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ORANGE COUNTY LEGALS

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA Case No.: 2024-DR-12385-O NIZAR HMADI, Petitioner, and MOUFIDA AKROUTI, Respondent. NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT)

TO: MOUFIDA AKROUTI 5362 DORRINGTON LANE ORLANDO, FL 32821 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 NIZAR HMADI, whose address is 5362 DORRINGTON LANE, ORLANDO, FL 32821, on or before January 30, 2025, and file the original with the clerk of this Court at 425 N. Orange Avenue, Orlando, Florida 32801, 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 action is asking the court to decide how the following real or personal property should be divided: None

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 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: December 9, 2024. Tiffany Moore Russell CLERK OF THE CIRCUIT COURT By: Gwendolyn Allen-Wafer (CIRCUIT COURT SEAL) Deputy Clerk Dec. 27, 2024; Jan. 3, 10, 17, 2024 L 209877

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA Case No.: 2024-DR-012115-O IN RE: The Purported Marriage Of LAUREN SEAMAN, Petitioner, and ZAKARIAA HAJI, Respondent. AMENDED NOTICE OF ACTION FOR ANNULMENT (NO CHILD OR FINANCIAL SUPPORT)

TO: Zakariaa Haji 57 W. Pine Street Orlando, FL 32801 (last known address) YOU ARE NOTIFIED that an action for annulment has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Greater Orlando Family Law, 631 S. Orlando Ave., Suite 301, Winter Park, Florida 32789, counsel for Petitioner, on or before February 6, 2025, and file the original with the clerk of this Court at 425 N. Orange Avenue, Orlando, Florida 32801, 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 action is asking the court to decide how the following real or personal property should be divided: None

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 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: December 20, 2024. Tiffany Moore Russell CLERK OF THE CIRCUIT COURT By: Gwendolyn Allen-Wafer (CIRCUIT COURT SEAL) Deputy Clerk Dec. 27, 2024; Jan. 3, 10, 17, 2024 L 209871

IN THE CIRCUIT COURT IN AND FOR ORANGE COUNTY, FLORIDA CASE NO.: 2023-SC-061763-O READY RESOURCES, INC., PLAINTIFF, vs. DENISE E. MILLER a/k/a

DENISE EVELYN MILLER, DEFENDANT(S). NOTICE OF SHERIFF'S SALE NOTICE IS HEREBY GIVEN, that I, John W. Mina, as Sheriff of Orange County, Florida, under and by virtue of a Judgment and Writ of Execution, therein issued out of the above entitled court in the above styled cause, dated the 22nd day of November, 2024, and have levied upon the following described property located, and being in Orange County, Florida, to-wit: 2012 NISSAN MURANO, VIN: JN8AZ1MU6CW117343. VEHICLE MAY BE SEEN BETWEEN THE HOURS 10:00 A.M. TO 10:30 A.M. AT ACE WRECKER, 5601 SOUTH ORANGE BLOSSOM TRAIL, ORLANDO, FLORIDA 32809. SOLD AS IS AND WITH NO WARRANTY. SOLD SUBJECT TO ALL TAXES AND LIENS OF RECORD. PURCHASER TO PAY FOR BILL OF SALE.

as the property of the above named defendant, DENISE E. MILLER a/k/a DENISE EVELYN MILLER, and that on the 29th day of January, 2025, beginning at ten thirty o'clock in the forenoon or soon there-after on said day at ACE WRECKER, 5601 SOUTH ORANGE BLOSSOM TRAIL, in Orlando, Orange County, Florida, I will offer for sale and sell to the highest bidder at hand for cash on demand the above described property of said defendant, to satisfy said Judgment and Writ of Execution. Prospective bidders may register the day of the sale between the hours 10:00 a.m. to 10:30 a.m. at Ace Wrecker, 5601 South Orange Blossom Trail, Orlando, Florida 32809.

In accordance with the Americans with Disabilities Act, persons needing a special accommodation to participate in this proceeding should contact Eric Nieves, Judicial Process Sales Coordinator, not later than seven days prior to the proceeding at Orange County Sheriff's Office, 425 North Orange Avenue, suite 240, Orlando, FL 32801. Telephone: (407)836-4570; If hearing impaired, (TDD) 1-800-955-8771, or Voice (V) 1-800-955-8770, via Florida Relay Service.

JOHN W. MINA, AS SHERIFF Orange County, Florida BY: /s/ Sgt. Norberto Gonzalez As Deputy Sheriff Sgt. Norberto Gonzalez Dec. 27, 2024; Jan. 3, 10, 17, 2024 L 209870

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA CASE NO.2024-CA-003443-O GERLAD HUYS, by and through TRACY HUYS, pursuant to Power of Attorney, Plaintiff,

vs. BILLIE JEAN EPSILANTIS a/k/a BILLIE JEAN DELOACHE, O.A. SCHOENING, VIVIAN H. SCHOENING, AND CARRIE POTYANDY, Defendants. NOTICE OF ACTION TO: O.A. SCHOENING A/K/A ORLANDO A. SCHOENING 4001 VOLUSIA DR ORLANDO, FL 32822 If alive, and if dead, all parties claiming interest by, and through, under or against O.A. SCHOENING, and all parties having or claiming to have any right, title, or interest in the property described herein.

YOU ARE HEREBY NOTIFIED that an Amended Complaint to Quiet Title has been filed with the Circuit Court of the Ninth Judicial Circuit, in and for Orange County, Florida, and the Amended Complaint to Quiet Title has been filed against you and you are required to serve a copy of your written defenses, if any, on Gerlad Huys, by and through Tracy Huys, pursuant to Power of Attorney c/o Kimberly Soto, Esq., The Soto Law Office, 415 Montgomery Rd., Suite 111, Altamonte Springs, FL 32714 within 30 days from the date of the first publication of this notice and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration at 112 s. Main Street, P.O. Box 37, Trenton, Florida 32693, Telephone: (352) 463-3170 within two (2) working days of your receipt of this notice of action; If you are hearing or voice impaired, call 1-800-955-8771. Dated: December 19, 2024. Tiffany Moore Russell CLERK OF THE CIRCUIT COURT By: Lauren Scheidt Deputy Clerk Dec. 27, 2024; Jan. 3, 10, 17, 2024 L 209897

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA CASE NO.: 2023-SC-061763-O READY RESOURCES, INC., PLAINTIFF, vs. DENISE E. MILLER a/k/a

CASE NO.2024-CA-003443-O GERLAD HUYS, by and through TRACY HUYS, pursuant to Power of Attorney, Plaintiff,

vs. BILLIE JEAN EPSILANTIS a/k/a BILLIE JEAN DELOACHE, O.A. SCHOENING, VIVIAN H. SCHOENING, AND CARRIE POTYANDY, Defendants. NOTICE OF ACTION TO: BILLIE JEAN EPSILANTIS a/k/a BILLIE JEAN DELOACHE 4001 VOLUSIA DR ORLANDO, FL 32822 If alive, and if dead, all parties claiming interest by, and through, under or against BILLIE JEAN EPSILANTIS a/k/a BILLIE JEAN DELOACHE, and all parties having or claiming to have any right, title, or interest in the property described herein.

YOU ARE HEREBY NOTIFIED that an Amended Complaint to Quiet Title has been filed with the Circuit Court of the Ninth Judicial Circuit, in and for Orange County, Florida, and the Amended Complaint to Quiet Title has been filed against you and you are required to serve a copy of your written defenses, if any, on Gerlad Huys, by and through Tracy Huys, pursuant to Power of Attorney c/o Kimberly Soto, Esq., The Soto Law Office, 415 Montgomery Rd., Suite 111, Altamonte Springs, FL 32714 within 30 days from the date of the first publication of this notice and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration at 112 s. Main Street, P.O. Box 37, Trenton, Florida 32693, Telephone: (352) 463-3170 within two (2) working days of your receipt of this notice of action; If you are hearing or voice impaired, call 1-800-955-8771. Dated: December 19, 2024. Tiffany Moore Russell CLERK OF THE CIRCUIT COURT By: Lauren Scheidt Deputy Clerk Dec. 27, 2024; Jan. 3, 10, 17, 2024 L 209896

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA CASE NO.2024-CA-003443-O GERLAD HUYS, by and through TRACY HUYS, pursuant to Power of Attorney, Plaintiff,

vs. BILLIE JEAN EPSILANTIS a/k/a BILLIE JEAN DELOACHE, O.A. SCHOENING, VIVIAN H. SCHOENING, AND CARRIE POTYANDY, Defendants. NOTICE OF ACTION TO: VIVIAN H. SCHOENING A/K/A VIVIAN S. SCHOENING 4001 VOLUSIA DR ORLANDO, FL 32822 If alive, and if dead, all parties claiming interest by, and through, under or against VIVIAN H. SCHOENING, and all parties having or claiming to have any right, title, or interest in the property described herein.

YOU ARE HEREBY NOTIFIED that an Amended Complaint to Quiet Title has been filed with the Circuit Court of the Ninth Judicial Circuit, in and for Orange County, Florida, and the Amended Complaint to Quiet Title has been filed against you and you are required to serve a copy of your written defenses, if any, on Gerlad Huys, by and through Tracy Huys, pursuant to Power of Attorney c/o Kimberly Soto, Esq., The Soto Law Office, 415 Montgomery Rd., Suite 111, Altamonte Springs, FL 32714 within 30 days from the date of the first publication of this notice and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration at 112 s. Main Street, P.O. Box 37, Trenton, Florida 32693, Telephone: (352) 463-3170 within two (2) working days of your receipt of this notice of action; If you are hearing or voice impaired, call 1-800-955-8771. Dated: December 19, 2024. Tiffany Moore Russell CLERK OF THE CIRCUIT COURT By: Lauren Scheidt Deputy Clerk Dec. 27, 2024; Jan. 3, 10, 17, 2024 L 209897

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA CASE NO.: 2023-DR-004128-O ARBEY OSPINA CESPEDES, ALEXANDRA VICENTA CEVALLOS, CESAR A. CEVALLOS, ROCIO E. CEVALLOS, AND KELLY A. CEVALLOS, Plaintiff,

vs. SORAYA AREVALO, Defendant. NOTICE OF ACTION TO: SORAYA AREVALO 313 4th Street Orlando, Florida 32824 YOU ARE NOTIFIED that an action to partition the following property in Orange County, Florida:

Lot 8, Block 3, Tier 3, Taft Prosper Colony, he according to the map or plat thereof, as recorded in Plat Book E, Page(s) 4 and 5, of the Public Records of Orange County, Florida, has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Randy Hillman, the plaintiff's attorney, whose address is 1073 Willa Springs Drive #2029, Winter Springs, Florida 32708, on or before 30 days from the first date of publication and file the original with the clerk of this court either before service on the plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

DATED on October 23, 2024. Tiffany Moore Russell Clerk of the Circuit Court and County Clerk By: Naline S. Bahadur (CIRCUIT COURT SEAL) Deputy Clerk Dec. 27, 2024; Jan. 3, 10, 17, 2024 L 209894

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA Case No.: 2024-DR-9487-O IN RE: THE MARRIAGE OF: JULIANA MOOCK Petitioner, and JAMES MOOCK, Respondent. NOTICE OF ACTION FOR PUBLICATION TO: JAMES MOOCK LAST KNOWN ADDRESS: 3704 Yacobian Place Orlando, FL 32824 YOU ARE NOTIFIED that an action for Petition for Dissolution of Marriage with children and Property has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on Sean T. Smallwood, Esquire, whose address is 390 N. Orange Ave., Ste. 2300, Orlando, Florida 32801, on or before February 6, 2025, and file the original with the clerk of this Court at 425 N. Orange Avenue, Orlando, Florida 32801, before service on Petitioner or immediately thereafter. If you fail to do so, a default may be entered against you for the relief demanded in the petition.

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

You must keep the Clerk of the Circuit Court's office notified of your current address. (You may file Designation of Current Mailing and E-Mail Address, Florida Supreme Court Approved Family Law Form 12.915). Future papers in this lawsuit will be mailed or e-mailed to the 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: December 17, 2024. Tiffany Moore Russell CLERK OF THE CIRCUIT COURT By: Tyeia Owens (CIRCUIT COURT SEAL) Deputy Clerk Dec. 27, 2024; Jan. 3, 10, 17, 2024 L 209888

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA CASE NO.: 2023-dr-010873-O IN RE: THE PURPORTED MARRIAGE OF: DAVID RAJEN BEHREND, Petitioner, and KASTHURI GOVINDARAJAH, Respondent. NOTICE OF ACTION FOR PETITION FOR ANNULMENT TO: KASTHURI GOVINDARAJAH Last known address: 32/11 Oddumadam Road Vannarpannai, Jaffna, Sri Lanka, Northern Province YOU ARE NOTIFIED that an action for Petition for Annulment has been filed against you and that you are required to serve a copy of your written defenses, if any, to it on PATRICK M. COBB, ESQUIRE, Petitioner's attorney, whose address is 1011 N. Lake Destiny Road, Suite 275, Maitland, Florida, on or before the 30th day of January, 2025, and file the original with the clerk of this Court at 425 N. Orange Avenue, Orlando, FL 32801, 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. (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: December 11, 2024. Tiffany Moore Russell, Clerk of Courts Civil Division 425 N Orange Ave Room 350 Orlando, Florida 32801 By: /s/ Lauren Scheidt (CIRCUIT COURT SEAL) As Deputy Clerk Civil Division 425 N. Orange Avenue Room 350 Orlando, Florida 32801 Dec. 20, 27, 2024; Jan. 3, 10, 2025 L 209779

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA CASE NO.: 2023-DR-002497-O CHRISTERLINE ADRIEN, Petitioner, and ALIX BAPTISTE, Respondent. NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT) TO: ALIX BAPTISTE 10857 LAXTON ST. ORLANDO, FL 32824 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 CHRISTERLINE ADRIEN, whose address is 5537 PGA BLVD., APT. 4517, ORLANDO, FL 32839, on or before January 9, 2025, and file the original with the clerk of this Court at 425

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: December 13, 2024. Tiffany Moore Russell CLERK OF THE CIRCUIT COURT By: Gwendolyn Allen-Wafer (CIRCUIT COURT SEAL) Deputy Clerk Dec. 20, 27, 2024; Jan. 3, 10, 2025 L 209853

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR ORANGE COUNTY CASE NO.: 2024-CA-008304-O UCN: 48 2024 CA 008304A010X DIVISION: 37 PITTMAN RICHARDSON, Plaintiff, vs. ANITA RICHARDSON, ULYSSES RICHARDSON, DENNIS RICHARDSON, LEONARD RICHARDSON, CAROLINE RICHARDSON, SHARON RICHARDSON, GREGORY RICHARDSON, and LORENZO RICHARDSON, Defendants. NOTICE OF ACTION TO: LORENZO RICHARDSON, address unknown; if alive and, if dead, then to his unknown spouse, heirs, devisees, grantees, creditors or other parties claiming an interest by, through, under or against him in the above-referenced action: YOU ARE NOTIFIED that an action to partition the following described real property in Orange County, Florida:

LOT 131, MALIBU GROVES, SIXTH ADDITION, according to The Plat thereof as recorded in Plat Book 2, page 146, Public Records of Orange County, Florida; Parcel Identification No.: 31-22-29-1801-01-310; Also known as: 4849 Lanette Street, Orlando, Florida 32811; and for other relief, has been filed against you in this court. You are required to serve a copy of your written defenses, if any, on petitioner's attorney, whose name and address are: Allan C. Draves, Esq., 401 West Colonial Drive, Suite 4, Orlando, Florida 32804; on or before 30 days from the first date of publication, and to file the original of the written defenses with the clerk of this court either before service on the plaintiff's attorney or immediately thereafter. Failure to serve and file written defenses as required will result in a default being entered against you for the relief demanded in the complaint.

REQUESTS FOR ACCOMMODATIONS BY PERSONS WITH DISABILITIES: If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, 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: December 11, 2024. Tiffany Moore Russell, Clerk of Courts Civil Division 425 N Orange Ave Room 350 Orlando, Florida 32801 By: /s/ Lauren Scheidt (CIRCUIT COURT SEAL) As Deputy Clerk Civil Division 425 N. Orange Avenue Room 350 Orlando, Florida 32801 Dec. 20, 27, 2024; Jan. 3, 10, 2025 L 209779

IN RE THE MARRIAGE OF: MICHAEL JASON ROSETTI, Petitioner/Husband, and RICARDO A. CHANG J., Respondent/Husband. NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT) TO: RICARDO A. CHANG J. Last Known Address is Unknown 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 Carlos A. Otero, Esq. obo MICHAEL JASON ROSETTI, whose address is 37 N. Orange Ave., Suite 203, Orlando, FL 32801, carlos@oterofamilylaw.com within 20 days of the date of the first publication of this notice and file the original with the clerk of this Court at Orange County Clerk of Courts, Family Division, 425 N. Orange Avenue, Orlando, Florida 32801, 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 action is asking the court to dissolve your marriage to the Petitioner. There are no children or financial support issues involved in this action.

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 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: November 15, 2024. Tiffany Moore Russell CLERK OF THE CIRCUIT COURT By: Robert Hingston (CIRCUIT COURT SEAL) Deputy Clerk Dec. 13, 20, 27, 2024; Jan. 3, 2025 L 209718

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA Case No.: 2023-DR-013241-O AMANDA GEROW, Petitioner, and ANDREW GEROW, Respondent. NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE WITH CHILDREN TO: ANDREW GEROW 8601 PORT SUDAN CT. ORLANDO, FL 32817 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 AMANDA GEROW, whose address is 406 MALTA RD., ORLANDO, FL 32828, on or before January 23, 2025, and file the original with the clerk of this Court at 425 N. Orange Avenue, Orlando, Florida 32801, 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 action is asking the court to decide how the following real or personal property should be divided: None

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 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: November 15, 2024. Tiffany Moore Russell CLERK OF THE CIRCUIT COURT By: Robert Hingston (CIRCUIT COURT SEAL) Deputy Clerk Dec. 13, 20, 27, 2024; Jan. 3, 2025 L 209718

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA Case No.: 2024-DR-002497-O CHRISTERLINE ADRIEN, Petitioner, and ALIX BAPTISTE, Respondent. NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT) TO: ALIX BAPTISTE 10857 LAXTON ST. ORLANDO, FL 32824 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 CHRISTERLINE ADRIEN, whose address is 5537 PGA BLVD., APT. 4517, ORLANDO, FL 32839, on or before January 9, 2025, and file the original with the clerk of this Court at 425

N. Orange Avenue, Orlando, Florida 32801, 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 action is asking the court to decide how the following real or personal property should be divided: None

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 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: November 18, 2024. Tiffany Moore Russell CLERK OF THE CIRCUIT COURT By: (CIRCUIT COURT SEAL) Deputy Clerk Dec. 13, 20, 27, 2024; Jan. 3, 2025 L 209730

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA Case No.: 2024-DR-008017-O IN RE THE MARRIAGE OF: MICHAEL JASON ROSETTI, Petitioner/Husband, and RICARDO A. CHANG J., Respondent/Husband. NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT) TO: RICARDO A. CHANG J. Last Known Address is Unknown 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 Carlos A. Otero, Esq. obo MICHAEL JASON ROSETTI, whose address is 37 N. Orange Ave., Suite 203, Orlando, FL 32801, carlos@oterofamilylaw.com within 20 days of the date of the first publication of this notice and file the original with the clerk of this Court at Orange County Clerk of Courts, Family Division, 425 N. Orange Avenue, Orlando, Florida 32801, 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 action is asking the court to dissolve your marriage to the Petitioner. There are no children or financial support issues involved in this action.

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 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: November 15, 2024. Tiffany Moore Russell CLERK OF THE CIRCUIT COURT By: Robert Hingston (CIRCUIT COURT SEAL) Deputy Clerk Dec. 13, 20, 27, 2024; Jan. 3, 2025 L 209738

IN THE CIRCUIT COURT OF ORANGE COUNTY, FLORIDA Case No.: 2024-CC-012426-O Ally Bank Plaintiff, vs. Timothy Oliver Morgan Defendants. NOTICE OF ACTION CONSTRUCTIVE SERVICE PERSONAL PROPERTY TO: Timothy Oliver Morgan: LAST KNOWN ADDRESS: 6207 Bent Pine Dr Apt 231B, Orlando, FL 32822 Residence unknown, if living, including any unknown spouse of the said Defendants, if either has remarried and if either or both of said Defendants are dead, their respective unknown heirs, devisees, grantees, assignees, creditors, lienors, and trustees, and all other persons claiming by, through, under or against the named Defendant(s); and the aforementioned named Defendant(s) and such of the aforementioned unknown Defendants and such of the aforementioned unknown Defendants as may be infants, incompetents or otherwise not sui juris. YOU ARE HEREBY NOTIFIED that a complaint for monetary damages and writ of replevin on personal property arising from contract has been commenced to recover possession of the following personal property, last known to be located in Orange County, Florida, more particularly described as follows: 2021 Dodge Durango (VIN 1C4RDH-DG4MC639863) This action has been filed against you and you are required to serve a copy of your written defense, if any, upon LOGS LEGAL GROUP LLP, Attorneys for Plaintiff, whose address is 750 Park of Commerce Blvd., Suite 130, Boca Raton, FL 33487, before twenty (28) days after the first publication of this notice and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida (407) 836-2303, 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 14th day of November, 2024. Tiffany Moore Russell CLERK OF THE CIRCUIT COURT By: Nancy Garcia (CIRCUIT COURT SEAL) Deputy Clerk Dec. 13, 20, 27, 2024; Jan. 3, 2025 L 209669

IN THE CIRCUIT COURT IN AND FOR ORANGE COUNTY, FLORIDA Case No.: 2024-CA-007480 JOYCE P. LEWIS Plaintiff, vs. ANN JONES SHARPE, Deceased, and unknown spouse, heirs, devisees, grantees, creditors, and all parties claiming by and through, under or against ANN JONES SHARPE, Defendant(s). NOTICE OF ACTION TO: ANN JONES SHARPE, Deceased, and unknown spouse, heirs, devisees, grantees, creditors, and all parties claiming by and through, under or against ANN JONES SHARPE, Defendant(s). YOU ARE NOTIFIED that an action for Quiet Title has been filed against you and you are required to serve a copy of your written defenses, if any, to it on the plaintiff's attorney, Beryl Thompson McClary, Esq., whose address is P.O. Box 680246, Orlando, Florida 32868 on or before thirty (30) days from the first date of publication, and file the original with the clerk of this court either before service on the plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition. DATED on December 5, 2024. Tiffany Moore Russell CLERK OF THE CIRCUIT COURT By: Rosa Aviles (CIRCUIT COURT SEAL) Deputy Clerk Dec. 13, 20, 27, 2024; Jan. 3, 2025 L 209661

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA Case No.: 2024-DR-012426-O ORTEZ GLASS, Petitioner, and CHARMAINE RAMBARAN, Respondent. NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT) TO: CHARMAINE RAMBARAN 1902 GADSEN BLVD. ORLANDO, FL 32812 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 ORTEZ MAURIS GLASS, whose address is 3793 MILLENIA BLVD., #307, ORLANDO, FL 32839, on or before January 2, 2025, and file the original with the clerk of this Court at 425 N. Orange Avenue, Orlando, Florida 32801, 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 action is asking the court to decide how the following real or personal property should be divided: None

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 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: November 13, 2024. Tiffany Moore Russell CLERK OF THE CIRCUIT COURT By: Marielena Lozada (CIRCUIT COURT SEAL) Deputy Clerk December 6, 13, 20, 2024 L 209610

IN THE NINTH JUDICIAL CIRCU

Nominal parties NOTICE OF ACTION (formal notice by publication)

TO: SITA FITZPATRICK, address unknown; if alive and, if dead, then to her unknown spouse, heirs, devisees, grantees, creditors or other parties claiming an interest by, through, under or against her in the above-referenced estate: YOU ARE NOTIFIED that a Petition for Administration (testate - self proved) with a true copy of the Last Will and Testament of Tonya Rodrigues dated May 30, 2023 attached thereto, has been filed in this court. You are required to serve a copy of your written defenses, if any, on petitioner's attorney, whose name and address are: Allan C. Draves, Esq., 401 West Colonial Drive, Suite 4, Orlando, Florida 32804, on or before January 2, 2025, and to file the original of the written defenses with the clerk of this court either before service or immediately thereafter. Failure to serve and file written defenses as required may result in a judgment or order for the relief demanded without further notice. REQUESTS FOR ACCOMMODATIONS BY PERSONS WITH DISABILITIES:

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, 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: November 27, 2024. Tiffany Moore Russell CLERK OF THE CIRCUIT COURT By: Mayra I. Cruz (CIRCUIT COURT SEAL) Deputy Clerk Probate Division 425 N. Orange Avenue Room 340 Orlando, Florida 32801 Dec. 6, 13, 20, 27, 2024 L 209642

IN THE CIRCUIT CIVIL COURT OF THE NINTH JUDICIAL CIRCUIT OF FLORIDA, IN AND FOR ORANGE COUNTY CIVIL DIVISION Case No. 2023-CA-017889-O Division 40

DEUTSCHE BANK NATIONAL TRUST COMPANY, AS TRUSTEE FOR HSI ASSET SECURITIZATION CORPORATION TRUST, 2007-WF1, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2007-WF1 Plaintiff, vs. RHYNETTE REDDING, WINDSONG HOMEOWNERS ASSOCIATION, INC., UNKNOWN SPOUSE OF RHYNETTE REDDING, AND UNKNOWN TENANTS/OWNERS, Defendants.

Notice is hereby given, pursuant to Final Judgment of Foreclosure for Plaintiff entered in this cause on December 16, 2024, in the Circuit Court of Orange County, Florida, Tiffany Moore Russell, Clerk of the Circuit Court, will sell the property situated in Orange County, Florida described as: LOT 67, WINDSONG ESTATES, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 9, PAGE 109 & 110, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA, and commonly known as: 5044 CATSPAW CT, ORLANDO, FL 32808; including the building, appurtenances, and fixtures located therein, at public sale, to the highest and best bidder, for cash, online at www.myorangeclerk.realforeclose.com, on January 27, 2025 at 11:00 A.M.

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 December 18, 2024. David R. Byars (813) 229-0900 Kass Shuler, P.A. 1505 N. Florida Ave. Tampa, FL 33602-2613 ForeclosureService@kasslaw.com Dec. 27, 2024; Jan. 3, 2025 L 209891

IN THE COUNTY COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA CASE NO.: 2024-CC-006016-O

SWEETWATER COUNTRY CLUB HOMEOWNER'S ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff,

vs. Estate of MADELINE ALICE CHESTER, individually; GARTH LEE CHESTER, as Remainderman to Life Estate; UNKNOWN SPOUSE OF MADELINE ALICE CHESTER; ORANGE COUNTY, FLORIDA; and ALL UNKNOWN TENANTS/OWNERS, Defendants.

NOTICE OF FORECLOSURE SALE NOTICE is hereby given pursuant to the Summary Final Judgment of Foreclosure and Award of Attorneys Fees and Costs, entered December 2, 2024, and entered in Case Number: 2024-CC-006016-O of the County Court in and for Orange County, Florida, wherein SWEETWATER COUNTRY CLUB HOMEOWNER'S ASSOCIATION, INC., is the Plaintiff and Life Estate of MADELINE ALICE CHESTER, individually; GARTH LEE CHESTER, as Remainderman to Life Estate; UNKNOWN SPOUSE OF MADELINE ALICE CHESTER; ORANGE COUNTY, FLORIDA; and ALL UNKNOWN TENANTS/OWNERS, are the Defendants. The Orange County Clerk of the Court will sell to the highest and best bidder for cash, by electronic sale on-line at www.myorangeclerk.realforeclose.com, beginning at 11:00 o'clock A.M. on the 29th day of January, 2025 the following described property as set forth in said Final Judgment of Foreclosure and Award of Attorneys Fees and Costs, to-wit: Property Address: 532 Majestic Oak Drive, Apopka, Florida 32712 Property Description: LOT 57, DIAMOND HILL AT SWEETWATER COUNTRY CLUB, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 34 PAGES 26-28 OF THE PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, 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: November 27, 2024. Tiffany Moore Russell CLERK OF THE CIRCUIT COURT By: Mayra I. Cruz (CIRCUIT COURT SEAL) Deputy Clerk Probate Division 425 N. Orange Avenue Room 340 Orlando, Florida 32801 Dec. 6, 13, 20, 27, 2024 L 209642

IN THE COUNTY COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA CASE NO.: 2024-CC-016065-O

GREENVIEW HOMEOWNERS' ASSOCIATION AT FLORIDA CENTER, INC., a Florida not-for-profit corporation, Plaintiff, vs. ADRIANA C. ARGOMANIZ, individually; UNKNOWN SPOUSE OF ADRIANA C. ARGOMANIZ; and ALL UNKNOWN TENANTS/OWNERS, Defendants.

NOTICE OF ACTION TO: Adriana C. Argomaniz 6234 Peregrine Court Orlando, Florida 32819 Unknown Spouse of Adriana C. Argomaniz 6234 Peregrine Court Orlando, Florida 32819 YOU ARE NOTIFIED that an action to enforce and foreclose a claim of lien for unpaid homeowners' association assessments against the real property in Orange County Florida, commonly known as 6234 Peregrine Court, Orlando, Florida 32819, and more particularly described as: Lot 28 and The East .20 feet of Parcel B, Florida Center Windhover Residential Area Plat 5, according to the map or plat thereof, as recorded in Plat Book 13, Page(s) 105, of the Public Records of Orange County, Florida. Which has been filed against you and you are required to serve a copy of your written defenses, if any, to it on DI MASI BURTON, P.A., the Plaintiff's attorney, whose address is 801 N. Orange Avenue, Suite 500, Orlando, Florida 32801 within thirty (30) days after the first publication of this notice and file the original with the clerk of this court either before service on the Plaintiff's attorney or immediately thereafter; otherwise, a default will be entered against you for the relief demanded in the Complaint. DATED: December 5, 2024. Tiffany Moore Russell Clerk of the Court for Orange County, Florida By: Lauren Scheidt (CIRCUIT COURT SEAL) Deputy Clerk Dec. 27, 2024; Jan. 3, 2025 L 209886

IN THE COUNTY COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA CASE NO.: 2024-CP-003400-O

IN RE: ESTATE OF RAYNOLD NAZARIO, Deceased. Plaintiff, vs. The administration of the estate of RAYNOLD NAZARIO, deceased, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Orlando, FL 32801. The file number for the estate is 2024-CP-003400-O. The estate is testate and the dates of the decedent's will and any codicils are dated April 19, 2024. The names and addresses of the petitioner/proposed personal representative and the petitioner/proposed personal representative's attorney are set forth below. The fiduciary lawyer-client privilege in Section 90.5021, Florida Statutes, applies with respect to the personal representative and any attorney employed by the personal representative. Any interested person on whom a copy of the notice of administration is served must file with the court, on or before the date that is 3 months after the date of service of a copy of the Notice of Administration on that person, any objection that challenges the validity of the will or any codicils, venue, or jurisdiction of the court. The 3 month time period may only be extended for estoppel based upon a misstatement by the personal representative regarding the time period within which an objection must be filed. The time period may not be extended for any other reason, including affirmative representation, failure to disclose information, or misconduct by the personal representative or any other person. Unless sooner barred by section 733.212(3), Florida Statutes, all objections to the validity of a will or any codicils, venue or the jurisdiction of the court must be filed no later than the earlier of the entry of an order of final discharge of the personal representative or 1 year after service of the notice of administration.

Persons who may be entitled to exempt property under section 732.402, Florida Statutes, will be deemed to have waived their rights to claim that property as exempt property unless a petition for determination of exempt property is filed by such persons or on their behalf on or before the later of the date that is 4 months after the date of service of a copy of the notice of administration on the surviving spouse, an agent under chapter 709, Florida Statutes, or a guardian of the property of the surviving spouse; or the date that is 2 years after the date of the decedent's death. Under certain circumstances and by failing to contest the will, the recipient of the notice of administration may be waiving his or her right to contest the validity of a trust or other writing incorporated by reference into a will. Petitioner/Proposed Personal Representative: /s/ Ashley Marie Nazario Attorney for Petitioner/Proposed Personal Representative: /s/ Erika De Jesus Erika De Jesus Esq. Florida Bar Number: 1012311 THE ORLANDO LAW GROUP, PL 12031 Lake Underhill Rd., Suite 213 Orlando, Florida 32828-7365 Telephone: 407-512-4394 Facsimile: 407-955-4654 E-Mail: EDeJesus@TheOrlandoLawGroup.com E-Mail: cneedham@theorlandolawgroup.com Dec. 27, 2024; Jan. 3, 2025 L 209869

IN THE COUNTY COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA CASE NO.: 2024-CP-003400-O

IN RE: ESTATE OF RAYNOLD NAZARIO, Deceased. Plaintiff, vs. The administration of the estate of RAYNOLD NAZARIO, deceased, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Orlando, FL 32801. The file number for the estate is 2024-CP-003400-O. The estate is testate and the dates of the decedent's will and any codicils are dated April 19, 2024. The names and addresses of the petitioner/proposed personal representative and the petitioner/proposed personal representative's attorney are set forth below. The fiduciary lawyer-client privilege in Section 90.5021, Florida Statutes, applies with respect to the personal representative and any attorney employed by the personal representative. Any interested person on whom a copy of the notice of administration is served must file with the court, on or before the date that is 3 months after the date of service of a copy of the Notice of Administration on that person, any objection that challenges the validity of the will or any codicils, venue, or jurisdiction of the court. The 3 month time period may only be extended for estoppel based upon a misstatement by the personal representative regarding the time period within which an objection must be filed. The time period may not be extended for any other reason, including affirmative representation, failure to disclose information, or misconduct by the personal representative or any other person. Unless sooner barred by section 733.212(3), Florida Statutes, all objections to the validity of a will or any codicils, venue or the jurisdiction of the court must be filed no later than the earlier of the entry of an order of final discharge of the personal representative or 1 year after service of the notice of administration.

Persons who may be entitled to exempt property under section 732.402, Florida Statutes, will be deemed to have waived their rights to claim that property as exempt property unless a petition for determination of exempt property is filed by such persons or on their behalf on or before the later of the date that is 4 months after the date of service of a copy of the notice of administration on the surviving spouse, an agent under chapter 709, Florida Statutes, or a guardian of the property of the surviving spouse; or the date that is 2 years after the date of the decedent's death. Under certain circumstances and by failing to contest the will, the recipient of the notice of administration may be waiving his or her right to contest the validity of a trust or other writing incorporated by reference into a will. Petitioner/Proposed Personal Representative: /s/ Ashley Marie Nazario Attorney for Petitioner/Proposed Personal Representative: /s/ Erika De Jesus Erika De Jesus Esq. Florida Bar Number: 1012311 THE ORLANDO LAW GROUP, PL 12031 Lake Underhill Rd., Suite 213 Orlando, Florida 32828-7365 Telephone: 407-512-4394 Facsimile: 407-955-4654 E-Mail: EDeJesus@TheOrlandoLawGroup.com E-Mail: cneedham@theorlandolawgroup.com Dec. 27, 2024; Jan. 3, 2025 L 209869

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION FILE NO.: 2024-CP-003600-O

IN RE: ESTATE OF DAVID BRYAN ARCHIBALD a/k/a DAVID BRYAN ARCHIBALD, JR., Deceased. **NOTICE TO CREDITORS** The administration of the estate of DAVID BRYAN ARCHIBALD a/k/a DAVID BRYAN ARCHIBALD, JR., deceased, whose date of death was September 20, 2024, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 North Orange Avenue, Room 340, Orlando, Florida 32801. 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 3 MONTHS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. The date of first publication of this notice is December 27, 2024. 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 3 MONTHS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. The date of first publication of this notice is December 27, 2024.

Personal Representative: /s/ Jennifer Lynn Waldron JENNIFER LYNN WALDRON Personal Representative 1016 Hunters Pointe Lane Bowling Green, KY 42104 /s/ Frank M. Townsend, ESQ. Attorney for Personal Representative Florida Bar No. 98208 520 Emmett Street Kissimmee, FL 34741 (407) 846-2500 (Tel) (407) 870-2416 (Fax) townsendlaw@embarqmail.com Dec. 27, 2024; Jan. 3, 2025 L 209875

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION FILE NO. 2024-CP-003852-O

IN RE: ESTATE OF TERRI JANE MONGIELLO Deceased. **NOTICE TO CREDITORS** The administration of the Estate of Terri Jane Mongiello, deceased, whose date of death was September 5, 2024, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Suite 335, Orlando, Florida 32801. The names and addresses of the Personal Representative and the Personal Representative's attorneys 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 Personal Representative has no duty to discover whether any property held at the time of the decedent's death is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in Sections 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under Section 732.2211, Florida Statutes. The date of first publication of this notice is December 27, 2024. Personal Representative: /s/ Tina Valore Tina Valore 6628 Ventana Hills Road NW Albuquerque, New Mexico 87114 Attorneys for Personal Representative: /s/ Cooper M. Powell Heidi W. Isenhart Florida Bar Number: 123714 E-Mail: hisenhart@shuffieldlowman.com Dec. 27, 2024; Jan. 3, 2025 L 209872

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION FILE NO.: 2024-CP-003600-O

IN RE: ESTATE OF DAVID BRYAN ARCHIBALD a/k/a DAVID BRYAN ARCHIBALD, JR., Deceased. **NOTICE TO CREDITORS** The administration of the estate of DAVID BRYAN ARCHIBALD a/k/a DAVID BRYAN ARCHIBALD, JR., deceased, whose date of death was September 20, 2024, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 North Orange Avenue, Room 340, Orlando, Florida 32801. 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 3 MONTHS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. The date of first publication of this notice is December 27, 2024. 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 December 27, 2024. Personal Representative: /s/ Jennifer Lynn Waldron JENNIFER LYNN WALDRON Personal Representative 1016 Hunters Pointe Lane Bowling Green, KY 42104 /s/ Frank M. Townsend, ESQ. Attorney for Personal Representative Florida Bar No. 98208 520 Emmett Street Kissimmee, FL 34741 (407) 846-2500 (Tel) (407) 870-2416 (Fax) townsendlaw@embarqmail.com Dec. 27, 2024; Jan. 3, 2025 L 209875

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION FILE NO. 2024-CP-003852-O

IN RE: ESTATE OF TERRI JANE MONGIELLO Deceased. **NOTICE TO CREDITORS** The administration of the Estate of Terri Jane Mongiello, deceased, whose date of death was September 5, 2024, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Suite 335, Orlando, Florida 32801. The names and addresses of the Personal Representative and the Personal Representative's attorneys 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 December 27, 2024. Personal Representative: /s/ Tina Valore Tina Valore 6628 Ventana Hills Road NW Albuquerque, New Mexico 87114 Attorneys for Personal Representative: /s/ Cooper M. Powell Heidi W. Isenhart Florida Bar Number: 123714 E-Mail: hisenhart@shuffieldlowman.com Dec. 27, 2024; Jan. 3, 2025 L 209872

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION FILE NO. 2024-CP-003852-O

IN RE: ESTATE OF TERRI JANE MONGIELLO Deceased. **NOTICE TO CREDITORS** The administration of the Estate of Terri Jane Mongiello, deceased, whose date of death was September 5, 2024, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Suite 335, Orlando, Florida 32801. The names and addresses of the Personal Representative and the Personal Representative's attorneys 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 December 27, 2024. Personal Representative: /s/ Tina Valore Tina Valore 6628 Ventana Hills Road NW Albuquerque, New Mexico 87114 Attorneys for Personal Representative: /s/ Cooper M. Powell Heidi W. Isenhart Florida Bar Number: 123714 E-Mail: hisenhart@shuffieldlowman.com Dec. 27, 2024; Jan. 3, 2025 L 209872

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION FILE NO. 2024-CP-003852-O

IN RE: ESTATE OF CHARLES A. BOTERO, A/K/A CHARLIE BOTERO, A/K/A CARLOS ALBERTO BOTERO, A/K/A CARLOS A. BOTERO Deceased. **NOTICE TO CREDITORS** The administration of the estate of Charles A. Botero, a/k/a Charlie Botero, a/k/a Carlos Alberto Botero and a/k/a Carlos A. Botero, deceased, whose date of death was February 8, 2024, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Suite 340, Orlando, FL 32801. 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 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 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 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 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 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 is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The date of first publication of this notice is December 27, 2024. Personal Representative: Lisa Botero Thumm 14852 Golden Sunburst Avenue Orlando, Florida 32827 Attorney for Personal Representative: Catherine E. Davey Florida Bar Number: 991724 PO Box 941251 Maitland, FL 32794-1251 Telephone: (407) 645-4833 Fax: (407) 645-4832 E-Mail: cdavey@daveyjl.com Secondary E-Mail: steve@daveyjl.com Dec. 27, 2024; Jan. 3, 2025 L 209883

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION FILE NO. 2024-CP-003852-O

IN RE: ESTATE OF CHARLES A. BOTERO, A/K/A CHARLIE BOTERO, A/K/A CARLOS ALBERTO BOTERO, A/K/A CARLOS A. BOTERO Deceased. **NOTICE TO CREDITORS** The administration of the estate of Charles A. Botero, a/k/a Charlie Botero, a/k/a Carlos Alberto Botero and a/k/a Carlos A. Botero, deceased, whose date of death was February 8, 2024, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Suite 340, Orlando, FL 32801. 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 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 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 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 is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The date of first publication of this notice is December 27, 2024. Personal Representative: Lisa Botero Thumm 14852 Golden Sunburst Avenue Orlando, Florida 32827 Attorney for Personal Representative: Catherine E. Davey Florida Bar Number: 991724 PO Box 941251 Maitland, FL 32794-1251 Telephone: (407) 645-4833 Fax: (407) 645-4832 E-Mail: cdavey@daveyjl.com Secondary E-Mail: steve@daveyjl.com Dec. 27, 2024; Jan. 3, 2025 L 209883

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION FILE NO. 2024-CP-003852-O

IN RE: ESTATE OF GERALD JOSEPH CAPPETTA a/k/a GERALD J. CAPPETTA Deceased. **NOTICE TO CREDITORS** TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE ESTATE: You are notified that a Petition for Administration has been filed in the estate of GERALD JOSEPH CAPPETTA a/k/a GERALD J. CAPPETTA, File Number 48-2024-CP-3820-O in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 North Orange Avenue, Orlando, Florida 32801. 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 the decedent's estate on whom a copy of this notice is served within three months after the date of the first publication of this notice, must file their claims with this court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and persons having claims or demands against the estate of the decedent must file their claims with this court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. The date of the first publication of this Notice is December 27, 2024. /s/ Eva G. Cappetta EVA G. CAPPETTA 5119 Andrea Boulevard Orlando, Florida 32807 OLSEN LAW GROUP P.A. BY: /s/ Alexis Richards

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION FILE NUMBER: 48-2024-CP-3820-O

IN RE: ESTATE OF GERALD JOSEPH CAPPETTA a/k/a GERALD J. CAPPETTA Deceased. **NOTICE TO CREDITORS** TO ALL PERSONS HAVING CLAIMS OR DEMANDS AGAINST THE ABOVE ESTATE: You are notified that a Petition for Administration has been filed in the estate of GERALD JOSEPH CAPPETTA a/k/a GERALD J. CAPPETTA, File Number 48-2024-CP-3820-O in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 North Orange Avenue, Orlando, Florida 32801. 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 the decedent's estate on whom a copy of this notice is served within three months after the date of the first publication of this notice, must file their claims with this court WITHIN THE LATER OF THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM. All other creditors of the decedent and persons having claims or demands against the estate of the decedent must file their claims with this court WITHIN THREE MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS AND DEMANDS NOT SO FILED WILL BE FOREVER BARRED. The date of the first publication of this Notice is December 27, 2024. /s/ Eva G. Cappetta EVA G. CAPPETTA 5119 Andrea Boulevard Orlando, Florida 32807 OLSEN LAW GROUP P.A. BY: /s/ Alexis Richards

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION FILE NUMBER: 48-2024-CP-3820-O

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION FILE NUMBER: 48-2024-CP-3820-O

IN RE: ESTATE OF CHARLES A. BOTERO, A/K/A CHARLIE BOTERO, A/K/A CARLOS ALBERTO BOTERO, A/K/A CARLOS A. BOTERO Deceased. **NOTICE TO CREDITORS** The administration of the estate of Charles A. Botero, a/k/a Charlie Botero, a/k/a Carlos Alberto Botero and a/k/a Carlos A. Botero, deceased, whose date of death was February 8, 2024, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Avenue, Suite 340, Orlando, FL 32801. 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 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 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 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 is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The date of first publication of this notice is December 27, 2024. Personal Representative: Lisa Botero Thumm 14852 Golden Sunburst Avenue Orlando, Florida 32827 Attorney for Personal Representative: Catherine E. Davey Florida Bar Number: 991724 PO Box 941251 Maitland, FL 32794-1251 Telephone: (407) 645-4833 Fax: (407) 645-4832 E-Mail: cdavey@daveyjl.com Secondary E-Mail: steve@daveyjl.com Dec. 27, 2024; Jan. 3, 2025 L 209883

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION FILE NO. 2024-CP-003852-O

IN RE: ESTATE OF MARTIN B. DONOHOE Deceased. **NOTICE TO CREDITORS** The administration of the estate of MARTIN B. DONOHOE, deceased, whose date of death was October 12, 2024, is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 N. Orange Ave., Suite 335, Orlando, FL 32801. 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 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 is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes. The date of first publication of this notice is December 27, 2024. Personal Representative: Christina E. Cowherd 1070 Campbell Street Orlando, Florida 32806 Attorney for Personal Representative: MARK F. AHLERS, ESQUIRE mahlers@fishbacklaw.com Florida Bar No. 0503169 Fishback Dominick LLP 1947 Lee Road Winter Park, Florida 32789 Telephone: (407) 262-8400 Attorneys for Petitioner Dec. 27, 2024; Jan. 3, 2025 L 209832

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION FILE NO. 2024-CP-009922-O

IN RE: ESTATE OF WALTER DEGREGORIO, AS KNOWN HEIR OF DANIELA J. DEGREGORIO, DECEASED. **NOTICE OF ACTION** TO: WALTER DEGREGORIO, AS KNOWN HEIR OF DANIELA J. DEGREGORIO, DECEASED. CURRENT RESIDENCE UNKNOWN LAST KNOWN ADDRESS 641 2 225TH ST APT 5C BRONX, NY 10466 UNKNOWN SPOUSE OF WALTER DEGREGORIO CURRENT RESIDENCE UNKNOWN LAST KNOWN ADDRESS 641 E 225TH ST APT 5C BRONX, NY 10

Final Judgment of Foreclosure and Award of Attorneys Fees and Costs, entered October 17, 2024, and entered in Case Number: 2024-CC-004846-O of the County Court in and for Orange County, Florida, wherein PLEASANT OAKS HOMEOWNERS ASSOCIATION, INC., is the Plaintiff, and B LOUISE ELLEN EDMONSON, individually; UNKNOWN SPOUSE OF LOUISE ELLEN EDMONSON, are the Defendants, the Orange County Clerk of the Court will sell to the highest and best bidder for cash, by electronic sale on-line at www.myorangeclerk.realforeclose.com, beginning at 11:00 o'clock A.M. on the 15th day of January, 2025 the following real property as set forth in said Final Judgment of Foreclosure and Award of Attorneys Fees and Costs, to-wit:

Property Address: 4864 Old Oak Tree Court, Orlando, Florida 32808
Property Description: The East 49.00 feet of Lot 14, Pleasant Oaks, according to the map or plat thereof, as recorded in Plat Book 21, Page(s) 99 through 101, inclusive, of the Public Records of Orange County, Florida.

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 Court Administration at 425 N. Orange Avenue, Room 2130, Orlando, Florida 32801, Telephone: (407) 836-2303, within two (2) working days of your receipt of this Notice of Foreclosure Sale. If you are hearing impaired call (800) 955-8771; if you are voice impaired, call (800) 955-8770.

/s/ Rebecca Blechman John L Di Masi Florida Bar No.: 0915602 Patrick J. Burton Florida Bar No.: 0098460 Brian S. Hess Florida Bar No.: 0725072 Hana G. Malchow Florida Bar No.: 0968323 Eryn M. McConnell Florida Bar No.: 0018858 James E. Olsen Florida Bar No.: 0607703 Rebecca Blechman Florida Bar No.: 0121474 Toby Snively Florida Bar No.: 0125998 DI MASI | BURTON, P.A. 801 N. Orange Avenue, Suite 500 Orlando, Florida 32801 Ph. (407) 839-3383 Fax. (407) 839-3384

December 20, 27, 2024 L 209780

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT, IN AND FOR ORANGE COUNTY, FLORIDA CASE NO. 2023-CA-014918-O ANDOVER LAKES PHASE 3 HOMEOWNERS ASSOCIATION, INC., a not for profit Florida corporation, Plaintiff,

vs. BELINDA MCSWEEN; et al., Defendants.

NOTICE OF SALE PURSUANT TO CHAPTER 45, FLORIDA STATUTES NOTICE IS HEREBY GIVEN pursuant to an Order Stipulated Final Judgment of Foreclosure dated the 31st day of October, 2024, and entered in Case No. 2023-CA-014918-O of the Circuit Court in and for Orange County, Florida, wherein ANDOVER LAKES PHASE 3 HOMEOWNERS ASSOCIATION, INC., etc., is the Plaintiff, and BELINDA MCSWEEN, et al., are the Defendants, that the Clerk of the Court, Tiffany Moore Russell, will sell to the highest and best bidder for cash at www.myorangeclerk.realforeclose.com, at 11:00 a.m., on January 27, 2025, the following described property as set forth in said Stipulated Final Judgment of Foreclosure, to-wit:

LOT 62, ANDOVER LAKES PHASE 3B, according to the Plat thereof, as recorded in Plat Book 40, Page 20, of the public records of Orange County, Florida, with street address: 3156 Natoma Way, Orlando, Florida 32825 ("Subject Property"). Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens, must file a claim within 60 days after the sale.

ATTENTION: PERSONS WITH DISABILITIES IN ORANGE COUNTY: If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N Orange Avenue, Suite 510, Orlando, Florida, (407) 836-2303, 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 at Maitland, Florida, on the 13th day of December, 2024. JOYCE C. FULLER, ESQ. Florida Bar No.: 169780 J.C. FULLER P.A. PO Box 940215 Maitland, Florida 32794 Tel: (407) 641-5292 Fax: (407) 964-1487 service@jcfullerpa.com Counsel for Plaintiff December 20, 27, 2024 L 209829

IN THE CIRCUIT COURT FOR THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-

003290-O IN RE: ESTATE OF RANDOLPH W. BELL Deceased.

NOTICE TO CREDITORS The administration of the estate of RANDOLPH W. BELL, deceased, whose date of death was July 5, 2024 is pending in the Circuit Court for Orange County, Florida, Probate Division, the address of which is 425 North Orange Avenue, Orlando, Florida 32801. The names and addresses of the Personal Representative of the Personal Representative / Petitioner's attorney are set forth below.

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

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

ALL CLAIMS NOT SO FILED 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 personal representative/petitioner or curator has no duty to discover whether any property held at the time of the decedent's death by the decedent or the decedent's surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.116 - 732.228, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211.

The date of first publication of this Notice is December 20, 2024.

/s/ Lindsey Marie Bell LINDSEY MARIE BELL 5101 Vista Lago Drive Orlando, Florida, 32811

/s/ Clifford J. Geismar Clifford J. Geismar, Esquire Attorney for Personal Representative Florida Bar No. 999903 The Law Office of Clifford J. Geismar, P.A. 2431 Aloma Avenue Suite 1114 Winter Park, Florida 32792 Telephone: 407-673-1087 Fax: 407-673-0375 December 20, 27, 2024 L 209770

IN THE CIRCUIT COURT FOR ORANGE COUNTY, FLORIDA PROBATE DIVISION File No. 2024-CP-003634-O IN RE: ESTATE OF MARIA MARTINEZ a/k/a MARIA DEL SOCORRO CONSUEGRA DE MARTINEZ, Deceased.

NOTICE TO CREDITORS The administration of the estate of MARIA MARTINEZ a/k/a MARIA DEL SOCORRO CONSUEGRA DE MARTINEZ, deceased whose date of death was December 29, 2020; File Number 2024-CP-003634-O, is pending in the Circuit Court for ORANGE County, Florida, Probate Division, the address of which is 425 North Orange Avenue, Orlando, Florida 32801. 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 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 December 20, 2024. Signed on December 12, 2024. /s/ Douglas A. Cohen DOUGLAS A. COHEN, ESQ. Personal Representative c/o Sean F. Bogle, Esq. 101 South New York Ave., Suite 205 Winter Park, FL 32789 /s/ Doug A. Cohen Sean F. Bogle, Esq. Email: sean@boglelawfirm.com Florida Bar No. 0106313 Douglas A. Cohen, Esq. Email: doug@boglelawfirm.com Florida Bar No.: 124063 Attorney for Petitioner BOGLE LAW FIRM 101 S. New York Ave., Suite 205 Winter Park, FL 32789 Telephone: 407-834-3311 Fax: 407-834-3304 December 20, 27, 2024 L 209781

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR ORANGE COUNTY,

FLORIDA CIVIL DIVISION Case #: 2023-CA-003406-O DIVISION: 36

PNC Bank, National Association Plaintiff, -vs.- Carole L. Wilson a/k/a Carol L. Wilson f/k/a Carole L. Thompson f/k/a Carole Land Thompson; Carole L. Wilson a/k/a Carol L. Wilson f/k/a Carole L. Thompson f/k/a Carole Land Thompson, as Trustee of the Carole Land Thompson Revocable Living Trust under agreement dated August 25, 1993; Unknown Beneficiaries of the Carole Land Thompson Revocable Living Trust entered in Agreement dated August 25, 1993; 19 EVEN, Floating, 20240272145, 2021 & 2022, \$1,137.85, \$0.46; RAFAEL ALERS 76 MAIN ST APT 404 HARTFORD CT, 06106, 1/2, 100, 21B, 4, ODD, All Season-Float Week/Floa Unit, 20240272145, 2021 & 2023, \$2,471.03, \$1.17; EUNICE E ALERS 29 GREENHURST LN EAST HARTFORD CT, 06118, 1/2, 100, 21B, 4, ODD, All Season-Float Week/Floa Unit, 20240272145, 2021 & 2023, \$2,471.03, \$1.17; TERESITA A HIDALGO 5125 W 72ND AVE APT 307 MIAMI FL, 33126, 1/2, 100, 21C, 10, ODD, Floating, 20240272145, 2021 & 2023, \$2,668.41, \$0.87; GEORGE W. JOHN JR, 4935 W Jade Street North Las Vegas NV, 89081, 1, 100, 45C, 13, WHOLE, Floating, 20240272145, 2021-2024, \$6,691.26, \$2.60; DOLORES LAURON 32 BON RAE CIR LAS VEGAS NV, 89110, 1, 100, 45C, 13, WHOLE, Floating, 20240272145, 2021-2024, \$6,691.26, \$2.60; RAYMOND JONES & PORTLAND JONES 18 Gelli Dawel Energlyn Caerphilly, CF832QT ENGLAND, 1/2, 100, 24B, 41, ODD, Value Season-Float Week/Floa Unit, 20240272145, 2023, \$1,173.45, \$0.43; CHAD MANSFIELD & AMANDA MANSFIELD 895 W Pine St, Canton IL, 61520, 1/2, 100, 35E, 4, EVEN, Value Season-Float Week/Floa Unit, 20240272145, 2020 & 2022 & 2024, \$4,018.06, \$1.33; CINDY B PRICE 90 COURTYARD DR NEWMAN GA, 30265, 1/2, 90, 606, 41, EVEN, All Season-Float Week/Floa Unit, 20240272145, 2020 & 2022 & 2024, \$4,958.83, \$1.61; JOHN F PRICE 50 Pegasus Trce Newman GA, 30263, 1/2, 90, 606, 41, EVEN, All Season-Float Week/Floa Unit, 20240272145, 2020 & 2022 & 2024, \$4,958.83, \$1.61; BRENDA I BLUE MC CRAE 12616 HEATH GROVE DR HUNTERSVILLE NC, 28078, 1/2, 90, 211, 6, ODD, Fixed Week/Floa nit, 20240272145, 2023, \$610.87, \$0.40; TANYA D CORRIE 47459 Sharpkins Island Sq Potomac Falls VA, 20165, 1/2, 90, 211, 6, ODD, Fixed Week/Floa Unit, 20240272145, 2023, \$610.87, \$0.40; AUGUST COOMBS 4046 Great Egre Drive Winter Haven FL, 33881, 1/2, 100, 43C, 33, EVEN, All Season-Float Week/Floa Unit, 20240272145, 2022 & 2024, \$1,608.57, \$0.60; KAREEM THOMAS 2371 EDWIN ST NE APT D WINTER HAVEN FL, 33881, 1/2, 100, 43C, 33, EVEN, All Season-Float Week/Floa Unit, 20240272145, 2022 & 2024, \$1,608.57, \$0.60; ELENICE A BORBA S Q 109 BLOCIA APT 101 BRASIA S Q 10752 020 BRAZIL, 1/2, 100, 31C, 5, EVEN, All Season-Float Week/Floa Unit, 20240272145, 2022 & 2024, \$1,677.61, \$0.67

NOTICE OF SALE NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or final judgment, entered in Civil Case No. 2023-CA-009406-O of the Circuit Court of the 9th Judicial Circuit in and for Orange County, Florida, wherein PNC Bank, National Association, Plaintiff and Carole L. Wilson a/k/a Carol L. Wilson f/k/a Carole L. Thompson f/k/a Carole Land Thompson are defendant(s), I, Clerk of Court, Tiffany Moore Russell, will sell to the highest and best bidder for cash at www.myorangeclerk.realforeclose.com, AT 11:00 AM on February 10, 2025, the following described property as set forth in said Final Judgment, to-wit:

LOT 10, BLOCK B, GLEN-COE SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK L, PAGE 132, PUBLIC RECORDS OF ORANGE COUNTY, FLORIDA. ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Orange County Courthouse, 425 N. Orange Avenue, Suite 510, Orlando, Florida (407) 836-2303, 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.

Submitted By: ATTORNEY FOR PLAINTIFF: LOGS LEGAL GROUP LLP 750 Park of Commerce Blvd., Suite 300 Boca Raton, Florida 33487 (561) 998-6700 (561) 998-6707 23-328333 FC01 NCM December 20, 27, 2024 L 209855

NOTICE OF TRUSTEE'S SALE WESTGATE LAKES V 27669.1851 (HOOKER)

On 1/10/2025 at 11:00 AM, GREENSPOON MARDER, LLP, 201 E. Pine Street, Suite 500, Orlando, Florida 32801, as Trustee pursuant to that Appointment of Trustee recorded on 06/23/2023, under Document no. 20230353957 of the Public Records of ORANGE County, Florida, by reason of a now continuing default by Obligor(s), (See Exhibit "A"), whose address is (See Exhibit "A"), in the payment or performance of the obligations secured by said Claim of Lien recorded in Official Records Book (See Exhibit "A"), at Page (See Exhibit "A"), of the Public Records of ORANGE County, Florida, including the breach or default, notice of which was set forth in a Notice of Default and Intent to Foreclose provided to the last known address of Obligor(s), (See Exhibit "A"), by Certified/Registered Mail or by publication by the undersigned Trustee, will sell at public auction to the highest bidder for lawful money of the United States of America, in the lobby of Suite 500, of Capital Plaza Building 1, 201 E. Pine Street, Orlando, FL 32801, all right, title and interest in the property situated in the County of ORANGE, Florida, described as: (SEE EXHIBIT "A") Time Share Interest(s) (SEE EXHIBIT "A") as defined in the Declaration of Covenants, Conditions and Restrictions for Westgate Lakes, V, Official Records Book 9580, at Page 608, of the Public Records of Orange County, Florida (the "Plan"), and all amendment(s) thereto, if any. Together with the right to occupy, pursuant to the Plan, Building-Unit(s) (SEE EXHIBIT "A"), during Unit Year(s) (SEE EXHIBIT "A"), during Assigned Year(s) - (SEE EXHIBIT "A"). WESTGATE LAKES 10000 Turkey Lake Road Orlando, FL 32819 Said sale will be made (without covenants, or warranty, express or implied, regarding the title, possession or encumbrances) due in the amount of (See Exhibit "A"), with interest accruing at the rate of (See Exhibit "A") per day, pursuant to the Timeshare Plan, advances, if any, under the terms of said Claim of Lien, charges and expenses of the Trustee and of the trusts created by said Claim of Lien. Obligor(s) shall have

the right to cure the default which occurred on (See Exhibit "A"), and any junior lienholder shall have the right to redeem its interest up to the date the Trustee issues the Certificate of Sale by paying the amounts due as outlined above. This is a non-judicial foreclosure proceeding to permit WESTGATE LAKES OWNERS ASSOCIATION, INC. to pursue its in rem remedies under Florida law. By: GREENSPOON MARDER, LLP, Trustee. EXHIBIT "A" - NOTICE OF TRUSTEE'S SALE Owner(s) Address TS Undiv Int Bid Unit Week Year Season TS Phase COL Rec Info Yrs Delqnt Amnt Per Diem JENNIFER N HOOKER 17511 Horsehead Rd Brandywine MD, 20618, 1/2, 100, 400, 411, 47, ODD, Fixed Week/Floa Unit, 20240278121, 2021 & 2023, \$3,778.72, \$1.77; STEVEN B GROSS 8101 Cypress Ct Palmyra NJ, 08065, 1/2, 200, 262, 29, ODD, Floating, 20240278121, 2021 & 2023, \$3,778.72, \$1.77; TARA L MC MAHON 16930 89TH AVE ORLAND HILLS IL, 60487, 1/2, 200, 262, 29, ODD, Floating, 20240278121, 2021 & 2023, \$3,778.72, \$1.77; JANICE R MYERS 14601 VAN WAGNER RD UPPER MARLBORO MD, 20772, 1/2, 200, 251, 37, EVEN, Fixed Week/Fixed Unit, 20240278121, 2020 & 2022 & 2024, \$6,939.53, \$2.20; JOHN R ODEN 815 SWANLAND DR Scroggins TX, 75480, 1/2, 600, 638, 52, EVEN, Fixed Week/Fixed Unit, 20240278121, 2020 & 2022 & 2024, \$5,686.76, \$1.85; WAYNE L SWENSON 21581 S Main Street Apt D Spring Hill KS, 66083, 1/2, 1000, 1046, 11, ODD, Fixed Week/Fixed Unit, 20240278121, 2021 & 2023, \$3,778.72, \$2.27; RANDI R SWENSON 16523 W 133RD ST OLATHE KS, 66062, 1/2, 1000, 1046, 11, ODD, Fixed Week/Fixed Unit, 20240278121, 2021 & 2023, \$3,778.72, \$2.27; ALEJANDRO R ARMAS 77 COOPER RD RIDGEFIELD CT, 06877, 1/2, 600, 645, 7, ODD, Fixed Week/Fixed Unit, 2021 & 2023, \$3,295.24, \$1.97; JOSE A HERNANDEZ 530 TINTON AVE APT 2E BRONX NY, 10455, 1, 500, 531, 9, WHOLE, All Season-Float Week/Floa Unit, 20240278121, 2020-2024, \$9,465.48, \$3.62; AIDA LUZ CRUZ 870 LONGWOOD AVE APT 5B BRONX NY, 10459, 1, 500, 531, 9, WHOLE, All Season-Float Week/Floa Unit, 20240278121, 2020-2024, \$9,465.48, \$3.62; CYNTHIA HERNANDEZ 2691 RESERVOIR AVE APT 3 BRONX NY, 10468, 1, 500, 531, 9, WHOLE, All Season-Float Week/Floa Unit, 20240278121, 2020-2024, \$9,465.48, \$3.62; EARL T EDWARDS & GWENDOLYN E EDWARDS 4735 Old Court Rd Pikesville MD, 21208, 1/2, 200, 262, 51, ODD, Fixed Week/Fixed Unit, 20240278121, 2021 & 2023, \$3,778.72, \$1.77

December 20, 27, 2024 L 209789

NOTICE OF TRUSTEE'S SALE WESTGATE LAKES III 27669.1852 (DUDLEY)

On 1/10/2025 at 11:00 AM, GREENSPOON MARDER, LLP, 201 E. Pine Street, Suite 500, Orlando, Florida 32801, as Trustee pursuant to that Appointment of Trustee recorded on 6/23/2023, under Document no. 20230353959 of the Public Records of ORANGE County, Florida, by reason of a now continuing default by Obligor(s), (See Exhibit "A"), whose address is (See Exhibit "A"), in the payment or performance of the obligations secured by said Claim of Lien recorded in Official Records Book (See Exhibit "A"), at Page (See Exhibit "A"), of the Public Records of ORANGE County, Florida, including the breach or default, notice of which was set forth in a Notice of Default and Intent to Foreclose provided to the last known address of Obligor(s), (See Exhibit "A"), by Certified/Registered Mail or by publication by the undersigned Trustee, will sell at public auction to the highest bidder for lawful money of the United States of America, in the lobby of Suite 500, of Capital Plaza Building 1, 201 E. Pine Street, Orlando, FL 32801, all right, title and interest in the property situated in the County of ORANGE, Florida, described as: (SEE EXHIBIT "A") Time Share Interest(s) (SEE EXHIBIT "A") as defined in the Declaration of Covenants, Conditions and Restrictions for Westgate Lakes, III, Official Records Book 5391, at Page 3172, of the Public Records of Orange County, Florida (the "Plan"), and all amendment(s) thereto, if any. Together with the right to occupy, pursuant to the Plan, Building-Unit(s) (SEE EXHIBIT "A"), during Unit Year(s) (SEE EXHIBIT "A"), during Assigned Year(s) - (SEE EXHIBIT "A"). WESTGATE LAKES 10000 Turkey Lake Road Orlando, FL 32819 Said sale will be made (without covenants, or warranty, express or implied, regarding the title, possession or encumbrances) due in the amount of (See Exhibit "A"), with interest accruing at the rate of (See Exhibit "A") per day, pursuant to the Timeshare Plan, advances, if any, under the terms of said Claim of Lien, charges and expenses of the Trustee and of the trusts created by said Claim of Lien. Obligor(s) shall have

of Lien. Obligor(s) shall have the right to cure the default which occurred on (See Exhibit "A"), and any junior lienholder shall have the right to redeem its interest up to the date the Trustee issues the Certificate of Sale by paying the amounts due as outlined above. This is a non-judicial foreclosure proceeding to permit WESTGATE LAKES OWNERS ASSOCIATION, INC. to pursue its in rem remedies under Florida law. By: GREENSPOON MARDER, LLP, Trustee. EXHIBIT "A" - NOTICE OF TRUSTEE'S SALE Owner(s) Address TS Undiv Int Bid Unit Week Year Season TS Phase COL Rec Info Yrs Delqnt Amnt Per Diem

JAIHAL A DUDLEY 6 E. Clarke Blvd, Bronx NY, 10452, 1/2, 400, 411, 47, ODD, Fixed Week/Floa Unit, 20240278121, 2021 & 2023, \$3,778.72, \$1.77; STEVEN B GROSS 8101 Cypress Ct Palmyra NJ, 08065, 1/2, 200, 262, 29, ODD, Floating, 20240278121, 2021 & 2023, \$3,778.72, \$1.77; TARA L MC MAHON 16930 89TH AVE ORLAND HILLS IL, 60487, 1/2, 200, 262, 29, ODD, Floating, 20240278121, 2021 & 2023, \$3,778.72, \$1.77; JANICE R MYERS 14601 VAN WAGNER RD UPPER MARLBORO MD, 20772, 1/2, 200, 251, 37, EVEN, Fixed Week/Fixed Unit, 20240278121, 2020 & 2022 & 2024, \$6,939.53, \$2.20; JOHN R ODEN 815 SWANLAND DR Scroggins TX, 75480, 1/2, 600, 638, 52, EVEN, Fixed Week/Fixed Unit, 20240278121, 2020 & 2022 & 2024, \$5,686.76, \$1.85; WAYNE L SWENSON 21581 S Main Street Apt D Spring Hill KS, 66083, 1/2, 1000, 1046, 11, ODD, Fixed Week/Fixed Unit, 20240278121, 2021 & 2023, \$3,778.72, \$2.27; RANDI R SWENSON 16523 W 133RD ST OLATHE KS, 66062, 1/2, 1000, 1046, 11, ODD, Fixed Week/Fixed Unit, 20240278121, 2021 & 2023, \$3,778.72, \$2.27; ALEJANDRO R ARMAS 77 COOPER RD RIDGEFIELD CT, 06877, 1/2, 600, 645, 7, ODD, Fixed Week/Fixed Unit, 2021 & 2023, \$3,295.24, \$1.97; JOSE A HERNANDEZ 530 TINTON AVE APT 2E BRONX NY, 10455, 1, 500, 531, 9, WHOLE, All Season-Float Week/Floa Unit, 20240278121, 2020-2024, \$9,465.48, \$3.62; AIDA LUZ CRUZ 870 LONGWOOD AVE APT 5B BRONX NY, 10459, 1, 500, 531, 9, WHOLE, All Season-Float Week/Floa Unit, 20240278121, 2020-2024, \$9,465.48, \$3.62; CYNTHIA HERNANDEZ 2691 RESERVOIR AVE APT 3 BRONX NY, 10468, 1, 500, 531, 9, WHOLE, All Season-Float Week/Floa Unit, 20240278121, 2020-2024, \$9,465.48, \$3.62; EARL T EDWARDS & GWENDOLYN E EDWARDS 4735 Old Court Rd Pikesville MD, 21208, 1/2, 200, 262, 51, ODD, Fixed Week/Fixed Unit, 20240278121, 2021 & 2023, \$3,778.72, \$1.77

December 20, 27, 2024 L 209789

NOTICE OF TRUSTEE'S SALE WESTGATE LAKES V 27669.1854 (REYES)

On 1/10/2025 at 11:00 AM, GREENSPOON MARDER, LLP, 201 E. Pine Street, Suite 500, Orlando, Florida 32801, as Trustee pursuant to that Appointment of Trustee recorded on 6/23/2023, under Document no. 20230353957 of the Public Records of ORANGE County, Florida, by reason of a now continuing default by Obligor(s), (See Exhibit "A"), whose address is (See Exhibit "A"), in the payment or performance of the obligations secured by said Claim of Lien recorded in Official Records Book (See Exhibit "A"), at Page (See Exhibit "A"), of the Public Records of ORANGE County, Florida, including the breach or default, notice of which was set forth in a Notice of Default and Intent to Foreclose provided to the last known address of Obligor(s), (See Exhibit "A"), by Certified/Registered Mail or by publication by the undersigned Trustee, will sell at public auction to the highest bidder for lawful money of the United States of America, in the lobby of Suite 500, of Capital Plaza Building 1, 201 E. Pine Street, Orlando, FL 32801, all right, title and interest in the property situated in the County of ORANGE, Florida, described as: (SEE EXHIBIT "A") Time Share Interest(s) (SEE EXHIBIT "A") as defined in the Declaration of Covenants, Conditions and Restrictions for Westgate Lakes, V, Official Records Book 9580, at Page 608, of the Public Records of Orange County, Florida (the "Plan"), and all amendment(s) thereto, if any. Together with the right to occupy, pursuant to the Plan, Building-Unit(s) (SEE EXHIBIT "A"), during Unit Year(s) (SEE EXHIBIT "A"), during Assigned Year(s) - (SEE EXHIBIT "A"). WESTGATE LAKES 10000 Turkey Lake Road Orlando, FL 32819 Said sale will be made (without covenants, or warranty, express or implied, regarding the title, possession or encumbrances) due in the amount of (See Exhibit "A"), with interest accruing at the rate of (See Exhibit "A") per day, pursuant to the Timeshare Plan, advances, if any, under the terms of said Claim of Lien, charges and expenses of the Trustee and of the trusts created by said Claim of Lien. Obligor(s) shall have the right to cure the default which occurred on (See Exhibit "A"), and any junior lienholder shall have the right to redeem its interest up to the date the Trustee issues the Certificate of Sale by paying the amounts due as outlined above. This is a non-judicial foreclosure proceeding to permit WESTGATE LAKES OWNERS ASSOCIATION, INC. to pursue its in rem remedies under Florida law. By: GREENSPOON MARDER, LLP, Trustee. EXHIBIT "A" - NOTICE OF TRUSTEE'S SALE Owner(s) Address TS Undiv Int Bid Unit Week Year Season TS Phase COL Rec Info Yrs Delqnt Amnt Per Diem

JAMES E BROOKHART & DIEDRE J BROOKHART 165 DEERFIELD CV SOMERVILLE MA, 01968, 1/2, 200, 262, 30, ODD, Fixed Week/Floa Unit, 20240278372, 2021 & 2023, \$3,778.72, \$1.77; MARYANN A MATHEWS 823 BEACON HILL RD BLOCK ISLAND RI, 02807, 1/2, 1000, 1062, 25, ODD, Fixed Week/Fixed Unit, 20240278372, 2021 & 2023, \$3,778.72, \$1.77; KEVIN G MATHEWS SR 51 Outlook Ave East Providence RI, 02914, 1/2, 1000, 1062, 25, ODD, Fixed Week/Fixed Unit, 20240278372, 2021 & 2023, \$3,778.72, \$1.77; EFRAIN LOPEZ 14852 SW 22ND TER MIAMI FL, 33185, 1/2, 1000, 1042, 29, EVEN, Fixed Week/Fixed Unit, 20240278372, 2020 & 2022 & 2024, \$5,686.76, \$1.85; VIVIAN E GONZALEZ 19620 NW 82ND CT HIALEAH FL, 33015, 1/2, 1000, 1042, 29, EVEN, Fixed Week/Fixed Unit, 20240278372, 2020 & 2022 & 2024, \$5,686.76, \$1.85; WAYNE H TINGLEY & LINDA M TINGLEY 224 Lone Rd Sneedville TN, 37869, 1, 500, 527, 37, WHOLE, Fixed Week/Fixed Unit, 20240278372, 2020-2024, \$9,465.48, \$3.07; RAFAEL MARTINEZ DUENAS 18407 21ST AVE E SPANAWAY WA, 98387, 1/2, 500, 552, 10, EVEN, Floating, 20240278372, 2020 & 2022 & 2024, \$5,686.76, \$1.85; PAUL W RICHARDSON 43 HUDSON DR NEW HUDSON NY, 12553, 1, 600, 637, 10, WHOLE, Fixed Unit, 20240278372, 2020-2024, \$9,465.48, \$3.07; JANINE L RICHARDSON 267 Birchwood Lane Myrtle Beach SC, 29588, 1, 600, 637, 10, WHOLE, Fixed, 20240278372, 2020-2024, \$9,465.48, \$3.07

December 20, 27, 2024 L 209790

NOTICE OF TRUSTEE'S SALE WESTGATE LAKES III 27669.1853 (HOLT II)

On 1/10/2025 at 11:00 AM, GREENSPOON MARDER, LLP, 201 E. Pine Street, Suite 500, Orlando, Florida 32801, as Trustee pursuant to that Appointment of Trustee recorded on 6/23/2023, under Document no. 20230353959 of the Public Records of ORANGE County, Florida, by reason of a now continuing default by Obligor(s), (See Exhibit "A"), whose address is (See Exhibit "A"), in the payment or performance of the obligations secured by said Claim of Lien recorded in Official Records Book (See Exhibit "A"), at Page (See Exhibit "A"), of the Public Records of ORANGE County, Florida, including the breach or default, notice of which was set forth in a Notice of Default and Intent to Foreclose provided to the last known address of Obligor(s), (See Exhibit "A"), by Certified/Registered Mail or by publication by the undersigned Trustee, will sell at public auction to the highest bidder for lawful money of the United States of America, in the lobby of Suite 500, of Capital Plaza Building 1, 201 E. Pine Street, Orlando, FL 32801, all right, title

The date of first publication of this Notice is December 27, 2024.

SHARON C. REAMES Personal Representative 245 Innisbrook Way Fayetteville, GA 30214 W. MICHAEL CLIFFORD Attorney for Personal Representative Florida Bar No. 224111 GRAYROBINSON.PA 301 E. Pine Street, Suite 1400 Orlando, FL 32801 Telephone: 407-843-8880 michael.clifford@gray-robinson.com kelly.redmond@gray-robinson.com Dec. 27, 2024; Jan. 3, 2025 L 209887

IN THE CIRCUIT COURT FOR SEMINOLE COUNTY, FLORIDA PROBATE DIVISION File No. 2024 CP 001860 Division Probate IN RE: ESTATE OF JEREMY JAMES SHIAKALLIS Deceased.

NOTICE TO CREDITORS The administration of the estate of Jeremy James Shiakallis, deceased, whose date of death was November 11, 2024, is pending in the Circuit Court for Seminole County, Florida, Probate Division, the address of which is 190 Eslinger Way Sanford, FL 32773. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

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

The date of first publication of this Notice is December 27, 2024. Personal Representative: /s/ Katie Lang kate.lan@wittwood.com 4012 Wittwood Court Orlando, Florida 32817 Attorney for Personal Representative: /s/ Sophia Dean Sophia S. Dean, Esq. Florida Bar Number: 92295 Friedman Law, P.A. 600 Rinehart Road Suite 3040 Lake Mary, FL 32746 Telephone: (407) 830-6331 Fax: (407) 878-2178 E-Mail: sdean@ff-attorneys.com

Secondary E-Mail: clavoria@ff-attorneys.com Dec. 27, 2024; Jan. 3, 2025 L 209880

IN THE CIRCUIT COURT FOR SEMINOLE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-001818

IN RE: ESTATE OF BARBARA TURNER GANDY, Deceased.

NOTICE TO CREDITORS (Summary Administration) 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 BARBARA TURNER GANDY, deceased File Number 24-CP-001818 by the Circuit Court for Seminole County, Florida, Probate Division, the address of which is Seminole Juvenile Justice Center, 190 Eslinger Way, Sanford, FL 32773; that the Decedent's date of death was August 7, 2024; that the total value of the Estate is \$40,000.00 [Excluding exempt assets] and that the names and addresses of those to whom it has been assigned by such order are:

LONNIE KEITH GANDY 80 Holiday Lane Winter Springs, FL 32708 ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the Estate of the Decedent and other 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 Decedents surviving spouse is property to which the Florida Uniform Disposition of Community Property Rights at Death Act as described in ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes.

The date of the first publication of this Notice is December 27, 2024.

Person Giving Notice: /s/ Lonnie Keith Gandy LONNIE KEITH GANDY Attorney for Person Giving Notice:

/s/ Karen Estray KAREN ESTRAY, ESQUIRE Florida Bar Number: 91051 Post Office Box 162967 Altamonte Springs, FL 32716-2967 Telephone: (407) 869-0900 Fax: (407) 8694905 E-Mail: Karen@altamontelaw.com Secondary E-Mail: Info@altamontelaw.com Dec. 27, 2024; Jan. 3, 2025 L 209874

IN THE COUNTY COURT IN AND FOR SEMINOLE COUNTY, FLORIDA CIVIL ACTION Case #: 2023 CC 005061

Wells Fargo Bank, N.A. Plaintiff, -vs-

Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Alnetta Kinney, Deceased and All Other Persons Claiming by and Through, Under, Against The Named Defendant(s); Traminee Collin Kinney a/k/a Traminee C. Kinney a/k/a T.C. Kinney; Unknown Spouse of Traminee Collin Kinney a/k/a Traminee C. Kinney a/k/a T.C. Kinney; State of Florida Department of Revenue; Clerk of the Circuit Court for Seminole County, Florida; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2023CC005061 of the Circuit Court of the 18th Judicial Circuit in and for Seminole County, Florida, wherein Wells Fargo Bank, N.A., Plaintiff and Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Alnetta Kinney, Deceased and All Other Persons Claiming by and Through, Under, Against The Named Defendant(s) are defendant(s), I, Clerk of Court, Grant Maloy, will sell to the highest and best bidder for cash https://seminole.realforeclose.com on January 28, 2025, the following described property as set forth in said Final Judgment, to-wit:

LOT 99, SAN LANTA, THIRD SECTION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 13, PAGE 75, OF THE PUBLIC RECORDS OF SEMINOLE COUNTY, FLORIDA. ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNER AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you, to the provision of certain assistance. Please contact the ADA Coordinator, Court Administration, 301 North Park Avenue, Sanford, FL 32771, telephone number (407) 665-4227 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 impaired, call 711.

Pursuant to Fla. R. Jud. Admin. 2.516(b)(1)(A), Plaintiff's counsel hereby designates its primary email address for the purposes of email service as: FLService@logs.com LOGS LEGAL GROUP LLP Attorneys for Plaintiff 750 Park of Commerce Blvd., Suite 130 Boca Raton, Florida 33487 Telephone: (561) 998-6700 Ext. 55139 number (407) 665-4227 For Email Service Only: FLService@logs.com For all other inquiries: mtebbi@logs.com Pursuant to the Fair Debt Collection Practices Act, you are advised that this office may be deemed a debt collector and any information obtained may be used for that purpose.

32-329383 FC01 WN1 Dec. 27, 2024; Jan. 3, 2025 L 209882

IN THE CIRCUIT COURT FOR SEMINOLE COUNTY, FLORIDA PROBATE DIVISION File No. 24-CP-001818

IN RE: ESTATE OF BARBARA TURNER GANDY, Deceased.

NOTICE TO CREDITORS (Summary Administration) 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 BARBARA TURNER GANDY, deceased File Number 24-CP-001818 by the Circuit Court for Seminole County, Florida, Probate Division, the address of which is Seminole Juvenile Justice Center, 190 Eslinger Way, Sanford, FL 32773; that the Decedent's date of death was August 7, 2024; that the total value of the Estate is \$40,000.00 [Excluding exempt assets] and that the names and addresses of those to whom it has been assigned by such order are:

LONNIE KEITH GANDY 80 Holiday Lane Winter Springs, FL 32708 ALL INTERESTED PERSONS ARE NOTIFIED THAT:

All creditors of the Estate of the Decedent and other 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

a Delaware limited liability company.

Defendants. NOTICE OF ACTION TO: MARY BURNSWORTH 1437 Oak Place Apt A Apopka, Florida 32712 YOU ARE NOTIFIED that an action to FORECLOSE REAL PROPERTY on the following residential real properties in Florida:

Parcel One: Lot 33, Sweetwater Island, according to the Plat thereof, as recorded in Plat Book 34, Pages 11 through 15, of the Public Records of Seminole County, Florida. 128 Night Owl Court, Longwood, Seminole County, Florida 32779 Parcel Number: 32-20-29-512-00000 Parcel Two: Lot 16, Errol Oaks, Unit 2, Stage 2, according to the Plat thereof, as recorded in Plat Book 8, Page 77, of the Public Records of Orange County, Florida. 1437 Oak Place Unit A, Apopka, FL 32712 Parcel Number: 32-20-28-2542-00-0160 has been filed against you and you are required to serve a copy of your written defenses, if any, to it on the plaintiff's attorney, whose name and address are: Berry J. Walker, Jr., Esquire Florida Bar No. 0742960 Walker & Tudhope, P.A. 225 South Westmonte Drive, Suite 2040 Altamonte Springs, FL 32714 Phone: 407-478-1866 Fax: 407-478-1865 E-Mail Address: berryjw@walkerandtudhope.com Alt. E-Mail: suzzette@walkerandtudhope.com WITHIN 30 days from the first publication of this Notice of Action, 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 December 11, 2024. GRANT MALOY As Clerk of the Court and Comptroller By: Rosetta M. Adams Deputy Clerk (CIRCUIT COURT SEAL) December 20, 27, 2024 L 209830

IN THE CIRCUIT COURT OF THE EIGHTEENTH JUDICIAL CIRCUIT IN AND FOR SEMINOLE COUNTY, FLORIDA, CASE NO.: 2024-CP-001861 PROBATE DIVISION IN RE: ESTATE OF JAMES PHILLIPS EDMUNDS, Deceased.

NOTICE TO CREDITORS The administration of the estate of JAMES PHILLIPS EDMUNDS, deceased, whose date of death was September 7, 2024, is pending in the Circuit Court for Seminole County, Florida, Probate Division, the address of which is 301 North Park Avenue, Sanford, Florida 32771. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this Notice is December 20, 2024. Personal Representative: /s/ Stephen M. Stone Stephen M. Stone Attorney for Personal Representative: CIPPARONE & CIPPARONE, P.A. 1525 International Parkway, Suite 1071 Lake Mary, Florida 32746 Telephone: (321) 275-5914 Facsimile: (321) 275-5931 /s/ Paul C. Cipparone Paul C. Cipparone Florida Bar No.: 84084 PCipparone@cipparonepa.com Dec. 20, 27, 2024 L 209858

IN THE CIRCUIT COURT FOR THE EIGHTEENTH JUDICIAL CIRCUIT IN AND FOR SEMINOLE COUNTY, FLORIDA File No.: 2024-CP-001516 Division: Probate IN RE: ESTATE OF DIANE CARLA PAYSON Deceased.

NOTICE TO CREDITORS The ancillary administration of the estate of Diane Carla Payson, deceased, whose date of death was July 29, 2024, is pending in the Circuit Court for Seminole County, Florida, Probate Division, the address of which is Clerk of the Circuit Court, Probate Division, 301 N. Park Avenue, Sanford, Florida 32771. The names and address of the ancillary personal representative and the ancillary personal representative's attorney are set forth below.

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 December 20, 2024. Personal Representative: /s/ Veronica Anderson VERONICA ANDERSON, ESQ. Florida Bar Number: 791997 ANDERSON AND ASSOCIATES, P.A. 225 NORTH FRANCH AVENUE SANFORD, FL 32771 Telephone: (407) 843-9901 Fax: (407) 843-9903 E-Mail: veronica@consultlawoffice.com Secondary E-Mail: jocelyn@consultlawoffice.com Dec. 20, 27, 2024 L 209857

IN THE CIRCUIT COURT OF THE EIGHTEENTH JUDICIAL CIRCUIT IN AND FOR SEMINOLE COUNTY, FLORIDA CIVIL DIVISION CASE NO. 59 2010 CA 006217 0000XX U.S. BANK NATIONAL ASSOCIATION AS LEGAL TITLE TRUSTEE FOR TRUMAN 2016 SC6 TITLE TRUST, Plaintiff,

vs. MICHAEL RADVAK; ROBIN RADVAK A/K/A ROBIN TAYLOR GUERRIERO RADVAK; SEMINOLE COUNTY CLERK OF CIRCUIT COURT; SABAL POINT COMMUNITY SERVICES ASSOCIATION, INC.; REBECCA P. RADVAK A/K/A REBECCA POOLE RADVAK; STATE OF FLORIDA; DEPARTMENT OF REVENUE; WELLS FARGO BANK, N.A., S/B/M WELLS FARGO BANK SOUTHWEST, MORTGAGE, FSB, F/K/A WORLD SAVINGS BANK, FSB; 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, Defendants.

NOTICE OF SALE PURSUANT TO CHAPTER 45 NOTICE IS HEREBY GIVEN pursuant to a Consent Summary Final Judgment of the Circuit Court of December 8, 2024, and entered in Case No. 59 2010 CA 006217 0000XX of the Circuit Court in and for Seminole County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION AS LEGAL TITLE TRUSTEE FOR TRUMAN 2016 SC6 TITLE TRUST is Plaintiff and MICHAEL RADVAK; ROBIN TAYLOR GUERRIERO RADVAK; SEMINOLE COUNTY CLERK OF CIRCUIT COURT; SABAL POINT COMMUNITY SERVICES ASSOCIATION, INC.; REBECCA P. RADVAK A/K/A REBECCA POOLE RADVAK; STATE OF FLORIDA; DEPARTMENT OF REVENUE; WELLS FARGO BANK, N.A., S/B/M WELLS FARGO BANK SOUTHWEST, MORTGAGE, FSB, F/K/A WORLD SAVINGS BANK, FSB; 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, GRANT MALOY, the Clerk of the Circuit Court, will sell to the highest and best bidder for cash at the Seminole County Courthouse, 301 North Park Avenue, Room 2201, Sanford, Florida 32771, at 11:00 a.m. on May 6, 2025, the following described property as set forth in said Order or Final Judgment, to-wit:

LOT 57, OF SABAL VIEW AT SABAL POINT, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 32, PAGES 82, 83 AND 84, OF THE PUBLIC RECORDS OF SEMINOLE 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.

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 ADA Coordinator, Court Administration at 301 North Park Avenue, Sanford, FL 32771, telephone number (407) 665-4227, 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 impaired, call 711.

DATED December 10, 2024. By: /s/ Lisa A. Woodburn Lisa A Woodburn Florida Bar No.: 11003 Roy Diaz, Attorney of Record Florida Bar No. 767700 Diaz Anselmo & Associates, P.A. Attorneys for Plaintiff 499 NW 70th Ave., Suite 309 Fort Lauderdale, FL 33317 Telephone: (954) 564-0071 Facsimile: (954) 564-9252 Service E-mail: answers@dallegal.com Dec. 20, 27, 2024 L 209768

IN THE CIRCUIT COURT FOR SEMINOLE COUNTY, FLORIDA File No. 2024-CP-001601 OR DIVISION PROBATE DATED ON

IN RE: ESTATE OF ELIAS B. WAKIM, a/k/a ELIAS WAKIM Deceased.

NOTICE TO CREDITORS (Summary Administration) 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 ELIAS B. WAKIM, a/k/a ELIAS WAKIM, deceased, File Number 2024-CP-001601, by the Circuit Court for Seminole County, Florida, Probate Division, the address of which is 101 Eslinger Way, Sanford, Florida 32773; that the decedent's date of death was April 13, 2024; that the total value of the estate is \$0.00 and that the names and addresses of those to whom it has been assigned by such order are:

Hanan Wakim, a/k/a Hanan H. Awad 3603 Okeechobee Circle, Casselberry, FL 32707 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 ss. 732.216-732.228, Florida Statutes, applies, or may apply, unless a written demand is made by a creditor as specified under s. 732.2211, Florida Statutes.

The date of first publication of this notice is December 20, 2024. Personal Giving Notice: /s/ Hanan Wakim Hanan Wakim, a/k/a Hanan H. Awad a/k/a Hanan H. Wakim 3603 Okeechobee Circle Casselberry, FL 32707 Attorney for Person Giving Notice: /s/ Veronica Anderson VERONICA ANDERSON, ESQ. Florida Bar Number: 791997 ANDERSON AND ASSOCIATES, P.A. 225 NORTH FRANCH AVENUE SANFORD, FL 32771 Telephone: (407) 843-9901 Fax: (407) 843-9903 E-Mail: veronica@consultlawoffice.com Secondary E-Mail: jocelyn@consultlawoffice.com Dec. 20, 27, 2024 L 209837

IN THE CIRCUIT COURT FOR SEMINOLE COUNTY, FLORIDA PROBATE DIVISION File Number: 2024 CP 001812

IN RE: ESTATE OF WILLIAM KENNETH BATEMAN a/k/a WILLIAM K. BATEMAN, Deceased.

NOTICE TO CREDITORS The administration of the estate of WILLIAM KENNETH BATEMAN, known as WILLIAM K. BATEMAN, deceased, whose date of death was October 12, 2024, is pending in the Circuit Court for Seminole County, Florida, Probate Division, the address of which is 190 Eslinger Way, Sanford, Florida 32773. 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 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 SERVICE OF A COPY OF THIS NOTICE ON THEM.

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.

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 December 20, 2024. Personal Representative: /s/ Sarah Bateman Cook SARAH BATEMAN COOK 329 Park Avenue North, 2nd Floor, P.O. Box 880 Winter Park, FL 32790 Attorney for Personal Representative: /s/ Vanessa J. Skinner Vanessa J. Skinner Florida Bar No. 0043713 Primary email: vskinner@vhw.com Secondary email: swilliams@vhw.com winderveelde, Haines, Ward & Woodman, P.A. 329 Park Avenue North, 2nd Floor, P.O. Box 880 Winter Park, FL 32790 Telephone: (407) 423-4246 Dec. 20, 27, 2024 L 209778

IN THE CIRCUIT COURT FOR SEMINOLE COUNTY, FLORIDA PROBATE DIVISION File Number: 2024CP001457 Division: P IN RE: ESTATE OF ROBERT MERLIN MULLEN Deceased.

NOTICE TO CREDITORS The administration of the estate of Robert Merlin Mullen, deceased, File Number: 2024CP001457, whose date of death was July 12, 2024, is pending in the Circuit Court for Seminole County, Florida, Probate Division, the address of which is 190 Eslinger Way, Sanford, FL 32773. 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 OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

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 December 20, 2024. Personal Representative: Iris Cruz 477 Carriage Cove Way Sanford, Florida 32773 Attorney for Personal Representative: Krystal Reyes, Esq. FL Bar No. 1028024 The Probate Pro, a division of The Darren Findling Law Firm 3300 W. Lake Mary Blvd., Suite 100 Lake Mary, Florida 32746 Phone: 407-559-5480 E-Mail: kreyes@theprobatepro.com Secondary E-Mail: floridaservice@theprobatepro.com Dec. 20, 27, 2024 L 209775

OSCEOLA COUNTY LEGALS

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR OSCEOLA COUNTY, FLORIDA CASE NO.: 2024-DR-004196-0 JOSUE ROMERO, Petitioner, and OLENA MAKEDONSKYA, Respondent.

NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT)

TO: OLENA MAKEDONSKYA 147 BRIDGEHAVEN DRIVE PALM COAST, FL 32137 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 JOSUE ROMERO, whose address is c/o Law Office of Stratton Bagg, PO Box 141227, Orlando, FL 32814 on or before January 26, 2025, and file the original with the clerk of this Court at 2 Courthouse Square, Kissimmee, Florida 34741 C/O Family Division, 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 action is asking the court to decide how the following real or personal property should be divided: None

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 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: December 20, 2024. Kelvin Soto, Esq. Clerk of the Circuit Court & County Comptroller By: Katherine Carmack (CIRCUIT COURT SEAL) Deputy Clerk Dec. 27, 2024; Jan. 3, 10, 17, 2024 L 209873

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR OSCEOLA COUNTY, FLORIDA Case No.: 2024-DR-003830-DS Division: Domestic Relations IN RE THE MARRIAGE OF: PATRICIA REGALADO, Petitioner, and LESLIE BROWN, Respondent. AMENDED NOTICE OF ACTION FOR DISSOLUTION OF MARRIAGE (NO CHILD OR FINANCIAL SUPPORT) TO: Leslie Brown 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 Christopher B. Bailey, Esq., of HENSEL BAILEY & HARRIS, PA, Petitioner's attorney, whose address is 701 13th Street, Saint Cloud, FL 34769, on or before January 23, 2025, and file the original with the clerk of this Court at Osceola County Courthouse, 2 Courthouse Square, Kissimmee, Florida 34741, either before service on 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: December 4, 2024. Kelvin Soto, Esq. Clerk of the Circuit Court & County Comptroller By: Katherine Carmack (CIRCUIT COURT SEAL) Deputy Clerk Dec. 13, 20, 27, 2024; Jan. 3, 2025 L 209860

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 December 20, 2024. Personal Representative: /s/ Sarah Bateman Cook SARAH BATEMAN COOK 329 Park Avenue North, 2nd Floor, P.O. Box 880 Winter Park, FL 32790 Attorney for Personal Representative: /s/ Vanessa J. Skinner Vanessa J. Skinner Florida Bar No. 0043713 Primary email: vskinner@vhw.com Secondary email: swilliams@vhw.com winderveelde, Haines, Ward & Woodman, P.A. 329 Park Avenue North, 2nd Floor, P.O. Box 880 Winter Park, FL 32790 Telephone: (407) 423-4246 Dec. 20, 27, 2024 L 209778

IN THE CIRCUIT COURT FOR SEMINOLE COUNTY, FLORIDA PROBATE DIVISION File Number: 2024CP001457 Division: P IN RE: ESTATE OF ROBERT MERLIN MULLEN Deceased.

NOTICE TO CREDITORS The administration of the estate of Robert Merlin Mullen, deceased, File Number: 2024CP001457, whose date of death was July 12, 2024, is pending in the Circuit Court for Seminole County, Florida, Probate Division, the address of which is 190 Eslinger Way, Sanford, FL 32773. 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 OR 30 DAYS AFTER THE DATE

for Osceola County, Florida, Probate Division, the address of which is 2 Courthouse Square, Suite 1620, Kissimmee, Florida, 34741. The name and address of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

NOTWITHSTANDING THE TIME 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 December 27, 2024.

Personal Representative Kevena Shanell Hollins 134-49 166 Place #3F Jamaica NY 11434 Attorney for Personal Representative: Nicole Soltau-Woods, Esq. Florida Bar No. 1025762 SOLTAW LAW, PA 2617 South French Ave. Unit C Sanford, Florida 32773 Email: nicole@soltawlaw.com Dec. 27, 2024; Jan. 3, 2025 L 209884

IN THE CIRCUIT COURT FOR OSCEOLA COUNTY, FLORIDA PROBATE DIVISION File No.: 2024-CP-000952

IN RE: ESTATE OF VANESTER BROWN WHITEHURST Deceased.

NOTICE TO CREDITORS The administration of the estate of Vanester Brown Whitehurst, deceased, whose date of death was September 10, 2024, File Number 2024-CP-000952, is pending in the Circuit Court for Osceola County, Florida, Probate Division, the address of which is 2 Courthouse Square Kissimmee, Florida 32741. 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 DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the Decedent and other persons having claims or demands against 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 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 November 29, 2024. Petitioner: /s/ Stanley B. Rivers 4651 Dunfield Court Kissimmee, Florida 34758 Attorney Representative's name: /s/ Christine Lomas CHRISTINE J. LOMAS, ESQ. Chris@LomasLawPA.com Florida Bar No. 89126 LomasLaw, PA. 331 S. Wymore Road Winter Park, Florida 32789 407-622-5020 Dec. 27, 2024; Jan. 3, 2025 L 209895

NOTICE OF DEFAULT AND INTENT TO FORECLOSE Pursuant to Florida Statute 721.855 (NJF Act) Notice is given by the Trustee (Trustee) appointed by VACATION VILLAS AT FANTASYWORLD TIME-SHARE OWNERS ASSOCIATION, INC., (Association) to those listed in Exhibit "A" that you are in default due to your failure to pay assessment(s) due for (see Exhibit "A") pursuant to the Association's governing documents ("Documents") and you now owe the Association unpaid assessment(s), interest, late fees, and other charges. Additional interest continues to accrue. A lien for these amounts has been recorded against the following real properties (Properties) located in OSCEOLA County, Florida: TIME SHARE PERIOD(S) DESCRIBED ON EXHIBIT "A" in which the first number represents the unit number and the number after the

hyphen represents the unit week number, in VACATION VILLAS AT FANTASYWORLD, according to the Declaration thereof recorded in Official Records Book 1030, at Pages 0555-0583, inclusive, of the Public Records of Osceola County, Florida, and all amendments thereto, if any. As a result of the aforementioned default, the Association elects to sell the Properties pursuant to the NJF Act. Please be advised that in the event the debt owed to the Association is not paid by January 31st, 2025 the Trustee shall proceed with the sale of the Properties as provided in the NJF Act. The Trustee shall (1) Provide you with written notice of the sale, including the date, time, and location of the sale; (2) Notice of Sale in the Public Records of OSCEOLA County, Florida; and (3) Publish a copy of the Notice of Sale two (2) times, once each week, for two (2) successive weeks, in an OSCEOLA County newspaper, provided such a newspaper exists at the time of publishing. If you fail to cure the default as set forth in this Notice or take other appropriate action, you risk losing ownership of your timeshare interest through the trustee foreclosure procedure established in the NJF Act. You may choose to sign and send the Trustee the objection form, exercising your right to trustee foreclosure procedure. Upon the Trustee's receipt of your signed objection form, the foreclosure of the lien with respect to that default specified in this Notice shall be subject to the judicial foreclosure procedure only. You have the right to cure your default in the manner set forth in this Notice at any time before the Trustee's sale of your timeshare interest. If you do not object to the use of the trustee foreclosure procedure, you will not be subject to a deficiency judgement even if the proceeds from the sale of your timeshare interest are insufficient to offset the amounts secured by the mortgage. JUSTICE COURT, PA, Trustee, 301 Mission Drive Ste 188, New Smyrna Beach, FL 32170

Exhibit "A" Obligor(s), Obligor(s) Notice Address, Legal Description of Timeshare Periods SMITH AYER JR and CHRIS AYER, 5350 TRANQUILITY PL TALLAHASSEE, FL 32310, 9-5 ANNUAL in Unit FOUR; KEITH BARKAS, 19215 SE 34TH ST CAMAS, WA 98607, 1-22 ANNUAL in Unit FOUR; JOHN BARNEY, 1441 SE 2ND ST GAINESVILLE, FL 32607, 9-22 ANNUAL in Unit FOUR; ANTONIO BROWN, 401 DONNELLY ST EUSTIS, FL 32726, 10-44 ANNUAL in Unit FOUR; JOHN BUTLER, 236 LINCOLN DR CHESHIRE, CT 06410, 93-48 ANNUAL in Unit THREE; JOHN COWELL, 1400 BOLTON RD NW ATLANTA, GA 30031, 11-49 ANNUAL in Unit FOUR; WILLIAM DUNCAN and NICCO DUNCAN, 1393 MOUNTAIN OVERLOOK CT MARIETTA, GA 30066, 66-38 ANNUAL in Unit THREE; WILLIAM DUNCAN, 23 SETTERS POINTE EUHARLEE, GA 30145-2824, 35-21 ANNUAL in Unit THREE; SEAN DUNNE, 877 INDIAN TOWN RD CLINTON, NC 28328, 57-25 ANNUAL in Unit 1637; MICHAEL HINDS, SR., 1937 IVANHOE ST SARASOTA, FL 34231, 6-22 ANNUAL in Unit ONE; HMS C/O SHONDERICK OSCAR HOLLOWAY, 3855 GRADY SMITH, #11 LOGANVILLE, GA 30052, 24-39 ANNUAL in Unit ONE; DIANE LARMAN and KIRK STEWART, 932 THE FALLS PKY DULUTH, GA 30096, 51-51 ANNUAL in Unit THREE; MICHAEL MANNING, 1602 TRAVELERS PALM DR EDGEWATER, FL 32132, 79-15 ANNUAL in Unit THREE; CARLOS MIXON and DELIA MIXON, 2041 BROOK ENCLAVE TRL LILBURN, GA 30047, 11-26 ANNUAL in Unit FOUR; VLADIMIR MOSBERG and REBECCA MOSBERG, 1904 TODD RD RONCOVER, WA 98661, 151-40 ANNUAL in Unit THREE; BRADLEY PARKINS and SANDRA PARKINS, 331 PRINCETON WAY LAWRENCEVILLE, GA 30044, 33-46 ANNUAL in Unit TWO; NORBERT QUICK, 85 KELLY DR HAMILTON, GA 31811, 22-36 ANNUAL in Unit THREE; YVONNE RICHARDSON, 291 ALTAMONTE BAY CLUB CIR, #201 ALTAMONTE SPRINGS, FL 32701, 36-3 ANNUAL in Unit THREE; GARRETT RITTER C/O GLORIA E. RITTER, 1509 HIGH GROVE WAY ORLANDO, FL 32818, 33-18 ANNUAL in Unit THREE; TERRA ROBINSON and CLEMENT ROBINSON, 645 LANGE VIEW LN LAWRENCEVILLE, GA 30045, 93-46 ANNUAL in Unit THREE; MARK SELVIN, 10630 WASHINGTON ST APT 108 PEMBROKE PINES, FL 33025, 37-22 ANNUAL in Unit THREE; JAMA SHAW and DANIEL LEE, 11300 LINDBERGH BLVD. APT. 103 FORT MYERS, FL 33913, 51-25 ANNUAL in Unit THREE; THERESA SHELTON, 21253 YONTZ RD LOT 92 BROOKSVILLE, FL 34601, 56-9 ANNUAL in Unit THREE; JOHNNY WINFREY, 28400 LOCKDALE ST, APT 106 SOUTHFIELD, MI 48034-1920, 43-45 ANNUAL in Unit THREE; CYNTHIA WOOD C/O JANET W. STRATTIN, 114 RIDGEWOOD DR WOODSTOCK, GA 30188, 10-35 ANNUAL in Unit ONE. December 20, 2024. L 209847

IN THE CIRCUIT COURT FOR OSCEOLA COUNTY, FLORIDA PROBATE DIVISION File No.: 2024-CP-000952

IN RE: ESTATE OF VANESTER BROWN WHITEHURST Deceased.

NOTICE TO CREDITORS The administration of the estate of Vanester Brown Whitehurst, deceased, whose date of death was September 10, 2024, File Number 2024-CP-000952, is pending in the Circuit Court for Osceola County, Florida, Probate Division, the address of which is 2 Courthouse Square Kissimmee, Florida 32741. 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 DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.

All other creditors of the Decedent and other persons having claims or demands against 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 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 November 29, 2024. Petitioner: /s/ Stanley B. Rivers 4651 Dunfield Court Kissimmee, Florida 34758 Attorney Representative's name: /s/ Christine Lomas CHRISTINE J. LOMAS, ESQ. Chris@LomasLawPA.com Florida Bar No. 89126 LomasLaw, PA. 331 S. Wymore Road Winter Park, Florida 32789 407-622-5020 Dec. 27, 2024; Jan. 3, 2025 L 209895

NOTICE OF DEFAULT AND INTENT TO FORECLOSE Pursuant to Florida Statute 721.855 (NJF Act) Notice is given by the Trustee (Trustee) appointed by VACATION VILLAS AT FANTASYWORLD TIME-SHARE OWNERS ASSOCIATION, INC., (Association) to those listed in Exhibit "A" that you are in default due to your failure to pay assessment(s) due for (see Exhibit "A") pursuant to the Association's governing documents ("Documents") and you now owe the Association unpaid assessment(s), interest, late fees, and other charges. Additional interest continues to accrue. A lien for these amounts has been recorded against the following real properties (Properties) located in OSCEOLA County, Florida: TIME SHARE PERIOD(S) DESCRIBED ON EXHIBIT "A" in which the first number represents the unit number and the number after the

hyphen represents the unit week number, in VACATION VILLAS AT FANTASYWORLD, according to the Declaration thereof recorded in Official Records Book 1030, at Pages 0555-0583, inclusive, of the Public Records of Osceola County, Florida, and all amendments thereto, if any. As a result of the aforementioned default, the Association elects to sell the Properties pursuant to the NJF Act. Please be advised that in the event the debt owed to the Association is not paid by January 31st, 2025 the Trustee shall proceed with the sale of the Properties as provided in the NJF Act. The Trustee shall (1) Provide you with written notice of the sale, including the date, time, and location of the sale; (2) Notice of Sale in the Public Records of OSCEOLA County, Florida; and (3) Publish a copy of the Notice of Sale two (2) times, once each week, for two (2) successive weeks, in an OSCEOLA County newspaper, provided such a newspaper exists at the time of publishing. If you fail to cure the default as set forth in this Notice or take other appropriate action, you risk losing ownership of your timeshare interest through the trustee foreclosure procedure established in the NJF Act. You may choose to sign and send the Trustee the objection form, exercising your right to trustee foreclosure procedure. Upon the Trustee's receipt of your signed objection form, the foreclosure of the lien with respect to that default specified in this Notice shall be subject to the judicial foreclosure procedure only. You have the right to cure your default in the manner set forth in this Notice at any time before the Trustee's sale of your timeshare interest. If you do not object to the use of the trustee foreclosure procedure, you will not be subject to a deficiency judgement even if the proceeds from the sale of your timeshare interest are insufficient to offset the amounts secured by the mortgage. JUSTICE COURT, PA, Trustee, 301 Mission Drive Ste 188, New Smyrna Beach, FL 32170

Exhibit "A" Obligor(s), Obligor(s) Notice Address, Legal Description of Timeshare Periods SMITH AYER JR and CHRIS AYER, 5350 TRANQUILITY PL TALLAHASSEE, FL 32310, 9-5 ANNUAL in Unit FOUR; KEITH BARKAS, 19215 SE 34TH ST CAMAS, WA 98607, 1-22 ANNUAL in Unit FOUR; JOHN BARNEY, 1441 SE 2ND ST GAINESVILLE, FL 32607, 9-22 ANNUAL in Unit FOUR; ANTONIO BROWN, 401 DONNELLY ST EUSTIS, FL 32726, 10-44 ANNUAL in Unit FOUR; JOHN BUTLER, 236 LINCOLN DR CHESHIRE, CT 06410, 93-48 ANNUAL in Unit THREE; JOHN COWELL, 1400 BOLTON RD NW ATLANTA, GA 30031, 11-49 ANNUAL in Unit FOUR; WILLIAM DUNCAN and NICCO DUNCAN, 1393 MOUNTAIN OVERLOOK CT MARIETTA, GA 30066, 66-38 ANNUAL in Unit THREE; WILLIAM DUNCAN, 23 SETTERS POINTE EUHARLEE, GA 30145-2824, 35-21 ANNUAL in Unit THREE; SEAN DUNNE, 877 INDIAN TOWN RD CLINTON, NC 28328, 57-25 ANNUAL in Unit 1637; MICHAEL HINDS, SR., 1937 IVANHOE ST SARASOTA, FL 34231, 6-22 ANNUAL in Unit ONE; HMS C/O SHONDERICK OSCAR HOLLOWAY, 3855 GRADY SMITH, #11 LOGANVILLE, GA 30052, 24-39 ANNUAL in Unit ONE; DIANE LARMAN and KIRK STEWART, 932 THE FALLS PKY DULUTH, GA 30096, 51-51 ANNUAL in Unit THREE; MICHAEL MANNING, 1602 TRAVELERS PALM DR EDGEWATER, FL 32132, 79-15 ANNUAL in Unit THREE; CARLOS MIXON and DELIA MIXON, 2041 BROOK ENCLAVE TRL LILBURN, GA 30047, 11-26 ANNUAL in Unit FOUR; VLADIMIR MOSBERG and REBECCA MOSBERG, 1904 TODD RD RONCOVER, WA 98661, 151-40 ANNUAL in Unit THREE; BRADLEY PARKINS and SANDRA PARKINS, 331 PRINCETON WAY LAWRENCEVILLE, GA 30044, 33-46 ANNUAL in Unit TWO; NORBERT QUICK, 85 KELLY DR HAMILTON, GA 31811, 22-36 ANNUAL in Unit THREE; YVONNE RICHARDSON, 291 ALTAMONTE BAY CLUB CIR, #201 ALTAMONTE SPRINGS, FL 32701, 36-3 ANNUAL in Unit THREE; GARRETT RITTER C/O GLORIA E. RITTER, 1509 HIGH GROVE WAY ORLANDO, FL 32818, 33-18 ANNUAL in Unit THREE; TERRA ROBINSON and CLEMENT ROBINSON, 645 LANGE VIEW LN LAWRENCEVILLE, GA 30045, 93-46 ANNUAL in Unit THREE; MARK SELVIN, 10630 WASHINGTON ST APT 108 PEMBROKE PINES, FL 33025, 37-22 ANNUAL in Unit THREE; JAMA SHAW and DANIEL LEE, 11300 LINDBERGH BLVD. APT. 103 FORT MYERS, FL 33913, 51-25 ANNUAL in Unit THREE; THERESA SHELTON, 21253 YONTZ RD LOT 92 BROOKSVILLE, FL 34601, 56-9 ANNUAL in Unit THREE; JOHNNY WINFREY, 28400 LOCKDALE ST, APT 106 SOUTHFIELD, MI 48034-1920, 43-45 ANNUAL in Unit THREE; CYNTHIA WOOD C/O JANET W. STRATTIN, 114 RIDGEWOOD DR WOODSTOCK, GA 30188, 10-35 ANNUAL in Unit ONE. December 20, 2024. L 209847

IN THE CIRCUIT COURT FOR OSCEOLA COUNTY, FLORIDA PROBATE DIVISION File Number: 2024-CP-001006-PR

IN RE: ESTATE OF FELIX ELISEO GRACIA TORIBIO. Deceased.

NOTICE TO CREDITORS The administration of the estate of FELIX ELISEO GRACIA TORIBIO, deceased, whose date of death was March 1, 2024, is pending in the Circuit Court for Osceola County, Florida, Probate Division, the address of which is 2 Courthouse Square, Kissimmee, Florida 34741. The name and address of the Personal Representative and the Personal Representative's attorney are set forth below.

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

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

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

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

1, 2024, is pending in the Circuit Court for Osceola County, Florida, Probate Division, the address of which is 2 Courthouse Square, Kissimmee, Florida 34741.

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

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

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

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

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

The date of first publication of this Notice is December 20, 2024.

LORETO G. GUTIERREZ BRAVO Personal Representative Gertudios Echenique 165 D41, Santiago, Rm, Chile Pedro P. Mendez, Esq. Attorney for Personal Representative Florida Bar No. 0975760 PL OFFICES OF PETER P. MENDEZ, P.A. 1622 Hillcrest Street Orlando, Florida 32803 T: 407-895-2480 E: pmendez@mendezlaw.com December 20, 2024. L 209833

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR OSCEOLA COUNTY, FLORIDA CASE NO.: 2024-CA-000914

LAKEVIEW LOAN SERVICING, LLC, Plaintiff, v. BRANDY LOTHIAN, et al., Defendants.

NOTICE OF FORECLOSURE SALE NOTICE is hereby given that Kelvin Soto, Esq., Clerk of the Circuit Court of Osceola County, Florida, will on January 28, 2025, at 11:00 a.m. ET, at the Osceola County Courthouse, 3 Courthouse Square, Room 204 (2nd Floor), Kissimmee, Florida 34741 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 Osceola County, Florida, to wit:

Lot 11, Block F, ST. CLOUD MANOR VILLAGE, according to the plat thereof, as recorded in Plat Book 1, Page 395, Public Records of Osceola County, Florida. Property Address: 4755 Sparrow Drive, Saint Cloud, FL 34772 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 a 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. The Ninth Judicial Circuit is committed to compliance with the Americans with Disabilities Act (ADA). Reasonable accommodations are provided for qualified court participants with disabilities, in accordance with the law. As required by the ADA, determination of an individual's disability and the option for a reasonable accommodation for a disability is made on a case-by-case basis. If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Room 204 Courthouse Square, Suite 6300 Kissimmee, Florida 34741, (407) 742-2417, fax (407) 835-5079 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 12th day of December, 2024. COKER LAW /s/ David D. Rottmann 136 East Bay Street Jacksonville, Florida 32202 (904) 356-8044 facsimile (859) 700-8504 facsimile E-mail: ddr@cokerlaw.com Attorney for Plaintiff

IN THE COUNTY COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR OSCEOLA COUNTY, FLORIDA CASE NO.: 2020-CC-00180A, 60-G DISINION: 60-G ASSOCIATION OF POINCIANA VILLAGES, INC., Plaintiff, v. ALEXANDER DUDEK, AS TRUSTEE OF FLORIDA LAND TRUST DATED APRIL 1, 2019 AND NUMBERED 2019-04-723DPD, et al., Defendant(s).

NOTICE OF DEFAULT AND INTENT TO FORECLOSE VILLAS XXIV FILE: 27756.2041 Pursuant to Section 721.855, Florida Statutes, the undersigned Trustee, as appointed by WESTGATE VACATION VILLAS OWNERS ASSOCIATION INC, (hereinafter referred to as "Association") hereby formally notifies (See Exhibit "A") that you are in default due to your failure to pay assessment(s) due for (See Exhibit "A") pursuant to the Association's governing documents ("Governing Documents") and you now owe Association unpaid assessments, interest, late fees, and other charges. Additional interest continues to accrue. A lien for these amounts has been recorded against the following real property located in OSCEOLA County, Florida: (See Exhibit "A") (SEE EXHIBIT "A") Time Share Interest(s) (SEE EXHIBIT "A") according to the Time Sharing Plan for Westgate Vacation Villas, XXIV, Official Records Book 1488, at Page 1068, of the Public Records of Osceola County, Florida (the "Plan"). Together with the right to occupy, pursuant to the Plan, Building-Unit (SEE EXHIBIT "A"), during Unit Week (SEE EXHIBIT "A"), during Assigned Year - (SEE EXHIBIT "A"), (herein "Time Share Plan (Property) Address"). As a result of the aforementioned default, Association hereby elects to sell the Property pursuant to Section 721.855, Florida Statutes. Please be advised that in the event that the debt owed to the Association is not paid by 1/28/2025, the undersigned Trustee shall proceed with the sale of the Property as provided in Section 721.855, Florida Statutes, the undersigned Trustee shall: (1) Provide you with written notice of the sale, including the date, time and location thereof; (2) Record the notice of sale in the Public Records of OSCEOLA County, Florida; and (3) Publish a copy of the notice of sale two (2) times, once each week, for two (2) successive weeks, in an OSCEOLA County newspaper, provided such a newspaper exists at the time of publishing. If you fail to cure the default as set forth in this notice or take other appropriate action with regard

Association of Poinciana Villages, Inc. December 20, 2024, L 209765

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR OSCEOLA COUNTY, FLORIDA CASE NO.: 2023 CA 003546 MF DIVISION: 20 PNC Bank National Association Plaintiff, -vs- Curt Felipe Lowenhaupt; Unknown Spouse of Curt Felipe Lowenhaupt; Bellavida Homeowners Association, Inc.; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s).

NOTICE OF ACTION FORECLOSURE PROCEEDINGS-PROPERTY TO: Curt Felipe Lowenhaupt; LAST KNOWN ADDRESS: Menino Deus Porto Alegre R Donna Gabriella 333 RS 90850 Brazil and Unknown Spouse of Curt Felipe Lowenhaupt; LAST KNOWN ADDRESS: UNKNOWN YOU ARE HEREBY NOTIFIED that an action has been commenced to foreclose a mortgage on the following real property, lying and being and situated in Osceola County, Florida, more particularly described as follows: LOT 152, BELLAVIDA PHASE 1, ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 18, PAGES 89-91, IN THE PUBLIC RECORDS OF OSCEOLA COUNTY, FLORIDA, more commonly known as 4558 Baleno Lane, Kissimmee, FL 34746. This action has been filed against you and you are required to serve a copy of your written defense, if any, upon LOGS LEGAL GROUP LLP, Attorneys for Plaintiff, whose address is 750 Park of Commerce Blvd., Suite 130, Boca Raton, FL 33487, on or before January 23, 2025 and file the original with the clerk of this Court either before with service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration at 2 Courthouse Square, Suite 6300, Kissimmee, Florida 34741 (407) 343-2417 within 2 working days of your receipt of this notice; if you are hearing or voice impaired, call 1-800-955-8771. Lisa Acharek Esq. Florida Bar No.: 0734721 Martell & Ozim, P.A. 213 S. Dillard Street, Suite 210 Winter Garden, Florida 34787 407-377-0890 Email: lcrowley@martellandozim.com December 20, 2024. L 209767

FL Bar #621188 Attorneys for Plaintiff OF COUNSEL: Tiffany & Bosco, P.A. 1201 S. Orlando Ave, Suite 430 Winter Park, FL 32789 Telephone: (205) 930-5200 Facsimile: (407) 712-9211 December 20, 2024. L 209762

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR OSCEOLA COUNTY, FLORIDA CASE NO.: 2023 CA 000650 MF

FLORA RIDGE NORTH HOMEOWNERS ASSOCIATION, INC., a Florida not-for-profit corporation, Plaintiff,

vs. RHOAN HAYE, et al., Defendants.

NOTICE OF SALE PURSUANT TO CHAPTER 45, FS

NOTICE IS HEREBY GIVEN pursuant to the Summary Final Judgment in favor of the Plaintiff dated the 10th day of December, 2024, entered in Case No.: 2023 CA 000650 MF of the Circuit Court of the Ninth Judicial Circuit in and for Osceola County, Florida, in which the Clerk of this Court will sell to the highest and best bidder for cash, in Room 204 (2nd floor), Osceola County Historic Courthouse, 3 Courthouse Square, Kissimmee, FL 34741, at 11:00 a.m. on the 11th day of February, 2025, the following described property as set forth in the Summary Final Judgment, to wit:

Lot 23, Herons Landing, a replat of Tract 3 in Eagles Reserve, according to the plat thereof as recorded in Plat Book 10, Pages 22-28, inclusive, of the Public Records of Osceola County, Florida. Property Address: 3245 Herons Pointe Circle, Kissimmee, FL 34741. Any person claiming an interest in the surplus from the sale, if any, other than the property owner as of the date of the lis pendens must file a claim no later than the date the Clerk reports the funds 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 Court Administration at 2 Courthouse Square, Suite 6300, Kissimmee, Florida 34741 (407) 343-2417 within 2 working days of your receipt of this notice; if you are hearing or voice impaired, call 1-800-955-8771.

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR OSCEOLA COUNTY, FLORIDA CASE NO.: 2024-CA-000914

LAKEVIEW LOAN SERVICING, LLC, Plaintiff, v. BRANDY LOTHIAN, et al., Defendants.

NOTICE OF FORECLOSURE SALE NOTICE is hereby given that Kelvin Soto, Esq., Clerk of the Circuit Court of Osceola County, Florida, will on January 28, 2025, at 11:00 a.m. ET, at the Osceola County Courthouse, 3 Courthouse Square, Room 204 (2nd Floor), Kissimmee, Florida 34741 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 Osceola County, Florida, to wit:

Lot 11, Block F, ST. CLOUD MANOR VILLAGE, according to the plat thereof, as recorded in Plat Book 1, Page 395, Public Records of Osceola County, Florida. Property Address: 4755 Sparrow Drive, Saint Cloud, FL 34772 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 a 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. The Ninth Judicial Circuit is committed to compliance with the Americans with Disabilities Act (ADA). Reasonable accommodations are provided for qualified court participants with disabilities, in accordance with the law. As required by the ADA, determination of an individual's disability and the option for a reasonable accommodation for a disability is made on a case-by-case basis. If you are a person with a disability who needs any accommodation in order to participate in a court proceeding or event, you are entitled, at no cost to you, to the provision of certain assistance. Please contact the ADA Coordinator, Human Resources, Room 204 Courthouse Square, Suite 6300 Kissimmee, Florida 34741, (407) 742-2417, fax (407) 835-5079 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 12th day of December, 2024. COKER LAW /s/ David D. Rottmann 136 East Bay Street Jacksonville, Florida 32202 (904) 356-8044 facsimile (859) 700-8504 facsimile E-mail: ddr@cokerlaw.com Attorney for Plaintiff

Association of Poinciana Villages, Inc. December 20, 2024, L 209765

IN THE CIRCUIT COURT OF THE NINTH JUDICIAL CIRCUIT IN AND FOR OSCEOLA COUNTY, FLORIDA CASE NO.: 2023 CA 003546 MF DIVISION: 20 PNC Bank National Association Plaintiff, -vs- Curt Felipe Lowenhaupt; Unknown Spouse of Curt Felipe Lowenhaupt; Bellavida Homeowners Association, Inc.; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s).

NOTICE OF ACTION FORECLOSURE PROCEEDINGS-PROPERTY TO: Curt Felipe Lowenhaupt; LAST KNOWN ADDRESS: Menino Deus Porto Alegre R Donna Gabriella 333 RS 90850 Brazil and Unknown Spouse of Curt Felipe Lowenhaupt; LAST KNOWN ADDRESS: UNKNOWN YOU ARE HEREBY NOTIFIED that an action has been commenced to foreclose a mortgage on the following real property, lying and being and situated in Osceola County, Florida, more particularly described as follows: LOT 152, BELLAVIDA PHASE 1, ACCORDING TO THE PLAT THEREOF RECORDED AT PLAT BOOK 18, PAGES 89-91, IN THE PUBLIC RECORDS OF OSCEOLA COUNTY, FLORIDA, more commonly known as 4558 Baleno Lane, Kissimmee, FL 34746. This action has been filed against you and you are required to serve a copy of your written defense, if any, upon LOGS LEGAL GROUP LLP, Attorneys for Plaintiff, whose address is 750 Park of Commerce Blvd., Suite 130, Boca Raton, FL 33487, on or before January 23, 2025 and file the original with the clerk of this Court either before with service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint. If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration at 2 Courthouse Square, Suite 6300, Kissimmee, Florida 34741 (407) 343-2417 within 2 working days of your receipt of this notice; if you are hearing or voice impaired, call 1-800-955-8771.

Week(s) (SEE EXHIBIT "A"), during Assigned Year(s) - (SEE EXHIBIT "A"), WESTGATE TOWN CENTER 4000 Westgate Boulevard Kissimmee, FL 34747. Said sale will be made (without covenants, or warranty, express or implied, regarding the title, possession or encumbrances) to pay all sums secured by the Mortgage in the amount of (See Exhibit "A"), with interest accruing at the per diem amount of (See Exhibit "A"), advances, if any, late fees, charges and expenses of the Trustee and of the trusts created by said Mortgage. Mortgage(s) shall have the right to cure the default which occurred on (See Exhibit "A"), and any junior lienholder(s) shall have the right to redeem its interest up to the date the Trustee issues the Certificate of Sale by paying the amounts due as outlined above. This is a non-judicial foreclosure proceeding to permit WESTGATE VACATION VILLAS, LLC to pursue its in rem remedies under Florida law. By: Amanda L. Chapman, Authorized Agent.

EXHIBIT "A" - NOTICE OF TRUSTEE'S SALE

Owner(s) Address TS Undiv Int Bld Unit Week Year Season MTG Rec Info Default Dt Armts MTG Lien Per Diem PHYLLIS SUMMERALL 3965 Karl Rd Apt. 201 Columbus OH, 43224, 1/2, 5700, 5732, 35, EVEN, All Season-Floa Week/Floa Unit, 4094/6130, 12/28/2021, \$7,883.26, \$3.89; BRENDA B WEBBER 419 Mesa Canyon San Antonio TX, 78258, 1, 5200, 5225, 4, WHOLE, All Season-Floa Week/Floa Unit, 4255/2890, 06/03/2019, \$24,308.30, \$11.99; RONALD D COMER 609 Clark Ave Jefferson City MO, 65101, 1, 5400, 5463, 33, WHOLE, All Season-Floa Week/Floa Unit, 4359/880, 06/06/2019, \$23,260.36, \$11.47; AMBER L COMER 1200 MCKAY DR JEFFERSON CITY MO, 65101, 1, 5400, 5463, 33, WHOLE, All Season-Floa Week/Floa Unit, 4359/880, 06/06/2019, \$23,260.36, \$11.47; MICHELLE R ATKINS 110 Sun Lakes Rd Belleville IL, 62221, 4, 6100, & 6100, 77A & 77B, 49 & 49, ODD & ODD, All Season-Floa Week/Floa Unit, 4337/2929, 05/15/2019, \$13,750.56, \$6.78; LARRY C ATKINS 15010 OAK ST DOLTON IL, 60419, 1, 6100 & 6100, 77A & 77B, 49 & 49, ODD & ODD, All Season-Floa Week/Floa Unit, 4337/2929, 06/15/2019, \$13,750.56, \$6.78; DESMOND L SMITH 801 SECRETARIAT DR SCHERTZ TX, 78108, 1, 5200, 5211, 46, WHOLE, All Season-Floa Week/Floa Unit, 4517/702, 06/16/2019, \$37,099.87, \$18.30; STEVEN E HOPKINDO 1927 Woodchuck Way Hershizaban GA, 30815, 4, 4000 & 4000, & 4000 & 4000, 64A & 64A & 64B & 64B & 78A & 78B, 1 & 3 & 1 & 3 & 3 & 3, EVEN & ODD & EVEN & ODD & WHOLE & WHOLE, All Season-Floa Week/Floa Unit, 4546/2823, 06/17/2019, \$57,553.49, \$28.38; ROBINSON OKOLO & PATRICIA OKOLO 1607 Sacramento St Upper Marlboro MD, 20774, 1, 1, 1807, 40, WHOLE, All Season-Floa Week/Floa Unit, 4738/80, 06/06/2019, \$21,651.68, \$10.68; ADRIANNE E NEWSOME 46315 Byler Cir Tampa FL, 33634, 1/2, 5700, 5754, 31, EVEN, All Season-Floa Week/Floa Unit, 4824/427, 06/05/2019, \$12,411.29, \$6.12; AUDEANNA NEWSOME 7820 BIRCHWOOD DR PORT RICHEY FL, 34668, 1/2, 5700, 5754, 31, EVEN, All Season-Floa Week/Floa Unit, 4824/427, 06/05/2019, \$12,411.29, \$6.12; TERESA C SWANSON & KANDY L SOLINA SWANSON 345 Cook Ave E Saint Paul MN, 55113, 1/2, 6200, 24CD, 10, ODD, All Season-Floa Week/Floa Unit, 5043/841, 12/06/2019, \$23,418.32, \$11.55; GEORGE C GARRISON I I I & TIA I GARRISON 974 Bridge St Township Of Washington NJ, 07676, 2, 5300 & 5300, 5366 & 5367, 16 & 16, WHOLE & WHOLE, All Season-Floa Week/Floa Unit, 5315/448, 06/05/2019, \$60,463.47, \$29.82; MARGARET B ISLEY 90 VAN ARSDALE PL TEANECK NJ, 07666, 2, 5300 & 5300, 5366 & 5367, 16 & 16, WHOLE & WHOLE, All Season-Floa Week/Floa Unit, 5315/448, 06/05/2019, \$60,463.47, \$29.82; VANESSA C EPPS & FLOYD G EPPS 1705 Amyclae Dr Bel Air MD, 21015, 2, 6200 & 6200, 62AB & 62CD, 51 & 51, WHOLE & WHOLE, Fixed Week/Floa Unit, 4872/597, 06/07/2019, \$48,103.93, \$23.72

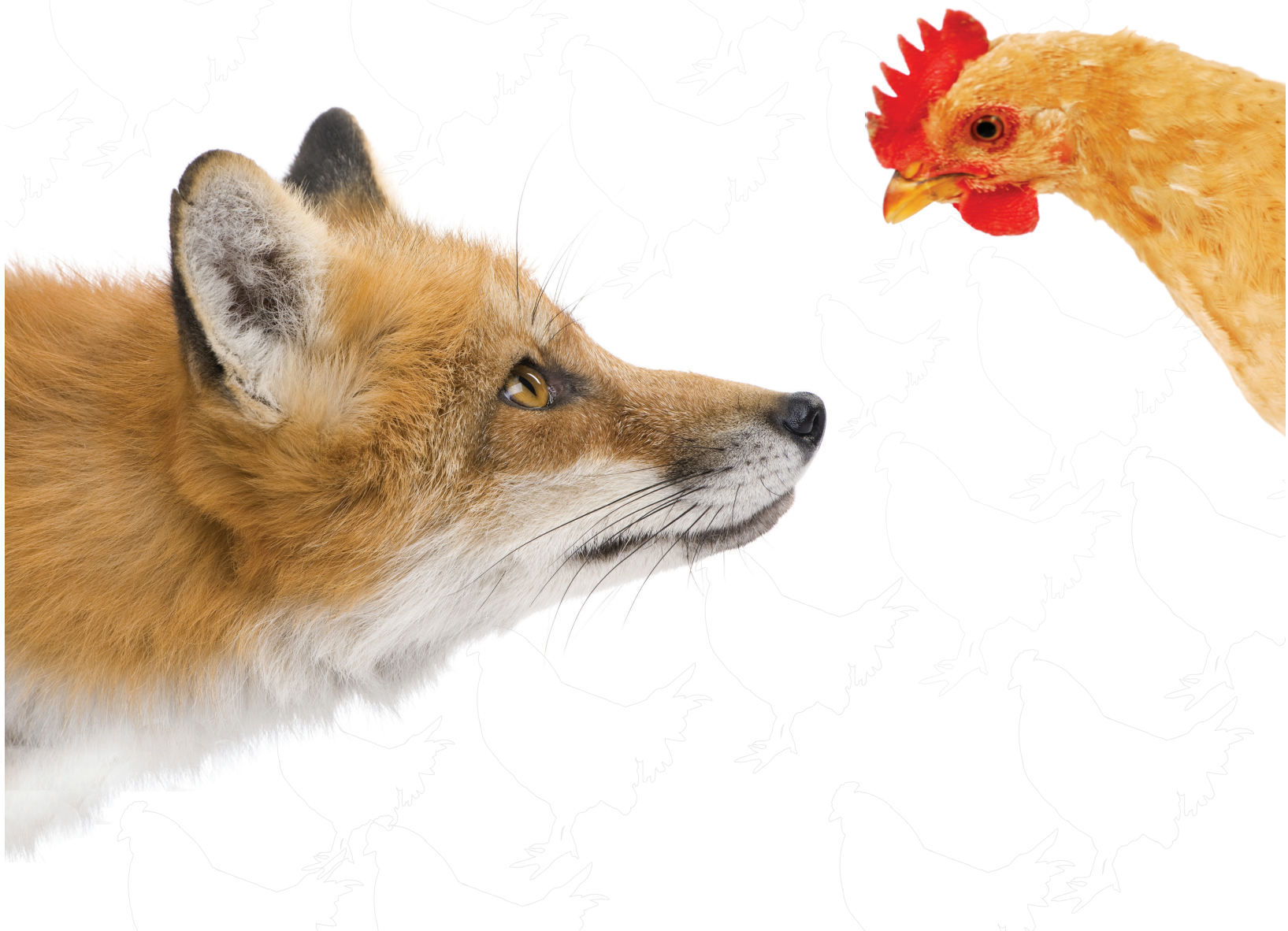
EXHIBIT "A" - NOTICE OF TRUSTEE'S SALE

Owner(s) Address TS Undiv Int Bld Unit Week Year Season MTG Rec Info Default Dt Armts MTG Lien Per Diem MARTHA W ALDRIDGE 3608 ARCHWOOD DR MEMPHIS TN, 38128, 1/2, B, 1604, 45, ODD, All Season-Floa Week/Floa Unit, 5099/1176, 06/16/2019, \$15,668.98, \$7.73; MISTY REESE 421 CRESTVIEW DR CHARLESTON WV, 25302, 1/2, 6500, 2566, 39, ODD, All Season-Floa Week/Floa Unit, 5314/1197, 12/10/2019, \$24,847.78, \$12.25; WINDI M WALKER 1491 E HIGHWAY 25 70 NEWPORT TN, 37821, 1/2, 5900, 507D, 30, EVEN, All Season-Floa Week/Floa Unit, 5172/1139, 07/01/2019, \$13,582.49, \$6.70; ANTHONY T WARING & KIA M WARING 889 Dawson St Apt 2C Bronx NY, 10459, 4, 4000 & 4000 & 4000 & 4000, 23A & 23B & 23C & 23D, 28 & 28 & 28 & 28, WHOLE & WHOLE & WHOLE & WHOLE, All Season-Floa Week/Floa Unit, 5211/1635, 03/25/2020, \$28,434.20, \$14.02; MICHELLE F FLEASON 722 GARDEN VIEW WAY APT F ROCKVILLE MD, 20850, 1, 6200 & 6200, 44AB & 44CD, 47 & 47, EVEN & EVEN, All Season-Floa Week/Floa Unit, 5043/716, 06/03/2019, \$45,658.56, \$22.52; 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WHEN PUBLIC NOTICES REACH THE PUBLIC, EVERYONE BENEFITS.

Some officials want to move notices from newspapers to government-run websites, where they may not be easily found.

This is like putting the fox in charge of the hen house.



Keep Public Notices
in Newspapers

