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

CLUB EXPLORIA, LLC,
a Delaware limited liability company,
Plaintiff,
vs. Case Number: 35-2021-CC-007367-AXXX-XX

MICHAEL ALLAN BOTKIN and LORI ANN COLE, known heirs of ALLAN E. BOTKIN, deceased, together with the unknown heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other claimants claiming by, through, or under ALLAN E. BOTKIN, deceased, and any and all unknown parties claiming by, through, under, and against such defendants who are not known to be dead or alive, whether such unknown parties may claim an interest as spouses, heirs, devisees, grantees, or other claimants et al
Defendant(s).

NOTICE OF ACTION

Count 1 - MICHAEL ALLAN BOTKIN and LORI ANN COLE, known heirs of ALLAN E. BOTKIN, deceased, together with the unknown heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other claimants claiming by, through, or under ALLAN E. BOTKIN, deceased, and any and all unknown parties claiming by, through, under, and against such defendants who are not known to be dead or alive, whether such unknown parties may claim an interest as spouses, heirs, devisees, grantees, or other claimants

TO: The unknown heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other claimants claiming by, through, or under ALLAN E. BOTKIN, deceased, and any and all unknown parties claiming by, through, under, and against such defendants who are not known to be dead or alive, whether such unknown parties may claim an interest as spouses, heirs, devisees, grantees, or other claimants, and all parties claiming interests by, through, under, or against any of them, and all parties having or claiming to have any right, title, or interest in the property described below.

YOU ARE NOTIFIED that an action to foreclose a claim of lien for assessments on the following described property in Lake County, Florida has been filed against you:

Timeshare Period Week (W)12 in Condominium Unit Number 401-102 of Summer Bay Resort Condominium III, according to Amended and Restated Declaration of Condominium thereof, as recorded in Official Records Book 1681, page 1850 of the Public Records of Lake County, Florida, as amended, together with the remainder over in fee simple absolute, as tenant in common with the other owners of all Time-Share Estates in the aforesaid Condominium Unit in that percentage interest determined and established by the Declaration of Condominium.

Count 2 - MARY RENEE CERRA, known heir of WILLIAM CHARLES CERRA, deceased, together with the unknown heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other claimants claiming by, through, or under WILLIAM CHARLES CERRA, deceased, and any and all unknown parties claiming by, through, under, and against such defendants who are not known to be dead or alive, whether such unknown parties may claim an interest as spouses, heirs, devisees, grantees, or other claimants and SUSAN CERRA

TO: The unknown heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other claimants claiming by, through, or under WILLIAM CHARLES CERRA, deceased, and any and all unknown parties claiming by, through, under, and against such defendants who are not known to be dead or alive, whether such unknown parties may claim an interest as spouses, heirs, devisees, grantees, or other claimants, and all parties claiming interests by, through, under, or against any of them, and all parties having or claiming to have any right, title, or interest in the property described below.

YOU ARE NOTIFIED that an action to foreclose a claim of lien for assessments on the following described property in Lake County, Florida has been filed against you:

Timeshare Period Week (O)49 in Condominium Unit Number 407-309 of Summer Bay Resort Condominium III, according to Amended and Restated Declaration of Condominium thereof, as recorded in Official Records Book 1681, page 1850 of the Public Records of Lake County, Florida, as amended, together with the remainder over in fee simple absolute, as tenant in common with the other owners of all Time-Share Estates in the aforesaid Condominium Unit in that percentage interest determined and established by the Declaration of Condominium.

Count 3 - HEDY ANTONIA COEMAN, known heir of KARL BASIL COEMAN, deceased, together with the unknown heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other claimants claiming by, through, or under KARL BASIL COEMAN, deceased, and any and all unknown parties claiming by, through, under, and against such defendants who are not known to be dead or alive, whether such unknown parties may claim an interest as spouses, heirs, devisees, grantees, or other claimants

TO: The unknown heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other claimants claiming by, through, or under KARL BASIL COEMAN, deceased, and any and all unknown parties claiming by, through, under, and against such defendants who are not known to be dead or alive, whether such unknown parties may claim an interest as spouses, heirs, devisees, grantees, or other claimants, and all parties claiming interests by, through, under, or against any of them, and all parties having or claiming to have any right, title, or interest in the property described below.

YOU ARE NOTIFIED that an action to foreclose a claim of lien for assessments on the following described property in Lake County, Florida has been filed against you:

Timeshare Period Week (O)2 in Condominium Unit Number 401-206 of Summer Bay Resort Condominium III, according to Amended and Restated Declaration of Condominium thereof, as recorded in Official Records Book 1681, page 1850 of the Public Records of Lake County, Florida, as amended, together with the remainder over in fee simple absolute, as tenant in common with the other owners of all Time-Share Estates in the aforesaid Condominium Unit in that percentage interest determined and established by the Declaration of Condominium.

Count 4 - LESLIE HANSON, as a tenant in common and as a known heir of SOLVEIG M. LANCE, deceased, together with the unknown heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other claimants claiming by, through, or under SOLVEIG M. LANCE, deceased, and any and all unknown parties claiming by, through, under, and against such defendants who are not known to be dead or alive, whether such unknown parties may claim an interest as spouses, heirs, devisees, grantees, or other claimants

TO: The unknown heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other claimants claiming by, through, or under SOLVEIG M. LANCE, deceased, and any and all unknown parties claiming by, through, under, and against such defendants who are not known to be dead or alive, whether such unknown parties may claim an interest as spouses, heirs, devisees, grantees, or other claimants, and all parties claiming interests by, through, under, or against any of them, and all parties having or claiming to have any right, title, or interest in the property described below.

YOU ARE NOTIFIED that an action to foreclose a claim of lien for assessments on the following described property in Lake County, Florida has been filed against you:

Timeshare Period Week (W)34 in Condominium Unit Number 407-106 of Summer Bay Resort Condominium III, according to Amended and Restated Declaration of Condominium thereof, as recorded in Official Records Book 1681, page 1850 of the Public Records of Lake County, Florida, as amended, together with the remainder over in fee simple absolute, as tenant in common with the other owners of all Time-Share Estates in the aforesaid Condominium Unit in that percentage interest determined and established by the Declaration of Condominium.

Count 5 - THE UNKNOWN HEIRS, devisees, grantees, assignees, lienors, creditors, trustees, or other claimants claiming by, through, or under LYNN FERNANDES, deceased, and any and all unknown parties claiming by, through, under, and against such defendants who are not known to be dead or alive, whether such unknown parties may claim an interest as spouses, heirs, devisees, grantees, or other claimants

TO: The unknown heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other claimants claiming by, through, or under LYNN FERNANDES, deceased, and any and all unknown parties claiming by, through, under, and against such defendants who are not known to be dead or alive, whether such unknown parties may claim an interest as spouses, heirs, devisees, grantees, or other claimants, and all parties claiming interests by, through, under, or against any of them, and all parties having or claiming to have any right, title, or interest in the property described below.

YOU ARE NOTIFIED that an action to foreclose a claim of lien for assessments on the following described property in Lake County, Florida has been filed against you:

Timeshare Period Week (E)52 in Condominium Unit Number 403-103 of Summer Bay Resort Condominium III, according to Amended and Restated Declaration of Condominium thereof, as recorded in Official Records Book 1681, page 1850 of the Public Records of Lake County, Florida, as amended, together with the remainder over in fee simple absolute, as tenant in common with the other owners of all Time-Share Estates in the aforesaid Condominium Unit in that percentage interest determined and established by the Declaration of Condominium.

Count 6 - MARQUEE JOHNSON, known heir of CAROL WHITT, deceased, together with the unknown heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other claimants claiming by, through, or under CAROL WHITT, deceased, and any and all unknown parties claiming by, through, under, and against such defendants who are not known to be dead or alive, whether such unknown parties may claim an interest as spouses, heirs, devisees, grantees, or other claimants

TO: The unknown heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other claimants claiming by, through, or under CAROL WHITT, deceased, and any and all unknown parties claiming by, through, under, and against such defendants who are not known to be dead or alive, whether such unknown parties may claim an interest as spouses, heirs, devisees, grantees, or other claimants, and all parties claiming interests by, through, under, or against any of them, and all parties having or claiming to have any right, title, or interest in the property described below.

YOU ARE NOTIFIED that an action to foreclose a claim of lien for assessments on the following described property in Lake County, Florida has been filed against you:

Timeshare Period Week (O)17 in Condominium Unit Number 403-108 of Summer Bay Resort Condominium III, according to Amended and Restated Declaration of Condominium thereof, as recorded in Official Records Book 1681, page 1850 of the Public Records of Lake County, Florida, as amended, together with the remainder over in fee simple absolute, as tenant in common with the other owners of all Time-Share Estates in the aforesaid Condominium Unit in that percentage interest determined and established by the Declaration of Condominium.

Count 7 - CHRISTOPHER J. MARTIN, EDWARD HOGG, BARBARA MARTIN-AUFIERO and VERONICA DEELY, known heirs of GEORGETTE M. HOGG, deceased, together with the unknown heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other claimants claiming by, through, or under GEORGETTE M. HOGG, deceased, and any and all unknown parties claiming by, through, under, and against such defendants who are not known to be dead or alive, whether such unknown parties may claim an interest as spouses, heirs, devisees, grantees, or other claimants

TO: The unknown heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other claimants claiming by, through, or under GEORGETTE M. HOGG, deceased, and any and all unknown parties claiming by, through, under, and against such defendants who are not known to be dead or alive, whether such unknown parties may claim an interest as spouses, heirs, devisees, grantees, or other claimants, and all parties claiming interests by, through, under, or against any of them, and all parties having or claiming to have any right, title, or interest in the property described below.

YOU ARE NOTIFIED that an action to foreclose a claim of lien for assessments on the following described property in Lake County, Florida has been filed against you:

Timeshare Period Week (O)32 in Condominium Unit Number 407-203 of Summer Bay Resort Condominium III, according to Amended and Restated Declaration of Condominium thereof, as recorded in Official Records Book 1681, page 1850 of the Public Records of Lake County, Florida, as amended, together with the remainder over in fee simple absolute, as tenant in common with the other owners of all Time-Share Estates in the aforesaid Condominium Unit in that percentage interest determined and established by the Declaration of Condominium.

Count 8 - ELIZABETH ANN MCCLANAHAN, MARK LEON MCCLANAHAN, CAROL SUE MCCLANAHAN and EDNA REBECCA MCCLANAHAN, known heirs of JESSIE SWIM MCCLANAHAN, deceased, together with the unknown heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other claimants claiming by, through, or under JESSIE SWIM MCCLANAHAN, deceased, and any and all unknown parties claiming by, through, under, and against such defendants who are not known to be dead or alive, whether such unknown parties may claim an interest as spouses, heirs, devisees, grantees, or other claimants

TO: The unknown heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other claimants claiming by, through, or under JESSIE SWIM MCCLANAHAN, deceased, and any and all unknown parties claiming by, through, under, and against such defendants who are not known to be dead or alive, whether such unknown parties may claim an interest as spouses, heirs, devisees, grantees, or other claimants, and all parties claiming interests by, through, under, or against any of them, and all parties having or claiming to have any right, title, or interest in the property described below.

YOU ARE NOTIFIED that an action to foreclose a claim of lien for assessments on the following described property in Lake County, Florida has been filed against you:

Timeshare Period Week (O)36 in Condominium Unit Number 403-204 of Summer Bay Resort Condominium III, according to Amended and Restated Declaration of Condominium thereof, as recorded in Official Records Book 1681, page 1850 of the Public Records of Lake County, Florida, as amended, together with the remainder over in fee simple absolute, as tenant in common with the other owners of all Time-Share Estates in the aforesaid Condominium Unit in that percentage interest determined and established by the Declaration of Condominium.

Count 9 - RYAN W. RANKIN and KELLY DEVON RANKIN, known heirs of LESLIE ANN RANKIN, deceased, together with the unknown heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other claimants claiming by, through, or under LESLIE ANN RANKIN, deceased, and any and all unknown parties claiming by, through, under, and against such defendants who are not known to be dead or alive, whether such unknown parties may claim an interest as spouses, heirs, devisees, grantees, or other claimants

TO: The unknown heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other claimants claiming by, through, or under LESLIE ANN RANKIN, deceased, and any and all unknown parties claiming by, through, under, and against such defendants who are not known to be dead or alive, whether such unknown parties may claim an interest as spouses, heirs, devisees, grantees, or other claimants, and all parties claiming interests by, through, under, or against any of them, and all parties having or claiming to have any right, title, or interest in the property described below.

YOU ARE NOTIFIED that an action to foreclose a claim of lien for assessments on the following described property in Lake County, Florida has been filed against you:

Timeshare Period Week (E)31 in Condominium Unit Number 403-309 of Summer Bay Resort Condominium III, according to Amended and Restated Declaration of Condominium thereof, as recorded in Official Records Book 1681, page 1850 of the Public Records of Lake County, Florida, as amended, together with the remainder over in fee simple absolute, as tenant in common with the other owners of all Time-Share Estates in the aforesaid Condominium Unit in that percentage interest determined and established by the Declaration of Condominium.

Count 10 - JULIE HERIN, known heir of CAROLINE M. SCHAUB, deceased, together with the unknown heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other claimants claiming by, through, or under CAROLINE M. SCHAUB, deceased, and any and all unknown parties claiming by, through, under, and against such defendants who are not known to be dead or alive, whether such unknown parties may claim an interest as spouses, heirs, devisees, grantees, or other claimants, and SALLY S. SCHAUB

TO: The unknown heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other claimants claiming by, through, or under CAROLINE M. SCHAUB, deceased, and any and all unknown parties claiming by, through, under, and against such defendants who are not known to be dead or alive, whether such unknown parties may claim an interest as spouses, heirs, devisees, grantees, or other claimants, and all parties claiming interests by, through, under, or against any of them, and all parties having or claiming to have any right, title, or interest in the property described below.

YOU ARE NOTIFIED that an action to foreclose a claim of lien for assessments on the following described property in Lake County, Florida has been filed against you:

Timeshare Period Week (E)26 in Condominium Unit Number 401-305 of Summer Bay Resort Condominium III, according to Amended and Restated Declaration of Condominium thereof, as recorded in Official Records Book 1681, page 1850 of the Public Records of Lake County, Florida, as amended, together with the remainder over in fee simple absolute, as tenant in common with the other owners of all Time-Share Estates in the aforesaid Condominium Unit in that percentage interest determined and established by the Declaration of Condominium.

Count 12 - ROBERT KAZUO VARMETTE, JORDAN RICKI VARMETTE and KAREN M. SPARKS, known heirs of DAVID L. VARMETTE, deceased, together with the unknown heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other claimants claiming by, through, or under DAVID L. VARMETTE, deceased, and any and all unknown parties claiming by, through, under, and against such defendants who are not known to be dead or alive, whether such unknown parties may claim an interest as spouses, heirs, devisees, grantees, or other claimants

TO: The unknown heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other claimants claiming by, through, or under DAVID L. VARMETTE, deceased, and any and all unknown parties claiming by, through, under, and against such defendants who are not known to be dead or alive, whether such unknown parties may claim an interest as spouses, heirs, devisees, grantees, or other claimants, and all parties claiming interests by, through, under, or against any of them, and all parties having or claiming to have any right, title, or interest in the property described below.

YOU ARE NOTIFIED that an action to foreclose a claim of lien for assessments on the following described property in Lake County, Florida has been filed against you:

Timeshare Period Week (O)18 in Condominium Unit Number 403-106 of Summer Bay Resort Condominium III, according to Amended and Restated Declaration of Condominium thereof, as recorded in Official Records Book 1681, page 1850 of the Public Records of Lake County, Florida, as amended, together with the remainder over in fee simple absolute, as tenant in common with the other owners of all Time-Share Estates in the aforesaid Condominium Unit in that percentage interest determined and established by the Declaration of Condominium.

Count 13 - JOAN VIETOR SINGLETON, ELIZABETH ANNE RIDENOUR and ALISON VIETOR SMITH, known heirs of CARL WILLIAM VIETOR, deceased, together with the unknown heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other claimants claiming by, through, or under CARL WILLIAM VIETOR, deceased, and any and all unknown parties claiming by, through, under, and against such defendants who are not known to be dead or alive, whether such unknown parties may claim an interest as spouses, heirs, devisees, grantees, or other claimants

TO: The unknown heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other claimants claiming by, through, or under CARL WILLIAM VIETOR, deceased, and any and all unknown parties claiming by, through, under, and against such defendants who are not known to be dead or alive, whether such unknown parties may claim an interest as spouses, heirs, devisees, grantees, or other claimants, and all parties claiming interests by, through, under, or against any of them, and all parties having or claiming to have any right, title, or interest in the property described below.

YOU ARE NOTIFIED that an action to foreclose a claim of lien for assessments on the following described property in Lake County, Florida has been filed against you:

Timeshare Period Week (W)30 in Condominium Unit Number 403-207 of Summer Bay Resort Condominium III, according to Amended and Restated Declaration of Condominium thereof, as recorded in Official Records Book 1681, page 1850 of the Public Records of Lake County, Florida, as amended, together with the remainder over in fee simple absolute, as tenant in common with the other owners of all Time-Share Estates in the aforesaid Condominium Unit in that percentage interest determined and established by the Declaration of Condominium.

Count 14 - JENNIFER LOVE WEBB and KELLY WEBB SERGOTT, known heirs of MARY LOU WEBB, deceased, together with the unknown heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other claimants claiming by, through, or under MARY LOU WEBB, deceased, and any and all unknown parties claiming by, through, under, and against such defendants who are not known to be dead or alive, whether such unknown parties may claim an interest as spouses, heirs, devisees, grantees, or other claimants

TO: The unknown heirs, devisees, grantees, assignees, lienors, creditors, trustees, or other claimants claiming by, through, or under MARY LOU WEBB, deceased, and any and all unknown parties claiming by, through, under, and against such defendants who are not known to be dead or alive, whether such unknown parties may claim an interest as spouses, heirs, devisees, grantees, or other claimants, and all parties claiming interests by, through, under, or against any of them, and all parties having or claiming to have any right, title, or interest in the property described below.

YOU ARE NOTIFIED that an action to foreclose a claim of lien for assessments on the following described property in Lake County, Florida has been filed against you:

Timeshare Period Week (O)6 in Condominium Unit Number 401-208 of Summer Bay Resort Condominium III, according to Amended and Restated Declaration of Condominium thereof, as recorded in Official Records Book 1681, page 1850 of the Public Records of Lake County, Florida, as amended, together with the remainder over in fee simple absolute, as tenant in common with the other owners of all Time-Share Estates in the aforesaid Condominium Unit in that percentage interest determined and established by the Declaration of Condominium.

All persons to whom this Notice of Action is directed are required to serve a copy of their written defenses, if any, to Plaintiff's attorney, Ross E. Payne, of Resort Law Firm, P.A., whose address is, Post Office Box 120069, Clermont, Florida 34712-0069, on or before thirty (30) days from the first date of publication, and to 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 for the relief demanded in the Complaint.

DATED this 7 day of January, 2022.

Gary J. Cooney
As Clerk of the Court

By: /s/ TRISH ROBERTS
As Deputy Clerk

nb-2-1-20