

IN THE COUNTY COURT IN AND FOR  
LEON COUNTY, FLORIDA  
GENERAL JURISDICTION DIVISION  
CASE NO.: 2023CC004018

SMS FINANCIAL NCU, LLC, an  
Arizona limited liability company,

Plaintiff,

vs.

**NOTICE BY PUBLICATION**

VIVIENNE TREHARNE, UNKNOWN SPOUSE  
OF VIVIENNE TREHARNE, ALL UNKNOWN  
PERSONS WHO MAY BE HEIRS,  
DEVISEES, LEGATEES, GRANTEES,  
LIENORS, CREDITORS, TRUSTEES,  
ASSIGNEES OR OTHER CLAIMANTS  
OF ROBERT L. TREHARNE, DECEASED  
AND ALL OTHER PERSONS CLAIMING AN  
INTEREST BY, THROUGH, UNDER OR  
AGAINST HIM AND ALL PERSONS HAVING  
OR CLAIMING TO HAVE ANY RIGHT,  
TITLE OR INTEREST IN THE PROPERTY,  
SOUTHWOOD RESIDENTIAL COMMUNITY  
ASSOCIATION, INC., a Florida not-for-profit  
corporation and UNKNOWN TENANT(S)  
IN POSSESSION,

Defendants.

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**NOTICE OF ACTION  
CONSTRUCTIVE SERVICE – PROPERTY**

TO: All unknown persons who may be heirs, devisees, legatees, grantees, lienors, creditors, trustees, assignees or other claimants of Robert L. Treharne, deceased, Residence Unknown, if alive, and if dead, Robert L. Treharne's heirs, devisees, grantees, devisees, legatees, lienors creditors, trustees, assignees or other claimants and all other parties claiming interests, by through, under or against Robert L. Treharne, and all parties having or claiming to have any right, title or interest in the property herein described.

YOU ARE HEREBY NOTIFIED that an action to the above-styled foreclosure action by the above-named Plaintiff and encumbering the following described property in Leon County, Florida:

Lot 30, Block C, Southwood Unit 14, according to the plat thereof as recorded in Plat Book 15, Page 6, Public Records of Leon County, Florida.  
Address: 4259 Four Oaks Boulevard, Tallahassee, FL 32311  
Account No.: 312224

has been filed against you and you are required to serve a copy of your written defenses, if any to it on Plaintiff's attorney, Richard B. Storfer, Esquire, of the firm of Lorium Law, whose address is 101 NE 3<sup>rd</sup> Avenue, Suite 1800, Ft. Lauderdale, Florida 33301, on or before \_\_\_\_\_, 2023, and file the original with the Clerk of this Court either before service on Plaintiff's attorneys or immediately thereafter; otherwise a default will be entered against you for the relief demanded in the complaint.

Pursuant to the Fair Debt Collection Practices Act you are advised that this law firm is deemed to be a debt collector attempting to collect a debt and any information obtained will be used for that purposes.

WITNESS my hand and seal of said court at Hernando County, Florida, this \_\_\_\_ day of \_\_\_\_\_, 2023.

GWEN MARSHALL  
As Clerk, County Court  
Leon County, Florida

(Circuit Court Seal)

By: \_\_\_\_\_  
As Deputy Clerk

Richard B. Storfer, Esquire  
**LORIUM LAW**  
101 NE Third Avenue, Suite 1800  
Ft. Lauderdale, Florida 33301  
Telephone No.: (954) 462-8000  
Florida Bar No. 0333270  
rstorfer@loriumlaw.com