

DeLoach Hofstra + Cavonis, PA NAVIGATOR

When you need help, showing you and your family the way.

Injury Law + Estate Planning + Elder Law + Real Estate & Association Law + Litigation + Probate



Michelle Lianzo, Simone DeLoach, D. "Rep" DeLoach III, Dennis R. DeLoach Jr., Paul Cavonis, Joe Murphy, and Michael Cavonis

A Milestone of Vision

It was a merry and bright celebration to mark the grand opening of a beautiful new home

for the law firm of DeLoach, Hofstra & Cavonis, P.A. and Seminole Title Company. Two hundred attendees were treated to fine food, fun giveaways, exciting performance cars, and red carpet photos with "Bonnie Beagle," the firm's Legal Beagle mascot. As Ken Burke stepped up to the podium to serve as master of ceremonies, another cause for celebration became apparent. This event was also a historic milestone of vision, of service to the community, and of support for its people.

Ken served as the firm's former administrator for 22 years before being elected Clerk of the Circuit Court and Comptroller for Pinellas County in 2004. His unique role with the firm, connection with the community, and exceptional talent for storytelling made this milestone event personal

and touching as he shared the history of both companies and their significant impact on the Seminole community.

"I think when we talk about this, all that has been accomplished here, we have to talk about Dennis DeLoach," exclaimed Ken. "All this wouldn't have been possible without Dennis' vision and his way of handling things."

The firm was founded by Dennis R. DeLoach Jr. on October 1, 1976 at 8486 Seminole Boulevard. Dennis was also one of the founders of the City of Seminole and served as its first co-attorney in 1970. The firm moved to its current location in 1993, when Peter T. Hofstra and Dennis founded Seminole Title Company to assist members of the community with residential and commercial real estate closings.

The new 12,500-square-foot building was designed to meet the growing needs of clients, staff, and the community with more offices, conference rooms, and a larger



Ken Burke serving as master of ceremonies

meeting room for seminars and events. It is hurricane resistant with a backup generator to protect files and equipment. When some employees lost power during Hurricane Ian, it provided them refuge.

The event culminated with a traditional ribbon cutting ceremony that also paid tribute to the long-time dedication of our many legal and title professionals over the past 46 years, each sharing a passion for helping people and a deep commitment to our community. It may be a beautiful new building, but the beating heart and core values of its people through the years will remain steadfast.

To read all of Ken's remarks and see photos and video of the event, visit dhclaw.com/2022OpenHouse.



While a law firm and title company may not be a traditional setting for environmental stewardship, we recognize there is room for such endeavors everywhere. With the opportunities provided by our new building, we have been taking action in the workplace. In celebration of our new green initiatives, we are offering free reusable bags that you can pick up in the lobby of our new office (one per person while supplies last).



Here are just some of our green initiatives in progress:

- ▶ **Electric Vehicle (EV) Chargers (coming soon):** Two new electric chargers are being installed on-site for attorneys and staff, and may also be used by clients and customers while meeting at our offices.
- ▶ **Water Bottle Refill Station:** A refill station and reusable cups for staff will reduce plastic usage.
- ▶ **Recycling:** We recycle paper, plastic, and aluminum through the City of Seminole's recycling program. We also recycle wine corks at corkclub.com.
- ▶ **Plates and Silverware:** We use real plates and silverware to reduce waste from disposable paper plates and plastic utensils.
- ▶ **Paperless Practices:** We are working to become a "paperless practice," making files readily available on our network for our professional staff and attorneys.

- ▶ **Conference Room Technology:** We're working to eliminate back-and-forth trips to print documents for review, instead using large monitors to make real-time edits with clients.
- ▶ **Green Team:** We created an in-house team of attorneys and staff engaged in advancing sustainability within our organization.
- ▶ **Donation Station:** We have an ongoing "donation station" in our kitchen to encourage reuse. Staff may donate gently used books, household goods, and other items to fellow staff members. If it's not claimed, it goes to a local charity.

To learn about more of our green initiatives, visit dhclaw.com/green.



Proven RESULTS



JOSEPH M. MURPHY
Real Estate and Civil Litigation Attorney

Read What Our Clients Say

Carol
Real Estate Client

I hired Mr. Joseph "Joe" Murphy to help me with a legal issue regarding my late mother's home. He and his team were very patient in explaining the process of each step (sometimes several times, as it was difficult for me to understand. I was STRESSED). All the legalities were worked out and the issue was resolved. I would hire Mr. Murphy again if the need arose. I would highly recommend him to anyone who does.



FAQs: Safe Storage of Your Estate Planning Documents

Seeing the impact of Hurricanes Ian and Nicole, it's a good idea to secure safe storage for estate planning documents, like last wills and testaments, durable power of attorney, health care surrogate and living will. Here are answers to common questions:

Where should I store my original estate planning documents?

In a safe place, such as in a waterproof/fireproof safe or in your bank safe deposit box. Absent this, it may be best

to bring your original documents with you should you have to evacuate. Rest assured, our office keeps electronic copies of documents for our clients.

Is a bank safe deposit box a good idea?

It is a good idea IF you added someone else as a co-signer on your account. If you did not, upon your death your family will have to go to court to access your safe deposit box.

What if I lose my original documents?

Contact us to discuss the legal aspects of replacing lost documents. Copies of legal documents may be fine, but in some instances original documents are greatly preferred.

To learn more about estate planning for your own situation, please watch my free online seminar at dhclaw.com/seminars. You can also download a free copy of my book *Top 20 Rules for Protecting Your Florida Estate* at dhclaw.com/FreeLegalResources.



Michelle Lianzo,
Gloria Centonze,
Rep & Simone
DeLoach

When you need help.



In the COMMUNITY

Health & Wealth Expo: The State of Aging in Florida

Estate planning and board certified elder law attorney Rep DeLoach was recently an expert panelist at the annual Health & Wealth Expo presented by the St. Petersburg College's Institute for Strategic Policy Solutions (ISPS) in partnership with the Seminole Chamber of Commerce. Rep joined a panel of experts who addressed current public policy, legal issues, benefits, insurance, and financial topics. Businesses and non-profits shared resources and information throughout the program. Open to the public, DHC sponsored this free event for the benefit of our community.

YLS Happy Hour: The Art of Brewing

As President of the Young Lawyers Section (YLS), real estate attorney Joe Murphy recently hosted a fall kick-off happy hour at Bayboro Brewing Co. for his fellow St. Petersburg Bar members. This "educational" event included a behind-the-scenes tour, a short introduction of the art of brewing craft beer, and lastly an obligatory tasting, of course! Located in the Palmetto Park neighborhood, Bayboro Brewing is actively involved in the community and is veteran-owned.



YLS VP Katharine Haddad, Michael Cavonis, Bayboro head brewer Aaron, Rep & Simone DeLoach, and YLS President Joe Murphy





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 PROUDLY A **PET-FRIENDLY OFFICE**

SAVE *the* DATE

18th Annual Festivals of Speed

SUNDAY, JANUARY 22, 2023

Vinoy Park (downtown St. Petersburg)

Come hang with our "Help for the Hurt Pit Crew!" To get 50% off General Admission Tickets, use promo code DHCLAW50 at festivalsofspeed.com. Visit HelpForTheHurtMotorsports.com to learn more.



Cover masthead photo: Elder Care Coordinator Gloria Centonze as "Bonnie Beagle"

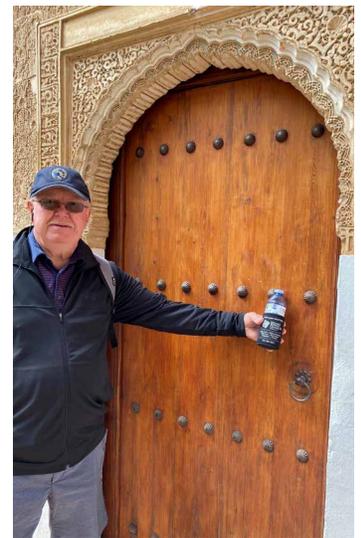
To update your address preferences, add friends or family to our mailing list, or to be removed, please call Simone DeLoach at 727-308-5441 or email her at simone@dhclaw.com.

PAWS for the LAWS



2022 DHC Koozie Contest Winner

Congratulations to Sylvia Christy, winner of the 2022 DHC Koozie Contest! Her koozie photo of an ornate door at the Alhambra palace and fortress complex located in Granada, Andalusia, Spain was a fan favorite. Visit our koozie contest photo album on Facebook to see all the submissions, or come see our rotating exhibition of koozie pics from around the world in our new lobby. Join the fun when the contest kicks off again in May 2023. Don't have a DHC koozie? Don't worry! Stop by our office during business hours and pick one up or we'll mail one to you! To learn more, visit dhclaw.com/koozie.



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Upcoming EVENTS

Our Favorite RECIPES

While in-person seminars are on pause, we continue to offer estate planning, long-term care and pet planning seminars online. All seminars are presented by attorney Rep DeLoach.

Estate Planning Essentials

- ▶ *Wills v. Trusts*
- ▶ *Probate and Probate Avoidance*
- ▶ *Asset Protection Strategies*
- ▶ *Inccapacity Planning*

How to Qualify for Medicaid

- ▶ *Income/Asset Rules*
- ▶ *Healthcare Crisis Management*
- ▶ *Irrevocable Trust Planning*
- ▶ *VA Benefits*

Estate and Pet Planning

- ▶ *Pet Planning and Pet Trusts*
- ▶ *Inccapacity Planning, including who to name to help you*
- ▶ *Wills, Trusts and Probate*
- ▶ *Charitable Planning*



Please visit [dhclaw.com/seminars](https://www.dhclaw.com/seminars) to register. If you would like to be added to a list to be contacted when our in-person seminars resume, please contact Ashleigh Fisichella at 727-308-5441 or ashleigh@dhclaw.com.



Lorry's Chocolate Chip Cannoli Dip

Thank you to probate paralegal Lorry Feldmeyer for sharing her delicious and creamy cannoli dip recipe with us. Made with just 5 ingredients, this is a quick and easy no-bake dessert. Lorry says to “serve with broken pieces of waffle cone, pretzels for a sweet and salty mix, or with vanilla wafers—whatever you like!”

- ▶ 2 cups ricotta cheese (drained)
- ▶ 1 ½ cups confectioners' sugar
- ▶ 1 to 1 ½ cups mini semisweet chocolate chips
- ▶ 8 oz mascarpone cheese
- ▶ 1 tsp vanilla extract

Mix all (except chocolate chips) with a hand mixer on low until well combined. Stir in chocolate chips and refrigerate until ready to serve. Just before serving, sprinkle with more chocolate chips and dust with powdered sugar if desired. Serve with desired dippers and enjoy!