURTH INSERTION

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

Tax Deed #:2026000583

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-09054
Year of Issuance 2024 Description of Property THAT PORTION OF LOT 1, SUMMERLIN CENTER, AS PER PLAT THEREOF RECORDED IN PLAT BOOK 49 PAGES 48 & 49, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, DESCRIBED AS FOLLOWS: COMMENCE AT THE SOUTHEAST CORNER OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 34; THENCE NORTH 00°56'16" WEST ALONG THE EAST BOUNDARY OF THE NORTHEAST 1/4 OF SAID SECTION 34, A DISTANCE OF 59.95 FEET; THENCE SOUTH 89°41'37" WEST, A DISTANCE OF 611.0 FEET, THENCE NORTH 00°56'16" WEST ALONG A LINE 611.0 FEET WEST OF AND PARALLEL TO THE EAST BOUNDARY OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SAID SECTION 34, A DISTANCE OF 127.53 FEET TO A POINT ON CURVE; SAID POINT BEING ON THE PROPOSED NORTH RIGHT-OF-WAY BOUNDARY OF GLADIOLUS DRIVE FOR A POINT OF BEGINNING. THENCE GO ON AN ARC TO THE RIGHT IN A WESTERLY DIRECTION ALONG THE PROPOSED NORTH RIGHT OF-WAY BOUNDARY OF GLADIOLUS DRIVE A DISTANCE OF 20.72 FEET WITH A RADIUS OF 7976.32 FEET SUBTENDED BY A CHORD OF 20.72 FEET; CHORD BEARING SOUTH 89°37'09" WEST TO A POINT OF TANGENCY; THENCE SOUTH 89°41'37" WEST ALONG THE PROPOSED NORTH RIGHT-OF-WAY BOUNDARY OF GLADIOLUS DRIVE A DISTANCE OF 413.88 FEET TO A POINT ON THE SOUTHEAST RIGHT-OF-WAY BOUNDARY OF SUMMERLIN ROAD; THENCE NORTH 44°26'15" EAST ALONG THE SOUTHEAST RIGHT-OF WAY BOUNDARY OF SUMMERLIN ROAD, A DISTANCE OF 451.93 FEET TO A POINT OF CURVATURE; THENCE ON AN ARC TO THE RIGHT, A DISTANCE OF 47.12 FEET WITH A RADIUS OF 30.00 FEET SUBTENDED BY A CHORD OF 42.43 FEET; CHORD BEARING NORTH 89°26'15" EAST, TO A POINT OF TANGENCY; THENCE SOUTH 45°33'45" EAST ALONG THE SOUTH RIGHT-OF-WAY BOUNDARY OF PROPOSED SUMMERLIN PARK DRIVE, A DISTANCE OF 129.32 FEET TO A POINT OF CURVATURE; THENCE ON AN ARC TO THE LEFT ALONG THE SOUTH RIGHT-OF-WAY OF PROPOSED SUMMERLIN PARK DRIVE, A DISTANCE OF 101.52 FEET WITH A RADIUS OF 130.0 FEET SUBTENDED BY CHORD OF 98.96 FEET; CHORD BEARING SOUTH 67°56'04" EAST, TO A POINT ON CURVE; THENCE SOUTH 89°41'37" WEST, A DISTANCE OF 111.44 FEET; THENCE SOUTH 00° 56'16" EAST, A DISTANCE OF 192.47 FEET TO THE POINT OF BEGINNING. LESS AND EXCEPT THE PORTION OF THE ABOVE DESCRIBED LAND AS ACQUIRED BY LEE COUNTY, FLORIDA, BY ORDER OF TAKING RECORDED AUGUST 4, 2004, IN OFFICIAL RECORDS BOOK 4390, PAGE 1730, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 34-45-24-16-00000.0010
Names in which assessed:
LEUNG FAMILY LLC, LEUNG FAMILY, LLC, THE LEUNG FAMILY LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/03/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 11, 18, 25; Oct. 2, 2026
26-03755L

--- TAX DEEDS ---

SECOND INSERTION

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

Tax Deed #:2026000763

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

Certificate Number: 24-09967
Year of Issuance 2024 Description of Property LEASEHOLD INTEREST IN: UNIT/LOT NO. 260 OF ORANGE HARBOR MOBILE HOME & RV PARK, ACCORDING TO EXHIBIT "B" (THE "PLOT PLAN") OF THE DECLARATION OF MASTER FORM OCCUPANCY AGREEMENT RECORDED AS CLERK'S INSTRUMENT NO. 2012000226491, PUBLIC RECORDS OF LEE COUNTY, FLORIDA (THE "MASTER AGREEMENT"), AND AS LEGALLY DESCRIBED IN EXHIBIT "A" TO SAID MASTER AGREEMENT. Strap Number 34-43-25-09-00000.2600
Names in which assessed:
GEORGE T ADAMS, JANET . L ADAMS, Janet L Adams

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/17/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 25; Oct. 2, 9, 16, 2026
26-03924L

SECOND INSERTION

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

Tax Deed #:2026000776

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

Certificate Number: 24-06584
Year of Issuance 2024 Description of Property LOT 113, BLOCK C. FOREST PARK, ACCORDING TO THE PLAT THEREOF AS RECORDED IN OFFICIAL RECORDS BOOK 943, PAGES 219 THROUGH 233, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY. FLORIDA. TOGETHER WITH THAT CERTAIN 1973 "CNCRD" SINGLE WIDE MOBILE HOME: IDENTIFICATION #: 3344076847 ; TITLE #: 11259847 Strap Number 36-43-24-11-0000C.1130
Names in which assessed:
BRIAN T ELDRIDGE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/17/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 25; Oct. 2, 9, 16, 2026
26-03922L

SECOND INSERTION

NOTICE OF PUBLIC SALE

The following personal property of The Unknown Spouse, Heirs, Devisees, Grantees, Assignees, Lienors, Creditors, Trustees, and all other claimants claiming by, through, under or against Herbert Eric Scheigner, and Patrick W. Weber, P.A., as Plenary Guardian of Michele Schiegner a/k/a Michele H. Schiegner will, on October 23, 2026, at 10:00 a.m., at Unit 565, 565 Horizon Drive, North Fort Myers, FL 33903 in the Horizon Village, in Lee County, Florida be sold for cash to satisfy storage fees in accordance with Florida Statutes, Section 715.109:

1988 BROO Vehicle Identification Number FLFLH32A09446BF and FLFLH32B09446BF and Title Number 45555390 and 45551204
Permanently affixed to Unit 565
And all other personal property located therein

PREPARED BY:
Michael E. Schuchat
Lutz, Bobo & Telfair, P.A.
Two North Tamiami Trail, Suite 500
Sarasota, Florida 34236
meschuchat@lutzbobo.com
Sept. 25; Oct. 2, 2026 26-04016L

SECOND INSERTION

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

Tax Deed #:2026000769

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

Certificate Number: 24-12000
Year of Issuance 2024 Description of Property LOT NO. 34, BLOCK "H", CORKSCREW WOODLANDS - PHASE ONE, A SUBDIVISION ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 34, PAGES 130-139, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. INCLUDING THAT CERTAIN 1988 MOBILE HOME VIN: CE-10CFL0810870665 AND TITLE NO. 45631974. Strap Number 35-46-25-E4-0100H.0340
Names in which assessed:
AMY L ROBINSON TRUST, THE AMY L. ROBINSON REVOCABLE TRUST DATED DECEMBER 19, 2017

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/17/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 25; Oct. 2, 9, 16, 2026
26-03925L

SECOND INSERTION

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

Tax Deed #:2026000777

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

Certificate Number: 24-07981
Year of Issuance 2024 Description of Property SUITE 300A OF LANDMARK PROFESSIONAL CONDOMINIUM, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN O.R. BOOK 1086, PAGE 717, AND AMENDMENT 2019000064338, ALL EXHIBITS AND AMENDMENTS THEREOF, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 36-44-24-P2-00300.3000
Names in which assessed:
Ultra Magnus Enterprises LLC, ULTRA MAGNUS ENTERPRISES, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/17/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 25; Oct. 2, 9, 16, 2026
26-03923L

SECOND INSERTION

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

Tax Deed #:2026000762

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

Certificate Number: 24-09931
Year of Issuance 2024 Description of Property FINEISS RECORDED SUBD DB 270 PG 349 LOT 11 Strap Number 33-43-25-01-00011.0000
Names in which assessed:
FARM 684 LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/17/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 25; Oct. 2, 9, 16, 2026
26-03916L

SECOND INSERTION

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

Tax Deed #:2026000800

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

Certificate Number: 24-00758
Year of Issuance 2024 Description of Property BEGINNING AT THE SOUTHWEST CORNER OF SECTION 24, TOWNSHIP 44 SOUTH, RANGE 22 EAST, THENCE NORTH 1200 FEET TO THE CENTER LINE OF STATE ROAD NO. 183; THENCE NORTH 37° 35' EAST ALONG CENTER LINE OF SAID STATE ROAD 3346.8 FEET; THENCE SOUTH 26° 50' EAST 279.50 FEET TO THE POINT OF BEGINNING OF THE LAND HEREIN DESCRIBED; THENCE CONTINUE SOUTH 26° 50' EAST 100 FEET; THENCE NORTH 63° 35' EAST 207 FEET, MORE OR LESS, TO THE SHORE LINE OF PORPOISE ISLAND; THENCE NORTHERLY ALONG THE SHORE LINE OF SAID ISLAND TO A POINT WHICH IS NORTH 63° 35' EAST OF THE POINT OF BEGINNING; THENCE SOUTH 63° 35' WEST 212 FEET, MORE OR LESS TO THE POINT OF BEGINNING Strap Number 24-44-22-00-00018.0000
Names in which assessed:
W A S HOLDINGS LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/17/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 25; Oct. 2, 9, 16, 2026
26-03932L

SECOND INSERTION

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

Tax Deed #:2026000760

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

Certificate Number: 24-12453
Year of Issuance 2024 Description of Property LOT 18, BLOCK 3, OF IMPERIAL SHORES, AN UNRECORDED SUBDIVISION, SAID LOT BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: A LOT OR PARCEL OF LAND LYING IN THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 32, TOWNSHIP 47 SOUTH, RANGE 25 EAST, LEE COUNTY, FLORIDA, WHICH LOT OR PARCEL IS DESCRIBED AS FOLLOWS: FROM THE SOUTHWEST CORNER OF SAID QUARTER SECTION RUN NORTH 1° 44' 10" WEST ALONG THE WEST LINE THEREOF FOR 1325.0 FEET; THENCE NORTH 89° 35' 10" EAST PARALLEL TO THE SOUTH LINE OF SECTION 32 FOR 428.29 FEET TO THE POINT OF BEGINNING OF THE LANDS HEREIN DESCRIBED; FROM SAID POINT OF BEGINNING CONTINUE NORTH 89° 35' 10" EAST PARALLEL TO THE SOUTH LINE OF SAID SECTION 32 FOR 60.0 FEET; THENCE RUN SOUTH 0° 02' 10" EAST FOR 125.0 FEET; THENCE RUN SOUTH 89° 35' 10" WEST FOR 60.0 FEET; THENCE RUN NORTH 0° 02' 10" WEST 125.0 FEET TO THE POINT OF BEGINNING. Strap Number 32-47-25-B3-00203.0180
Names in which assessed:
THOMAS NGUYEN

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/17/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 25; Oct. 2, 9, 16, 2026
26-03919L

SECOND INSERTION

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

Tax Deed #:2026000771

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

Certificate Number: 24-12002
Year of Issuance 2024 Description of Property LOT 65, OF THE ISLAND CLUB AT CORKSCREW WOODLANDS-PHASE II, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 58, PAGE 14, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. LOT 65A, THE ISLAND CLUB AT CORKSCREW WOODLANDS-PHASE IX, A SUBDIVISION ACCORDING TO THE PLAT THEREOF AT INSTRUMENT NUMBER 2010000226322, IN PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 35-46-25-E4-06000.0650
Names in which assessed:
RAMEY MYERS FAMILY TRUST, THE RAMEY MYERS FAMILY TRUST DATED MAY 2, 2024

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/17/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 25; Oct. 2, 9, 16, 2026
26-03927L

SECOND INSERTION

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

Tax Deed #:2026000707

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

Certificate Number: 24-10923
Year of Issuance 2024 Description of Property LOT 7 LESS ROAD RIGHT-OF-WAY AND ALL OF LOT 20, BLOCK 1, KAUNES W R SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 1, PAGE(S) 60, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. THE SOUTH 41.07 FEET OF LOT 8 AND ALL OF LOT 18, BLOCK 1, KAUNES W R SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 1, PAGE(S) 60, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. LOTS 9 AND 19 LESS ROAD RIGHT-OF-WAY, BLOCK 1, KAUNES W R SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 1, PAGE(S) 60, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. LOTS 5 AND 6 AND 21 AND 22, BLOCK 1, KAUNES W R SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 1, PAGE(S) 60, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. LESS AND EXCEPT THEREFROM THOSE PORTIONS TAKEN UNDER ORDER OF TAKING RECORDED IN OFFICIAL RECORDS BOOK 4196, PAGE 3244 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 19-44-25-P2-00801.0050
Names in which assessed:
MOUNT OLIVE A.M.E. CHURCH, MOUNT OLIVE A.M.E. CHURCH INC., MOUNT OLIVE A.M.E. CHURCH, INCORPORATED, Mount Olive African Methodist Episcopal Church of Fort Myers

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/17/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 25; Oct. 2, 9, 16, 2026
26-03917L

SECOND INSERTION

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

Tax Deed #:2026000710

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

Certificate Number: 24-09805
Year of Issuance 2024 Description of Property A TRACT OR PARCEL OF LAND LYING IN THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 20, TOWNSHIP 43 SOUTH, RANGE 25 EAST, LEE COUNTY, FLORIDA. COMMENCING AT THE NORTHEAST CORNER OF SAID FRACTION OF A SECTION, THENCE RUN SOUTH 89'35'04.02" WEST ALONG THE NORTH LINE OF SAID FRACTION OF A SECTION FOR 39.745 FEET TO ITS INTERSECTION WITH THE WEST RIGHT-OF- WAY LINE OF LEETANA DR. (50' FROM CENTERLINE), THENCE RUN ALONG A CURVE TO THE LEFT HAVING FOR ITS ELEMENTS R=371.00' DELTA=03'48'35" A= 24.669' CH= 24.664' C.B .= S. 15'53'37.33" EAST FOR 24.669 FEET TO THE WEST RIGHT-OF-WAY LINE OF WETSTONE RD. (33.00 FEET FROM CENTERLINE AND THE EAST LINE OF SECTION 20), THENCE RUN SOUTH 00'01'11.23" EAST ALONG SAID RIGHT-OF-WAY LINE FOR 681.305 FEET TO THE POINT OF BEGINNING OF THE FOLLOWING DESCRIBED PARCEL: FROM SAID POINT OF BEGINNING RUN NORTH 80 DEGREES 11'55" WEST FOR 999.94' TO THE NORTH RIGHT OF WAY LINE OF 1-75. THENCE RUN ALONG SAID RIGHT OF WAY LINE BEING A CURVE TO THE LEFT HAVING FOR ITS ELEMENTS R=11,341.156' DELTA= 05 DEGREES 18'17", ARC= 1050.020', CHORD= 1049.644', C.B .= S.69 DEGREES 51'19.5" EAST FOR 1049:644' TO THE WEST RIGHT OF WAY LINE OF WETSTONE RD. THENCE RUN NORTH 00 DEGREES 01'11.23" WEST FOR 191.275' TO THE POINT OF BEGINNING Strap Number 20-43-25-00-00003.002D
Names in which assessed:
DIANNE LEDGER, ROBERT GENE LEDGER

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/17/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 25; Oct. 2, 9, 16, 2026
26-03915L

SECOND INSERTION

Notice of Self Storage Sale

NOTICE IS HEREBY GIVEN that the Please take notice Prime Storage - North Fort Myers located at 2590 N. Tamiami Trail North Fort Myers FL 33903 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants who are in default at an Auction. The sale will occur as an online auction via www.storagetreasures.com on 10/13/2026 at 12:00 PM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Jadon Bruner; Evensen Germain. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.
Sept. 25; Oct. 2, 2026 26-03942L

SECOND INSERTION

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

Tax Deed #:2026000767

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

Certificate Number: 24-21206
Year of Issuance 2024 Description of Property UNIT 305, BUILDING C, THE FAIRWAYS CONDOMINIUM OF LEHIGH ACRES, FLORIDA, INC. PHASE THREE, A CONDOMINIUM, ALL AS SET FORTH IN THE DECLARATION OF CONDOMINIUM AND THE EXHIBITS ATTACHED THERETO AND FORMING A PART THEREOF, AS RECORDED IN OFFICIAL RECORDS BOOK 943, PAGE 576, AND ALL AMENDMENTS THERETO, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. THE ABOVE DESCRIPTION INCLUDES, BUT IS NOT LIMITED TO, ALL APPURTENANCES TO THE CONDOMINIUM UNIT ABOVE DESCRIBED, INCLUDING THE UNDIVIDED INTEREST IN THE COMMON ELEMENTS OF SAID CONDOMINIUM. Strap Number 34-44-27-30-0000C.3050
Names in which assessed:
GEORGE BONFE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/17/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 25; Oct. 2, 9, 16, 2026
26-03929L

SECOND INSERTION

Notice of Self Storage Sale

Please take notice Prime Storage - North Fort Myers Hancock located at 4150 Hancock Bridge Pkwy #39 North Fort Myers FL 33903 intends to hold a sale to sell the property stored at the Facility by the below list of Occupants who are in default at an Auction. The sale will occur as an online auction via www.storagetreasures.com on 10/13/2026 at 12:00 PM. Unless stated otherwise the description of the contents are household goods, furnishings and garage essentials. Nicole Christian; Daniel Richards; Jessica Shepard; Celina Greaves; Nilofer Abbas; Corrado Burdieri. This sale may be withdrawn at any time without notice. Certain terms and conditions apply. See manager for details.
Sept. 25; Oct. 2, 2026 26-03943L

SECOND INSERTION

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

Tax Deed #:2026000783

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

Certificate Number: 24-17343
Year of Issuance 2024 Description of Property A TRACT OR PARCEL OF LAND IN THE NORTHWEST QUARTER (NW1/4) OF THE NORTHEAST QUARTER (NE 1/4) OF SECTION 15, TOWNSHIP 43 SOUTH, RANGE 27 EAST, LEE COUNTY, FLORIDA. COMMENCING AT THE NORTHEAST (NE) CORNER OF SAID SECTION 15, THENCE S. 89 DEGREES 34' 45" WEST (W). (BASIS FOR BEARING IS ASSUMED) ALONG THE NORTH (N) LINE OF SAID SECTION 15 DISTANCE 1501.18 FEET TO THE POINT OF BEGINNING, THENCE SOUTH (S) 00 DEGREES 08' 00" WEST (W) ALONG THE FRACTIONAL SECTION LINE DISTANCE 436 FEET THENCE SOUTH (S) 89 DEGREES 37' 03" WEST (W) ALONG SAID SOUTH (S) LINE DISTANCE 536.45 FEET THENCE NORTH (N) 00 DEGREES 08' 00" EAST (E) DISTANCE 436 FEET THENCE NORTH (N) 89 DEGREES 37' 03" EAST (E) 536.45 FEET TO THE POINT OF BEGINNING Strap Number 15-43-27-00-00003.0070
Names in which assessed:
DAVID L PARSONS

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/17/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 25; Oct. 2, 9, 16, 2026
26-03939L

--- ACTIONS / TAX DEEDS ---

SECOND INSERTION

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

Tax Deed #:2026000721

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

Certificate Number: 24-05831
Year of Issuance 2024 Description of Property THE WEST 110 FEET OF THE EAST 220 FEET OF THE SOUTH 247.5 FEET OF LOT 6, BLOCK 23, SUNCOAST ESTATES, UNRECORDED, ACCORDING TO PLAT THEREOF AS RECORDED IN PLAT BOOK 32, PAGE 526, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 24-43-24-03-00023.006C
Names in which assessed:
DANIEL LALLAVE

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/17/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 25; Oct. 2, 9, 16, 2026

26-03912L

SECOND INSERTION

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

Tax Deed #:2026000759

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

Certificate Number: 24-07856
Year of Issuance 2024 Description of Property LOTS 17, 18 AND 19, BLOCK 1205, UNIT 19, CAPE CORAL SUBDIVISION, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 13, PAGES 121 THROUGH 135, INCLUSIVE, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA Strap Number 32-44-24-C1-01205.0170
Names in which assessed:
SARAH CARPENTER, SHAWN CARPENTER

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/17/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 25; Oct. 2, 9, 16, 2026

26-03914L

FOURTH INSERTION

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

Tax Deed #:2026000586

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-12541
Year of Issuance 2024 Description of Property UNIT NO. 201, BUILDING NO. 9 OF THE COACH HOMES AT SERRANO, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN INSTRUMENT NUMBER 2005000185069, AND ALL EXHIBITS AND AMENDMENTS THEREOF, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 34-47-25-B2-05309.0201
Names in which assessed:
DAVID C. DUNKIN, MARY ANN WILSON

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/03/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 11, 18, 25; Oct. 2, 2026

26-03757L

FOURTH INSERTION

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

Tax Deed #:2026000591

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-11437
Year of Issuance 2024 Description of Property UNIT NO. E20, BUILDING E, PHASE 4 OF SOUTHWEST EXECUTIVE STORAGE, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN INSTRUMENT NUMBER 2014000154306, AND ALL EXHIBITS AND AMENDMENTS THEREOF, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 27-45-25-22-0000E.0E20
Names in which assessed:
TODD E WARMINGHAM, TODD E. WARMINGHAM

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/03/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 11, 18, 25; Oct. 2, 2026

26-03759L

FOURTH INSERTION

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

Tax Deed #:2026000516

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

Certificate Number: 24-06045
Year of Issuance 2024 Description of Property LOT 7 LAZY DAYS MOBILE VILLAGE, UNIT ONE, A SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED AT OFFICIAL RECORDS BOOK 736, PAGES 467 TO 470, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. TOGETHER WITH THAT CERTAIN 1973 "FREED" DOUBLE WIDE MOBILE HOME: IDENTIFICATION NUMBER 08631131 AH, TITLE NUMBER 11412080 AND IDENTIFICATION NUMBER 08631131BH, TITLE NUMBER 11412081 Strap Number 26-43-24-04-00000.0070
Names in which assessed:
DEBORAH L KELLY, GENE K KELLY

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/03/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 11, 18, 25; Oct. 2, 2026

26-03761L

FOURTH INSERTION

NOTICE OF ACTION BEFORE THE BOARD OF NURSING
Lee
CASE NO.: 2024-18800
LICENSE NO.: PN 1202391

IN RE: The license to practice Licensed Practical Nursing
Louise Ann Daniels, L.P.N.
23600 Carolyn Lane, Ft. Myers, FL 33913, 4300 South Road, North Ft. Myers, FL 33917, & 18620 Tampa Road, Ft. Myers, FL 33967.

The Department of Health has filed an Administrative Complaint against you, a copy of which may be obtained by contacting, Nicole DiBartolomeo, Assistant General Counsel, Prosecution Services Unit, 4052 Bald Cypress Way, Bin #C65, Tallahassee Florida 32399-3265, (850) 245-4640.

If no contact has been made by you concerning the above October 23, 2026, the matter of the Administrative Complaint will be presented at an ensuing meeting of the Board of Nursing in an informal proceeding.

In accordance with the Americans with Disabilities Act, persons needing a special accommodation to participate in this proceeding should contact the individual or agency sending this notice not later than seven days prior to the proceeding at the address given on the notice. Telephone: (850) 245-4640, 1-800-955-8771 (TDD) or 1-800-955-8770 (V), via Florida Relay Service.

Sept. 11, 18, 25; Oct. 2, 2026

26-03749L

SECOND INSERTION

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

Tax Deed #:2026000789

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

Certificate Number: 24-05157
Year of Issuance 2024 Description of Property LOT 1, OF THAT CERTAIN SUBDIVISION KNOWN AS THIRD ADDITION TO SHELL HARBOR, ACCORDING TO THE MAP OR PLAT THEREOF ON FILE AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF LEE COUNTY, FLORIDA, IN PLAT BOOK 25, AT PAGE 82. Strap Number 20-46-23-T1-00100.0010
Names in which assessed:
928 LIMPET LLC, 928 LIMPET, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/17/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 25; Oct. 2, 9, 16, 2026

26-03934L

SECOND INSERTION

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

Tax Deed #:2026000790

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

Certificate Number: 24-08038
Year of Issuance 2024 Description of Property THE EAST 53 FEET OF LOT 14 AND THE WEST 29 FEET OF LOT 15 OF THAT CERTAIN SUBDIVISION KNOWN AS BOWLING GREEN UNIT TWO, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 21, PAGE 1 OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 02-45-24-P2-00800.0140
Names in which assessed:
ARGOLICA LLC, ARGOLICA, LLC

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/17/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 25; Oct. 2, 9, 16, 2026

26-03936L

FOURTH INSERTION

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

Tax Deed #:2026000518

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

Certificate Number: 24-04142
Year of Issuance 2024 Description of Property LOTS 19 AND 20, BLOCK 5974, CAPE CORAL UNIT 93, ACCORDING TO THE PLAT THEREOF RECORDED IN PLAT BOOK 25, PAGES 1 THROUGH 21, INCLUSIVE, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 32-44-23-C2-05974.0190
Names in which assessed:
DARREN J DAVIS, STEPHEN F DAVIS, UNKNOWN HEIRS OF DARREN J DAVIS

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/03/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 11, 18, 25; Oct. 2, 2026

26-03762L

FOURTH INSERTION

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

Tax Deed #:2026000581

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-06489
Year of Issuance 2024 Description of Property THE NORTH 90 FEET OF LOT 3, BLOCK 24, UNIT 2, PALMONA PARK, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 7, PAGES 56 AND 57, PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 34-43-24-02-00024.0030
Names in which assessed:
JOSEPH BARKER, KIN INVESTORS INC., KIN INVESTORS, INC.

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/03/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 11, 18, 25; Oct. 2, 2026

26-03763L

FOURTH INSERTION

NOTICE OF ACTION FOR PUBLICATION
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT, IN AND FOR LEE COUNTY, FLORIDA
Case No.: 26-DR-5846
IN RE THE MARRIAGE OF:
VERONICA D. MCDANIEL,
Wife,
and
TIMOTHY MCDANIEL,
Husband.

TO: Timothy McDaniel
3106 Rear County Road 12
Proctorville, Ohio 45669

YOU ARE NOTIFIED that an action for Dissolution of Marriage, including claims for dissolution of marriage, payment of debts, division of real and personal property, and for payments of support, has been filed against you. You are required to serve a copy of your written defenses, if any, to this action on Colette Rodgers, Esquire, of Rodgers Law Firm, P.A., Wife's attorney, whose address is 3046 Del Prado Blvd. S., Suite 1A1, Cape Coral, Florida 33904, on or before 09/29/2026, and file the original with the clerk of this court at Lee County Courthouse, 1700 Monroe Street, Fort Myers, Florida 33901, either before service on Wife's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the petition.

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

DATED this 20th day of August, 2026.

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

Sept. 11, 18, 25; Oct. 2, 2026

26-03786L

THIRD INSERTION

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT)
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
FAMILY DIVISION
CASE NO: 26-DR-006347
IN RE: The Marriage of
Maria Caridad Gamboa
Petitioner
and
Apolinar Herrera
Respondent

TO: Apolinar Herrera
5221 Satel Drive, Orlando, Florida 32810-4411

YOU ARE NOTIFIED that an action for dissolution of marriage has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Maria Caridad Gamboa whose address is 2981 St Clair Street, Kissimmee, Florida 34746 on or before 10/19/2026, and file the original with the clerk of this Court at 1700 Monroe Street, Fort Myers, Florida 33901 before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

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

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

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

Dated: 09/09/2026

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

Sept. 18, 25; Oct. 2, 9, 2026

26-03833L

FOURTH INSERTION

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

Tax Deed #:2026000589

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-07992
Year of Issuance 2024 Description of Property UNIT 204 OF BUILDING 2, TOWERS CONDOMINIUM, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF RECORDED IN OFFICIAL RECORDS BOOK 1411, PAGE 1262, OF THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA, AND ALL AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS. Strap Number 36-44-24-P4-00600.2204
Names in which assessed:
ANNALISA XIOUTAS, BETTY J SUTTON, JACK XIOUTAS

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/03/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 11, 18, 25; Oct. 2, 2026

26-03758L

FOURTH INSERTION

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

Tax Deed #:2026000419

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

Certificate Number: 23-06899
Year of Issuance 2023 Description of Property UNIT 502, BUILDING NO. 5, OF COTTONWOOD BEND AT VERANDAH, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORDS INSTRUMENT NO. 2005000188261, AND ALL SUBSEQUENT AMENDMENTS THERETO, TOGETHER WITH ITS UNDIVIDED SHARE IN THE COMMON ELEMENTS, IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 36-43-25-07-00005.0502
Names in which assessed:
MICHAEL JOHN KRAMER

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/03/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 11, 18, 25; Oct. 2, 2026

26-03760L

FOURTH INSERTION

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

Tax Deed #:2026000584

NOTICE IS HEREBY GIVEN that KEYS FUNDING LLC - 2024 the holder of the following certificate(s) has filed said certificate(s) for a tax deed to be issued thereon. The certificate number(s), year(s) of issuance, the description of the property and the name(s) in which it was assessed are as follows:

Certificate Number: 24-01051
Year of Issuance 2024 Description of Property RESIDENTIAL CONDOMINIUM UNIT NO. 301 IN BUILDING THREE OF WEDGEWOOD OF SANIBEL, A RESIDENTIAL CONDOMINIUM, ACCORDING TO THE CONDOMINIUM DECLARATION AND EXHIBITS THEREOF ON FILE AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT IN OFFICIAL RECORDS BOOK 2502 AT PAGES 2347 THROUGH 2477, INCLUSIVE, AND AS AMENDED IN THAT CLARIFICATION AMENDMENT TO CONDOMINIUM DECLARATION RECORDED IN O.R. BOOK 2507 AT PAGES 2631 THROUGH 2636, INCLUSIVE, AND AS AMENDED IN THAT FIRST AMENDMENT OF COMPOSITE EXHIBIT "B" AND SURVEYOR'S PLAT EXHIBIT "B" OF THE CONDOMINIUM DECLARATION RECORDED IN O.R. BOOK 2513 AT PAGES 270 THROUGH 274, INCLUSIVE, AND AS PER PLAT THEREOF DATED MAY 1994 RECORDED IN CONDOMINIUM PLAT BOOK 20 AT PAGES 56 THROUGH 60, INCLUSIVE, AND AS PER PLAT THEREOF DATED JUNE 1994 AND RECORDED IN CONDOMINIUM PLAT BOOK 20 AT PAGES 65 THROUGH 70, AND AS AMENDED IN THAT SECOND AMENDMENT OF COMPOSITE EXHIBIT "B" AND SURVEYOR'S PLAT EXHIBIT "B" OF THE CONDOMINIUM DECLARATION RECORDED IN O.R. BOOK 2540 AT PAGES 215 THROUGH 219, INCLUSIVE, AND AS PER PLAT THEREOF DATED SEPTEMBER 1994 RECORDED IN CONDOMINIUM PLAT BOOK 21 AT PAGES 5 THROUGH 12, ALL IN THE PUBLIC RECORDS OF LEE COUNTY, FLORIDA. Strap Number 34-46-22-T1-00703.3010
Names in which assessed:
TERENCE W. COTTER DECLARATION OF TRUST DATED 5/4/89

All of said property being in the County of Lee, State of Florida. Unless such certificate(s) shall be redeemed according to the law the property described in such certificate(s) will be sold to the highest bidder online at www.lee.realtaxdeed.com on 11/03/2026 at 10:00 am, by Kevin C. Karnes, Lee County Clerk of the Circuit Court & Comptroller.

Sept. 11, 18, 25; Oct. 2, 2026

26-03756L

FOURTH INSERTION

NOTICE OF ACTION OF PETITIONER'S AMENDED PETITION TO DETERMINE PATERNITY AND FOR RELATED RELIEF
IN THE CIRCUIT COURT OF THE TWENTIETH JUDICIAL CIRCUIT IN AND FOR LEE COUNTY, FLORIDA
FAMILY DIVISION
CASE NO.: 26-DR-2960
IN RE: THE MATTER OF:
ROGELIO MORENO GUERRERO
Petitioner,
and
ELVIRA REYES MARTINEZ
Respondent.

TO: ELVIRA REYES MARTINEZ
4944 Galaxy Drive
Fort Myers, Florida 33905
Physical Description:
Age: 55; Race: White/ Hispanic; Hair Color: Black; Height: 5'01"; Date of Birth: January 12, 1971.

YOU ARE NOTIFIED that an action for Petitioner's Amended Petition To Determine Paternity and For Related Relief has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on the ROGELIO MORENO GUERRERO, to Eros Miranda, Esquire, c/o Family First Legal Group, 2950 Immokalee Road, Suite 2, Naples, Florida 34110 on or before October 6, 2026, and file the original with the Clerk of this Court at 1700 Monroe Street, Fort Myers, Florida 33901, before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the Petition.

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

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

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

Dated: 08/27/2026

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

Sept. 11, 18, 25; Oct. 2, 2026

26-03764L