

# Public Notices

**Veteran Voice accepts legal notices and other advertising in order to provide a quality local newspaper at a reasonable subscription price.**

## BREVARD COUNTY

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of:  
**MALDO'S WINDOW TINTING &  
AUTO DETAILING**

located at: **4165 DOW RD, UNIT 29,**  
in the County of BREVARD in the City of MELBOURNE, Florida, 32934, intends to register the above said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.  
Dated at BREVARD County, Florida this 13TH day of FEBRUARY, 2023.  
NAME OF OWNER OR CORPORATION RESPONSIBLE FOR FICTITIOUS NAME:  
MALDO'S DETAILING LLC, OWNER  
February 16, 2023 B23-0112

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of:  
**SUPERB KITCHENS AND BATHS**  
located at: **1098 FLAGAMI RD SE**  
in the County of BREVARD in the City of PALM BAY, Florida, 32909, intends to register the above said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.  
Dated at BREVARD County, Florida this 13TH day of FEBRUARY, 2023.  
NAME OF OWNER OR CORPORATION RESPONSIBLE FOR FICTITIOUS NAME:  
SAMUEL LALOO, TRIPLE S QUALITY LLC, OWNERS  
February 16, 2023 B23-0114

## SALES & ACTIONS

**NOTICE OF ACTION  
IN THE CIRCUIT COURT OF THE  
EIGHTEENTH JUDICIAL CIRCUIT IN AND  
FOR BREVARD COUNTY, FLORIDA  
CASE NO.: 2022 CA 058425**

**REVERSE MORTGAGE SOLUTIONS, INC.,  
Plaintiff, VS.  
UNKNOWN HEIRS, BENEFICIARIES, DE-  
VISEES, SURVIVING SPOUSE, GRANTEEES,  
ASSIGNEE, LIENORS,  
CREDITORS, TRUSTEES, AND ALL OTHER  
PARTIES CLAIMING AN INTEREST BY,  
THROUGH, UNDER, OR AGAINST THE ES-  
TATE OF MICHAEL J. ALDACOSTA, DE-  
CEASED; et al.,  
Defendant(s).**

TO: Unknown Heirs, Beneficiaries, De-  
visees, Surviving Spouse, Grantees,  
Assignee, Lienors, Creditors, Trustees,  
And All Other Parties Claiming An In-  
terest By, Through, Under, Or Against  
The Estate Of Michael J. Aldacosta,  
Deceased  
Last Known Residence: Unknown  
**YOU ARE NOTIFIED that an action  
to foreclose a mortgage on the follow-  
ing property in BREVARD County,  
Florida:**

**LOT 20, BLOCK 332, PORT ST. JOHN  
UNIT EIGHT, ACCORDING TO THE  
PLAT THEREOF, AS RECORDED IN  
PLAT BOOK 23, PAGES 70-83 OF  
THE PUBLIC RECORDS OF BRE-  
VARD COUNTY, FLORIDA**  
has been filed against you and you are  
required to serve a copy of your written

defenses, if any, to it on ALDRIDGE  
PITE, LLP, Plaintiff's attorney, at 5300  
West Atlantic Avenue Suite 303 Delray  
Beach, FL 33484, within 30 days of  
first publication, and file the original  
with the clerk of this court either before  
service on Plaintiff's attorney or im-  
mediately thereafter; otherwise a default  
will be entered against you for the re-  
lief demanded in the complaint or peti-  
tion.

If you are a person with a disability who  
needs any accommodation in order to par-  
ticipate in this proceeding, you are enti-  
tled, at no cost to you, to the provision of  
certain assistance. If you require assis-  
tance please contact: ADA Coordinator at  
Brevard Court Administration 2825 Judge  
Fran Jamieson Way, 3rd floor Viera,  
Florida, 32940-8006 (321) 633-2171 ext.  
2 NOTE: You must contact coordinator at  
least 7 days before your scheduled court  
appearance, or immediately upon receiv-  
ing this notification if the time before the  
scheduled appearance is less than 7 days;  
if you are hearing or voice impaired in Brevard  
County, call 711.

Dated on February 08, 2023.  
As Clerk of the Court  
(Seal) By: /s/ Sheryl Payne  
As Deputy Clerk

ALDRIDGE | PITE, LLP  
5300 West Atlantic Avenue, Suite 303  
Delray Beach, FL 33484  
1395-5288  
February 16, 23, 2023 B23-0096

<<END NOTICE>>

<<END NOTICE>>

# BREVARD COUNTY

## SALES & ACTIONS

### NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE 18TH JUDICIAL CIRCUIT IN AND FOR BREVARD COUNTY, FLORIDA

Case No.: 05-2017-CA-056392  
Division T  
Consolidated with 05-2018-CA-010795  
YANETH RIVERA  
Plaintiff, vs.  
ALLEN CONDOMINIUM ASSOCIATION, INC.  
Defendant  
ALLEN CONDOMINIUM ASSOCIATION, INC.  
Counter-Plaintiff,

YANETH Z. RIVERA,  
Counter-Defendant.

NOTICE HEREBY GIVEN pursuant to Summary Final Judgment of Lien Foreclosure dated February 3, 2023 entered in Case No. 05-2017-CA-056392 (Consolidated with Case No. 05-2018-CA-010795) of the Circuit Court in and for Brevard County, Florida, wherein ALLEN CONDOMINIUM ASSOCIATION, INC. is the COUNTER-PLAINTIFF and YANETH Z. RIVERA is the COUNTER-DEFENDANT, the Clerk of Court will sell to the highest and best bidder for cash at THE BREVARD COUNTY GOVERNMENT CENTER NORTH, 518 SOUTH PALM AVENUE, BREVARD ROOM, TITUSVILLE, FLORIDA 32796, at 11:00 AM on the 15th day of March, 2023, the following described property as set forth in Summary Final Judgment of Lien Foreclosure dated February 3, 2023, to wit:

Apartment No. 6, Allen Condominium Apartments, a Condominium, according to the Declaration of Condominium thereof, recorded in Official Records Book 2259, Pages 2084 through 2186, inclusive, of the

Public Records of Brevard County, Florida, together with an Undivided Interest of share in the common elements appurtenant thereto and any amendments thereto.  
a/k/a: 1723 Dixon Blvd., Unit 6, Cocoa, Florida 32926  
Parcel ID: 24-36-30-00-34.6

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

IN ACCORDANCE WITH THE AMERICANS WITH DISABILITIES ACT. 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 at Brevard Court Administration at 2825 Judge Fran Jamieson Way, 3rd Floor, Viera, Florida, 32940-8006, (321) 633-2171 ext. 3, 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 in Brevard County, call 711.

Dated this 7th day of February, 2023.  
Attorney for Plaintiff  
ALLEN CONDOMINIUM ASSOCIATION, INC.  
JOHN PAUL ARCIA, P.A.  
JOHN PAUL ARCIA, Esq.  
175 SW 7th Street, Suite 2000  
Miami, FL 33130  
(786) 429-0410  
service@arcialaw.com  
448.4819  
February 16, 23, 2023 B23-0092

### NOTICE OF FORECLOSURE SALE IN THE CIRCUIT COURT FOR THE EIGHTEENTH JUDICIAL CIRCUIT IN AND FOR BREVARD COUNTY, FLORIDA CIRCUIT CIVIL DIVISION

Case No.: 052019CA049583  
THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CWALT, INC., ALTERNATIVE LOAN TRUST 2005-17, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-17  
Plaintiff(s), vs.  
EDWARD L. GARRETT; et al.,  
Defendant(s).

NOTICE IS HEREBY GIVEN THAT, pursuant to Plaintiff's Final Judgment of Foreclosure entered on November 16, 2022 in the above-captioned action, the Clerk of Court, Rachel M. Sadoff, will sell to the highest and best bidder for cash at the Brevard County Government Center - North, 518 South Palm Avenue, Brevard Room, Titusville, Florida 32796 in accordance with Chapter 45, Florida Statutes on the 8th day of March, 2023 at 11:00 AM on the following described property as set forth in said Final Judgment of Foreclosure or order, to wit:

UNIT B-1, WATERSIDE AT SUNTREE, A CONDOMINIUM ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED IN OFFICIAL RECORD BOOK 2535, PAGE(S) 795, AND THE AMENDMENTS THEREOF, OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA. Property address: 362 Loftis Drive, B1, Melbourne, FL 32940  
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.

AMERICANS WITH DISABILITIES ACT. 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 AT COURT ADMINISTRATION, 2825 JUDGE FRAN JAMIESON WAY, 3RD FLOOR, VIERA, FLORIDA, 32940-8006, (321) 633-2171 EXT. 2 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.

I HEREBY CERTIFY a true and correct copy of the foregoing has been furnished to all parties on the attached service list by e-Service or by First Class U.S. Mail on this 7th day of February, 2023:  
Respectfully submitted,  
PADGETT LAW GROUP  
HEATHER GRIFFITHS, ESQ.  
Florida Bar # 91444  
2667 Old Water Oak Road, Suite 203  
Tallahassee, FL 32312  
(850) 422-2520 (telephone)  
(850) 422-2567 (facsimile)  
attorney@padgettlawgroup.com  
Attorney for Plaintiff  
20-029008-1  
February 16, 23, 2023 B23-0095

### RE-NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE EIGHTEENTH JUDICIAL CIRCUIT COURT IN AND FOR BREVARD COUNTY, FLORIDA, CIVIL DIVISION

Case No. 05-2018-CA-055379-XXXX-XX  
THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE (CWALT 2005-76),  
Plaintiff, vs.  
LUCIA PROSPER A/K/A LUCIA P. PROSPER; UNKNOWN SPOUSE OF LUCIA PROSPER A/K/A LUCIA P. PROSPER; CYPRESS PROPERTY & CASUALTY INSURANCE COMPANY; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; AND ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED,  
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to an Order of Final Judgment of foreclosure dated October 14, 2022 and an Order Resetting Sale dated February 8, 2023 and entered in Case No. 05-2018-CA-055379-XXXX-XX of the Circuit Court in and for Brevard County, Florida, wherein THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE (CWALT 2005-76) is Plaintiff and LUCIA PROSPER A/K/A LUCIA P. PROSPER; UNKNOWN SPOUSE OF LUCIA PROSPER A/K/A LUCIA P. PROSPER; CYPRESS PROPERTY & CASUALTY INSURANCE COMPANY; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, RACHEL SADOFF, Clerk of the Circuit Court, will sell to the highest and best bidder for cash Brevard Government Center - North, Brevard Room 518 South Palm Avenue, Titusville, Florida 32780, 11:00 AM, on April 5, 2023, the following described property as set forth in said Order or Final Judgment, to-wit:

LOT 7, BLOCK 2642 OF PORT MALABAR UNIT FIFTY, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 23, PAGES 4-21, OF THE PUBLIC RECORDS OF BREVARD 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.

In accordance with the Americans with Disabilities Act of 1990, persons needing special accommodation to participate in this proceeding should contact the Court Administration not later than five business days prior to the proceeding at the Brevard County Government Center. Telephone 321-617-7279 or 1-800-955-8771 via Florida Relay Service.  
DATED February 9, 2023.  
JEFFREY M. SEIDEN  
Florida Bar No.: 57189  
ROY DIAZ, Attorney for 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  
1496-178425  
February 16, 23, 2023 B23-0093

### RE-NOTICE OF SALE PURSUANT TO CHAPTER 45 IN THE CIRCUIT COURT OF THE EIGHTEENTH JUDICIAL CIRCUIT COURT IN AND FOR BREVARD COUNTY, FLORIDA, CIVIL DIVISION

Case No. 05-2018-CA-021495  
U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE RMAC TRUST, SERIES 2016-CTT,  
Plaintiff, vs.  
THE UNKNOWN SUCCESSOR TRUSTEE(S) OF THE RICHARD F. RUDDOCK AND EDITH ANN RUDDOCK REVOCABLE TRUST; THE UNKNOWN BENEFICIARIES OF THE RICHARD F. RUDDOCK AND EDITH ANN RUDDOCK REVOCABLE TRUST; THE UNKNOWN HEIRS OR BENEFICIARIES OF THE ESTATE OF RICHARD F. RUDDOCK, DECEASED; LYSLE FREDERICK RUDDOCK; LYSLE FREDERICK RUDDOCK, AS SUCCESSOR TRUSTEE OF THE RICHARD F. RUDDOCK AND EDITH ANN RUDDOCK REVOCABLE TRUST; LYSLE FREDERICK RUDDOCK, AS BENEFICIARY OF THE RICHARD F. RUDDOCK AND EDITH ANN RUDDOCK REVOCABLE TRUST; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; AND ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED,  
Defendant(s).

NOTICE IS HEREBY GIVEN pursuant to an Order or Summary Final Judgment of foreclosure dated November 3, 2021, and an Order Resetting Sale dated March 7, 2023 and entered in Case No. 05-2018-CA-021495 of the Circuit Court in and for Brevard County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY AS TRUSTEE FOR THE RMAC TRUST, SERIES 2016-CTT is Plaintiff and THE UNKNOWN SUCCESSOR TRUSTEE(S) OF THE RICHARD F. RUDDOCK AND EDITH ANN RUDDOCK REVOCABLE TRUST; THE UNKNOWN BENEFICIARIES OF THE RICHARD F. RUDDOCK AND EDITH ANN RUDDOCK REVOCABLE TRUST; THE UNKNOWN HEIRS OR BENEFICIARIES OF THE ESTATE OF RICHARD F. RUDDOCK, DECEASED; LYSLE FREDERICK RUDDOCK; LYSLE FREDERICK RUDDOCK, AS SUCCESSOR TRUSTEE OF THE RICHARD F. RUDDOCK AND EDITH ANN RUDDOCK REVOCABLE TRUST; LYSLE FREDERICK RUDDOCK, AS BENEFICIARY OF THE RICHARD F. RUDDOCK AND EDITH ANN RUDDOCK REVOCABLE TRUST; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; AND ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, RACHEL SADOFF, Clerk of the Circuit Court, will sell to the highest and best bidder for cash Brevard Government Center - North, Brevard Room 518 South Palm Avenue, Titusville, Florida 32780, 11:00 AM, on March 29, 2023, the following described property as set forth in said Order or Final Judgment, to-wit:

A TRACT OF LAND BEING PART OF LOT 7 OF THE KING LAND COMPANY PLAT (PLAT BOOK 2, PAGE 21) AND BEING PART OF LOTS 12, 13, AND 14 IN COUNTRY CLUB HILLS (PLAT BOOK 12, PAGE 13) AND PART OF SECTION 4, TOWNSHIP 22 SOUTH, RANGE 35 EAST, BREVARD COUNTY, FLORIDA DESCRIBED AS FOLLOWS: FROM THE NE CORNER OF AFORESAID LOT 14, RUN SOUTH 0 DEGREES 34' 40" WEST 15 FEET; THENCE NORTH 89 DEGREES 10' WEST 45 FEET TO THE POINT OF BEGINNING OF THE LANDS HEREIN DESCRIBED; THENCE PARALLEL TO THE NORTH LINE OF AFORESAID LOTS 12, 13 AND 14, NORTH 89 DEGREES 10' WEST 130.00 FEET; THENCE NORTH 0 DEGREES 34' 40" EAST, 145.00 FEET; THENCE NORTH 84 DEGREES 15' EAST 130.80 FEET; THENCE NORTH 81 DEGREES 28' EAST 126.61 FEET; THENCE SOUTH 0 DEGREES 34' 40" WEST, 129.60 FEET TO THE POINT OF BEGINNING.  
Being that parcel of land conveyed to RICHARD F. RUDDOCK AND EDITH A. RUDDOCK, AS TRUSTEES UNDER THE PROVISIONS OF A CERTAIN TRUST AGREEMENT DATED 10/20/1987 A/K/A THE RICHARD F. RUDDOCK AND EDITH A. RUDDOCK REVOCABLE TRUST, RESERVING A LIFE ESTATE IN THE PROPERTY FROM RICHARD F. RUDDOCK AND EDITH A. RUDDOCK, HIS WIFE by that deed dated and recorded 10/27/1987 in Deed Book 2852, at Page 2549 of the BREVARD County, FL Public Registry.  
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.

In accordance with the Americans with Disabilities Act of 1990, persons needing special accommodation to participate in this proceeding should contact the Court Administration not later than five business days prior to the proceeding at the Brevard County Government Center. Telephone 321-617-7279 or 1-800-955-8771 via Florida Relay Service.  
DATED February 9, 2023.  
IAN C. DOLAN  
Florida Bar No.: 757071  
ROY DIAZ, Attorney for 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  
1460-173544  
February 16, 23, 2023 B23-0094

### NOTICE OF ACTION Count I IN THE CIRCUIT COURT OF THE 18TH JUDICIAL CIRCUIT, IN AND FOR BREVARD COUNTY, FLORIDA

Case No.: 05-2022-CA-050404  
HOLIDAY INN CLUB VACATIONS INCORPORATED  
Plaintiff, vs.  
COLOSUONNO ET AL.,  
Defendant(s).  
To: ANA COLOSUONNO and all parties claiming interest by, through, under or against Defendant(s) ANA COLOSUONNO and all parties having or claiming to have any right, title or interest in the property herein described:  
YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Brevard County, Florida:  
Week 3 ALL Years/ Unit 1520AB of CARIBE RESORT, according to the Declaration of Covenants, Conditions and Restrictions for CARIBE RESORT, recorded in Official Record Book 5100, Pages 2034 through 2188, inclusive, of the Public Records of Brevard County, Florida, together with all amendments and supplements thereto (the "Declaration"). Together with all the tenements, hereditaments and appurtenances thereto belonging or otherwise appertaining.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.  
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. If you require assistance please contact: ADA Coordinator at Brevard Court Administration, 2825 Judge Fran Jamieson Way, 3rd floor, Viera, Florida, 32940-8006, (321) 633-2171 ext. 2  
Rachel M. Sadoff  
CLERK OF THE CIRCUIT COURT  
BREVARD COUNTY, FLORIDA  
BY: /s/ J. TURCOT  
Deputy Clerk  
Date: January 31, 2023

JERRY E. ARON, P.A.  
801 Northpoint Parkway, Suite 64  
West Palm Beach, Florida, 33407  
February 16, 23, 2023 B23-0098

NOTICE OF ACTION  
Count V  
IN THE CIRCUIT COURT OF THE 18TH  
JUDICIAL CIRCUIT, IN AND FOR BREVARD  
COUNTY, FLORIDA  
Case No.: 05-2022-CA-050404  
HOLIDAY INN CLUB VACATIONS INCORPORATED  
Plaintiff, vs.  
COLOSUONNO ET AL.,  
Defendant(s).  
To: BRAD NEWMAN and ROCHELLE J NEWMAN and all parties claiming interest by, through, under or against Defendant(s) BRAD NEWMAN and ROCHELLE J NEWMAN and all parties having or claiming to have any right, title or interest in the property herein described:  
YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Brevard County, Florida:  
Week 19 ALL Years / Unit 1503, Week 29 EVEN Years/ Unit 1312, Week 15 ODD Years/ Unit 1109 of CARIBE RESORT, according to the Declaration of Covenants, Conditions and Restrictions for CARIBE RESORT, recorded in Official Record Book 5100, Pages 2034 through 2188, inclusive, of the Public Records of Brevard County, Florida, together with all amendments and supplements thereto (the "Declaration"). Together with all the tenements, hereditaments and appurtenances thereto belonging or otherwise appertaining.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.  
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. If you require assistance please contact: ADA Coordinator at Brevard Court Administration, 2825 Judge Fran Jamieson Way, 3rd floor, Viera, Florida, 32940-8006, (321) 633-2171 ext. 2  
Rachel M. Sadoff  
CLERK OF THE CIRCUIT COURT  
BREVARD COUNTY, FLORIDA  
BY: /s/ J. TURCOT  
Deputy Clerk  
Date: January 31, 2023

JERRY E. ARON, P.A.  
801 Northpoint Parkway, Suite 64  
West Palm Beach, Florida, 33407  
February 16, 23, 2023 B23-0099

### NOTICE OF ACTION Count VI IN THE CIRCUIT COURT OF THE 18TH JUDICIAL CIRCUIT, IN AND FOR BREVARD COUNTY, FLORIDA

Case No.: 05-2022-CA-050404  
HOLIDAY INN CLUB VACATIONS INCORPORATED  
Plaintiff, vs.  
COLOSUONNO ET AL.,  
Defendant(s).  
To: NICOLE PHILLIPS and BRIANA HOPKINS and all parties claiming interest by, through, under or against Defendant(s) NICOLE PHILLIPS and BRIANA HOPKINS and all parties having or claiming to have any right, title or interest in the property herein described:  
YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Brevard County, Florida:  
Week 36 EVEN Years/ Unit 1509 of CARIBE RESORT, according to the Declaration of Covenants, Conditions and Restrictions for CARIBE RESORT, recorded in Official Record Book 5100, Pages 2034 through 2188, inclusive, of the Public Records of Brevard County, Florida, together with all amendments and supplements thereto (the "Declaration"). Together with all the tenements, hereditaments and appurtenances thereto belonging or otherwise appertaining.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.  
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. If you require assistance please contact: ADA Coordinator at Brevard Court Administration, 2825 Judge Fran Jamieson Way, 3rd floor, Viera, Florida, 32940-8006, (321) 633-2171 ext. 2  
Rachel M. Sadoff  
CLERK OF THE CIRCUIT COURT  
BREVARD COUNTY, FLORIDA  
BY: /s/ J. TURCOT  
Deputy Clerk  
Date: January 31, 2023

JERRY E. ARON, P.A.  
801 Northpoint Parkway, Suite 64  
West Palm Beach, Florida, 33407  
February 16, 23, 2023 B23-0100

### NOTICE OF ACTION Count VII IN THE CIRCUIT COURT OF THE 18TH JUDICIAL CIRCUIT, IN AND FOR BREVARD COUNTY, FLORIDA

Case No.: 05-2022-CA-050404  
HOLIDAY INN CLUB VACATIONS INCORPORATED  
Plaintiff, vs.  
COLOSUONNO ET AL.,  
Defendant(s).  
To: DIANE LYNN PRICE and DAVID WILLIAM CULVERWELL AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF DAVID WILLIAM CULVERWELL and all parties claiming interest by, through, under or against Defendant(s) DIANE LYNN PRICE and DAVID WILLIAM CULVERWELL AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF DAVID WILLIAM CULVERWELL and all parties having or claiming to have any right, title or interest in the property herein described:  
YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Brevard County, Florida:  
Week 35 ODD Years/ Unit 2404 of CARIBE RESORT, according to the Declaration of Covenants, Conditions and Restrictions for CARIBE RESORT, recorded in Official Record Book 5100, Pages 2034 through 2188, inclusive, of the Public Records of Brevard County, Florida, together with all amendments and supplements thereto (the "Declaration"). Together with all the tenements, hereditaments and appurtenances thereto belonging or otherwise appertaining.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice in the Florida Legal Advertising, Inc. 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. For more information regarding Brevard County's policy on equal accessibility and non-discrimination on the basis of disability, contact the Office of ADA Coordinator at (321) 633-2076 or via Florida Relay Services at (800) 955-8771, or by e-mail at brian.breslin@brevardcounty.us  
WITNESS my hand and seal of this Court this 03 day of February, 2023.

JERRY E. ARON, P.A.  
801 Northpoint Parkway, Suite 64  
West Palm Beach, Florida, 33407  
February 16, 23, 2023 B23-0101

### NOTICE OF ACTION Count VIII IN THE CIRCUIT COURT OF THE 18TH JUDICIAL CIRCUIT, IN AND FOR BREVARD COUNTY, FLORIDA

Case No.: 05-2022-CA-050404  
HOLIDAY INN CLUB VACATIONS INCORPORATED  
Plaintiff, vs.  
COLOSUONNO ET AL.,  
Defendant(s).  
To: JOSHUA WAYNE CASSELL A/K/A JOSHUA W. CASSELL, et al.,  
Defendants.  
The following Defendant(s):  
ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST THE ESTATE OF JAMES WALTER CASSELL A/K/A JAMES W. CASSELL, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS  
ADDRESS: UNKNOWN  
YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property:

LOT 3, BLOCK 3, AMERICAN VILLAGE PUD, STAGE ONE, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 30, PAGE 10, PUBLIC RECORDS OF BREVARD COUNTY FLORIDA.  
has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on McCalla Rayerm Leibert Pierce, LLC, Morgan B. Lea, Attorney for Plaintiff, whose address is 225 East Robinson Street, Suite 155, Orlando, FL 32801, a date which is within thirty (30) days after the first publication of this Notice in the Florida Legal Advertising, Inc. 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 demand 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. For more information regarding Brevard County's policy on equal accessibility and non-discrimination on the basis of disability, contact the Office of ADA Coordinator at (321) 633-2076 or via Florida Relay Services at (800) 955-8771, or by e-mail at brian.breslin@brevardcounty.us  
WITNESS my hand and seal of this Court this 03 day of February, 2023.

JERRY E. ARON, P.A.  
801 Northpoint Parkway, Suite 64  
West Palm Beach, Florida, 33407  
February 16, 23, 2023 B23-0102

### NOTICE OF ACTION Count I IN THE CIRCUIT COURT OF THE 18TH JUDICIAL CIRCUIT, IN AND FOR BREVARD COUNTY, FLORIDA

Case No.: 05-2022-CA-050136  
HOLIDAY INN CLUB VACATIONS INCORPORATED  
Plaintiff, vs.  
MANN ET AL.,  
Defendant(s).  
To: GAYLYNNE J MANN and JEANNINE J JEWELL and MICHAEL T SUPER and SUZANNE COFFERDAHL AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF SUZANNE COFFERDAHL and all parties claiming interest by, through, under or against Defendant(s) GAYLYNNE J MANN and JEANNINE J JEWELL and MICHAEL T SUPER and SUZANNE COFFERDAHL AND ANY AND ALL UNKNOWN HEIRS, DEVISEES AND OTHER CLAIMANTS OF SUZANNE COFFERDAHL and all parties having or claiming to have any right, title or interest in the property herein described:  
YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Brevard County, Florida:  
Week 44 ALL Years/ Unit 1312 of CARIBE RESORT, according to the Declaration of Covenants, Conditions and Restrictions for CARIBE RESORT, recorded in Official Record Book 5100, Pages 2034 through 2188, inclusive, of the Public Records of Brevard County, Florida, together with all amendments and supplements thereto (the "Declaration"). Together with all the tenements, hereditaments and appurtenances thereto belonging or otherwise appertaining.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.  
If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. If you require assistance please contact: ADA Coordinator at Brevard Court Administration, 2825 Judge Fran Jamieson Way, 3rd floor, Viera, Florida, 32940-8006, (321) 633-2171 ext. 2  
Rachel M. Sadoff  
CLERK OF THE CIRCUIT COURT  
BREVARD COUNTY, FLORIDA  
BY: /s/ J. TURCOT  
Deputy Clerk  
Date: January 31, 2023

JERRY E. ARON, P.A.  
801 Northpoint Parkway, Suite 64  
West Palm Beach, Florida, 33407  
February 16, 23, 2023 B23-0097

### NOTICE OF ACTION Count IX IN THE CIRCUIT COURT OF THE 18TH JUDICIAL CIRCUIT, IN AND FOR BREVARD COUNTY, FLORIDA

Case No.: 052022CA042906XXXXX  
BROKER SOLUTIONS INC. DBA NEW AMERICAN FUNDING,  
Plaintiff, vs.  
JOSHUA WAYNE CASSELL A/K/A JOSHUA W. CASSELL, et al.,  
Defendants.  
The following Defendant(s):  
ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST THE ESTATE OF JAMES WALTER CASSELL A/K/A JAMES W. CASSELL, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS  
ADDRESS: UNKNOWN  
YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property:

LOT 3, BLOCK 3, AMERICAN VILLAGE PUD, STAGE ONE, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 30, PAGE 10, PUBLIC RECORDS OF BREVARD COUNTY FLORIDA.  
has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on McCalla Rayerm Leibert Pierce, LLC, Morgan B. Lea, Attorney for Plaintiff, whose address is 225 East Robinson Street, Suite 155, Orlando, FL 32801, a date which is within thirty (30) days after the first publication of this Notice in the Florida Legal Advertising, Inc. 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 demand 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. For more information regarding Brevard County's policy on equal accessibility and non-discrimination on the basis of disability, contact the Office of ADA Coordinator at (321) 633-2076 or via Florida Relay Services at (800) 955-8771, or by e-mail at brian.breslin@brevardcounty.us  
WITNESS my hand and seal of this Court this 03 day of February, 2023.

JERRY E. ARON, P.A.  
801 Northpoint Parkway, Suite 64  
West Palm Beach, Florida, 33407  
February 16, 23, 2023 B23-0103

MCCALLA RAYMER LEBERT PIERCE, LLC  
225 E. Robinson St. Suite 155  
Orlando, FL 32801  
Phone: (407) 674-1850  
Email: MRSservice@mccalla.com  
22-01235-1  
February 16, 23, 2023 B23-0103



# BREVARD COUNTY

### NOTICE OF ACTION Count VIII

IN THE CIRCUIT COURT OF THE 18TH JUDICIAL CIRCUIT, IN AND FOR BREVARD COUNTY, FLORIDA  
**CASE NO.: 05-2022-CA-050404**  
**HOLIDAY INN CLUB VACATIONS INCORPORATED**  
**Plaintiff, vs.**  
**COLOSUONNO ET AL.,**  
**Defendant(s).**  
 To: CARYN R ROAT and STEVEN E ROAT and all parties claiming interest by, through, under or against Defendant(s) CARYN R ROAT and STEVEN E ROAT and all parties having or claiming to have any right, title or interest in the property herein described:

YOU ARE NOTIFIED that an action to foreclose a mortgage/claim of lien on the following described property in Brevard County, Florida:

Week 22 All Years/ Unit 2208 of CARIBE RESORT, according to the Declaration of Covenants, Conditions and Restrictions for CARIBE RESORT, recorded in Official Record Book 5100, Pages 2034 through 2188, inclusive, of the Public Records of Brevard County, Florida, together with all amendments and supplements thereto (the "Declaration"). Together with all the tenements, hereditaments and appurtenances thereto belonging or otherwise appertaining.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on Jerry E. Aron, Plaintiff's attorney, whose address is 801 Northpoint Parkway, Suite 64, West Palm Beach, Florida, 33407, within thirty (30) days after the first publication of this Notice, and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter, otherwise a default will be entered against you for the relief demanded in the Complaint.

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. If you require assistance please contact: ADA Coordinator at Brevard Court Administration, 2825 Judge Fran Jamieson Way, 3rd floor, Viera, Florida, 32940-8006, (321) 633-2171 ext. 2  
 Rachel M. Sadoff  
 CLERK OF THE CIRCUIT COURT  
 BREVARD COUNTY, FLORIDA  
 BY: /s/ J. TURCOT  
 Deputy Clerk  
 Date: January 31, 2023

JERRY E. ARON, P.A.  
 801 Northpoint Parkway, Suite 64  
 West Palm Beach, Florida, 33407  
 February 16, 23, 2023  
 B23-0102

### NOTICE TO CREDITORS (Intestate)

IN THE CIRCUIT COURT FOR THE EIGHTEENTH JUDICIAL CIRCUIT IN AND FOR BREVARD COUNTY, FLORIDA  
**PROBATE DIVISION**  
**CASE NO: 052022CP058388XXXXXX**  
**IN RE: ESTATE OF**  
**FARRIS ABDULWAHHAB AWWAD,**  
**Deceased.**

The administration of the estate of Farris Abdulwahhab Awwad, Deceased, whose date of death was December 8, 2022; Case number 052022CP058388XXXXXX, is pending in the Circuit Court for Brevard County, Florida, Probate Division, the address of which is 2825 Judge Fran Jamieson Way, Viera, FL 32940. The name and address of the Personal Representative are Marian Awwad, 4105 Negal Circle, Melbourne, FL 32901, and the name and address of the Personal Representative's attorney are set forth below.

All creditors of the Decedent and other persons having claims or demands against Decedent's Estate, including unmaturing, contingent or unliquidated claims, on whom a copy of this notice is served must file their claims with this Court WITHIN THE LATER OF THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE OR THIRTY (30) DAYS AFTER THE 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, including unmaturing, contingent or unliquidated claims, must file their claims with this court WITHIN THREE (3) MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of the first publication of this Notice is February 16, 2023.  
**CARR LAW GROUP, P.A.**  
**LEE R. CARR, II, Esquire**  
 200 Central Avenue, Suite 400  
 St. Petersburg, FL 33701  
 Voice: 727-894-7000; Fax: 727-821-4042  
 Primary email address: lcarr@carrlawgroup.com  
 Secondary email address: pcardinal@carrlawgroup.com  
 February 16, 23, 2023  
 B23-0104

### NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE EIGHTEENTH JUDICIAL CIRCUIT IN AND FOR BREVARD COUNTY, FLORIDA

**Case No.: 05-2022-CP-057009**  
**PROBATE DIVISION**  
**IN RE: THE ESTATE OF**  
**HENRY BILL HENRIKSON,**  
**a/k/a HENRY HENRIKSON,**  
**Deceased.**

The administration of the estate of HENRY BILL HENRIKSON, deceased, whose date of death was April 3, 2021, is pending in the Circuit Court for Brevard County, Florida, Probate Division, the address of which is 2825 Judge Fran Jamieson Way, Viera, Florida 32940. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is February 16, 2023.

**Personal Representative:**  
**CAROL SMITH**  
 442 W. 23rd Street  
 Houston, Texas 77008  
 Attorney for Personal Representative:  
**ANNE J. MCPHEE**  
 E-mail Address: Info@StudenbergLaw.com  
 Florida Bar No. 0041605  
 STUDBENBERG LAW  
 1119 Palmetto Avenue  
 Melbourne, Florida 32901  
 Telephone: (321) 722-2420  
 February 16, 23, 2023  
 B23-0108

### NOTICE TO CREDITORS IN THE EIGHTEENTH JUDICIAL CIRCUIT COURT, IN AND FOR BREVARD COUNTY, FLORIDA

**PROBATE DIVISION**  
**CASE NO. 05-2022-CP-052535-XXXX-XX**  
**IN RE: ESTATE OF**  
**EMMA JEAN JOHNSON, A/K/A**  
**EMMA JEAN THOMAS, A/K/A**  
**EMMA T. JOHNSON,**  
**Deceased.**

The administration of the estate of EMMA JEAN JOHNSON, A/K/A EMMA JEAN THOMAS, A/K/A EMMA T. JOHNSON, deceased, whose date of death was September 20, 2022, is pending in the Circuit Court for Brevard County, Florida, Probate Division, P.O. Box 219, Titusville, Florida 32781. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is February 16, 2023.

**Personal Representative:**  
**CAROLYN GODWIN-FRANK, F/K/A**  
**CAROLYN WARREN**  
 Attorney for Personal Representative:  
**DALE A. DETTMER, ESQ.**  
 Florida Bar No. 172988  
 WHITEBIRD PLLC  
 2101 Waverly Place, Suite 100  
 Melbourne, Florida 32901  
 (321) 327-5580  
 ddettmr@whitebirdlaw.com  
 February 16, 23, 2023  
 B23-0110

### NOTICE OF FORECLOSURE SALE

IN THE CIRCUIT COURT OF THE EIGHTEENTH JUDICIAL CIRCUIT, IN AND FOR BREVARD COUNTY, FLORIDA.  
**CASE NO. 05-2019-CA-013118-XXXX-XX**

**THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF CFWALT, INC., ALTERNATIVE LOAN TRUST 2005-40CB, MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2005-40CB, PLAINTIFF, VS.**  
**CRAIG V. SWANSON, ET AL. DEFENDANT(S).**

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure dated November 30, 2022 in the above action, the Brevard County Clerk of Court will sell to the highest bidder for cash at Brevard, Florida, on March 23, 2023, at 11:00 AM, at Brevard Room at the Brevard County Government Center - North, 518 South Palm Avenue, Titusville, FL 32796 for the following described property:

Lot 23, Block 84, PORT ST. JOHN UNIT 3, according to the map or plat thereof in Plat Book 22, Pages 25 through 35, inclusive, of the Public Records of Brevard 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 at Brevard County at 321-633-2171 ext 2, fax 321-633-2172. Court Administration, 2825 Judge Fran Jamieson Way, 3rd Floor, Viera, FL 32940 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.

TROMBERG, MORRIS & POULIN, PLLC  
 Attorney for Plaintiff  
 1515 South Federal Highway, Suite 100  
 Boca Raton, FL 33432  
 Telephone #: 561-338-4101  
 Fax #: 561-338-4077  
 Email: eservice@tmppllc.com  
 BY: STEPHEN WEINSTINE  
 FBN: 740896  
 19-000715  
 February 9, 16, 2023  
 B23-0083

### NOTICE OF ACTION

IN THE CIRCUIT COURT OF THE EIGHTEENTH JUDICIAL CIRCUIT IN AND FOR BREVARD COUNTY, FLORIDA  
**CASE NO.: 2022 CA 057200**

**PNC BANK, NATIONAL ASSOCIATION, Plaintiff, VS.**  
**UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, SURVIVING SPOUSE, GRANTEES, ASSIGNEE, LIENORS, CREDITORS, TRUSTEES, AND ALL OTHER PARTIES CLAIMING AN INTEREST BY THROUGH UNDER OR AGAINST THE ESTATE OF PAMELA R. MCGEE, DECEASED; et al., Defendant(s).**

TO: Unknown Heirs, Beneficiaries, Devisees, Surviving Spouse, Grantees, Assignee, Lienors, Creditors, Trustees, And All Other Parties Claiming An Interest By Through Under Or Against The Estate Of Pamela R. Mcgee, Deceased  
 Last Known Residence: Unknown  
 YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Brevard County, Florida:

LOT 17, BLOCK G, BRIARWOOD PARK, SECTION 3, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 19, PAGE 64, OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on ALDRIDGE PITE, LLP, Plaintiff's attorney, at 5300 West Atlantic Avenue Suite 303 Delray Beach, FL 33484, within 30 days of 1st publication, and file the original with the clerk of this court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint or petition.

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. If you require assistance please contact: ADA Coordinator at Brevard Court Administration 2825 Judge Fran Jamieson Way, 3rd floor Viera, Florida, 32940-8006 (321) 633-2171 ext. 2 NOTE: You must contact coordinator 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 in Brevard County, call 711.

Dated on January 31, 2023,  
 As Clerk of the Court  
 By: /s/ Sheryl Payne  
 As Deputy Clerk

ALDRIDGE | PITE, LLP  
 5300 West Atlantic Avenue, Suite 303  
 Delray Beach, FL 33484  
 1457-713B  
 February 9, 16, 2023  
 B23-0085

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of:

UCR PROPERTY  
 located at:  
 506 ANDREW ST,  
 in the County of BREVARD in the City of PALM BAY, Florida, 32909, intends to register the above said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.  
 Dated at BREVARD County, Florida this 7 day of FEBRUARY, 2023.  
 NAME OF OWNER OR CORPORATION RESPONSIBLE FOR FICTITIOUS NAME:  
 JACQUELINE TREPOVICHT  
 February 16, 2023  
 B23-0115

### NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR BREVARD COUNTY, FLORIDA

**PROBATE DIVISION**  
**File Number: 05-2022-CP-056131-XXXX-XX**  
**In Re: The Estate of**  
**NANCY GAYLE FELTNER, a/k/a**  
**NANCY G. WORTHINGTON-FELTNER,**  
**Deceased.**

The administration of the estate of NANCY GAYLE FELTNER, a/k/a NANCY G. WORTHINGTON-FELTNER, deceased, whose date of death was November 9, 2022, is pending in the Circuit Court for Brevard County, Florida, Probate Division, the address of which is 2825 Judge Fran Jamieson Way, Viera, Florida 32940. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is: February 16, 2023.

Dated this 6th day of February, 2023.  
 Attorney for Personal Representative  
**/s/ DAVID M. PRESNICK**  
**DAVID M. PRESNICK, P. A.**  
 Florida Bar No. 527580  
 96 Willard Street, Suite 106  
 Cocoa, Florida 32922  
 Telephone: (321) 639-3764  
 Email: david@presnicklaw.com  
 February 16, 23, 2023  
 B23-0107

### NOTICE TO CREDITORS IN THE CIRCUIT COURT OF THE EIGHTEENTH JUDICIAL CIRCUIT IN AND FOR BREVARD COUNTY, FLORIDA

**Case No.: 05-2022-CP-056128**  
**PROBATE DIVISION**  
**IN RE: THE ESTATE OF**  
**JUERGEN BAUMANN,**  
**Deceased.**

The administration of the estate of JUERGEN BAUMANN, deceased, whose date of death was November 4, 2022, is pending in the Circuit Court for Brevard County, Florida, Probate Division, the address of which is 2825 Judge Fran Jamieson Way, Viera, Florida 32940. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is February 16, 2023.

**Personal Representative:**  
**Laura Gallagher**  
 767 Acacia Avenue  
 Melbourne Village, Florida 32904  
 Attorney for Personal Representative:  
**ANNE J. MCPHEE**  
 E-mail Address: Info@StudenbergLaw.com  
 Florida Bar No. 0041605  
 GANON J. STUDBENBERG, P.A.  
 1119 Palmetto Avenue  
 Melbourne, Florida 32901  
 Telephone: (321) 722-2420  
 February 16, 23, 2023  
 B23-0109

### NOTICE TO CREDITORS

IN THE CIRCUIT COURT FOR BREVARD COUNTY, FLORIDA

**File No. 05-2022-CP-045254-XXXX-XX**  
**Division Probate**  
**IN RE: ESTATE OF**  
**JUDITH ANN KLINECT**  
**Deceased.**

The administration of the estate of Judith Ann Klinect, deceased, whose date of death was August 30, 2022, is pending in the Circuit Court for Brevard County, Florida, Probate Division, the address of which is 2825 Judge Fran Jamieson Way, Melbourne, Florida 32940. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court

**NOTICE OF SALE**  
**PURSUANT TO CHAPTER 45**  
 IN THE CIRCUIT COURT OF THE EIGHTEENTH JUDICIAL CIRCUIT IN AND FOR BREVARD COUNTY, FLORIDA.  
**CIVIL DIVISION**  
**CASE NO. 052022CA031008XXXXXX**  
**THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE CWABS INC., ASSET-BACKED CERTIFICATES, SERIES 2006-21,**  
**Plaintiff, vs**  
**MELISSA ESPINEL; RICK ESPINEL; MV REALTY PBC, LLC; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; AND ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED,**  
**Defendant(s).**

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure dated January 27, 2023, and entered in Case No. 052022CA031008XXXXXX of the Circuit Court in and for Brevard County, Florida, wherein THE BANK OF NEW YORK MELLON FKA THE BANK OF NEW YORK, AS TRUSTEE FOR THE CERTIFICATEHOLDERS OF THE CWABS INC., ASSET-BACKED CERTIFICATES, SERIES 2006-21, is Plaintiff and MELISSA ESPINEL; RICK ESPINEL; MV REALTY PBC, LLC; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; AND ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, RACHEL SADOFF, Clerk of the Circuit Court, will sell to the highest and best bidder for cash Bre-

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 February 16, 2023.

**Personal Representative:**  
**KURT LYLE KLINECT**  
 5334 Cypress Drive  
 Winter Park, Florida 32792  
 Attorney for Personal Representative:  
**JASON HEDMAN, Esq.**  
 Florida Bar Number: 0507555  
 HEDMAN & WOOTEN, P.A.  
 335 S. Plumosa Street, Suite E  
 Merritt Island, FL 32952  
 Telephone: (321) 452-3720  
 Fax: (321) 452-9096  
 E-Mail: jhedman@hedmandandwootenpa.com  
 Secondary E-Mail:  
 tweckowskiski@hedmandandwootenpa.com  
 Attorney for Personal Representative  
 February 9, 16, 2023  
 B23-0087

vard Government Center - North, Brevard Room 518 South Palm Avenue, Titusville, Florida 32780, 11:00 AM, on March 29, 2023, the following described property as set forth in said Order or Final Judgment, to-wit: LOT 17, BLOCK 292, PORT MALABAR UNIT EIGHT, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 14, PAGE 142, OF THE PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA.

ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNERS 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.

In accordance with the Americans with Disabilities Act of 1990, persons needing special accommodation to participate in this proceeding should contact the Court Administration not later than five business days prior to the proceeding at the Brevard County Government Center. Telephone 321-617-7279 or 1-800-955-8771 via Florida Relay Service.  
 DATED 1/31/23.

By: s/JEFFREY M. SEIDEN, Esq.  
 JEFFREY M. SEIDEN  
 Florida Bar No.: 57189  
 ROY DIAZ, Attorney for Record  
 Florida Bar No. 767700  
 DIAZ ANSELMO & ASSOCIATES, P.A.  
 Attorneys for Plaintiff  
 499 NW 70th Ave., Suite 309  
 Fort Lauderdale, FL 33317  
 Phone: (954) 564-0071  
 Facsimile: (954) 564-9252  
 Service E-mail: answers@dallegal.com  
 1496-184868  
 February 9, 16, 2023  
 B23-0080

### NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR THE EIGHTEENTH JUDICIAL CIRCUIT IN AND FOR BREVARD COUNTY, FLORIDA

**PROBATE DIVISION**  
**File No. 05-2021-CP-057643**  
**Division PROBATE**  
**IN RE: ESTATE OF**  
**JOHN R. FELKER, II A/K/A**  
**JOHN RICHARD FELKER, II**  
**Deceased.**

The administration of the estate of JOHN R. FELKER, II A/K/A JOHN RICHARD FELKER, II, deceased, whose date of death was December 24, 2021, is pending in the Circuit Court for Brevard County, Florida, Probate Division, the address of which is 2825 Judge Fran Jamieson Way, Viera, Florida 32940. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is February 16, 2023.

**Personal Representative:**  
**RACHEL JANE FELKER-SMITH**  
 Attorney for Personal Representative:  
**KAITLIN J. STOLZ**  
 Attorney  
 Florida Bar Number: 1015652  
 Law Office Of Amy B. Van Fossen, P.A.  
 211 E. New Haven Ave.  
 Melbourne, Florida 32901  
 Telephone: (321) 345-5945  
 Fax: (321) 345-5417  
 E-mail 1: katie@amybvanfossen.com  
 E-Mail 2: ashley@amybvanfossen.com  
 February 16, 23, 2023  
 B23-0105

### NOTICE TO CREDITORS

IN THE CIRCUIT COURT OF THE 18th JUDICIAL CIRCUIT IN AND FOR BREVARD COUNTY, FLORIDA  
**PROBATE DIVISION**  
**CASE NO.: 2023-CP-011492**  
**IN RE: ESTATE OF**  
**TARIONN JACKSON HANNER,**  
**Deceased.**

The administration of the estate of Tarionn Jackson Hanner deceased, whose date of death was November 30, 2022, is pending in the Circuit Court for Brevard County, Florida, Probate Division, the address of which is 2825 Judge Fran Jamieson Way, Viera, FL 32940. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

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

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

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

The date of first publication of this notice is February 16, 2023.

**JOY**



INDIAN RIVER COUNTY

SUBSEQUENT INSERTIONS

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE  
EIGHTEENTH JUDICIAL CIRCUIT OF  
FLORIDA IN AND FOR BREVARD COUNTY  
CASE NO. 2022-CA-054974

**JPMORGAN CHASE BANK, NATIONAL AS-SOCIATION,**  
**Plaintiff, vs.**  
**HANNAH MONTGOMERY, et al.,**  
**Defendants.**

To the following Defendant(s):  
ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST DAVID BARRETT MONTGOMERY A/K/A DAVID B. MONTGOMERY, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS. YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property:

START AT THE SOUTHEAST CORNER OF THE SOUTHWEST ONE-QUARTER OF SECTION 22, TOWNSHIP 28 SOUTH, RANGE 37 EAST AND PROCEED NORTH 0° 23' 22" EAST AND ALONG THE NORTH AND SOUTH CENTER LINE OF SAID SECTION, 994.44 FEET TO A POINT; THENCE GO SOUTH 89° 50' 53" WEST 476.14 FEET TO THE POINT OF BEGINNING; THENCE FOR A FIRST COURSE GO SOUTH 89° 50' 53" WEST 184 FEET TO A POINT; THENCE FOR A SECOND COURSE GO NORTH 0° 32' 15" EAST 332.1 FEET TO A POINT; THENCE FOR A THIRD COURSE GO NORTH 89° 50' 53" EAST 184 FEET TO A POINT; THENCE FOR A FOURTH COURSE GO SOUTH 0° 32' 15" WEST 332.1 FEET TO POINT OF BEGINNING, BREVARD COUNTY, FLORIDA. LESS AND EXCEPT THE ROAD RIGHT-OF-WAY FOR KNECHT ROAD F/K/A MAPLE STREET, ALSO LESS AND EXCEPTING THE FOLLOWING DESCRIBED PARCEL: START AT THE SOUTHEAST CORNER OF THE SOUTHWEST ONE-QUARTER OF SECTION 22, TOWNSHIP 28 SOUTH, RANGE 37 EAST AND PROCEED NORTH 0° 23' 22" EAST ALONG THE

NORTH-SOUTH CENTER LINE OF SAID SECTION 22, A DISTANCE OF 994.44 FEET; THENCE RUN SOUTH 89° 50' 53" WEST, A DISTANCE OF 476.14 FEET TO THE POINT OF BEGINNING; THENCE RUN SOUTH 89° 50' 53" WEST, A DISTANCE OF 159.00 FEET; THENCE RUN NORTH 0° 32' 15" EAST, A DISTANCE OF 25.00 FEET; THENCE RUN NORTH 89° 50' 53" EAST, A DISTANCE OF 159.00 FEET; THENCE RUN SOUTH 0° 32' 15" WEST, A DISTANCE OF 25.00 FEET TO THE POINT OF BEGINNING, BREVARD COUNTY, FLORIDA.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on McCalla Raymer Leibert Pierce, LLC, Morgan B. Lea, Attorney for Plaintiff, whose address is 225 East Robinson Street, Suite 155, Orlando, FL 32801, a date which is within thirty (30) days after the first publication of this Notice in the Florida Legal Advertising, Inc., 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. For more information regarding Brevard County's policy on equal accessibility and non-discrimination on the basis of disability, contact the Office of ADA Coordinator at (321) 633-2076 or via Florida Relay Services at (800) 955-8771, or by e-mail at brian.breslin@brevardcounty.us

WITNESS my hand and seal of this Court this 31 day of January, 2023.

Clerk of the Court  
(Seal) By Sheryl Payne  
As Deputy Clerk

Submitted by:  
MCCALLA RAYMER LEIBERT PIERCE, LLC  
225 E. Robinson St. Suite 155  
Orlando, FL 32801  
Phone: (407) 674-1850  
Email: MRService@mccalla.com  
22-01900-1  
February 9, 16, 2023 B23-0086

**NOTICE OF FORECLOSURE SALE**  
IN THE CIRCUIT COURT OF THE  
EIGHTEENTH JUDICIAL CIRCUIT IN AND FOR  
BREVARD COUNTY, FLORIDA  
CASE NO.: 05-2022-CA-042876

**JUDGE: DALE CURTIS JACOBUS**  
**ESTRET HOLDINGS, LLC, a Florida**  
**Limited Liability Company,**  
**Plaintiff, vs.**  
**RENAR DEVELOPMENT COMPANY,**  
**A Florida Corporation and TD EQUIPMENT**  
**FINANCE, INC., a Maine Corporation,**  
**Defendants.**

NOTICE is hereby given pursuant to the Final Judgment of Foreclosure filed on January 24, 2023 and entered in the Circuit Court of the Eighteenth Judicial Circuit, in and for Brevard County, Florida, Case No.: 05-2022-CA-042876, wherein ESTRET HOLDINGS, LLC, a Florida limited liability company, is the Plaintiff and Renar Development Company, a Florida Corporation, and TD Equipment Finance, Inc., a Maine Corporation, are the Defendants, the Clerk, Rachel M. Sadoff, will sell to the highest and best bidder for cash on the 5th day of April, 2023, at the Brevard County Government Center – North, in the Brevard Room, 518 S. Palm Avenue, Titusville, Florida beginning at 11:00

o'clock a.m. in accordance with section 45.031, Florida Statutes, the properties situated in Brevard, Flagler, Osceola, and Polk Counties, more particularly described as follows:

Lot 10, Block 13, Palm Coast, Map of Pine Grove, Section 25, according to the map or plat thereof, as recorded in Plat Book 9, Pages 1, Public Records of Flagler County, Florida.  
KNOWN AS: 124 Persimmon Drive, Palm Coast, Florida 32164

Lot 34, Block 48, Palm Coast Map of Pine Grove Section 26, according to the plat thereof as recorded in Map Book 9, Pages 20-35, of the Public Records of Flagler County, Florida.  
KNOWN AS: 24 Pierce Lane, Palm Coast, Florida 32164

Lot 4, Block 55, Palm Coast, Map of Royal Palms, Section 30, according to the map or plat thereof as received in Plat Book 10, Page 30, Public Records of Flagler County, Florida. (For section 1 through 16 inclusive, the aforementioned legal description includes the following language: as amended by Instrument recorded in Office Records Book 35, at page 528 of the Public Records of Flagler County, Florida) KNOWN AS: 7 Ranwood Lane, Palm Coast, Florida 32164

Lot 5, Block 55, Palm Coast, Map of Royal Palms, Section 30, according to the map or plat thereof as recorded in Plat Book 10, at Page 30, Public Records of Flagler County, Florida. (For section 1 through 16 inclusive, the aforementioned legal description includes the following language: as amended by Instrument recorded in Official Records Book 35, at page 528 of the Public Records of Flagler County, Florida) KNOWN AS: 9 Ranwood Lane, Palm Coast, Florida 32164

Lot 3, Block 55, of Palm Coast, Map of Royal Palms, Section 30, according to the map or plat thereof as recorded in Plat Book 10, Page 38, Public Records of Flagler County, Florida  
KNOWN AS: 5 Ranwood Lane, Palm Coast, Florida 32164

Lot 8, Block 12, of Palm Coast, Map of Laguna Forest, Section 64, according to the plat thereof recorded in Map Book 18, Pages 36-43, of the Public Records of Flagler County, Florida  
KNOWN AS: 49 Llama Trail, Palm Coast, Florida 32164

Lot 21, Block 137, of Palm Coast, Map of Belle Terre, Section 35, according to the

plat thereof, recorded in Map Book 11, Page 2 through 26, of the Public Records of Flagler County, Florida  
KNOWN AS: 150 Bird of Paradise, Palm Coast, Florida 32137

Lot 20, Block 572, Poinciana, Neighborhood 1, Village 2, according to the map or Plat thereof, as recorded in Plat Book 3, Page(s) 69 through 87, Public Records of Osceola County, Florida  
KNOWN AS: Marquee Dr, Kissimmee, Florida 34758

Lot 13, Block 77, Poinciana Neighborhood 3, Village 3 according to the Plat thereof, as recorded in Plat Book 52, at Pages 19 through 31, of the Public Records of Polk County, Florida  
KNOWN AS: 612 Kangaroo Drive, Poinciana, Florida 34759

Lot 11, in Block 276, of Poinciana, Neighborhood 6 South, Village 3, according to the Plat thereof, as recorded in Plat Book 54, at Page 43 through 49, inclusive, of the Public Records of Polk County, Florida  
KNOWN AS: 122 Spoonbill Court, Poinciana, Florida 34759

Lot 1, Block 1036, Poinciana Neighborhood 4, Village 7, according to the map or Plat thereof as recorded in Plat Book 53, Page(s) 4 through 18 inclusive, Public Records of Polk County, Florida  
KNOWN AS: 41 Sawfish Court, Poinciana, Florida 34759

Lot 15, Block 1164, Poinciana, Neighborhood 5, Village 7, according to the map or Plat thereof as recorded in Plat Book 53, Page(s) 19 through 28, inclusive, Public Records of Polk County, Florida  
KNOWN AS: 1837 Hudson Court, Poinciana, Florida 34759

Lot 92, Amberwood at Bayside Lakes, according to the official Plat thereof, as recorded in Plat Book 0057, at Page 0021, Public Records of Brevard County, Florida  
KNOWN AS: 569 Dillard Drive, Palm Bay, Florida 32909

Lot 93, Amberwood at Bayside Lakes, according to the Official Plat thereof, as recorded in Plat Book 0057, at Page 0021, Public Records of Brevard County, Florida  
KNOWN AS: 577 Dillard Drive, Palm Bay, Florida 32909

(the "Subject Properties").  
ANY PERSON CLAIMING AN INTEREST IN THE SURPLUS FROM THE SALE, IF ANY, OTHER THAN THE PROPERTY OWNERS AS OF THE DATE OF THE LIS PENDENS MUST FILE A CLAIM WITHIN 60 DAYS AFTER THE SALE.

IMPORTANT AMERICANS WITH DISABILITIES ACT. 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 at Court Administration, 2825 Judge Fran Jamieson Way, 3rd floor, Viera, Florida, 32940-8006, (321) 633-2171 ext. 2 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 2nd day of February, 2023.  
WRIGHT, PONSOLDT & LOZEAU,  
TRIAL ATTORNEYS, L.L.P.  
TIM B. WRIGHT  
Fla. Bar No.: 823351  
1002 S.E. Monterey Commons Blvd.  
Suite 100  
Stuart, Florida 34996  
(772) 286-5566 Telephone  
(772) 286-9102 Fax  
Timwright@wpltrialattorneys.com  
ajohnson@wpltrialattorneys.com  
smitchell@wpltrialattorneys.com  
Counsel for Plaintiff  
February 9, 16, 2023 B23-0084

**NOTICE OF FORECLOSURE SALE**  
IN THE CIRCUIT COURT OF THE 18TH  
JUDICIAL CIRCUIT IN AND FOR  
BREVARD COUNTY, FLORIDA  
CASE NO.: 052022CA040354XXXXXX

**FEDERAL HOME LOAN MORTGAGE CORPORATION, AS TRUSTEE FOR THE BENEFIT OF THE FREDDIE MAC SEASONED CREDIT RISK TRANSFER TRUST, SERIES 2021-3,**  
**Plaintiff, v.**

**AGNES ROGER; UNKNOWN SPOUSE OF AGNES ROGER; ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED; UNKNOWN TENANT #1; UNKNOWN TENANT #2,**  
**Defendant(s).**

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment dated January 18, 2023 entered in Civil Case No. 052022CA040354XXXXXX in the Circuit Court of the 18th Judicial Circuit in and for Brevard County, Florida, wherein FEDERAL HOME LOAN MORTGAGE CORPORATION, AS TRUSTEE FOR THE BENEFIT OF THE FREDDIE MAC SEASONED CREDIT RISK TRANSFER TRUST, SERIES 2021-3, Plaintiff and AGNES ROGER and UNKNOWN TENANT # 1 N/K/A MICHELLE ROGER are defendants, Rachel M Sadoff, Clerk of Court, will sell the property at public sale at the Brevard County Government Center – North, 518 South Palm Avenue, Brevard Room, Titusville, FL 32780 beginning at 11:00 AM on April 5, 2023 the following described property as set forth in said Final Judgment, to-wit:

LOT 30, BLOCK 12, WHISPERING LAKES THIRD SECTION PART FOUR, AS RECORDED IN PLAT BOOK 17, PAGE 133, PUBLIC RECORDS OF BREVARD COUNTY, FLORIDA.  
Property Address: 4325 Best Avenue, Titusville, Florida 32780

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. IF YOU REQUIRE ASSISTANCE PLEASE CONTACT: ADA COORDINATOR AT BREVARD COURT ADMINISTRATION 2825 JUDGE FRAN JAMIESON WAY, 3RD FLOOR VIERA, FLORIDA, 32940-8006 (321) 633-2171 EXT. 3 NOTE: YOU MUST CONTACT COORDINATOR 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 IN BREVARD COUNTY, CALL 711.

KELLEY KRONENBERG  
10360 West State Road 84  
Fort Lauderdale, FL 33324  
Phone: (954) 370-9970  
Fax: (954) 252-4571  
Service E-mail: ktirealprop@kelleykronenberg.com  
JASON M VANSLETTE, Esq.  
FL Bar #: 92121  
M22295  
February 9, 16, 2023 B23-0081

**NOTICE OF SALE**  
IN THE CIRCUIT COURT OF THE  
EIGHTEENTH JUDICIAL CIRCUIT IN AND  
FOR BREVARD COUNTY, FLORIDA  
CIVIL DIVISION  
Case #: 05-2022-CA-024726-XXXX-XX

**Rocket Mortgage, LLC f/k/a Quicken Loans, LLC f/k/a Quicken Loans Inc.**  
**Plaintiff, -vs.-**

**Jeremy Brown; Amanda Brown; 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 resccheduling foreclosure sale or Final Judgment, entered in Civil Case No. 05-2022-CA-024726-XXXX-XX of the Circuit Court of the 18th Judicial Circuit in and for Brevard County, Florida, wherein Rocket Mortgage, LLC f/k/a Quicken Loans, LLC f/k/a Quicken Loans Inc., Plaintiff and Jeremy Brown are defendant(s), the clerk, Rachel M. Sadoff, shall offer for sale to the highest and best bidder for cash AT THE BREVARD COUNTY GOVERNMENT CENTER – NORTH, 518 SOUTH PALM AVENUE, BREVARD ROOM, TITUSVILLE, FLORIDA 32780, AT 11:00 A.M. on March 8, 2023, the following described property as set forth in said Final Judgment, to-wit:

LOT 2, BLOCK 798, PORT MAL-ABAR UNIT SIXTEEN, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 15, AT PAGES 84-98, INCLUSIVE, OF THE PUBLIC RECORDS OF BREVARD 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.

Attn: 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 COURT ADMINISTRATION at the Moore Justice Center, 2825 Judge Fran Jamieson Way, 3rd Floor, Viera, FL 32940-8006, (321) 633-2171, ext 2, within two working days of your receipt of this notice. If you are hearing or voice impaired call 1-800-955-8771.

LOGS LEGAL GROUP LLP  
Attorneys for Plaintiff  
2424 North Federal Highway, Suite 360  
Boca Raton, Florida 33431  
Telephone: (561) 998-6700 Ext. 66821  
Fax: (561) 998-6707  
For Email Service Only: FLSERVICE@logs.com  
For all other inquiries: jhooper@logs.com  
By: JESSICA A. HOOPER, Esq.  
FL Bar # 1018064  
22-326052  
February 9, 16, 2023 B23-0082

**NOTICE TO CREDITORS**  
IN THE CIRCUIT COURT FOR INDIAN RIVER  
COUNTY, FLORIDA  
PROBATE DIVISION  
File No. 2023-CP-000023  
IN RE: ESTATE OF  
NANCY ANDERSON JUDGE  
a/k/a NANCY A. JUDGE  
a/k/a NANCY JUDGE,  
Deceased.

The administration of the estate of Nancy Anderson Judge a/k/a Nancy A. Judge a/k/a Nancy Judge, whose date of death was October 20, 2022, is pending in the Circuit Court for Indian River County, Florida, Probate Division, the address of which is 2000 16th Avenue, Vero Beach, Florida 32960. The names and addresses of the personal representative and the personal representative's attorney are set forth below.

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

All other creditors of the decedent and other persons having claims or demands against decedent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE. ALL CLAIMS NOT FILED WITHIN THE TIME PERIODS SET FORTH IN FLORIDA STATUTES SECTION 733.702 WILL BE FOREVER BARRED.

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

The date of first publication of this notice is February 16, 2023.

**Personal Representative:**  
**AMY JUDGE-PREIN**  
4430 N. Meridian St.  
Indianapolis, IN 46208  
Attorney for Personal Representative:  
DANA C. KEMPER  
OHALL KEMPER LAW  
Florida Bar Number: 0044337  
1464 Oakfield Drive  
Brandon, FL 33511  
Telephone: (813) 438-8503  
Fax: (813) 438-8504  
E-Mail: dkemper@ohalllaw.com  
February 16, 23, 2023 N23-0016

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of:

CREATIVITY AT LARGE  
located at:

1219 PRESTON ESTATES CIR  
in the County of INDIAN RIVER in the City of VERO BEACH, Florida 32960, intends to register the above said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.  
Dated at INDIAN RIVER County, Florida this 10TH day of FEBRUARY, 2023.  
NAME OF OWNER OR CORPORATION RESPONSIBLE FOR FICTITIOUS NAME:  
TIMOTHY ANDREW LARGE, OWNER  
February 16, 2023 N23-0017

SUBSEQUENT INSERTIONS

**NOTICE OF FORECLOSURE SALE**  
IN THE CIRCUIT COURT OF THE  
19TH JUDICIAL CIRCUIT, IN AND FOR  
INDIAN RIVER COUNTY, FLORIDA  
CIVIL DIVISION:  
CASE NO.: 2022 CA 000775

**NATIONSTAR MORTGAGE LLC,**  
**Plaintiff, vs.**  
**PHILIP R. MOLLICA, JR; TIME INVESTMENT COMPANY INC; VEROLAGO HOMEOWNERS ASSOCIATION, INC.; PATRICIA M. MOLLICA; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY,**  
**Defendants.**

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 27th day of January 2023 and entered in Case No. 2022 CA 000775, of the Circuit Court of the 19TH Judicial Circuit in and for INDIAN RIVER County, Florida, wherein NATIONSTAR MORTGAGE LLC is the Plaintiff and PHILIP R. MOLLICA, JR TIME INVESTMENT COMPANY INC VEROLAGO HOMEOWNERS ASSOCIATION, INC.; PATRICIA M. MOLLICA; and UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY are defendants. JEFFREY R. SMITH as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at www.Indian-River.realforeclose.com at 10:00 AM on the 13th day of March 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 450, VEROLAGO PHASE 2, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 20, PAGES 23 THROUGH 29, OF THE PUBLIC RECORDS OF INDIAN RIVER COUNTY, FLORIDA.  
IF YOU ARE A PERSON CLAIMING A RIGHT TO

**NOTICE OF FORECLOSURE SALE**  
IN THE CIRCUIT COURT OF THE  
NINETEENTH JUDICIAL CIRCUIT IN AND  
FOR INDIAN RIVER COUNTY, FLORIDA  
GENERAL JURISDICTION DIVISION  
Case No. 2019 CA 000651

**Land Home Financial Services, Inc.,**  
**Plaintiff, vs.**  
**KENNETH A. MCCLAREN, et al.,**  
**Defendants.**

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment and/or Order Rescheduling Foreclosure Sale, entered in Case No. 2019 CA 000651 of the Circuit Court of the NINETEENTH Judicial Circuit, in and for Indian River County, Florida, wherein Land Home Financial Services, Inc. is the Plaintiff and KENNETH A. MCCLAREN; MICHELLE MCCLAREN; ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, OR AGAINST THE HEREIN NAMED INDIVIDUAL DEFENDANT(S) WHO ARE NOT KNOWN TO BE DEAD OR ALIVE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS are the Defendants, that Jeffrey Smith, Indian River County Clerk of Court will sell to the highest and best bidder for cash at, www.indian-river.realforeclose.com, beginning at 10:00 AM on the 6th day of March, 2023, the following described property as set forth in said Final Judgment, to wit:

LOT 10, BLOCK 626, SECOND REPLAT IN SEBASTIAN HIGHLANDS UNIT-9 FIRST REPLAT IN SEBASTIAN HIGHLANDS UNIT-16, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 8, PAGE(S) 71, OF THE PUBLIC RECORDS OF INDIAN RIVER COUNTY, FLORIDA.

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Corrie Johnson, ADA Coordinator, 250 NW Country Club Drive, Suite 217, Port St. Lucie, FL 34986, (772) 807-4370 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.

SPANISH  
Si usted es una persona discapacitada que necesita alguna adaptación para poder participar de este procedimiento o evento; usted tiene derecho, sin costo alguno a que se le provea cierta ayuda. Favor de comunicarse con Corrie Johnson, Coordinadora de A.D.A., 250 NW Country Club Drive, Suite 217, Port St. Lucie, FL 34986, (772) 807-4370 por lo menos 7 días antes de que tenga que comparecer en corte o inmediatamente después de haber recibido esta notificación si es que falta menos de 7 días para su comparecencia. Si tiene una discapacidad auditiva ó de habla, llame al 711.

KREYOL  
Si ou se you moun ki kokobé ki bezwen asistans ou aparyé pou ou ka patispé nan prosedu sa-a, ou gen dwa san ou ka bezwen pyéy anyen pou ou jwen on sen de éd. Tanpri kontaké Corrie Johnson, Co-ordinator ADA, 250 NW Country Club Drive, suite 217, Port St. Lucie, FL 34986, (772) 807-4370 O'mwen 7 jou avan ke ou gen pou-ou parèt nan tribinal, ou imediatman ke ou resevwa avis sa-a ou si lé ke ou gen pou-ou ale nan tribinal-la mwens ke 7 jou; Si ou pa ka tande ou palé byen, rélé 711.

Dated this 7th day of February, 2023.  
BROCK & SCOTT, PLLC  
Attorney for Plaintiff  
2001 NW 64th St, Suite 130  
Ft. Lauderdale, FL 33309  
Phone: (954) 618-6955, ext. 4766  
Fax: (954) 618-6954  
FLCourtDocs@brockandscott.com  
By JUSTIN J. KELLEY, Esq.  
Florida Bar No. 32106  
20-F01714  
February 16, 23, 2023 N23-0014

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration, 250 NW Country Club Drive, Suite 217, Port St. Lucie, FL 34986, (772) 807-4370 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 2nd day of February 2023.  
By: LINDSAY MAISONNET, Esq.  
Florida Bar Number: 93156  
Submitted by:  
DE CUBAS & LEWIS, P.A.  
P.O. Box 771270  
Coral Springs, FL 33077  
Telephone: (954) 453-0365  
Facsimile: (954) 771-6052  
Toll Free: 1-800-441-2438  
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516  
eservice@decubaslewis.com  
22-01960  
February 9, 16, 2023 N23-0009



**SUBSEQUENT INSERTIONS**

**SALES & ACTIONS**

**NOTICE OF FORECLOSURE SALE**  
IN THE CIRCUIT COURT OF THE NINETEENTH JUDICIAL CIRCUIT IN AND FOR INDIAN RIVER COUNTY, FLORIDA  
**CASE NO. : 2022 CA 000376**  
**CALIBER HOME LOANS, INC., Plaintiff, v. JEFFREY S. RINEHART; UNKNOWN SPOUSE OF JEFFREY S. RINEHART; UNKNOWN TENANT(S) IN POSSESSION #1 and #2, and ALL OTHER UNKNOWN PARTIES, et.al., Defendant(s).**

NOTICE IS HEREBY GIVEN pursuant to a Final Judgment of Foreclosure dated January 31, 2023, entered in Civil Case No.: 2022 CA 000376 of the Circuit Court of the Nineteenth Judicial Circuit in and for Indian River County, Florida, wherein CALIBER HOME LOANS, INC., Plaintiff, and JEFFREY S. RINEHART; UNKNOWN TENANT(S) IN POSSESSION #1 N/K/A STEFANIE BELANGER, are Defendants. JEFFREY R SMITH, The Clerk of the Circuit Court, will sell to the highest bidder for cash, at www.indian-river.realforeclose.com, at 10:00 AM, on the 3rd day of March, 2023, the following described real property as set forth in said Judgment, to wit: LOT 21, BLOCK 1, DIXIE GARDENS UNIT 3, SECTION TWO, A SUBDIVISION, ACCORDING TO THE PLAT THEREOF, RECORDED IN PLAT BOOK 6, PAGE 28, OF THE PUBLIC RECORDS OF INDIAN RIVER COUNTY, FLORIDA.

If you are a person claiming a right to funds remaining after the sale, you must file a claim with the clerk before the clerk reports the surplus as unclaimed. If you fail to file a timely claim you will not be entitled to any remaining funds. After the funds are reported as unclaimed, only the owner of record as of the date of the Lis Pendens may claim the surplus.

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, 250 NW Country Club Drive, Suite 217, Port St. Lucie, FL 34986, (772) 807-4370 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.

SPANISH: Si usted es una persona discapacitada que necesita algún tipo de adecuación para poder participar de este procedimiento, usted tiene derecho a que se le ayude hasta cierto punto y sin costo alguno. Por favor comuníquese con Court Administration, 250 NW Country Club Drive, Suite 217, Port St. Lucie, FL 34986, (772) 807-4370, al menos 7 días antes de su fecha de comparecencia o inmediatamente después de haber recibido esta notificación si faltan menos de 7 días para su cita en el tribunal. Si tiene discapacidad auditiva o de habla, llame al 711.

KREYOL: Si ou se yon moun ki andikape epi ou bezwen nenpòt akomodasyon pou ou ka patisipe nan pwosè sa-a, ou gen dwa, san ou pa gen pou-ou peye anyen, pou you ba-ou yon seri de asistans. Tanpri kontakte Court Administration, 250 NW Country Club Drive, Suite 217, Port St. Lucie FL 34986, (772) 807-4370 omwen 7 jou alavans jou ou gen pou-ou parèt nan tribunal-la, ouswa imedyatman kote ou resewa notifikasyon-an si ke li mwens ke 7 jou; si ou soud ouswa bèbè, rele 711.

Dated: February 1, 2023  
By: BRIAN L. ROSALER  
Florida Bar No.: 0174882.

Attorney for Plaintiff:  
BRIAN L. ROSALER, Esquire  
POPKIN & ROSALER, P.A.  
1701 West Hillsboro Boulevard  
Suite 400  
Deerfield Beach, FL 33442  
Telephone: (954) 360-9030  
Facsimile: (954) 420-5187  
22-49874  
February 9, 16, 2023 N23-0011

**NOTICE OF SALE**  
IN THE CIRCUIT COURT OF THE NINETEENTH JUDICIAL CIRCUIT IN AND FOR INDIAN RIVER COUNTY, FLORIDA  
**CASE NO. 2022 CA 000255**  
**WELLS FARGO BANK, N.A. Plaintiff, v. DORIS VILANDRE; JOSEPH R VILANDRE A/K/A JOSEPH ROBERT VILANDRE; WILLIAM G WOOD; UNKNOWN SPOUSE OF JOSEPH R. VILANDRE A/K/A JOSEPH ROBERT VILANDRE; JEFFREY M. PRUNIER; MARTHA PARRA-PRUNIER; UNKNOWN TENANT 1; UNKNOWN TENANT 2; Defendants.**

Notice is hereby given that, pursuant to the Final Judgment of Foreclosure entered on December 16, 2022, and Order Rescheduling Foreclosure Sale entered on January 19, 2023 in this cause, in the Circuit Court of Indian River County, Florida, the office of Jeffrey R. Smith, Clerk of the Circuit Court, shall sell the property situated in Indian River County, Florida, described as:

THE FOLLOWING DESCRIBED REAL PROPERTY SITUATE, LYING AND BEING IN INDIAN RIVER COUNTY, FLORIDA:  
LOT 12, BLOCK E, VERO BEACH HOMESITES, UNIT NO. 1, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 3, PAGE 33, OF THE PUBLIC RECORDS OF INDIAN RIVER COUNTY, FLORIDA.  
BEING THE SAME PROPERTY CONVEYED TO JOSEPH R. VILANDRE, AN UNMARRIED ADULT, AN UNDIVIDED ONE-HALF INTEREST, AND TO JEFFREY M. PRUNIER AND MARTHA PARRA-PRUNIER, HUSBAND AND WIFE, AN UNDIVIDED ONE-HALF INTEREST, AS JOINT TENANTS WITH RIGHTS OF SURVIVORSHIP AS TO, AND BETWEEN,

THE TWO RESPECTIVE UNDIVIDED ONE-HALF INTERESTS OF THE GRANTEES DEED DATED 04/16/2012, RECORDED 04/16/2012, IN INSTRUMENT NO. 2204984, IN THE COUNTY OF INDIAN RIVER, STATE OF FLORIDA  
MORE COMMONLY KNOWN AS:  
3236 1ST STREET, VERO BEACH, FL 32968  
PARCEL/TAX ID: 333915000090000012.0  
a/k/a 3236 1ST ST, VERO BEACH, FL 32968-2542

at public sale, to the highest and best bidder, for cash, online at www.indianriver.realforeclose.com, on March 06, 2023 beginning at 10:00 AM.

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

If you are a person with a disability who needs an accommodation to participate in a court proceeding or access to a court facility, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration at 250 NW Country Club Drive, Suite 217 Port Saint Lucie, Florida 34986 or by phone at (772) 807-4370. If you are deaf or hard of hearing, please call 711.

Dated at St. Petersburg, Florida this 1st day of February, 2023.

eXL LEGAL, PLLC  
Designated Email Address: efilng@exllegal.com  
12425 28th Street North, Suite 200  
St. Petersburg, FL 33716  
Telephone No. (727) 536-4911  
Attorney for the Plaintiff  
ISABEL LÓPEZ RIVERA  
FL Bar: 1015906  
1000007719  
February 9, 16, 2023 N23-0010

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE NINETEENTH JUDICIAL CIRCUIT IN AND FOR INDIAN RIVER COUNTY, FLORIDA  
**CASE NO. 31-2022 CA 000838**  
**REGIONS BANK D/B/A REGIONS MORTGAGE Plaintiff, v. THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF SENGCHANH PHOMPHANH MERRILL, DECEASED, ET AL. Defendants.**

TO: THE UNKNOWN HEIRS, GRANTEES, DEVISEES, LIENORS, TRUSTEES, AND CREDITORS OF SENGCHANH PHOMPHANH MERRILL, DECEASED, ET AL.  
Current Residence Unknown, but whose last known address was:  
20 PINE ARBOR LN, VERO BEACH, FL 32962-0851 AND MONICA POTHIKAN, Current residence unknown, but whose last known address was:  
118 CAMELLIA TRACE DR, MARYVILLE, TN 37801

YOU ARE NOTIFIED that an action to foreclose a mortgage on the following property in Indian River County, Florida, to-wit:  
UNIT 203, CONDOMINIUM APARTMENT BUILDING 20, OF VISTA ROYALE PHASE I, A CONDOMINIUM, ACCORDING TO THE DECLARATION OF CONDOMINIUM THEREOF, AS RECORDED IN OFFICIAL RECORD BOOK 520, PAGE 128, OF THE PUBLIC RECORDS OF INDIAN RIVER COUNTY, FLORIDA, TOGETHER WITH

ALL AMENDMENTS THERETO AND TOGETHER WITH ITS UNDIVIDED INTEREST IN THE COMMON ELEMENTS APPURTENANT THERETO.

has been filed against you and you are required to serve a copy of your written defenses, if any, to it on eXL Legal, PLLC, Plaintiff's attorney, whose address is 12425 28th Street North, Suite 200, St. Petersburg, FL 33716, on or before March 16, 2023 or within thirty (30) days after the first publication of this Notice of Action, and file the original with the Clerk of this Court at P.O. Box 1028, Vero Beach, FL 32961-1028, 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 petition.

If you are a person with a disability who needs an accommodation to participate in a court proceeding or access to a court facility, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration at 250 NW Country Club Drive, Suite 217 Port Saint Lucie, Florida 34986 or by phone at (772) 807-4370. If you are deaf or hard of hearing, please call 711.

WITNESS my hand and seal of the Court on this 30th day of January, 2023.

Jeffrey R. Smith  
Clerk of the Circuit Court  
(SEAL) By: Andrea L. Finley  
Deputy Clerk  
eXL LEGAL, PLLC  
12425 28th Street North, Suite 200,  
St. Petersburg, FL 33716  
727-536-4911  
1000008365  
February 9, 16, 2023 N23-0012

**MARTIN COUNTY**

**SUBSEQUENT INSERTIONS**

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE NINETEENTH JUDICIAL CIRCUIT OF FLORIDA IN AND FOR MARTIN COUNTY GENERAL JURISDICTION DIVISION  
**CASE NO. 22001073CAAXMX**  
**NATIONSTAR MORTGAGE LLC, Plaintiff, vs. FRANK RAVILLE, et al. Defendants.**

To: ANY AND ALL UNKNOWN PARTIES CLAIMING BY, THROUGH, UNDER, AND AGAINST THE ESTATE OF ALBERT J. RAVILLE A/K/A ALBERT RAVILLE JR. A/K/A ALBERT RAVILLE, WHETHER SAID UNKNOWN PARTIES MAY CLAIM AN INTEREST AS SPOUSES, HEIRS, DEVISEES, GRANTEES, OR OTHER CLAIMANTS  
ADDRESS: UNKNOWN  
BARBARA DASHNAW  
27 YANKEE DRUMMER DRIVE, WEST BROOKFIELD, MA 01585  
UNKNOWN SPOUSE OF BARBARA DASHNAW  
27 YANKEE DRUMMER DRIVE, WEST BROOKFIELD, MA 01585  
LAST KNOWN ADDRESS STATED, CURRENT RESIDENCE UNKNOWN

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

LOT 14, BLOCK "X", OF RIDGEWAY MOBILE HOME SUBDIVISION PLAT NO. 6, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 6, PAGE(S) 25, OF THE PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA, TOGETHER WITH THAT CERTAIN 1992

**NOTICE OF FORECLOSURE SALE**  
IN THE CIRCUIT COURT OF THE 19TH JUDICIAL CIRCUIT, IN AND FOR MARTIN COUNTY, FLORIDA  
CIVIL DIVISION:  
**CASE NO. : 43-2022-CA-000443**  
**NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, Plaintiff, vs. TRAVIS FULLAN A/K/A TRAVIS W. FULLAN, et al., Defendants.**

NOTICE IS HEREBY GIVEN pursuant to the Final Judgment of Foreclosure entered on the 17th day of January 2023, in Case No. 43-2022-CA-000443, of the Circuit Court of the 19TH Judicial Circuit in and for Martin County, Florida, wherein NEWREZ LLC D/B/A SHELLPOINT MORTGAGE SERVICING, is the Plaintiff and TRAVIS FULLAN A/K/A TRAVIS W. FULLAN, UNKNOWN SPOUSE OF TRAVIS FULLAN A/K/A TRAVIS W. FULLAN; UNKNOWN TENANT #1 AND UNKNOWN TENANT #2N, are the Defendants. The Clerk of this Court shall sell to the highest and best bidder for cash electronically at www.martin.realforeclose.com, the Clerk's website for on-line auctions at, 10:00 AM on the 7th day of March 2023, the following described property as set forth in said Final Judgment, to-wit:

THE FOLLOWING DESCRIBED LAND, SITUATE, LYING AND BEING IN MARTIN COUNTY, FLORIDA, TO-WIT:  
LOTS 21 AND 22, BLOCK 22, ADDITION NO. 2, DIXIE PARK, A SUBDIVISION ACCORDING TO THE PLAT THEREOF

DEST MOBILE HOME BEARING ID NUMBER D13PM31247 AND TITLE NO. 63207386.

has been filed against you and you are required to file a copy of your written defenses, if any, to it on Sara Collins, McCalla Raymer Leibert Pierce, LLC, 225 E. Robinson St. Suite 155, Orlando, FL 32801, (407) 674-1850, and file the original with the Clerk of the above-styled Court on or before March 11, 2023, or 30 days from the first publication, otherwise a Judgment may be entered against you for the relief demanded in the Complaint.

It is the intent of the 19th Judicial Circuit to provide reasonable accommodations when requested by qualified persons with disabilities. If you are a person with a disability who needs an accommodation to participate in a court proceeding or access to a court facility, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Court Administration, 250 NW Country Club Drive, Suite 217, Port Saint Lucie, FL 34986; (772) 807-4370; 1-800-955-8771, if you are hearing or voice impaired.

WITNESS my hand and seal of said Court on the 1st day of February, 2023.

CAROLYN TIMMANN  
CLERK OF THE CIRCUIT COURT  
As Clerk of the Court  
(Seal) By: A. Yahn  
Deputy Clerk

MCCALLA RAYMER LEIBERT PIERCE, LLC  
225 E. Robinson St. Suite 155  
Orlando, FL 32801  
Phone: (407) 674-1850  
Fax: (321) 248-0420  
22-01763-1  
February 9, 16, 2023 M23-0008

RECORDED IN PLAT BOOK 11-P. PAGE 52 IN PUBLIC RECORDS OF MARTIN COUNTY, FLORIDA.

Property address: 5855 SE GRAFTON DR, STUART, FL 34997

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 WITH THE CLERK BEFORE THE CLERK REPORTS THE SURPLUS AS UNCLAIMED.

It is the intent of the 19th Judicial Circuit to provide reasonable accommodations when requested by qualified persons with disabilities. If you are a person with a disability who needs an accommodation to participate in a court proceeding or access to a court facility, you are entitled, at no cost to you, to the provision of certain assistance. Please contact: Court Administration, 250 NW Country Club Drive, Suite 217, Port Saint Lucie, FL 34986; (772) 807-4370; 1-800-955-8771, if you are hearing or voice impaired.

Dated this 2nd day of February 2023.  
By: DAVID DILTS, Esq.  
Bar Number:68615  
DELUCA LAW GROUP, PLLC  
2101 NE 26th Street  
Fort Lauderdale, FL 33305  
PHONE: (954) 368-1311 FAX: (954) 200-8649  
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516 service@delucalawgroup.com  
22-05312-F  
February 9, 16, 2023 M23-0007

**ST. LUCIE COUNTY**

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of:

COMFORT SMILES

located at: 221 S 6TH STREET

in the County of ST. LUCIE in the City of FORT PIERCE, Florida 34950, intends to register the above said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida. Dated at ST. LUCIE County, Florida this 13TH day of FEBRUARY, 2023.

NAME OF OWNER OR CORPORATION RESPONSIBLE FOR FICTITIOUS NAME: COMFORT SMILES INC, OWNER  
February 16, 2023 U23-0062

to file written defenses with the clerk of court and to serve a copy within 30 days after the first publication of the Notice of Action, on Albertelli Law, Plaintiff's attorney, whose address is P.O. Box 23028, Tampa, FL 33623; otherwise, a default will be entered against you for the relief demanded in the Complaint or petition.

\*\*See the Americans with Disabilities Act  
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 Corrie Johnson, ADA Coordinator, 250 NW Country Club Drive, Suite 217, Port St. Lucie, FL 34986, (772) 807-4370 at least 7 days before your scheduled court appearance, or immediately upon receiving this notification if the time before the scheduled appearance is less than 7 days; if you are hearing or voice impaired, call 711.

WITNESS my hand and the seal of this court on this 10TH day of February, 2023.

MICHELLE R. MILLER  
CLERK AND COMPTROLLER  
Clerk of the Circuit Court  
By: Alexis Jacobs  
Deputy Clerk

ALBERTELLI LAW  
P.O. Box 23028  
Tampa, FL 33623  
22-011943  
February 16, 23, 2023 U23-0058

**ST. LUCIE COUNTY**

**SALES & ACTIONS**

**NOTICE OF FORECLOSURE SALE**  
IN THE CIRCUIT COURT OF THE 19TH JUDICIAL CIRCUIT, IN AND FOR ST. LUCIE COUNTY, FLORIDA  
CIVIL DIVISION:  
**CASE NO. : 2022CA002056**  
**U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. DANIEL C. PASCHAL; FLORIDA HOUSING FINANCE CORPORATION; UNKNOWN SPOUSE OF DANIEL C. PASCHAL; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants.**

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 7th day of February 2023, and entered in Case No. 2022CA002056, of the Circuit Court of the 19TH Judicial Circuit in and for ST. LUCIE County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION is the Plaintiff and DANIEL C. PASCHAL FLORIDA HOUSING FINANCE CORPORATION; and UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY are defendants. MICHELLE R. MILLER as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at https://stlucieclerk.com/auctions at, 8:00 AM on the 28th day of March 2023, the following described property as set forth in said Final Judgment, to-wit:

LOT 17, BLOCK 1 OF COL. H.D. GO-FORTH SUBDIVISION, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 9, PAGE(S) 75, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA.  
IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

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, 250 NW Country Club Drive, Suite 217, Port St. Lucie, FL 34986, (772) 807-4370 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 9th day of February 2023.

By: LINDSAY MAISONNET, Esq.  
Florida Bar Number: 93156  
Submitted by:  
DE CUBAS & LEWIS, P.A.  
P.O. Box 771270  
Coral Springs, FL 33077  
Telephone: (954) 453-0365  
Facsimile: (954) 771-6052  
Toll Free: 1-800-441-2438  
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516  
eservice@decubaslewis.com  
22-00677  
February 16, 23, 2023 U23-0052

**RE-NOTICE OF FORECLOSURE SALE**  
IN THE CIRCUIT COURT OF THE 19TH JUDICIAL CIRCUIT, IN AND FOR ST. LUCIE COUNTY, FLORIDA  
CIVIL DIVISION:  
**CASE NO. : 2022CA001174**  
**U.S. BANK NATIONAL ASSOCIATION, Plaintiff, vs. RAELENE LA NISE MARTIN A/K/A RAELENE NISE MARTIN; FLORIDA HOUSING FINANCE CORPORATION; BEVERLY SUE WHITE; UNKNOWN SPOUSE OF BEVERLY SUE WHITE; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants.**

NOTICE IS HEREBY GIVEN pursuant to an Order on Motion to Cancel and Reschedule Foreclosure Sale Date dated the 7th day of February 2023, and entered in Case No. 2022CA001174, of the Circuit Court of the 19TH Judicial Circuit in and for ST. LUCIE County, Florida, wherein U.S. BANK NATIONAL ASSOCIATION is the Plaintiff and RAELENE LA NISE MARTIN A/K/A RAELENE NISE MARTIN FLORIDA HOUSING FINANCE CORPORATION UNKNOWN TENANT N/K/A JOHN DOE BEVERLY SUE WHITE; and UNKNOWN SPOUSE OF BEVERLY SUE WHITE IN POSSESSION OF THE SUBJECT PROPERTY are defendants. MICHELLE R. MILLER as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at https://stlucieclerk.com/auctions at, 8:00 AM on the 28th day of June 2023 the following described property as set forth in said Final Judgment, to-wit:

LOT 23, BLOCK 3, INDIAN HILLS ESTATES, ACCORDING TO THE MAP OR PLAT THEREOF AS RECORDED IN PLAT BOOK 10, PAGE 32, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA.  
IF YOU ARE A PERSON CLAIMING A RIGHT TO FUNDS REMAINING AFTER THE SALE, YOU MUST FILE A CLAIM WITH THE CLERK NO LATER THAN THE DATE THAT THE CLERK REPORTS THE FUNDS AS UNCLAIMED. IF YOU FAIL TO FILE A CLAIM, YOU WILL NOT BE ENTITLED TO ANY REMAINING FUNDS. AFTER THE FUNDS ARE REPORTED AS UNCLAIMED, ONLY THE OWNER OF RECORD AS OF THE DATE OF THE LIS PENDENS MAY CLAIM THE SURPLUS.

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, 250 NW Country Club Drive, Suite 217, Port St. Lucie, FL 34986, (772) 807-4370 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 9th day of February 2023.  
By: LINDSAY MAISONNET, Esq.  
Florida Bar Number: 93156  
Submitted by:  
DE CUBAS & LEWIS, P.A.  
P.O. Box 771270  
Coral Springs, FL 33077  
Telephone: (954) 453-0365  
Facsimile: (954) 771-6052  
Toll Free: 1-800-441-2438  
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516  
eservice@decubaslewis.com  
22-00970  
February 16, 23, 2023 U23-0054

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

If you are a person with a disability who needs any accommodation in order to participate in this proceeding, you are entitled, at no cost to you, to the provision of certain assistance. Please contact Court Administration, 250 NW Country Club Drive, Suite 217, Port St. Lucie, FL 34986, (772) 807-4370 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 9th day of February 2023.

By: LINDSAY MAISONNET, Esq.  
Florida Bar Number: 93156  
Submitted by:  
DE CUBAS & LEWIS, P.A.  
P.O. Box 771270  
Coral Springs, FL 33077  
Telephone: (954) 453-0365  
Facsimile: (954) 771-6052  
Toll Free: 1-800-441-2438  
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516  
eservice@decubaslewis.com  
22-00677  
February 16, 23, 2023 U23-0052

**NOTICE OF FORECLOSURE SALE**  
IN THE CIRCUIT COURT OF THE 19TH JUDICIAL CIRCUIT, IN AND FOR ST. LUCIE COUNTY, FLORIDA  
CIVIL DIVISION:  
**CASE NO. : 2022CA001768**  
**NATIONSTAR MORTGAGE LLC, Plaintiff, vs. UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF HAROLD HEINSTEIN; THE SAVANNAHS CONDOMINIUM ASSOCIATION SECTION 1, INC.; UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY, Defendants.**

NOTICE IS HEREBY GIVEN pursuant to Final Judgment of Foreclosure dated the 7th day of February 2023, and entered in Case No. 2022CA001768, of the Circuit Court of the 19TH Judicial Circuit in and for ST. LUCIE County, Florida, wherein MCLP ASSET COMPANY, INC. is the Plaintiff and UNKNOWN HEIRS, BENEFICIARIES, DEVISEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHERS WHO MAY CLAIM AN INTEREST IN THE ESTATE OF HAROLD HEINSTEIN THE SAVANNAHS CONDOMINIUM ASSOCIATION SECTION 1, INC., JONATHAN D. HEINSTEIN; and UNKNOWN TENANT IN POSSESSION OF THE SUBJECT PROPERTY are defendants. MICHELLE R. MILLER as the Clerk of the Circuit Court shall sell to the highest and best bidder for cash electronically at https://stlucieclerk.com/auctions at, 8:00 AM on the 28th day of March 2023 the following described property as set forth in said Final Judgment, to-wit:

THE CONDOMINIUM PARCEL KNOWN AS UNIT 166-2 ("UNIT") OF THE SAVANNAHS CONDOMINIUM SECTION 1 ("CONDOMINIUM") ACCORDING TO THE DECLARATION OF CONDOMINIUM ("DECLARATION") THEREOF, RECORDED IN OFFICIAL RECORDS BOOK 413, PAGE 2610, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA (AND THE AMENDMENT TO DECLARATION TO ADD SUBSEQUENT PHASE 1-K, RECORDED IN OFFICIAL RECORDS BOOK 558, PAGES 1737, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA).

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

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, 250 NW Country Club Drive, Suite 217, Port St. Lucie, FL 34986, (772) 807-4370 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 9th day of February 2023.  
By: LINDSAY MAISONNET, Esq.  
Florida Bar Number: 93156  
Submitted by:  
DE CUBAS & LEWIS, P.A.  
P.O. Box 771270  
Coral Springs, FL 33077  
Telephone: (954) 453-0365  
Facsimile: (954) 771-6052  
Toll Free: 1-800-441-2438  
DESIGNATED PRIMARY E-MAIL FOR SERVICE PURSUANT TO FLA. R. JUD. ADMIN 2.516  
eservice@decubaslewis.com  
22-00839  
February 16, 23, 2023 U23-0053



# ST. LUCIE COUNTY

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of:

GRACIOUS COUTURE  
located at:  
6211 NW REGENT ST  
in the County of ST. LUCIE in the City of PORT ST LUCIE, Florida 34983, intends to register the above said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.  
Dated at ST. LUCIE County, Florida this 10th day of FEBRUARY, 2023.  
NAME OF OWNER OR CORPORATION RESPONSIBLE FOR FICTITIOUS NAME:  
JENNIFER PATRICIA RUIZ, OWNER  
February 16, 2023 U23-0063

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

NOTICE IS HEREBY GIVEN that the undersigned, desiring to engage in business under the fictitious name of:

SALES OCCUPATION  
located at:  
12911 SW LAKE FERN CIRCLE  
in the County of ST. LUCIE in the City of PORT ST LUCIE, Florida 34987, intends to register the above said name with the Division of Corporations of the Florida Department of State, Tallahassee, Florida.  
Dated at ST. LUCIE County, Florida this 10th day of FEBRUARY, 2023.  
NAME OF OWNER OR CORPORATION RESPONSIBLE FOR FICTITIOUS NAME:  
TECH OCCUPATION, LLC, OWNER  
February 16, 2023 U23-0064

**NOTICE OF SALE IN THE CIRCUIT COURT OF THE NINETEENTH JUDICIAL CIRCUIT IN AND FOR SAINT LUCIE COUNTY, FLORIDA CIVIL DIVISION**

**CASE NO.: 22-CA-000871 CITY OF FORT PIERCE, Plaintiff, v. CHRISTINA VIGORITO, KATHLEEN HEMINGER, JESSICA SHROYER, THE UNKNOWN HEIRS, PERSONAL REPRESENTATIVE, GRANTEEES, BENEFICIARIES, DEVISEES, AND CREDITORS OF GENE H. SHROYER, JR., DECEASED, Defendant(s).**  
NOTICE IS HEREBY GIVEN that pursuant to the Order Granting Motion to reset of Foreclosure dated February 1, 2023 and entered in Case No. 22-CA-000871 of the Circuit Court of the Nineteenth Judicial Circuit in and for Saint Lucie County, Florida where City of Fort Pierce, is the Plaintiff and Christina Vigorito, Kathleene Heminger, Jessica Shroyer, The Unknown Heirs, Personal Representative, Grantees, Beneficiaries, Devisees, and Creditors Of Gene H. Shroyer, Jr., Deceased is/are the Defendant(s). Michelle R. Miller will sell to the highest bidder for cash at https://stlucieclerk.com/auctions at 8:00 a.m. on March 21, 2023 the following described properties set forth in said Final Judgment to wit:  
The North 1/2 of Lot 4, Block 3, J S Keen's Subdivision, according to plat thereof as recorded in Plat Book 1, Page 41, of the Public Records of St Lucie County, Florida, and  
The North 1/2 of Lot 5, Block 3, J S Keen's Subdivision, according to plat thereof as recorded in Plat Book 1, Page 41, of the Pub-

lic Records of St Lucie County, Florida. Property No.: 2409-813-0014-000/8  
And 2409-813-0015-010/8  
Address: TBD  
and  
108 S 15TH St.  
Fort Pierce, FL 34950

Si ou se yon moun ki ankikape epi ou bezwen nempòt akomodasyon pou ou ka patipise nan pwosè sa-a, ou gen dwa, san ou pa gen pou ou peye anyen, pou ou ba-ou yon seri de asistans. Tanpri kontakte Lisa DiLucente-Jaramillo, 250 NW Country Club Drive, Suite 217, Port St. Lucie, FL 34986, (772) 807-4370 pou lo menos 7 jous; Si ou pa ka tandé ou palé byen, rélé 711.

IMPORTANT AMERICANS WITH DISABILITIES ACT. 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 Corrie Johnson, ADA Coordinator, 250 NW Country Club Drive, Suite 217, Port St. Lucie, FL 34986, (772) 807-4370 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 in Saint Lucie County, Florida, on February 8, 2023.

WEIDNER LAW, P.A.  
Counsel for the Plaintiff  
250 Mirror Lake Dr., N.  
St. Petersburg, FL 33701  
Telephone: (727) 954-8752  
Designated Email for Service:  
Service@MattWeidnerLaw.com  
By: /s/ MATTHEW D. WEIDNER, Esq.  
Florida Bar No. 185957  
February 16, 23, 2023 U23-0057

**NOTICE TO CREDITORS IN THE CIRCUIT COURT FOR ST. LUCIE COUNTY FLORIDA PROBATE DIVISION**

**File Number: 2022-CP-001919 IN RE: ESTATE OF LAVORIS GERMAINE Hair, Jr. Deceased.**

The administration of the estate of LAVORIS GERMAINE HAIR JR., deceased, whose date of death was, is pending in the Circuit Court for ST. LUCIE County, Florida, Probate Division, the address of which is 218 S. 2ND ST., FORT PIERCE, FL 34950. The names and addresses of the personal representative and the personal representative's attorney are set forth below.  
All creditors of the decedent and other persons having claims or demands against decedent's estate, on whom a copy of this notice is required to be served, must file their claims with this court ON OR BEFORE THE LATER OF 3 MONTHS AFTER THE TIME OF THE FIRST PUBLICATION OF THIS NOTICE OR 30 DAYS AFTER THE DATE OF SERVICE OF A COPY OF THIS NOTICE ON THEM.  
All other creditors of the decedent and other persons having claims or demands against deced-

dent's estate must file their claims with this court WITHIN 3 MONTHS AFTER THE DATE OF THE FIRST PUBLICATION OF THIS NOTICE.

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

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

The date of first publication of this notice is: February 16, 2023.

**Personal Representative**  
**ANDREA HAIR**  
746 Bent Creek Dr.  
Fort Pierce, FL 34947  
Attorney for Personal Representative  
ANDREW DICKMAN, Esq.  
Florida Bar No. 0238820  
DICKMAN LAW FIRM  
Post Office Box 11868  
Naples, FL 34108  
T: (239) 434-0840 F: (239) 434-0940  
andrew@dickmanlawfirm.org  
February 16, 23, 2023 U23-0061

**NOTICE OF SALE IN THE CIRCUIT COURT OF THE NINETEENTH JUDICIAL CIRCUIT IN AND FOR SAINT LUCIE COUNTY, FLORIDA CIVIL DIVISION**

**Case #: 2022CA000416 PNC Bank, National Association Plaintiff, vs.- Miguel Arturo Octctaviani; Madeline Martha Octctaviani; Hector R. Octctaviani; Maria Del Rosario Octctaviani-Rivera a/k/a Maria O. Rivera a/k/a Maria Octctaviani; Unknown Heirs, Devisees, Grantees, Assignees, Creditors, Lienors, and Trustees of Teodora Octctaviani, Deceased, and All Other Persons Claiming by and Through, Under, Against The Named Defendant (s); Unknown Spouse of Miguel Arturo Octctaviani; Unknown Spouse of Madeline Martha Octctaviani; Unknown Spouse of Hector R. Octctaviani; Unknown Spouse of Maria Del Rosario Octctaviani-Rivera a/k/a Maria O. Rivera a/k/a Maria Octctaviani; Parks Edge Property Owners' Association, Inc., The Clerk of the Circuit Court of Saint Lucie County, Florida; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants; Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s) who are not known to be dead or alive, whether said Unknown Parties may claim an interest as Spouse, Heirs, Devisees, Grantees, or Other Claimants Defendant(s).**

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 2022CA000416 of the Circuit Court of the 19th Judicial Circuit in and for Saint Lucie County, Florida, wherein PNC Bank, National Association, Plaintiff and Miguel Arturo Octctaviani are defendant(s), the Clerk of Court, Michelle R. Miller, will sell to the highest and best bidder for cash BY ELECTRONIC SALE AT WWW.STLUCIE.REALFORECLOSE.COM BEGINNING AT 8:00 A.M., BIDS MAY BE PLACED BEGINNING AT 8:00 A.M. ON THE DAY OF SALE on March 15, 2023, the following described property as set forth in said Final Judgment, to-wit:

LOT 9, BLOCK 3321, OF FIRST REPEAT IN PORT ST. LUCIE FORTY TWO, A SUB-DIVISION, ACCORDING TO THE PLAT THEREOF, AS RECORDED IN PLAT BOOK 18, PAGE 18, 18A TO 18J, OF THE

**PUBLIC RECORDS OF ST. LUCIE, 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

Florida Rules of Judicial Administration Rule 2.540 Notices to 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 Corrie Johnson, ADA Coordinator, 250 NW Country Club Drive, Suite 217, Port St. Lucie, FL 34986, (772) 807-4370 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.

SPANISH: Si usted es una persona discapacitada que necesita alguna adaptación para poder participar de este procedimiento o evento; usted tiene derecho, sin costo alguno a que se le provea cierta ayuda. Favor de comunicarse con Corrie Johnson, Coordinadora de A.D.A., 250 NW Country Club Drive, Suite 217, Port St. Lucie, FL 34986, (772) 807-4370 por lo menos 7 días antes de que tenga que comparecer en corte o inmediatamente después de haber recibido ésta notificación si es que falta menos de 7 días para su comparecencia. Si tiene una discapacidad auditiva ó de habla, llame al 711.

KREYOL: Si ou se yon moun ki kokobè ki bezwen asistans ou aparèy pou ou ka patipise nan prosedu sa-a, ou gen dwa san ou pa bezwen pyè anyen pou ou jwen on seri de ed. Tanpri kontakte Corrie Johnson, Co-ordinador ADA, 250 NW Country Club Drive, suite 217, Port St. Lucie, FL 34986, (772) 807-4370 Omwen 7 jou avan ke ou gen pou-ou parèt nan tribinal, ou imediatman ke ou resevwa avis sa-a ou si lè ke ou gen pou-ou alé nan tribinal-la mwens ke 7 jou; Si ou pa ka tandé ou palé byen, rélé 711.

LOGS LEGAL GROUP LLP  
Attorneys for Plaintiff  
2424 North Federal Highway, Suite 360  
Boca Raton, Florida 33431  
Telephone: (561) 998-6700 Ext. 66821  
Fax: (561) 998-6707  
For Email Service Only: FleService@logs.com  
For all other inquiries: jhooper@logs.com  
By: JESSICA A. HOOPER, Esq.  
FL Bar # 1018064  
19-322345  
February 16, 23, 2023 U23-0056

**NOTICE OF ACTION IN THE CIRCUIT COURT OF THE 19TH JUDICIAL CIRCUIT, IN AND FOR ST. LUCIE COUNTY, FLORIDA CIVIL DIVISION**

**CASE NO. 2022CA001848 JPMORGAN CHASE BANK, NATIONAL ASSOCIATION, Plaintiff, vs.**

**ALL UNKNOWN HEIRS, CREDITORS, DEVISEES, BENEFICIARIES, GRANTEEES, ASSIGNEES, LIENORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF GRAYCE M. KAUTZ, DECEASED; ROBERT KAUTZ; GREGORY KAUTZ; MICROC LLC A/K/A MICROF; ASSET ACCEPTANCE, LLC; UNKNOWN PERSON(S) IN POSSESSION OF THE SUBJECT PROPERTY, Defendant(s)**

To the following Defendant(s):  
ALL UNKNOWN HEIRS, CREDITORS, DEVISEES, BENEFICIARIES, GRANTEEES, ASSIGNEES, LIENORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER OR AGAINST THE ESTATE OF GRAYCE M. KAUTZ, DECEASED

(LAST KNOWN ADDRESS)  
1558 SE PITCHER RD  
PORT ST. LUCIE, FLORIDA 34952  
YOU ARE NOTIFIED that an action for Foreclosure of Mortgage on the following described property:  
LOT 10, BLOCK 74, SOUTH PORT ST. LUCIE UNIT FIVE, ACCORDING TO THE MAP OR PLAT THEREOF, AS RECORDED IN PLAT BOOK 14, PAGE 12, 12A THROUGH G, OF THE PUBLIC RECORDS OF ST. LUCIE COUNTY, FLORIDA.  
a/k/a 1558 SE PITCHER RD, PORT ST LUCIE, FLORIDA 34952

has been filed against you and you are required to serve a copy of your written defenses, if any, to it, on Kahane & Associates, P.A., Attorney for Plaintiff, whose address is 1619 NW 136th Avenue, Suite D-220, Sunrise, FLORIDA 33323 on or before MARCH 10, 2023, a date which is within thirty (30) days after the first publication of this Notice in the VETERAN VOICE 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.

**NOTICE OF ACTION – CONSTRUCTIVE SERVICE IN THE CIRCUIT COURT OF THE 19TH JUDICIAL CIRCUIT, IN AND FOR ST. LUCIE COUNTY, FLORIDA**

**CASE NO: 2022CA002102 AVAL 1 LLC, a Delaware limited liability company, Plaintiff, vs.**

**UNKNOWN SPOUSE, HEIRS, DEVISEE, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER JAMES R. SAVASTANO (DECEASED); et al, Defendant(s).**

To the following Defendant(s):  
UNKNOWN SPOUSE HEIRS, DEVISEE, GRANTEEES, ASSIGNEES, LIENORS, CREDITORS, TRUSTEES AND ALL OTHER PARTIES CLAIMING AN INTEREST BY, THROUGH, UNDER JAMES R. SAVASTANO (DECEASED) OR THROUGH THE ESTATE OF JAMES R. SAVASTANO  
Last Known Address: Unknown.  
ALL OTHER PERSONS CLAIMING BY, THROUGH OR UNDER ANY OF THE NAMED DEFENDANT AND ANY OTHER PERSONS CLAIMING AN INTEREST IN THE REAL PROPERTY WHICH IS THE SUBJECT MATTER OF THIS ACTION BY AND THROUGH OR UNDER OR AGAINST THE NAMED DEFENDANTS HEREIN

Last Known Address: Unknown.  
YOU ARE HEREBY NOTIFIED that an action to foreclose a mortgage on the following described property located in St. Lucie County, Florida:  
Lot 28, Block 1424, PORT ST. LUCIE SECTION SEVENTEEN, according to the plat thereof, recorded in Plat Book 13, Page(s) 8, 8A-8D of the Public Records of St. Lucie County, Florida.  
With a street address at: 1382 SW Patricia

Florida Rules of Judicial Administration Rule 2.540 Notices to Persons With Disabilities  
ENGLISH:

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 Lisa DiLucente-Jaramillo, 250 NW Country Club Drive, Suite 217, Port St. Lucie, FL 34986, (772) 807-4370 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.

SPANISH: Si usted es una persona discapacitada que necesita algún tipo de adecuación para poder participar de este procedimiento, usted tiene derecho a que se le ayude hasta cierto punto y sin costo alguno. Por favor comuníquese con Lisa DiLucente-Jaramillo, 250 NW Country Club Drive, Suite 217, Port St. Lucie, FL 34986, (772) 807-4370, al menos 7 días antes de su fecha de comparecencia o inmediatamente después de haber recibido esta notificación si faltan menos de 7 días para su cita en el tribunal. Si tiene discapacidad auditiva o de habla, llame al 711.

KREYOL: Si ou se yon moun ki ankikape epi ou bezwen nempòt akomodasyon pou ou ka patipise nan pwosè sa-a, ou gen dwa, san ou pa gen pou ou peye anyen, pou ou ba-ou yon seri de asistans. Tanpri kontakte Lisa DiLucente-Jaramillo, 250 NW Country Club Drive, Suite 217, Port St. Lucie, FL 34986, (772) 807-4370 omwen 7 jous; Si ou sòd ou swa bèbè, rele 711.

WITNESS my hand and the seal of this Court this 8th day of February, 2023.

Michelle R. Miller  
As Clerk of the Court  
(Seal) By /s/ Elizabeth Miranda  
As Deputy Clerk  
Submitted by:  
KAHANE & ASSOCIATES, P.A.  
1619 NW 136th Avenue, Suite D-220  
Sunrise, Florida 33323  
Telephone: (954) 382-3486  
Telefacsimile: (954) 382-5380  
Designated service email:  
notice@kahaneandassociates.com  
22-00735  
February 16, 23, 2023 U23-0059

**NOTICE OF ACTION IN THE CIRCUIT COURT OF THE NINETEENTH JUDICIAL CIRCUIT, IN AND FOR ST. LUCIE COUNTY, FLORIDA**

**Case No.: 2022CA001562 Division: Civil**

**Judge Robert E. Belanger Village North Condominium Association, Inc., a Florida Corporation Plaintiff, vs. NHP Global Services, LLC a Delaware LLC, et al.**

**Defendants. NOTICE OF ACTION AS TO COUNT(S) I, AGAINST DEFENDANT NHP GLOBAL SERVICES, LLC A DELAWARE LLC**

TO:  
NHP GLOBAL SERVICES, LLC A DELAWARE LLC  
24 A TROLLEY SQUARE  
#171  
WILLMINGTON, DE 19810  
UNITED STATES OF AMERICA  
and all parties claiming interest by, through, under or against Defendant(s) NHP GLOBAL SERVICES, LLC A DELAWARE LLC, and all parties having or claiming to have any right, title or interest in the property herein described;

YOU ARE NOTIFIED that an action to enforce a lien on the following described property in St. Lucie County, Florida:

COUNT(S) I  
Unit Week 03, in Unit 02106, an Annual Unit Week in Village North Condominium, pursuant to the Declaration of Condominium as recorded in Official Records Book 1309, Page 0885, Public Records of St. Lucie County, Florida, and all amendments thereof and supplements thereto ("Declaration")

Contract No.: 02106-03AG-900108  
has been filed against you; and you are required to serve a copy of your written defenses, if any, to it on VALERIE N. EDGECOMBE BROWN, Plaintiff's attorney, P. O. Box 165028, Columbus, OH 43216-5028, within thirty (30) days after the first publication of this Notice and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

**NOTICE OF ACTION IN THE CIRCUIT COURT OF THE NINETEENTH JUDICIAL CIRCUIT, IN AND FOR ST. LUCIE COUNTY, FLORIDA**

**Case No.: 2022CA001562 Division: Civil**

**Judge Robert E. Belanger Village North Condominium Association, Inc., a Florida Corporation Plaintiff, vs. NHP Global Services, LLC a Delaware LLC, et al.**

**Defendants. NOTICE OF ACTION AS COUNT(S) III AGAINST DEFENDANT TCS REALTY LLC, A GEORGIA LIMITED LIABILITY COMPANY**

To:  
TCS REALTY LLC, A GEORGIA LIMITED LIABILITY COMPANY  
11384 LAKE SHORE DRIVE  
COOPER CITY, FL 33026  
UNITED STATES OF AMERICA  
and all parties claiming interest by, through, under or against Defendant(s) TCS REALTY LLC, A GEORGIA LIMITED LIABILITY COMPANY, and all parties having or claiming to have any right, title or interest in the property herein described;

YOU ARE NOTIFIED that an action to enforce a lien on the following described property in St. Lucie County, Florida:

COUNT III  
Unit Week 14, in Unit 04302, an Annual Unit Week in Village North Condominium, pursuant to the Declaration of Condominium as recorded in Official Records Book 1309, Page 0885, Public Records of St. Lucie County, Florida, and all amendments thereof and supplements thereto ("Declaration")

Contract No.: 04302-14A-902489  
has been filed against you; and you are required to serve a copy of your written defenses, if any, to it on VALERIE N. EDGECOMBE BROWN, Plaintiff's attorney, P. O. Box 165028, Columbus, OH 43216-5028, within thirty (30) days after the first publication of this Notice and file the original with the Clerk of this Court either before service on Plaintiff's attorney or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the Complaint.

**NOTICE TO 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 Corrie Johnson, ADA Coordinator, 250 NW Country Club Drive, Suite 217, Port St. Lucie, FL 34986, (772) 807-4370, 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.

SPANISH: Si usted es una persona discapacitada que necesita alguna adaptación para poder participar de este procedimiento o evento; usted tiene derecho, sin costo alguno a que se le provea cierta ayuda. Favor de comunicarse con Corrie Johnson, Coordinadora de A.D.A., 250 NW Country Club Drive, Suite 217, Port St. Lucie, FL 34986, (772) 807-4370 por lo menos 7 días antes de que tenga que comparecer en corte o inmediatamente después de haber recibido ésta notificación si es que falta menos de 7 días para su comparecencia. Si tiene una discapacidad auditiva ó de habla, llame al 711.

KREYOL (Creole)  
Si ou se yon moun ki ankikape epi ou bezwen nempòt akomodasyon pou ou ka patipise nan pwosè sa-a, ou gen dwa, san ou pa gen pou ou peye anyen, pou ou ba-ou yon seri de asistans. Tanpri kontakte Lisa DiLucente-Jaramillo, 250 NW Country Club Drive, Suite 217, Port St. Lucie, FL 34986, (772) 807-4370 omwen 7 jous; Si ou sòd ou swa bèbè, rele 711.

WITNESS my hand and seal of this Court on the 12th day of January, 2023.

MICHELLE R. MILLER  
CLERK OF THE CIRCUIT COURT  
ST. LUCIE COUNTY, FLORIDA  
By: \_\_\_\_\_ Deputy Clerk

MANLEY DEAS KOCHALSKI LLC  
P.O. BOX 165028  
Columbus, OH 43216-5028  
22-009144  
February 9, 16, 2023 U23-0038

**NOTICE TO 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 Corrie Johnson, ADA Coordinator, 250 NW Country Club Drive, Suite 217, Port St. Lucie, FL 34986, (772) 807-4370, 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.

SPANISH: Si usted es una persona discapacitada que necesita alguna adaptación para poder participar de este procedimiento o evento; usted tiene derecho, sin costo alguno a que se le provea cierta ayuda. Favor de comunicarse con Corrie Johnson, Coordinadora de A.D.A., 250 NW Country Club Drive, Suite 217, Port St. Lucie, FL 34986, (772) 807-4370 por lo menos 7 días antes de que tenga que comparecer en corte o inmediatamente después de haber recibido ésta notificación si es que falta menos de 7 días para su comparecencia. Si tiene una discapacidad auditiva ó de habla, llame al 711.

KREYOL (Creole)  
Si ou se yon moun ki ankikape epi ou bezwen nempòt akomodasyon pou ou ka patipise nan pwosè sa-a, ou gen dwa, san ou pa gen pou ou peye anyen, pou ou ba-ou yon seri de asistans. Tanpri kontakte Lisa DiLucente-Jaramillo, 250 NW Country Club Drive, Suite 217, Port St. Lucie, FL 34986, (772) 807-4370 omwen 7 jous; Si ou sòd ou swa bèbè, rele 711.

WITNESS my hand and seal of this Court on the 13th day of December, 2022.

MICHELLE R. MILLER  
CLERK OF THE CIRCUIT COURT  
ST. LUCIE COUNTY, FLORIDA  
By: \_\_\_\_\_ Deputy Clerk

MANLEY DEAS KOCHALSKI LLC  
P.O. BOX 165028  
Columbus, OH 43216-5028  
22-011104  
February 9, 16, 2023 U23-0041



SUBSEQUENT INSERTIONS

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE  
NINETEENTH JUDICIAL CIRCUIT, IN AND  
FOR ST. LUCIE COUNTY, FLORIDA  
Case No.: 2022CA001562

Division: Civil  
Judge Robert E. Belanger  
Village North Condominium Association,  
Inc., a Florida Corporation  
Plaintiff, vs.  
ANY AND ALL UNKNOWN PARTIES WHO  
CLAIM AN INTEREST AS SPOUSE, HEIRS,  
DEVISEES, GRANTEES, ASSIGNEES,  
LIENORS, CREDITORS, TRUSTEES,  
PERSONAL REPRESENTATIVES,  
ADMINISTRATORS OR AS OTHER  
CLAIMANTS, BY, THROUGH, UNDER OR  
AGAINST PHYLLIS M. WARTHEN, DE-  
CEASED, et al.  
Defendants.

NOTICE OF ACTION AS TO COUNT(S) XII,  
AGAINST DEFENDANT SAABIRAH BRYANT, AS  
POTENTIAL HEIR TO PHYLLIS M. WARTHEN  
To:  
SAABIRAH BRYANT, AS POTENTIAL HEIR TO  
PHYLLIS M. WARTHEN  
170 WHEEHAW ROAD  
MACON, GA 31211  
UNITED STATES OF AMERICA  
and all parties claiming interest by,  
through, under or against Defendant(s)  
SAABIRAH BRYANT, AS POTENTIAL  
HEIR TO PHYLLIS M. WARTHEN, and  
all parties having or claiming to have any  
right, title or interest in the property  
herein described;

YOU ARE NOTIFIED that an action to  
enforce a lien on the following described  
property in St. Lucie County, Florida:  
COUNT(S) XII  
Unit Week 44, in Unit 04203, an  
Annual Unit Week in Village North  
Condominium, pursuant to the  
Declaration of Condominium as  
recorded in Official Records Book  
1309, Page 0885, Public Records of  
St. Lucie County, Florida and all  
amendments thereof and supplements  
thereto ('Declaration')  
Contract No.: 04203-44A-901918  
has been filed against you; and you are  
required to serve a copy of your written  
defenses, if any, to it on VALERIE N.  
EDGECOMBE BROWN, Plaintiff's attorney,  
P. O. Box 165028, Columbus, OH  
43216-5028, within thirty (30) days after  
the first publication of this Notice and file  
the original with the Clerk of this Court  
either before service on Plaintiff's attorney  
or immediately thereafter; otherwise a  
default will be entered against you for

the relief demanded in the Complaint.  
NOTICE TO PERSONS WITH DIS-  
ABILITIES  
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  
Corrie Johnson, ADA Coordinator,  
250 NW Country Club Drive, Suite 217,  
Port St. Lucie, FL 34986, (772) 807-  
4370, at least 7 days before your sched-  
uled court appearance, or immediately  
upon receiving this notification if the time  
before the scheduled appearance is less  
than 7 days; if you are hearing or voice  
impaired, call 711.  
• SPANISH  
Si usted es una persona discapacitada  
que necesita alguna adaptación para  
poder participar de este procedimiento o  
evento; usted tiene derecho, sin costo  
alguno a que se le provea cierta ayuda.  
Favor de comunicarse con Corrie John-  
son, Coordinadora de A.D.A., 250 NW  
Country Club Drive, Suite 217, Port St.  
Lucie, FL 34986, (772) 807-4370 por lo  
menos 7 días antes de que tenga que  
comparecer en corte o inmediatamente  
después de haber recibido ésta notifi-  
cación si es que falta menos de 7 días  
para su comparecencia. Si tiene una dis-  
capacidad auditiva ó de habla, llame al  
711.  
• KREYOL (Creole)  
Si ou se yon moun ki andikape epi ou  
bezwen nenpòt akomodasyon pou ou ka  
patisipe nan pwosè sa-a, ou gen dwa,  
san ou pa gen pou-ou peye anyen, pou  
yo ba-ou yon seri de asistans. Tanpri  
kontakte Lisa DiLucente-Jaramillo, 250  
NW Country Club Drive, Suite 217, Port  
St. Lucie, FL 34986, (772) 807-4370  
owmen 7 jou alavans jou ou gen pou-ou  
parèt nan tribinal-la, ouswa imedyatman  
kote ou resewva notifikasyon-an si ke li  
mwens ke 7 jou; si ou soud ouswa bèbè,  
rele 711.  
WITNESS my hand and seal of this  
Court on the 8th day of December, 2022.  
MICHELLE R. MILLER  
CLERK OF THE CIRCUIT COURT  
ST. LUCIE COUNTY, FLORIDA  
By: /s/ Elizabeth Miranda  
Deputy Clerk  
MANLEY DEAS KOCHALSKI LLC  
P.O. BOX 165028  
Columbus, OH 43216-5028  
22-011107  
February 9, 16, 2023 U23-0042

**NOTICE OF PUBLIC AUCTION**

Notice is hereby given that Snap Box Storage will sell at public auction at the storage facility listed below, to satisfy the lien of the owner, personal property described below belonging to those individuals listed below at location indicated:  
1649 SW S Macedo Blvd. Port St. Lucie, FL 34984.  
The auction will occur on 02/22/2023 at 10 a.m. The auction will be held online at Storage Treasures, com  
Konus Bell – Jordan's, paint sprayer, 4 wheeler Suzuki ATV, Printer, tree trimmer and more  
Joshua Corey – Weed wacker, chairs, toaster oven, power washer, skate broad and more  
Samuel Metellus – Washer, Dryer, vacuum, shoes, and more  
Purchase must be made with cash only and paid at the above referenced facility in order to complete the transaction. Snap Box Storage my ref- Household items use any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.  
February 9, 16, 2023 U23-0051

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE  
NINETEENTH JUDICIAL CIRCUIT, IN AND  
FOR ST. LUCIE COUNTY, FLORIDA  
Case No.: 2022CA001562

Division: Civil  
Judge Robert E. Belanger  
Village North Condominium Association,  
Inc., a Florida Corporation  
Plaintiff, vs.  
ANY AND ALL UNKNOWN PARTIES WHO  
CLAIM AN INTEREST AS SPOUSE, HEIRS,  
DEVISEES, GRANTEES, ASSIGNEES,  
LIENORS, CREDITORS, TRUSTEES,  
PERSONAL REPRESENTATIVES,  
ADMINISTRATORS OR AS OTHER  
CLAIMANTS, BY, THROUGH, UNDER OR  
AGAINST JOAN V. SHERIFF, DECEASED,  
et al.  
Defendants.

NOTICE OF ACTION AS COUNT(S) IV,  
AGAINST DEFENDANT KATHLEEN LOVELL,  
AS POTENTIAL HEIR TO JOAN V. SHERIFF  
AND JACQUELINE HARRIS, AS POTENTIAL  
HEIR TO JOAN V. SHERIFF  
To:  
KATHLEEN LOVELL, AS POTENTIAL HEIR TO  
JOAN V. SHERIFF  
380 SOUTH MCCALL ROAD  
ENGLEWOOD, FL 34223  
UNITED STATES OF AMERICA  
JACQUELINE HARRIS, AS POTENTIAL HEIR  
TO JOAN V. SHERIFF  
835 STEWART STREET  
ENGLEWOOD, FL 34223  
UNITED STATES OF AMERICA  
and all parties claiming interest by, through,  
under or against Defendant(s) KATHLEEN  
LOVELL, AS POTENTIAL HEIR TO JOAN V.  
SHERIFF AND JACQUELINE HARRIS, AS PO-  
TENTIAL HEIR TO JOAN V. SHERIFF, and all  
parties having or claiming to have any right,  
title or interest in the property herein described;  
YOU ARE NOTIFIED that an action to enforce  
a lien on the following described property in St.  
Lucie County, Florida:  
COUNT(S) IV  
Unit Week 36, in Unit 02206, an Odd Biennial  
Unit Week in Village North Condo-  
minium, pursuant to the Declaration of  
Condominium as recorded in Official  
Records Book 1309, Page 0885, Public  
Records of St. Lucie County, Florida and  
all amendments thereof and supplements  
thereto ('Declaration')  
Contract No.: 02206-36OG-900421  
has been filed against you; and you are re-  
quired to serve a copy of your written de-  
fenses, if any, to it on VALERIE N.  
EDGECOMBE BROWN, Plaintiff's attorney, P.

O. Box 165028, Columbus, OH 43216-5028,  
within thirty (30) days after the first publication  
of this Notice and file the original with the Clerk  
of this Court either before service on Plaintiff's  
attorney or immediately thereafter; otherwise  
a default will be entered against you for the re-  
lief demanded in the Complaint.  
NOTICE TO PERSONS WITH DISABILI-  
TIES  
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 Corrie Johnson, ADA Coordi-  
nator, 250 NW Country Club Drive, Suite 217,  
Port St. Lucie, FL 34986, (772) 807-4370,  
at least 7 days before your scheduled court ap-  
pearance, or immediately upon receiving this  
notification if the time before the scheduled ap-  
pearance is less than 7 days; if you are hear-  
ing or voice impaired, call 711.  
• SPANISH  
Si usted es una persona discapacitada que  
necesita alguna adaptación para poder partici-  
par de este procedimiento o evento; usted  
tiene derecho, sin costo alguno a que se le  
provea cierta ayuda. Favor de comunicarse  
con Corrie Johnson, Coordinadora de A.D.A.,  
250 NW Country Club Drive, Suite 217, Port  
St. Lucie, FL 34986, (772) 807-4370 por lo  
menos 7 días antes de que tenga que com-  
parecer en corte o inmediatamente después  
de haber recibido ésta notificación si es que  
falta menos de 7 días para su comparecencia.  
Si tiene una discapacidad auditiva ó de habla,  
llame al 711.  
• KREYOL (Creole)  
Si ou se yon moun ki andikape epi ou bezwen  
nenpòt akomodasyon pou ou ka patisipe nan  
pwosè sa-a, ou gen dwa, san ou pa gen pou-  
ou peye anyen, pou yo ba-ou yon seri de asis-  
tans. Tanpri kontakte Lisa DiLucente-Jaramillo,  
250 NW Country Club Drive, Suite 217, Port  
St. Lucie, FL 34986, (772) 807-4370 owmen 7  
jou alavans jou ou gen pou-ou parèt nan tribu-  
nal-la, ouswa imedyatman kote ou resewva  
notifikasyon-an si ke li mwens ke 7 jou; si ou  
soud ouswa bèbè, rele 711.  
WITNESS my hand and seal of this Court  
on the 8th day of December, 2022.  
MICHELLE R. MILLER  
CLERK OF THE CIRCUIT COURT  
ST. LUCIE COUNTY, FLORIDA  
By: /s/ Elizabeth Miranda  
Deputy Clerk  
MANLEY DEAS KOCHALSKI LLC  
P.O. BOX 165028  
Columbus, OH 43216-5028  
22-011111  
February 9, 16, 2023 U23-0040

**NOTICE OF ACTION**  
IN THE CIRCUIT COURT OF THE  
NINETEENTH JUDICIAL CIRCUIT, IN AND  
FOR ST. LUCIE COUNTY, FLORIDA  
Case No.: 2022CA001562

Division: Civil  
Judge Robert E. Belanger  
Village North Condominium Association,  
Inc., a Florida Corporation  
Plaintiff, vs.  
ANY AND ALL UNKNOWN PARTIES WHO  
CLAIM AN INTEREST AS SPOUSE, HEIRS,  
DEVISEES, GRANTEES, ASSIGNEES,  
LIENORS, CREDITORS, TRUSTEES,  
PERSONAL REPRESENTATIVES,  
ADMINISTRATORS OR AS OTHER  
CLAIMANTS, BY, THROUGH, UNDER OR  
AGAINST MAXINE O. HEIFNER, DECEASED,  
et al.  
Defendants.

NOTICE OF ACTION AS TO COUNT(S)  
XIII, AGAINST DEFENDANT SANDY  
CLAIBORN, AS POTENTIAL HEIR TO  
MAXINE O. HEIFNER AND MARK  
HEIFNER, AS POTENTIAL HEIR TO  
MAXINE O. HEIFNER  
To:  
SANDY CLAIBORN, AS POTENTIAL  
HEIR TO MAXINE O. HEIFNER  
6038 FOREST LAKE DRIVE  
LOT 268  
ZEPHYRHILLS, FL 33540  
UNITED STATES OF AMERICA  
MARK HEIFNER, AS POTENTIAL HEIR  
TO MAXINE O. HEIFNER  
6334 JESSUP DRIVE 425  
ZEPHYRHILLS, FL 33540  
UNITED STATES OF AMERICA  
and all parties claiming interest by,  
through, under or against Defendant(s)  
SANDY CLAIBORN, AS POTENTIAL  
HEIR TO MAXINE O. HEIFNER AND  
MARK HEIFNER, AS POTENTIAL HEIR  
TO MAXINE O. HEIFNER, and all parties  
having or claiming to have any right, title  
or interest in the property herein de-  
scribed;  
YOU ARE NOTIFIED that an action to  
enforce a lien on the following described  
property in St. Lucie County, Florida:  
COUNT(S) XIII  
Unit Week 02, in Unit 03202, an Annu-  
al Unit Week and Unit Week 02, in  
Unit 03201, an Annual Unit Week in  
Village North Condominium, pur-  
suant to the Declaration of Condo-  
minium as recorded in Official  
Records Book 1309, Page 0885,  
Public Records of St. Lucie County,  
Florida and all amendments thereof  
and supplements thereto ('Declara-  
tion')  
Contract No.: 032021-02AP-903017  
has been filed against you; and you are re-  
quired to serve a copy of your written de-  
fenses, if any, to it on VALERIE N.

EDGECOMBE BROWN, Plaintiff's attorney,  
P. O. Box 165028, Columbus, OH  
43216-5028, within thirty (30) days after  
the first publication of this Notice and file  
the original with the Clerk of this Court ei-  
ther before service on Plaintiff's attorney  
or immediately thereafter; otherwise a de-  
fault will be entered against you for the re-  
lief demanded in the Complaint.  
NOTICE TO PERSONS WITH DIS-  
ABILITIES  
If you are a person with a disability who  
needs any accommodation in order to par-  
ticipate in this proceeding, you are enti-  
tled, at no cost to you, to the provision of  
certain assistance. Please contact Corrie  
Johnson, ADA Coordinator, 250 NW Coun-  
try Club Drive, Suite 217, Port St. Lucie,  
FL 34986, (772) 807-4370, at least 7 days  
before your scheduled court appearance,  
or immediately upon receiving this notifi-  
cation if the time before the scheduled ap-  
pearance is less than 7 days; if you are  
hearing or voice impaired, call 711.  
• SPANISH  
Si usted es una persona discapacitada  
que necesita alguna adaptación para  
poder participar de este procedimiento o  
evento; usted tiene derecho, sin costo al-  
guno a que se le provea cierta ayuda.  
Favor de comunicarse con Corrie John-  
son, Coordinadora de A.D.A., 250 NW  
Country Club Drive, Suite 217, Port St.  
Lucie, FL 34986, (772) 807-4370 por lo  
menos 7 días antes de que tenga que  
comparecer en corte o inmediatamente  
después de haber recibido ésta notifi-  
cación si es que falta menos de 7 días  
para su comparecencia. Si tiene una dis-  
capacidad auditiva ó de habla, llame al  
711.  
• KREYOL (Creole)  
Si ou se yon moun ki andikape epi ou  
bezwen nenpòt akomodasyon pou ou ka  
patisipe nan pwosè sa-a, ou gen dwa,  
san ou pa gen pou-ou peye anyen, pou yo  
ba-ou yon seri de asistans. Tanpri kontak-  
te Lisa DiLucente-Jaramillo, 250 NW  
Country Club Drive, Suite 217, Port St.  
Lucie, FL 34986, (772) 807-4370 por lo  
menos 7 días antes de que tenga que  
comparecer en corte o inmediatamente  
después de haber recibido ésta notifi-  
cación si es que falta menos de 7 días  
para su comparecencia. Si tiene una dis-  
capacidad auditiva ó de habla, llame al  
711.  
WITNESS my hand and seal of this  
Court on the 28th day of January, 2023.  
MICHELLE R. MILLER  
CLERK OF THE CIRCUIT COURT  
ST. LUCIE COUNTY, FLORIDA  
By: \_\_\_\_\_ Deputy Clerk  
MANLEY DEAS KOCHALSKI LLC  
P.O. BOX 165028  
Columbus, OH 43216-5028  
22-010393  
February 9, 16, 2023 U23-0039

**CORRECTED NOTICE OF SALE  
PURSUANT TO CHAPTER 45**  
IN THE CIRCUIT COURT OF THE 19TH  
JUDICIAL CIRCUIT IN AND FOR ST. LUCIE  
COUNTY, FLORIDA

Case No. 2022CA000038AXXXHC  
ASSISTED INVESTMENTS, L.L.C., a Florida  
limited liability company,  
Plaintiff, vs.  
ASIA PACIFIC INVESTMENTS, L.L.C., a  
Florida limited liability company; UNKNOWN  
TENANT IN POSSESSION # 1; and UN-  
KNOWN TENANT IN POSSESSION # 2,  
Defendants.  
NOTICE IS HEREBY GIVEN pursuant to a  
Final Summary Judgment of Mortgage Fore-  
closure dated November 30, 2022 and en-  
tered in Case 2022CA000038AXXXHC of  
the Circuit Court of the 19th Judicial Circuit  
in and for St. Lucie County, Florida wherein  
ASSISTED INVESTMENTS, L.L.C., a  
Florida limited liability company, is the Plain-  
tiff(s) and ASIA PACIFIC INVESTMENTS,  
L.L.C. a Florida limited liability company, UN-  
KNOWN TENANT IN POSSESSION # 1,  
AND UNKNOWN TENANT IN POSSES-  
SION # 2, are Defendants. I will sell to the  
highest and best bidder for cash by elec-  
tronic sale beginning at 8:00 a.m. on the 28  
day of February, 2023 at https://stlu-  
cieclerk.com/auctions, the following de-  
scribed property as set forth in said Order or  
Final Judgment, to-wit:  
Lot 24, Block 2418, Port St. Lucie Sec-  
tion Thirty-Four, according to the Plat  
thereof, as recorded in Plat Book 15,  
Page 9, 9A through 9W, of the Public  
Records of St. Lucie County, Florida.  
a/k/a 454 SW Saginaw Ave., Port  
Saint Lucie, FL 34953  
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.  
"If you are a person with a disability who  
needs any accommodation in order to partici-  
pate in this proceeding, you are entitled, at no  
cost to you, to the provision of certain as-  
sistance. Please contact Court Administration,  
250 NW Country Club Drive, Suite 217, Port  
St. Lucie, FL 34986, (772) 807-4370 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."  
CERTIFICATE OF SERVICE  
I HEREBY CERTIFY that a true and correct  
copy of the foregoing has been furnished by U.S.  
Mail and/or Email to the parties shown on the  
mailing list shown below on this 31 day of Janu-  
ary, 2023.  
DAVID R. ROY, P.A.  
4209 N. Federal Hwy.  
Pompano Beach, FL 33064  
Tel. (954) 784-2961  
Email: david@davidroy.com  
Email: teyvonn@davidroy.com  
By: TEYVON JOHNSON  
Fla. Bar No. 1011005  
February 9, 16, 2023 U23-0045

**NOTICE OF FORECLOSURE SALE  
PURSUANT TO CHAPTER 45**  
IN THE CIRCUIT COURT OF THE  
NINETEENTH JUDICIAL CIRCUIT IN AND FOR  
ST. LUCIE COUNTY, FLORIDA  
Case No.: 2021CA001491

NATIONSTAR MORTGAGE LLC D/B/A  
CHAMPION MORTGAGE COMPANY,  
Plaintiff, vs.  
DIANA PATTAY; EAGLE'S RETREAT AT SA-  
VANNA CLUB PHASE 2; UNITED STATES OF  
AMERICA ON BEHALF OF THE; ANY AND  
ALL UNKNOWN PARTIES CLAIMING BY,  
THROUGH, UNDER AND AGAINST THE  
HEREIN NAMED INDIVIDUAL DEFENDANT(S)  
WHO ARE NOT KNOWN TO BE DEAD OR  
ALIVE, WHETHER SAID UNKNOWN PARTIES  
MAY CLAIM AN INTEREST AS SPOUSES,  
HEIRS, DEVISEES, GRANTEES, OR OTHER  
CLAIMANTS  
Defendant(s).  
NOTICE IS HEREBY GIVEN that sale will be  
made pursuant to an Amended Final Judgment.  
Final Judgment was awarded on January 20,  
2023 in Civil Case No. 2021CA001491, of the  
Circuit Court of the NINETEENTH Judicial Circuit  
in and for St. Lucie County, Florida, wherein, NA-  
TIONSTAR MORTGAGE LLC D/B/A CHAMPION  
MORTGAGE COMPANY is the Plaintiff, and  
DIANA PATTAY; EAGLE'S RETREAT AT SAVANNA  
CLUB PHASE 2; UNITED STATES OF AMERICA  
ON BEHALF OF THE; ANY AND ALL UNKNOWN  
PARTIES CLAIMING BY, THROUGH, UNDER  
AND AGAINST THE HEREIN NAMED INDIVIDU-  
AL DEFENDANT(S) WHO ARE NOT KNOWN  
TO BE DEAD OR ALIVE, WHETHER SAID UN-  
KNOWN PARTIES MAY CLAIM AN INTEREST  
AS SPOUSES, HEIRS, DEVISEES, GRANTEES,  
OR OTHER CLAIMANTS are Defendants.  
The Clerk of the Court, Michelle R. Miller will  
sell to the highest bidder for cash at  
https://www.stlucieclerk.com/auctions on March  
8, 2023 at 08:00:00 AM EST the following de-  
scribed real property as set forth in said Final  
Judgment, to wit:  
LOT 12, BLOCK 64, EAGLES RETREAT  
AT SAVANNA CLUB PHASE 2, ACCORD-  
ING TO THE PLAT THEREOF,  
RECORDED IN PLAT BOOK 43, PAGE 21,  
PUBLIC RECORDS OF ST. LUCIE  
COUNTY, FLORIDA.  
Any person claiming an interest in the surplus

U23-0042

U23-0042

U23-0042

U23-0039

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**NOTICE OF FORECLOSURE SALE  
PURSUANT TO CHAPTER 45**  
IN THE CIRCUIT COURT OF THE  
NINETEENTH JUDICIAL CIRCUIT IN AND FOR  
ST. LUCIE COUNTY, FLORIDA  
Case No.: 2021CA001491

NATIONSTAR MORTGAGE LLC D/B/A  
CHAMPION MORTGAGE COMPANY,  
Plaintiff, vs.  
DIANA PATTAY; EAGLE'S RETREAT AT SA-  
VANNA CLUB PHASE 2; UNITED STATES OF  
AMERICA ON BEHALF OF THE; ANY AND  
ALL UNKNOWN PARTIES CLAIMING BY,  
THROUGH, UNDER AND AGAINST THE  
HEREIN NAMED INDIVIDUAL DEFENDANT(S)  
WHO ARE NOT KNOWN TO BE DEAD OR  
ALIVE, WHETHER SAID UNKNOWN PARTIES  
MAY CLAIM AN INTEREST AS SPOUSES,  
HEIRS, DEVISEES, GRANTEES, OR OTHER  
CLAIMANTS  
Defendant(s).  
NOTICE IS HEREBY GIVEN that sale will be  
made pursuant to an Amended Final Judgment.  
Final Judgment was awarded on January 20,  
2023 in Civil Case No. 2021CA001491, of the  
Circuit Court of the NINETEENTH Judicial Circuit  
in and for St. Lucie County, Florida, wherein, NA-  
TIONSTAR MORTGAGE LLC D/B/A CHAMPION  
MORTGAGE COMPANY is the Plaintiff, and  
DIANA PATTAY; EAGLE'S RETREAT AT SAVANNA  
CLUB PHASE 2; UNITED STATES OF AMERICA  
ON BEHALF OF THE; ANY AND ALL UNKNOWN  
PARTIES CLAIMING BY, THROUGH, UNDER  
AND AGAINST THE HEREIN NAMED INDIVIDU-  
AL DEFENDANT(S) WHO ARE NOT KNOWN  
TO BE DEAD OR ALIVE, WHETHER SAID UN-  
KNOWN PARTIES MAY CLAIM AN INTEREST  
AS SPOUSES, HEIRS, DEVISEES, GRANTEES,  
OR OTHER CLAIMANTS are Defendants.  
The Clerk of the Court, Michelle R. Miller will  
sell to the highest bidder for cash at  
https://www.stlucieclerk.com/auctions on March  
8, 2023 at 08:00:00 AM EST the following de-  
scribed real property as set forth in said Final  
Judgment, to wit:  
LOT 12, BLOCK 64, EAGLES RETREAT  
AT SAVANNA CLUB PHASE 2, ACCORD-  
ING TO THE PLAT THEREOF,  
RECORDED IN PLAT BOOK 43, PAGE 21,  
PUBLIC RECORDS OF ST. LUCIE  
COUNTY, FLORIDA.  
Any person claiming an interest in the surplus

U23-0042

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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 un-  
claimed.

IMPORTANT  
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, 250 NW Country  
Club Drive, Suite 217, Port St. Lucie, FL 34986,  
(772) 807-4370 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.  
SPANISH: Si usted es una persona discapacita-  
da que necesita algún tipo de adecuación para  
poder participar de este procedimiento, usted  
tiene derecho a que se le ayude hasta cierto  
punto y sin costo alguno. Por favor comuníquese  
con Court Administration, 250 NW Country Club  
Drive, Suite 217, Port St. Lucie, FL 34986, (772)  
807-4370, al menos 7 días antes de su fecha de  
comparecencia o inmediatamente después de  
haber recibido esta notificación si faltan menos  
de 7 días para su cita en el tribunal. Si tiene dis-  
capacidad auditiva o de habla, llame al 711.  
KREYOL: Si ou se yon moun ki andikape epi  
ou bezwen nenpòt akomodasyon pou ou ka  
patisipe nan pwosè sa-a, ou gen dwa, san ou pa  
gen pou-ou peye anyen, pou yo ba-ou yon seri  
de asistans. Tanpri kontakte Court Administra-  
tion, 250 NW Country Club Drive, Suite 217, Port  
St. Lucie, FL 34986, (772) 807-4370 owmen 7  
jou alavans jou ou gen pou-ou parèt nan tribu-  
nal-la, ouswa imedyatman kote ou resewva notifi-  
kasyon-an si ke li mwens ke 7 jou; si ou soud  
ouswa bèbè, rele 711.  
Dated this 01 day of February, 2023.  
ALDRIDGE PITE, LLP  
Attorney for Plaintiff  
5300 West Atlantic Avenue  
Suite 303  
Delray Beach, FL 33484  
Telephone: 561-392-6391  
Facsimile: 561-392-6965  
By: ZACHARY Y. ULLMAN, Esq. FBN: 106751  
Primary E-Mail: zullman@aldridgepите.com  
ServiceMail@aldridgepите.com  
1395-742B  
February 9, 16, 2023 U23-0043

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**NOTICE OF FORECLOSURE SALE**  
IN THE CIRCUIT COURT OF THE  
NINETEENTH JUDICIAL CIRCUIT IN AND FOR  
SAINT LUCIE COUNTY, FLORIDA  
GENERAL JURISDICTION DIVISION  
Case No. 562022CA000672AXXXHC  
CrossCountry Mortgage, LLC,  
Plaintiff, vs.  
Osner Orelien, et al.,  
Defendants.

NOTICE IS HEREBY GIVEN pursuant to the  
Final Judgment and/or Order Rescheduling Fore-  
closure Sale, entered in Case No.  
562022CA000672AXXXHC of the Circuit Court  
of the NINETEENTH Judicial Circuit, in and for  
Saint Lucie County, Florida, wherein CrossCountry  
Mortgage, LLC is the Plaintiff and Osner Ore-  
lien; Tania Ocean; United States of America on  
behalf of the Secretary of Housing and Urban  
Development; Zulia Brenovil are the Defendants,  
that Michelle Miller, Saint Lucie County Clerk of  
Court will sell to the highest and best bidder for  
cash at, https://stlucieclerk.com/auctions, begin-  
ning at 08:00 AM on the 26th day of April, 2023,  
the following described property as set forth in  
said Final Judgment, to wit:  
LOT 12, HAMILTON ACRES, ACCORD-  
ING TO THE PLAT THEREOF, AS  
RECORDED IN PLAT BOOK 14, PAGE(S)  
6, OF THE PUBLIC RECORDS OF SAINT  
LUCIE COUNTY,