

Legal Notices-CAL

NOTICE IS HEREBY GIVEN that the undersigned intends to sell the personal property described below to enforce a lien imposed on said property pursuant to section 21700-21716 of the Ca Business and Professional Code, Ca Commercial Code Section 2328, Section 1812.600 1812.609 and Section 1988 of CA Civil Code,335 of the Penal code.

The undersigned will sell at public sale by competitive bidding on **THURSDAY the 23rd Day of January, 2020 at 10:00AM** on the premises where said property including: household goods, tools, electronics, and personal effects, vehicle, have been stored and which are located at Santee Mini Storage, 10835 Woodside Ave, Santee, County of San Diego, State of California, the following:

Customer Name: Unit # **Angel Abril B30 Christian B. DeLacruz B24/3**

Purchases must be paid for at the time of purchase in cash only. All purchased items sold as is, where is and must be removed at the time of sale. Sale subject to cancellation in the event of settlement between owner and obligated party. Dated this: 9thDay of January 2020 and 16th day of January 2019 Self Storage Management Co. Bond # WL11181098 310.642.0080 **EC Californian 1/9,16/2020-91865**

SUMMONS (Family Law) NOTICE TO RESPONDENT: Aviso al Demandado: **Grisselle Minnitt You are being sued.** Lo estan demandando. **Petitioner's name is:** Nombre del

Legal Notices-CAL

demandante: **Jacquan Minnitt CASE NUMBER (Numero de case): 19FL007210E**

You have 30 calendar days after this Summons and Petition are served on you to file a Response (form FL-120 or FL-123) at the court and have a copy served on the petitioner. A letter, phone call, or court appearance will not protect you. If you do not file your Response on time, the court may make orders affecting your marriage or domestic partnership, your property, and custody of your children. You may be ordered to pay support and attorney fees and costs. If you cannot pay the filing fee, ask the clerk for a fee waiver form.

If you want legal advice, contact a lawyer immediately. You can get information about finding lawyers at the California Courts Online Self-Help Center (www.courtinfo.ca.gov/selfhelp), at the California Legal Services Website (www.lawhelpcalifornia.org), or by contacting your local county bar association.

Tiene 30 dias corridos despues de haber recibido la entrega legal de esta Citacion y Peticion para presentar una Respuesta formulario de Respuesta (formulario FL-120 o FL-123) ante la corte y efectuar la entrega legal de una copia al solicitante. Una carta o llamada telefonica o una audiencia de la corte no basta para protegerlo.

Si no presenta su Respuesta a tiempo, la corte puede dar ordenes que afecten su matrimonio o pareja de hecho, sus bienes y la custodia de sus hijos. La corte tambien le puede ordenar que pague manutencion, y honorarios y costas legales. Si no puede pagar la cuota de

Legal Notices-CAL

presentacion, pida al secretario un formulario de exencion de cuotas.

Si desea obtener asesoramiento legal, pongase en contacto de inmediato con un abogado. Puede obtener informacion para encontrar a un abogado en el Centro de Ayuda de las Cortes de California (www.sucorte.ca.gov), en el sitio Web de los Servicios Legales de California (www.lawhelpcalifornia.org) o poniendose en contacto con el colegio de abogados de su condado.

NOTICE: The restraining orders on page 2 are effective against both spouses or domestic partners until the petition is dismissed, a judgment is entered, or the court makes further orders. These orders are enforceable anywhere in California by any law enforcement officer who has received or seen a copy of them. AVISO: Las ordenes de restriccion que figuran en la pagina 2 valen para ambos conyuges o pareja de hecho hasta que se despida la peticion, se emita un fallo o la corte de otras ordenes. Cualquier autoridad de la ley que haya recibido o visto una copia de estas ordenes puede hacerlas acatar en cualquier lugar de California.

NOTE: If a judgment or support order is entered, the court may order you to pay all or part of the fees and costs that the court waived for yourself or for the other party. If this happens, the party ordered to pay fees shall be given notice an opportunity to request a hearing to set aside the order to pay waived court fees.

AVISO: Si se emite un fallo u orden de manutencion, la corte pueda ordenar que usted pague parte de, o todas las cuotas y cos-

Legal Notices-CAL

tos de la corte previamente exentas a peticion de usted o de la otra parte. Si esto ocurre, la parte ordenada a pagar estas cuotas debe recibir aviso y la oportunidad de solicitar una audiencia para anular la orden de pagar las cuotas exentas. The name and address of the court are (El nombre y dirección de la corte son): **Superior Court of California, 250 E. Main Street, El Cajon, CA 92020, East County**

Legal Notices-CAL

Division The name, address, and telephone number of petitioner's attorney, or petitioner without an attorney, are (El nombre, dirección y el número de teléfono del abogado del solicitante, o del solicitante si no tiene abogado, son): **Jacquan Minnitt, 12905 Mapleview Street, Apt. G52, Lakeside, CA 92040, (619) 717-4510** Date (Fecha): OCT 07 2019 Clerk, by (Secretario, por)

Legal Notices-CAL

W. Stowers Deputy (Asistente) **East County Californian -92106 1/16,23,30,2/6/2020**

NOTICE TO CREDITORS OF BULK SALE (UCC Sec. 6105) Escrow No. **19285-HY** NOTICE IS HEREBY GIVEN that a bulk sale is about to be made. The name(s), business address(es) to the Seller(s) are: **MBB LAUNDROMAT LLC, 2809 LARKIN PLACE SAN DIEGO, CA**

Legal Notices-CAL

92123 Doing Business as: **MBB LAUNDROMAT** All other business name(s) and address(es) used by the Seller(s) within three years, as stated by the Seller(s), is/are: The name(s) and address of the Buyer(s) is/are: **COMMERCIAL LAUNDRY CONSULTANTS LLC, 733 E 3RD ST NATIONAL CITY, CA 91950** The assets to be sold are described in general as: **FURNITURE, FIXTURES, EQUIP-**

Legal Notices-CAL

MENT, TRADE NAME, MACHINERY, GOODWILL, LEASE, LEASEHOLD IMPROVEMENTS AND COVENANT NOT TO COMPETE, SUPPLIES, TELEPHONE NUMBERS and are located at: **1406 EAST MAIN ST, EL CAJON, CA 92020** The bulk sale is intended to be consummated at the office of: **NEW CENTURY ESCROW, INC, 500 S. KRAEMER BLVD STE 275, BREA CA 92821** and the anticipated

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INVITATION TO BID

The City of Santee invites bids for the Citywide Crack Sealing Program 2020 (CIP 2020-06). Sealed Bids will be received by the City of Santee at the Office of the City Clerk, 10601 Magnolia Avenue, Building 3, Santee, CA 92071, until 10:00 A.M. on January 30, 2020, at which time they will be publicly opened and read.

The scope of work includes the furnishing of all labor, materials and equipment necessary for placing crack sealing, traffic control and all related and necessary work as defined in the contract documents

The work is to be constructed within fifteen (15) working days from the notice to proceed including material lead time. Engineers estimate for the Base Bid is \$160,000.00. The contractor shall possess a valid Class "A", "C-12" or "C-32" license at the time of bid submission.

Contract Documents, including plans, specifications and proposal forms, may be examined and/or downloaded on the City's website at www.CityofSanteeCA.gov. Contract documents may also be examined at the City Clerk's Office, 10601 Magnolia Avenue, Building 3, Santee, CA 92071-1266. The City of Santee website is the only source of accurate information about City projects.

Each bidder shall notify the City to be listed as a plan holder for the project by providing written notice to the City's contact person listed in the Information for Bidders. The City of Santee complies with the Americans with Disabilities Act. If you require reasonable accommodations for the bid opening, please contact the Office of the City Clerk, (619) 258-4100, at least 48 hours in advance.

Advertised on January 9 and 16, 2020
East County Californian 1/9,16/2019-91553

Advertisement for Bids

Notice is hereby given that the Governing Board of the Lemon Grove School District, Lemon Grove, CA, will receive sealed bids for the following project, Bid No. **2019-20-01, Bid Package HVAC UNITS AT VARIOUS SITES** in Lemon Grove, CA, 91945.

To bid on this Project, the Bidder is required to possess one or more of the following State of California contractors' license(s):

- C-20 (WARM-AIR HEATING, VENTILATING & AIR CONDITIONING)**
- C-10 (ELECTRICAL CONTRACTOR)**
- C-39 (ROOFING CONTRACTOR)**

Each bid must conform and be responsive to the contract documents. Contract Documents will be available on or after **JANUARY 9, 2020**, for review at the District Facilities Office, and may be downloaded from the District's website, www.lemongrovesd.net, using the ["Maintenance & Operations Services Projects"] link.

A **non-mandatory** pre-bid job walk will be held **January 29, 2020, at 9:00 a.m.** at 8025 Lincoln St., Lemon Grove, CA 91945.

All bids will be received by the District at 8025 Lincoln St., Lemon Grove, CA 91945, no later than, **2:00 p.m. on March 6, 2020** at which time bids will be opened and publicly read aloud.

WAGES: The Director of the Department of Industrial Relations has determined the general prevailing rate of per diem wages in the locality in which this public work is to be performed for each craft, classification, or type of worker needed to execute the contract. Wage rates can be found at on the California Department of Industrial Relations web site at: www.dir.ca.gov/dlsr.

Each bid shall be submitted on the bid form provided in the bid documents. To bid on this project, each contractor is required to prequalify at Qualitybidders.com. Each bid shall be accompanied by a satisfactory Bid Bond executed by the bidder and surety company, or certified check, or cashier's check in favor of the Lemon Grove School District, or cash, in an amount equal to ten percent (10%) of the bid. Said Bid Bond shall be given to guarantee that the bidder will execute the contract as specified, within seven (7) working days after the notification of the award of the contract to bidder. Payment and Performance bonds shall be required.

The District reserves the right to reject any and all bids and to waive any irregularities or informalities in any bids or in the bidding. No bidder may withdraw his bid for a period of **30** days after the date set for the opening of bids. For questions, please contact lflores@lemongrovesd.net.
GOVERNING BOARD OF THE LEMON GROVE SCHOOL DISTRICT
East County Californian 1/9/16/2020-91305

Legal Notices-CAL

Legal Notices-CAL

sale date is FEBRUARY 4, 2020

The bulk sale is subject to California Uniform Commercial Code Section 6106.2.

The name and address of the person with whom claims may be filed is: **NEW CENTURY ESCROW, INC, 500 S. KRAEMER BLVD STE 275, BREA CA 92821** and the last day for filing claims shall be **FEBRUARY 3, 2020**, which is the business day before the sale date specified above.

Dated: **01/07/20**
BUYERS: COMMERCIAL LAUNDRY CONSULTANTS LLC LA2447923 EAST COUNTY CALIFORNIAN 1/16/2020

East County Californian 1/16/2020-92196

NOTICE TO CREDITORS OF BULK SALE (UCC Sec. 6105)

Escrow No. 20001-HY NOTICE IS HEREBY GIVEN that a bulk sale is about to be made. The name(s), business address(es) to the Seller(s) are: **TURQUOISE LAUNDRY LLC, 1538 OCALA AVE CHULA VISTA, CA 91911**

Doing Business as: **TURQUOISE LAUNDRY LLC.** All other business name(s) and address(es) used by the Seller(s) within three years, as stated by the Seller(s), is/are: The name(s) and ad-

NOTICE AND SUMMARY OF ORDINANCE NO. 573 OF THE CITY OF SANTEE, CALIFORNIA, AMENDING THE ZONE DISTRICT MAP AND TITLE 13 ("ZONING ORDINANCE") OF THE SANTEE MUNICIPAL CODE ADDING AN ART AND ENTERTAINMENT OVERLAY

Notice is hereby given that on January 8, 2020, the City Council of Santee ("City") adopted an Ordinance amending the Zone District Map and Title 13 ("Zoning Ordinance") of the Santee Municipal Code to add an Art and Entertainment Overlay District. The Art and Entertainment Overlay District consists of various parcels, totaling approximately 155 acres, generally bounded by Mission Gorge Road to the south, the San Diego River to the north, Cuyamaca Street to the west, and Magnolia Avenue to the east.

The amendment of the Zone District Map and the amendment of the Zoning Ordinance make the following changes to the Santee Municipal Code:

1. Add the Art and Entertainment District Overlay Zone District Map.
2. Amend Chapter 13.04 of the Santee Municipal Code to add the Art and Entertainment Overlay District and related use and development standards.
3. Amend Section 13.18.020(B)(2) of the Santee Municipal Code to delete the requirement of a conditional use permit for all development proposed within the Art and Entertainment Overlay District.
4. Add Section 13.22.070 to the Santee Municipal Code to add the Art and Entertainment Overlay District to the list of Overlay Districts, and to describe its location, purpose, permitted land uses, and development standards.

The Ordinance also makes the findings required under Chapter 13.22 of the Santee Municipal Code to establish an overlay district in the City. The above summary constitutes the major highlights of the approved Ordinance. A reading of the entire Ordinance may be necessary to obtain a full understanding of the Ordinance. A copy of the full text of the Ordinance is available at the City Clerk's office located at 10601 Magnolia Avenue, Santee, CA 92071.

The Ordinance was introduced at a Regular Meeting of the Santee City Council held on December 11, 2019, and adopted at a Regular Meeting of the Santee City Council on January 8, 2020, by the following vote:

Ayes: Hall, Houlahan, Koval, McNelis, Minto
Noes: None
Abstain: None
Annette Ortiz, City Clerk (619) 258-4100 x114
East County Californian 1/16/2020-92097

Legal Notices-CAL

dress of the Buyer(s) is/are: **EVELYA RIVERA AND JESUS RETES, 3401 ADAMS AVE SUITE A-12 SAN DIEGO, CA 92116**

The assets to be sold are described in general as: **FURNITURE, FIXTURES, EQUIPMENT, TRADE NAME, MACHINERY, GOODWILL, LEASE, LEASE-HOLD IMPROVEMENTS AND COVENANT NOT TO COMPETE, SUPPLIES, TELEPHONE NUMBERS** and are located at: **8743 BROADWAY, LA MESA, CA 91941**

The bulk sale is intended to be consummated at the office of: **NEW CENTURY ESCROW, INC, 500 S. KRAEMER BLVD STE 275, BREA CA 92821** and the anticipated sale date is **FEBRUARY 4, 2020**

The bulk sale is subject to California Uniform Commercial Code Section 6106.2.

The name and address of the person with whom claims may be filed is: **NEW CENTURY ESCROW, INC, 500 S. KRAEMER BLVD STE 275, BREA CA 92821** and the last day for filing claims shall be **FEBRUARY 3, 2020**, which is the business day before the sale date specified above.

Dated: **JAN. 4, 2020**
BUYERS: EVELYA RIVERA AND JESUS RETES LA2448604 LA MESA FORUM 1/16/2020

Legal Notices-CAL

East County Californian 1/16/2020-92226

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 37-2019-00066629-CU-PT-CTL

TO ALL INTERESTED PERSONS: **BERNADETTE MARIE GLADD** filed a petition with this court for a decree changing name as follows: **BERNADETTE MARIE GLADD TO BERNADETTE MARIE DUNBAR**. THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.

NOTICE OF HEARING
February 5, 2020
8:30 a.m., Dept. 61
Superior Court
330 W Broadway,
San Diego, CA 92101

A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: **East County Californian**

DATE: **DECEMBER 17, 2019**
Peter C. Deddeh
Judge of the Superior Court
EC Californian-91120 12/26/19,1/2,9,16/2020

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 37-2019-00050761

TO ALL INTERESTED PERSONS: **CARLOS EMANUEL GURULE** filed a petition with this court for a decree changing name as follows: **CARLOS EMANUEL GURULE TO CARLOS EMANUEL DEXTER**. THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.

NOTICE OF HEARING

Legal Notices-CAL

February 13, 2020
9:00 a.m., Dept. 61
Superior Court
330 W Broadway,
San Diego, CA 92101
A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: East County Californian
DATE: DECEMBER 19, 2019
David M. Rubin
Judge of the Superior Court

Legal Notices-CAL

**EC Californian-91379
12/26/19,1/2,9,16/2020**
ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 37-2020-00000045
TO ALL INTERESTED PERSONS: CHARLES LEE APPERSON filed a petition with this court for a decree changing name as follows: CHARLES LEE APPERSON to CHARLES LEE STULTZ. THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indic-

Legal Notices-CAL

ated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.
NOTICE OF HEARING
February 18, 2020
8:30 a.m., Dept. 61
Superior Court
330 W Broadway,
San Diego, CA 92101
A copy of this Order to Show Cause shall be published at least once

Legal Notices-CAL

each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: East County Californian
DATE: JANUARY 2, 2020
Lorna Alksne
Judge of the Superior Court
**EC Californian-91832
1/9,16,23,30/2020**
NOTICE OF PETITION TO ADMINISTER ESTATE OF: CARL WAYNE HOPKINS, SR.
CASE NO. 37-2013-00038714-PR-SP-CTL
To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or

Legal Notices-CAL

both, of CARL WAYNE HOPKINS, SR.. A Petition for PROBATE has been filed by: THERESA HOPKINS in the Superior Court of California, County of SAN DIEGO. The Petition for Probate requests that THERESA HOPKINS be appointed as personal representative to administer the estate of the decedent. The petition requests the decedent's will and codicils, if any, be admitted to probate. The will and any codicils are available for examination in the file kept by the court. The petition requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority. A hearing on the petition will be held in this court as follows: February 6, 2020 at 1:30 PM in Dept. 503, 1100 Union Street, San Diego, CA 92101.
If you object to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney. If you are a creditor or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law. You may examine the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is avail-

Legal Notices-CAL

able from the court clerk.
Petitioner: Theresa Hopkins, 1025 S. Dewey Road, Dewey, AZ 86317 (PO BOX 156), 619-933-0922
**EC Californian - 91986
1/16,23,30/2020**
Notice of Lien Sale
Notice is hereby given that the undersigned will sell the contents of the following named individual(s) storage unit. Unless otherwise noted, the units contain miscellaneous items, household goods, furniture, appliances, personal items and clothing.
**Thomas Howard
Toni H. Tellous
Erwin Taylor
Charles D. Haynes Jr.
Tracy La Roche
Dana Browning**
Said property is stored at the Storage West location at 10756 Jamacha Boulevard Spring Valley, CA 91978 County of San Diego and State of California. The items will be sold by competitive on-line bidding at www.selfstorageauction.com and the sale will end on January 28, 2020 at 3:00pm. All purchased goods are sold "as is." Purchased goods must be paid for in Cash only and removed within 48 hours of the close of on-line sale. Sale subject to cancellation up to the time of sale, company reserves the right to refuse any on-line bids and to bid at the on-line sale.
**EC Californian
1/9,16/2020-91821**

Legal Notices-CAL

the following newspaper of general circulation, printed in this county: East County Californian
DATE: JANUARY 9, 2020
Lorna Alksne
Judge of the Superior Court
**EC Californian-92093
1/16,23,30,2/6/2020**
NOTICE OF PUBLIC SALE: Self-storage unit contents of the following customers containing household and other goods will be sold for cash by CubeSmart to satisfy a lien on 02/04/2020 at approx. **1:00pm** at www.storage-treasures.com

Legal Notices-CAL

amount delinquent as of December 12, 2019 is estimated to be \$353,712.88; and WHEREAS, by virtue of this default, the Secretary has declared the entire amount of the indebtedness secured by the Deed of Trust to be immediately due and payable; NOW THEREFORE, pursuant to powers vested in me by the Single Family Mortgage Foreclosure Act of 1994, 12 U.S.C. 3751 et seq., by 24 CFR part 27, subpart B, and by the Secretary's designation of MTC Financial Inc. dba Trustee Corps as Foreclosure Commissioner, recorded on December 11, 2015, as Instrument No. 2015-0635416, notice is hereby given that on February 5, 2020 at 10:00 AM, local time, all real and personal property at or used in connection with the following described premises ("Property") will be sold at public auction to the highest bidder: Commonly known as: 11023 COLUMBUS STREET, SANTEE, CA 92071 LOT 177 OF SUNRISE UNIT NO. 2, IN THE CITY OF SANTEE, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO MAP THEREOF NO. 6926, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, MAY 12, 1971. The sale will be held at the entrance to the East County Regional Center by statue, 250 E. Main Street, El Cajon, CA 92020. The Secretary of Housing and Urban Development will bid \$361,348.62. There will be no proration of taxes, rents or other income or liabilities, except that the purchaser will pay, at or before closing, his prorata share of any real estate taxes that have been paid by the Secretary to the date of the foreclosure sale. When making their bids, all bidders except the Secretary must submit a deposit totaling \$36,134.86 [10% of the Secretary's bid] in the form of a certified check or cashier's check made out to the Secretary of HUD. A deposit need not accompany each oral bid. If the successful bid is oral, a deposit of \$36,134.86 must be presented before the bidding is closed. The deposit is nonrefundable. The remainder of the purchase price must be delivered within 30 days of the sale or at such other time as the Secretary may determine for good cause shown, time being of the essence. This amount, like the bid deposits, must be delivered in the form of a certified or cashier's check. If the Secretary is the highest bidder, he need not pay the bid amount in cash. The successful bidder will pay all conveying fees,

NOTICE AND SUMMARY OF ORDINANCE NO. 572 OF THE CITY OF SANTEE, CALIFORNIA AMENDING TITLE 13 OF THE SANTEE MUNICIPAL CODE, CHAPTER 13.10 TITLED "RESIDENTIAL DISTRICTS", BY DELETING SECTION 13.10.030.F.6, RELATING TO ACCESSORY DWELLING UNIT (ADU) REGULATIONS, AND ADDING NEW SECTION 13.10.045, RELATING TO ADU AND JUNIOR ACCESSORY DWELLING UNIT (JADU) REGULATIONS, AND MAKING CONFORMING CHANGES TO TITLES 12 AND 13 OF THE SANTEE MUNICIPAL CODE

Notice is hereby given that on January 8, 2020, the City Council of the City of Santee ("City") adopted an Ordinance amending Title 12 and Title 13 of the Santee Municipal Code, to add new regulations related to ADUs and JADUs as required by recently adopted state legislation. This Ordinance replaces the urgency ordinance related to ADU and JADU regulations that was adopted by the City Council on December 11, 2019. The amendments of Title 12 and Title 13 make the following changes to the Santee Municipal Code:

- Delete Section 13.10.030.F.6 (which contains the City's current ADU regulations), and replace it with new Section 13.10.045 governing ADUs and JADUs. The new regulations include the following changes:
 1. Allow multiple ADUs on one lot.
 2. Allow ADUs on multi-family and mixed-use lots.
 3. Allow an ADU attached to, or located within an attached garage, storage area or accessory structure, as defined.
 4. Delete the setback requirement for an ADU converted from an existing structure or a new structure constructed in the same location and to the same dimensions as an existing structure, and impose only four foot side and rear setbacks on other ADUs.
 5. Add regulations for JADUs, which are residential units less than 500 square feet in size, contained entirely within an existing or proposed single-family structure, and which include an efficiency kitchen, as defined.
 6. Require, subject to exceptions, one off-street parking space for each ADU, which may be provided in setback areas or as tandem parking.
 7. Remove the requirement for replacement of off-street parking spaces when a garage, carport, or covered parking structure is demolished or converted to create an ADU.
 8. Require the City to act on an application to create an ADU or JADU within 60 days of receiving the completed application, subject to certain exceptions.
 9. Remove the owner-occupant requirement for ADUs, until January 1, 2025.
 10. Eliminate the minimum lot size and minimum square footage requirement for ADUs.
 11. Establish a maximum square footage requirement of 850 square feet for a studio or one-bedroom ADU, and of 1,000 square feet for an ADU that contains more than one bedroom.
 12. Create a separate ADU permit, to be required in addition to a building permit, under certain circumstances, as specified.

Make conforming revisions to Sections 13.04.140, 13.08.020, and Table 13.10.030A of the Santee Municipal Code. The above summary constitutes the major highlights of the Ordinance. A reading of the entire Ordinance may be necessary to obtain a full understanding of the Ordinance. A copy of the full text of the Ordinance is available at the City Clerk's office located at 10601 Magnolia Avenue, Santee, CA 92071. Ordinance No. 572 was introduced at a Regular Meeting of the Santee City Council held on December 11, 2019, and adopted at a Regular Meeting of the Santee City Council on January 8, 2020, by the following vote:
Ayes: Hall, Houlihan, Koval, McNelis, Minto
Noes: None
Abstain: None
Annette Ortiz, City Clerk (619) 258-4100 x114
East County Californian 1/16/2020-92098

NOTICE OF HEARING

February 18, 2020
8:30 a.m., Dept. 61
Superior Court
330 W Broadway,
San Diego, CA 92101
A copy of this Order to Show Cause shall be published at least once

NOTICE OF PETITION TO ADMINISTER ESTATE OF: CARL WAYNE HOPKINS, SR.

CASE NO. 37-2013-00038714-PR-SP-CTL
To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or

NOTICE OF PUBLIC SALE:

Self-storage unit contents of the following customers containing household and other goods will be sold for cash by CubeSmart to satisfy a lien on 02/04/2020 at approx. **1:00pm** at www.storage-treasures.com

#286 9180 Jamacha Rd

Spring Valley, CA, 91977:
Scheduled Auction

Charlene A. Jackson

Robin Hines
Derek Martin
Rozlyn Earl
Rafael Elias
Patricia Ann Piette Long
Maurice baker
RAFAEL MENDOZA
Karlye Christensen
Adrianna Key
Corina Moya
**EC Californian
1/16,23/2020-91860**

TS No: CA07001293-19-1-HC APN: 381-390-28-00 TO No: 8760141 NOTICE OF DEFAULT AND FORECLOSURE SALE

WHEREAS, on July 20, 2010, a certain Deed of Trust was executed by JOY K WALKER AN UNMARRIED WOMAN as Trustor in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. as nominee for FINANCIAL FREEDOM ACQUISITION, LLC, A SUBSIDIARY OF ONEWEST BANK, FSB, its successors and assigns, as Beneficiary and ALL AMERICAN REVERSE ESCROW as Trustee, and was recorded on July 27, 2010, as Instrument No. 2010-0377063 in the Office of the County Recorder, San Diego County, California; and WHEREAS, the Deed of Trust was insured by the United States Secretary of Housing and Urban Development pursuant to the National Housing Act for the purpose of providing single family housing; and WHEREAS, the beneficial interest in the Deed of Trust is now owned by the Secretary, pursuant to an assignment dated in the office of the County Recorder, San Diego County, California; and WHEREAS, a default has been made in the covenants and conditions of the Deed of Trust in that the payment due on April 29, 2019, was not made and remains wholly unpaid as of the date of this notice, and no payment has been made sufficient to restore the loan to currency; and WHEREAS, the entire

NOTICE OF SALE

The following is/are to be lien sold by Western Towing at 10:00 a.m. on January 21th 2020 @ 4380 Pacific Hwy, San Diego, CA 92110

YEAR/MAKE/MODEL: 2016 NISSAN NV 3500
VIN: 5BZAF0AA9GN851592
PLATE: 42194M2, CA
YEAR/MAKE/MODEL: 2008 BMW 335I
VIN: WBAWL73598PX54578
PLATE: 8KBU072, CA
YEAR/MAKE/MODEL: 2008 MERCEDES-BENZ C350
VIN: WDDGF56X68F157321
PLATE: 6EXB432, CA
East County Californian- 01/16/2020 -91740

Advertisement for Bids

Notice is hereby given that the Governing Board of the Lemon Grove School District, Lemon Grove, CA, will receive sealed bids for the following project, Bid No. **2019-20-02, Bid Package LANDSCAPING AT VARIOUS SITES** in Lemon Grove, CA, 91945.

To bid on this Project, the Bidder is required to possess one or more of the following State of California contractors' license(s):

C-27 (LANDSCAPING CONTRACTOR)

Each bid must conform and be responsive to the contract documents. Contract Documents will be available on or after **JANUARY 9, 2020**, for review at the District Facilities Office, and may be downloaded from the District's website, www.lemongrovesd.net, using the ["**Maintenance & Operations Services Projects**"] link.

A **non-mandatory** pre-bid job walk will be held **January 28, 2020, at 10:00 a.m.** at 8025 Lincoln St., Lemon Grove, CA 91945.

All bids will be received by the District at 8025 Lincoln St., Lemon Grove, CA 91945, no later than, **2:00 p.m. on March 5, 2020** at which time bids will be opened and publicly read aloud.

WAGES: The Director of the Department of Industrial Relations has determined the general prevailing rate of per diem wages in the locality in which this public work is to be performed for each craft, classification, or type of worker needed to execute the contract. Wage rates can be found at on the California Department of Industrial Relations web site at: www.dir.ca.gov/dlsr.

Each bid shall be submitted on the bid form provided in the bid documents. To bid on this project, each contractor is required to prequalify at Qualitybidders.com. Each bid shall be accompanied by a satisfactory Bid Bond executed by the bidder and surety company, or certified check, or cashier's check in favor of the Lemon Grove School District, or cash, in an amount equal to ten percent (10%) of the bid. Said Bid Bond shall be given to guarantee that the bidder will execute the contract as specified, within seven (7) working days after the notification of the award of the contract to bidder. Payment and Performance bonds shall be required.

The District reserves the right to reject any and all bids and to waive any irregularities or informalities in any bids or in the bidding. No bidder may withdraw his bid for a period of **30** days after the date set for the opening of bids. For questions, please contact lflores@lemongrovesd.net.
**GOVERNING BOARD OF THE LEMON GROVE SCHOOL DISTRICT
East County Californian 1/9,16/2020-91304**

Legal Notices-CAL

all real estate and other taxes that are due on or after the delivery date of the remainder of the payment and all other costs associated with the transfer of title. At the conclusion of the sale, the deposits of the unsuccessful bidders will be returned to them. The Secretary may grant an extension of time within which to deliver the remainder of the payment. All extensions will be for 15-day increments for a fee of \$500.00, paid in advance. The extension fee shall be in the form of a certified or cashier's check made payable to the Secretary of HUD. If the high bidder closes the sale prior to the expiration of any extension period, the unused portion of the extension fee shall be applied toward the amount due. If the high bidder is unable to close the sale within the required period, or within any extensions of time granted by the Secretary, the high bidder may be required to forfeit the cash deposit or, at the election of the foreclosure commissioner after consultation with the HUD representative, will be liable to HUD for any costs incurred as a result of such failure. The Commissioner may, at the direction of the HUD representative, offer the property to the second highest bidder for an amount equal to the highest price offered by that bidder. There is no right of redemption, or right of possession based upon a right of redemption, in the mortgagor or others subsequent to a foreclosure completed pursuant to the Act. Therefore, the Foreclosure Commissioner will issue a Deed to the purchaser(s) upon receipt of the entire purchase price in accordance with the terms of the sale as provided herein. HUD does not guarantee that the property will be vacant. The scheduled foreclosure sale shall be cancelled or adjourned if it is established, by documented written application of the mortgagor to the Foreclosure Commissioner not less than 3 days before the date of sale, or otherwise, that the default or defaults upon which the foreclosure is based did not exist at the time of service of this notice of default and foreclosure sale, or all amounts due under the mortgage agreement are tendered to the Foreclosure Commissioner, in the form of a certified or cashier's check payable to the Secretary of HUD, before public auction of the property is completed. The amount that must be paid if the mortgage is to be reinstated prior to the scheduled sale is \$353,712.88 as of December 12, 2019, plus all other amounts that would be due un-

Legal Notices-CAL

der the mortgage agreement if payments under the mortgage had not been accelerated, advertising costs and postage expenses incurred in giving notice, mileage by the most reasonable road distance for posting notices and for the Foreclosure Commissioner's attendance at the sale, reasonable and customary costs incurred for title and lien record searches, the necessary out-of-pocket costs incurred by the Foreclosure Commissioner for recording documents, a commission for the Foreclosure Commissioner, and all other costs incurred in connection with the foreclosure prior to reinstatement. Tender of payment by certified or cashier's check or application for cancellation of the foreclosure sale shall be submitted to the address of the Foreclosure Commissioner provided below. Date: 12/13/19 Rosenda Cardenas, Authorized Signatory, MTC Financial Inc. dba Trustee Corps Foreclosure Commissioner 17100 Gillette Ave, Irvine, CA 92614 Phone: 949-252-8300 Fax: 949-252-8330 Order Number 67697, P u b l i c a t i o n s : 0 1 / 0 2 / 2 0 2 0 , 0 1 / 0 9 / 2 0 2 0 , 0 1 / 16 / 2 0 2 0 , S A N T E E S T A R **ECC/Santee Star 1/2,9,16/2020-91497**

NOTICE OF TRUSTEE'S SALE T.S. No.: 19-2777 Loan No.: ***4143 APN: 583-492-11-00 NOTE: THERE IS A SUMMARY OF THE INFORMATION IN THIS DOCUMENT ATTACHED. YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 10/26/2005. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state will be held by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described below. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances,**

Legal Notices-CAL

to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. Trustor: CLIFFORD L WILLIS, A SINGLE MAN Duly Appointed Trustee: PRESTIGE DEFAULT SERVICES Recorded 11/1/2005 as Instrument No. 2005-0947846 in book , page of Official Records in the office of the Recorder of San Diego County, California, Date of Sale: 1/31/2020 at 9:00 AM Place of Sale: Entrance of the East County Regional Center East County Regional Center, 250 E. Main Street, El Cajon, CA 92020 Amount of unpaid balance and other charges: \$266,285.20 Street Address or other common designation of real property: 911 RANGEVIEW STREET SPRING VALLEY California 91977 The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or

Legal Notices-CAL

deed of trust on the property. All checks payable to Prestige Default Services. NOTICE TO PROPERTY OWNER: The sale date shown in this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call (800) 793-6107 or visit this Internet Web site www.auction.com, using the file number assigned to this case 19-2777. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. Date: 12/19/2019 PRESTIGE DEFAULT SERVICES 1920 Old Tustin Ave. Santa Ana, California 92705 Sale Line: (800) 793-6107 Briana Young, Trustee Sale Officer A-4713858 0 1 / 0 9 / 2 0 2 0 , 0 1 / 1 6 / 2 0 2 0 , 0 1 / 2 3 / 2 0 2 0 **ECC/El Cajon Eagle 1/9,16,23/2020-91652**

T.S. No. 085090-CA APN: 395-280-22-00 NOTICE OF TRUSTEE'S SALE IMPORTANT NOTICE TO PROPERTY OWNER: YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 9/22/2015. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER On 2/3/2020 at 1:00 PM, CLEAR RECON CORP, as duly appointed trustee under and pursuant to Deed of Trust recorded 9/30/2015, as Instrument No. 2015-0513554, in Book , Page , of Official Records in the office of the County Recorder of San Diego County, State of CALIFORNIA executed by: IDA J ALLINGHAM, AN UNMARRIED WOMAN WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH, CASHIER'S CHECK DRAWN ON A STATE OR FEDERAL CREDIT UNION, OR A CHECK DRAWN BY A STATE OR FEDERAL SAVINGS AND

Legal Notices-CAL

LOAN ASSOCIATION, SAVINGS ASSOCIATION, OR SAVINGS BANK SPECIFIED IN SECTION 5102 OF THE FINANCIAL CODE AND AUTHORIZED TO DO BUSINESS IN THIS STATE: OUTSIDE THE MAIN ENTRANCE AT THE SUPERIOR COURT NORTH COUNTY DIVISION, 325 S MELROSE DR., VISTA, CA 92081 all right, title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County and State described as: MORE FULLY DESCRIBED ON SAID DEED OF TRUST THE street address and other common designation, if any, of the real property described above is purported to be: 10028 ORCAS WAY LAKESIDE, CALIFORNIA 92040 The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be held, but without covenant or warranty, express or implied, regarding title, possession, condition, or encumbrances, including fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust, to pay the remaining principal sums of the note(s) secured by said Deed of Trust. The total amount of the unpaid balance of the obligation secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is: \$275,465.90 If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale, and a written Notice of Default and Election to Sell. The undersigned or its predecessor caused said Notice of Default and Election to Sell to be recorded in the county where the real property is located. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder

Legal Notices-CAL

at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call (844) 477-7869 or visit this Internet Web site WWW.STOXPOSTING.COM, using the file number assigned to this case 085090-CA. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. FOR SALES INFORMATION: (844) 477-7869 CLEAR RECON CORP 4375 Jutland Drive San Diego, California 92117 **ECC/Lakeside Leader 1/9,16,23/2020-91786**

T.S. No.: 19-23045 A.P.N.: 504-121-30-09 NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 9/1/2005. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state will

Legal Notices-CAL

be held by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described below. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE. Trustor: VICTOR SOSA AND PATRICIA SOSA, HUSBAND AND WIFE, AS JOINT TENANTS Duly Appointed Trustee: Carlington Foreclosure Services, LLC Recorded 9/12/2005 as Instrument No. 2005-0786679 in book , page of Official Records in the office of the Recorder of San Diego County, California, Described as follows: As more fully described in the Deed of Trust Date of Sale: 2/3/2020 at 1:00 PM Place of Sale: Outside the Main entrance at the Superior Court North County Division located at 325 South Melrose Drive, Vista, CA 92081 Amount of unpaid balance and other charges: \$137,704.42 (Estimated) Street Address or other common designation of real property: 9168 LAMAR STREET SPRING VALLEY, CA 91977 A.P.N.: 504-121-30-09 The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee, or the Mortgagee's Attorney.

Legal Notices-CAL

If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holder's rights against the real property only. THIS NOTICE IS SENT FOR THE PURPOSE OF COLLECTING A DEBT. THIS FIRM IS ATTEMPTING TO COLLECT A DEBT ON BEHALF OF THE HOLDER AND OWNER OF THE NOTE. ANY INFORMATION OBTAINED BY OR PROVIDED TO THIS FIRM OR THE CREDITOR WILL BE USED FOR THAT PURPOSE. As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call (844) 477-7869 or visit this Internet Web site www.STOXPOSTING.com, using the file number assigned to this case 19-23045. Information about postponement

Legal Notices-CAL

ments that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. Date: 01/02/2020 Carlington Foreclosure Services, LLC 1500 South Douglas Road, Suite 150 Anaheim, CA 92806 Automated Sale Information: (844) 477-7869 or www.STOX-POSTING.com for NON-SALE information: 888-313-1969 Vanessa Gomez, Trustee Sale Specialist **ECC/ Spring Valley Bulletin 1/9,16,23/2020-91822**

NOTICE OF TRUSTEE'S SALE NDSC File No. : 19-20700-SP-CA Title Order No. : 191043508-CA-VOO APN No. : 380-274-06-00 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 06/28/2005 UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY; IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. Notice is hereby given that National Default Servicing Corporation as trustee (or successor trustee, or substituted trustee), pursuant to the Deed of Trust executed by Valerie M. Ah Key, a married woman as her sole and separate property and Fitzgerald Lepisi, a single man and Tony S. Lepisi, a single man and Naiuli K. Lepisi, a single man all as joint tenants, dated 06/28/2005 and recorded 06/30/2005 as Instrument No. 2005-0556836 (or Book, Page) of the Official Records of San Diego County, State of CA, and pursuant to the Notice of Default and Election to Sell thereunder recorded 01/10/2019 as Instrument No. 2019-0010380 (or Book, Page) of said Official Records. Date and Time of Sale: 02/07/2020 10:00 AM Place of Sale: At the entrance to the East County Regional Center by statue, 250 E. Main Street, El Cajon, CA 92020 Property will be sold at public auction, to the highest bidder for cash (in the forms which are lawful tender in the United States, payable in full at time of sale), all right, title, and interest conveyed to and now held by it under said Deed of Trust, in the property situated in said County and State and LOT 644 OF CARLTON HILLS UNIT NO. 3, IN THE CITY OF SANTEE, COUNTY OF SANDIEGO, STATE OF CALIFORNIA, ACCORDING TO MAP THEREOF NO.

Legal Notices-CAL

4112, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, MARCH 11, 1959. The street address and other common designation, if any of the real property described above is purported to be: 9483 Pennywood Road Santee, CA 92071. The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. The amount of the unpaid balance of the obligation secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is \$523,429.29 The opening bid at the time of the sale may be more or less than this amount depending on the total indebtedness owed and/or the fair market of the property. BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE. In addition to cash, the Trustee will accept cashier's checks drawn on a state or national bank, a check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state. In the event tender other than cash is accepted, the Trustee may withhold the issuance of the Trustee's Deed until funds become available to the payee or endorsee as a matter of right. Said sale will be made, in an "as is" condition, without covenant or warranty, express or implied, regarding title, possession or encumbrances, to satisfy the indebtedness secured by said Deed of Trust, advances thereunder, with interest as provided therein, and the unpaid balance of the Note secured by said Deed of Trust with interest thereon as provided in said Note, plus fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. The lender is unable to validate the condition, defects or disclosure issues of said property and Buyer waives the disclosure requirements under NRS 113.130 by purchasing at this sale and signing said receipt. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. Date: 01/08/2020 National Default Servicing Corporation 7720 N. 16th Street, Suite 300 Phoenix, AZ 85020

Legal Notices-CAL

602-264-6101 Sales Line : 480-257-2444 Sales Website: www.ndscorp.com/sales By: Tosha Augborne, Trustee Sales Representative 01/16/2020, 01/23/2020, 02/02/2020, 01/30/2020 **ECC/Santee Star 1/16,23,30/2020-92029**

APN: 377-370-25-00 TS No: CA05000627-19-1 TO No: 190999234-CA-VOI NOTICE OF TRUSTEE'S SALE (The above statement is made pursuant to CA Civil Code Section 2923.3(d)(1). The Summary will be provided to Trustor(s) and/or vested owner(s) only, pursuant to CA Civil Code Section 2923.3(d)(2).) YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED March 23, 2017. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On February 19, 2020 at 10:00 AM, at the entrance to the East County Regional Center by statue, 250 E. Main Street, El Cajon, CA 92020, MTC Financial Inc. dba Trustee Corps, as the duly Appointed Trustee, under and pursuant to the power of sale contained in that certain Deed of Trust recorded on March 29, 2017 as Instrument No. 2017-0141076, of official records in the Office of the Recorder of San Diego County, California, executed by MATT EDWARD BRYANT, AS TRUSTEE OF THE MATT BRYANT LIVING TRUST, U/A DATED FEBRUARY 10, 2017, as Trustor(s), in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., as Beneficiary, as nominee for STEARNS LENDING, LLC as Beneficiary, WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER, in lawful money of the United States, all payable at the time of sale, that certain property situated in said County, California describing the land therein as: AS MORE FULLY DESCRIBED IN SAID DEED OF TRUST The property heretofore described is being sold "as is". The street address and other common designation, if any, of the real property described above is purported to be: 11694 HI RIDGE ROAD, LAKESIDE, CA 92040 The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made without covenant or warranty, express or implied, regarding title, possession, or encumbrances, to pay the re-

Legal Notices-CAL

maining principal sum of the Note(s) secured by said Deed of Trust, with interest thereon, as provided in said Note(s), advances if any, under the terms of the Deed of Trust, estimated fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of the unpaid balance of the obligations secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of this Notice of Trustee's Sale is estimated to be \$174,013.26 (Estimated). However, prepayment premiums, accrued interest and advances will increase this figure prior to sale. Beneficiary's bid at said sale may include all or part of said amount. In addition to cash, the Trustee will accept a cashier's check drawn on a state or national bank, a check drawn by a state or federal credit union or a check drawn by a state or federal savings and loan association, savings association or savings bank specified in Section 5102 of the California Financial Code and authorized to do business in California, or other such funds as may be acceptable to the Trustee. In the event tender other than cash is accepted, the Trustee may withhold the issuance of the Trustee's Deed Upon Sale until funds become available to the payee or endorsee as a matter of right. The property offered for sale excludes all funds held on account by the property receiver, if applicable. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee and the successful bidder shall have no further recourse. Notice to Potential Bidders If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a Trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a Trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may

Legal Notices-CAL

charge you a fee for this information. If you consult either of these resources, you should be aware that the same Lender may hold more than one mortgage or Deed of Trust on the property. Notice to Property Owner The sale date shown on this Notice of Sale may be postponed one or more times by the Mortgagee, Beneficiary, Trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about Trustee Sale postponements be made available to you

T.S. No.: 2019-01351-CA

A.P.N.:580-171-45-00 Property Address: 1347 SANGAMON AVENUE, SPRING VALLEY, CA 91977

NOTICE OF TRUSTEE'S SALE

PURSUANT TO CIVIL CODE § 2923.3(a) and (d), THE SUMMARY OF INFORMATION REFERRED TO BELOW IS NOT ATTACHED TO THE RECORDED COPY OF THIS DOCUMENT BUT ONLY TO THE COPIES PROVIDED TO THE TRUSTOR.

NOTE: THERE IS A SUMMARY OF THE INFORMATION IN THIS DOCUMENT ATTACHED
 注: 本文件包含一个信息摘要
 참고사항: 본 첨부 문서에 정본 요약서가 있습니다
 NOTA: SE ADJUNTA UN RESUMEN DE LA INFORMACIÓN DE ESTE DOCUMENTO
 TALA: MAYROONG BUOD NG IMPORMASYON SA DOKUMENTONG ITO NA NAKALAKIP
 LƯU Ý: KÈM THEO ĐÂY LÀ BẢN TRINH BAY TỐM LƯU C VÈ THÔNG TIN TRONG TÀI LIỆU NÀY

IMPORTANT NOTICE TO PROPERTY OWNER: YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 09/19/2006. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER.

Trustor: Stevie Frazier, a Single Man
 Duly Appointed Trustee: Western Progressive, LLC
 Deed of Trust Recorded 09/29/2006 as Instrument No. 2006-0697818 in book ---, page--- and of Official Records in the office of the Recorder of San Diego County, California,
 Date of Sale: 02/13/2020 at 10:30 AM
 Place of Sale: AT THE ENTRANCE TO THE EAST COUNTY REGIONAL CENTER BY THE STATUE, 250

Legal Notices-CAL

and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call In Source Logic at 702-659-7766 for information regarding the Trustee's Sale or visit the Internet Web site address listed below for information regarding the sale of this property, using the file number assigned to this case, CA05000627-19-1. Information about post-

E. MAIN STREET, EL CAJON, CA 92020

Estimated amount of unpaid balance, reasonably estimated costs and other charges: \$ 647,092.40

NOTICE OF TRUSTEE'S SALE

THE TRUSTEE WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH, CASHIER'S CHECK DRAWN ON A STATE OR NATIONAL BANK, A CHECK DRAWN BY A STATE OR FEDERAL CREDIT UNION, OR A CHECK DRAWN BY A STATE OR FEDERAL SAVINGS AND LOAN ASSOCIATION, A SAVINGS ASSOCIATION OR SAVINGS BANK SPECIFIED IN SECTION 5102 OF THE FINANCIAL CODE AND AUTHORIZED TO DO BUSINESS IN THIS STATE:

All right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described as:

More fully described in said Deed of Trust.

Street Address or other common designation of real property: 1347 SANGAMON AVENUE, SPRING VALLEY, CA 91977
 A.P.N.: 580-171-45-00

The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above.

The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust with interest thereon, as provided in said note(s), advances, under the terms of said Deed of Trust, fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of the unpaid balance of the obligation secured by the property to be sold and reasonable estimat-

Legal Notices-CAL

onements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. Date: 01/07/2020 MTC Financial Inc. dba Trustee Corps TS No. CA05000627-19-1 17100 Gillette Ave Irvine, CA 92614 Phone: 949-252-8300 TDD: 866-660-4288 Frances DePalma, Authorized Signatory SALE INFORMATION

ed costs, expenses and advances at the time of the initial publication of the Notice of Sale is: \$ 647,092.40.

Note: Because the Beneficiary reserves the right to bid less than the total debt owed, it is possible that at the time of the sale the opening bid may be less than the total debt.

If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse.

The beneficiary of the Deed of Trust has executed and delivered to the undersigned a written request to commence foreclosure, and the undersigned caused a Notice of Default and Election to Sell to be recorded in the county where the real property is located.

NOTICE OF TRUSTEE'S SALE

NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should

Legal Notices-CAL

CAN BE OBTAINED ON LINE AT www.in-sourceologic.com FOR AUTOMATED SALES INFORMATION PLEASE CALL: In Source Logic AT 702-659-7766 Trustee Corps may be acting as a debt collector attempting to collect a debt. Any information obtained may be used for that purpose. Order Number 68308, Pub Dates: 01/16/2020, 01/23/2020, 01/30/2020, LAKESIDE LEADER **ECC/Lakeside Leader 1/16,23,30/2020-92038**

be aware that the same lender may hold more than one mortgage or deed of trust on this property.

NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call (866)-960-8299 or visit this Internet Web site <http://www.altisource.com/MortgageServices/DefaultManagement/TrusteeServices.aspx> using the file number assigned to this case 2019-01351-CA. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale.

Date: December 24, 2019
 Western Progressive, LLC, as Trustee for beneficiary C/o 1500 Palma Drive, Suite 237
 Ventura, CA 93003
 Sale Information Line: (866) 960-8299 <http://www.altisource.com/MortgageServices/DefaultManagement/TrusteeServices.aspx>

Trustee Sale Assistant

WESTERN PROGRESSIVE, LLC MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED MAY BE USED FOR THAT PURPOSE.

ECC/Spring Valley 1/9,16,23/2020 91775