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

US Bank Trust National Association, not in its Individual Capacity But Solely as Owner Trustee for VRMTG Asset Trust

Case Number: 35-2025-CA-001658-AXXX-01

Plaintiff,

-vs.-

Edward G. Cromer a/k/a Edward Cromer; Marta Estela Jaramillo Hernandez a/k/a Marta E. Jaramillo Hernandez; Unknown Spouse of Edward G. Cromer a/k/a Edward Cromer; Unknown Spouse of Marta Estela Jaramillo Hernandez a/k/a Marta E. Jaramillo Hernandez; Wells Fargo Bank, N.A.; Priceless Home Improvements, Inc.; Summit Greens Residents' Association, Inc.; Unknown Parties in Possession #1, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s); Unknown Parties in Possession #2, if living, and all Unknown Parties claiming by, through, under and against the above named Defendant(s)

Defendant(s).

NOTICE OF SALE

NOTICE IS HEREBY GIVEN pursuant to order rescheduling foreclosure sale or Final Judgment, entered in Civil Case No. 35-2025-CA-001658-AXXX-01 of the Circuit Court of the 5th Judicial Circuit in and for Lake County, Florida, wherein US Bank Trust National Association, not in its Individual Capacity But Solely as Owner Trustee for VRMTG Asset Trust, Plaintiff and Edward G. Cromer a/k/a Edward Cromer are defendant(s), I, Clerk of Court, Gary J. Cooney, will sell to the highest and best bidder for cash ON THE 1ST FLOOR OF LAKE COUNTY COURTHOUSE, 550 WEST MAIN STREET, TAVARES, FLORIDA, AT THE INFORMATION DESK, AT 11:00 A.M. on December 1, 2026, the following described property as set forth in said Final Judgment, to-wit:

LOT 16, SUMMIT GREENS PHASE 1B, ACCORDING TO THE PLAT THEREOF AS RECORDED IN PLAT BOOK 44, PAGES 16 THROUGH 21, OF THE PUBLIC RECORDS OF LAKE 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.

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 the ADA Coordinator at the Office of the Trial Court Administrator, 550 West Main Street, Post Office Box 7800, Tavares, Florida 32778; Telephone: (352) 253-1604, within two (2) Working days of your receipt of this notice. If you are hearing or voice impaired, call 1-800-955-8771.

Date: August 31, 2026.

Gary J. Cooney
CLERK OF THE CIRCUIT COURT
Lake County, Florida

/S/ SHARI DURHAM
DEPUTY CLERK OF COURT

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