

SIXTH DISTRICT COURT OF APPEAL OF FLORIDA

**Common Wealth Trust Services, LLC, as Trustee of the 0 Polk
Parkway Land Trust v. Polk County, a political subdivision of the
State of Florida**

No. 6D2024-0161; Lower Tribunal No. 22-CA-3090 · No. 6D2024-0161 · Decided September 19, 2025

OPINION

COMMON WEALTH TRUST SERVICES, LLC, as Trustee of the 0 POLK PARKWAY LAND TRUST v. POLK COUNTY, a POLITICAL SUBDIVISION
PER CURIAM.

SIXTH DISTRICT COURT OF APPEAL
STATE OF FLORIDA

_____ Case No. 6D2024-0161 Lower Tribunal No. 22-CA-3090
_____ COMMON WEALTH TRUST SERVICES, LLC, as Trustee
of the 0 POLK PARKWAY LAND TRUST, Appellant, v. POLK COUNTY, a political subdivision
of the STATE OF FLORIDA, Appellee. _____ Appeal from the
Circuit Court for Polk County. William D. Sites, Judge. September 19, 2025 PER CURIAM.
AFFIRMED. See Melrose Ventures, LLC v. Uptempo Mktg. Corp., No. 6D2023-3824, 2025 WL
2088722, at *2, n.3 (Fla. 6th DCA July 25, 2025) (“[W]hen an error appears for the first time on
the face of the order, it is well settled that parties can preserve the issue by filing a motion for
rehearing.”); Williams v. Williams, 152 So. 3d 702, 704 (Fla. 1st DCA 2014) (“[W]here an error
by the court appears for the first time on the face of a final order, a party must alert the court of the
error via a motion for rehearing or some other appropriate motion in order to preserve it for
appeal.”). WOZNIAK, MIZE and GANNAM, JJ., concur. Daniel F. Pilka, of Pilka Adams &
Reed, P.A., Brandon, for Appellant. Jonathan B. Trohn, of Campbell Trohn Tamayo & Aranda,
P.A., Lakeland, for Appellee.

NOT FINAL UNTIL TIME EXPIRES TO FILE MOTION FOR REHEARING
AND DISPOSITION THEREOF IF TIMELY FILED

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