IN THE CIRCUIT COURT OF THE FIFTH JUDICIAL CIRCUIT
IN AND FOR LAKE COUNTY, FLORIDA
CIVIL DIVISION

LAKEVIEW LOAN SERVICING, LLC,
Plaintiff, CASE NUMBER 35-2022-CA-001079-AXXX-XX

vs.

THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES, CREDITORS, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF CARSON CHIARIELLO A/K/A CARSON DANIEL CHIARIELLO, DECEASED; LANDRY GRAHAM CHIARIELLO, A MINOR BY AND THROUGH LILY SHORE HIS NATURAL GUARDIAN; 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 OF SALE
PURSUANT TO CHAPTER 45

NOTICE IS HEREBY GIVEN pursuant to a Summary Final Judgment of Foreclosure dated September 27, 2024, and entered in Case No. 352022CA001079AXXXXX of the Circuit Court in and for Lake County, Florida, wherein LAKEVIEW LOAN SERVICING, LLC is Plaintiff and THE UNKNOWN SPOUSES, HEIRS, DEVISEES, GRANTEES, CREDITORS, AND ALL OTHER PARTIES CLAIMING BY, THROUGH, UNDER OR AGAINST THE ESTATE OF CARSON CHIARIELLO A/K/A CARSON DANIEL CHIARIELLO, DECEASED; LANDRY GRAHAM CHIARIELLO, A MINOR BY AND THROUGH LILY SHORE HIS NATURAL GUARDIAN; UNKNOWN TENANT NO. 1; UNKNOWN TENANT NO. 2; and ALL UNKNOWN PARTIES CLAIMING INTERESTS BY, THROUGH, UNDER OR AGAINST A NAMED DEFENDANT TO THIS ACTION, OR HAVING OR CLAIMING TO HAVE ANY RIGHT, TITLE OR INTEREST IN THE PROPERTY HEREIN DESCRIBED, are Defendants, I will sell to the highest and best bidder for cash the First Floor Information Desk at the Lake County Judicial Center, 550 W. Main Street, Tavares, Florida., 11:00 a.m., on December 3, 2024, the following described property as set forth in said Order or Final Judgment, to-wit:

BEGIN AT A POINT 605 FEET NORTH AND 620 FEET EAST OF THE SOUTHEAST CORNER OF THE SOUTHWEST 1/4 OF SECTION 12, TOWNSHIP 19 SOUTH, RANGE 25 EAST, ON THE NORTH BOUNDARY OF RANCHO DRIVE FOR A POINT OF BEGINNING; FROM THIS POINT RUN NORTH 100 FEET, RUN THENCE EAST 80 FEET, RUN THENCE SOUTH 100 FEET, TO THE NORTH BOUNDARY OF RANCHO DRIVE, RUN THENCE WEST 80 FEET TO THE POINT OF BEGINNING, LAKE COUNTY, FLORIDA.

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

In accordance with the Americans with Disabilities Act of 1990, persons needing special accommodation to participate in this proceeding should contact the Clerk of the Court not later than five business days prior to the proceeding at the Lake County Judicial Center. Telephone 352-742-4100 or 1-800-955-8770 via Florida Relay Service.

DATED at Tavares, Florida, October 14, 2024.

Gary J. Cooney
As Clerk, Circuit Court

By: K. Linares
As Deputy Clerk

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

1691-185058 / TM1

nb 2-10-31