

**Legal Notices-CAL**

NOTICE IS HEREBY GIVEN that the Board of Directors of the Helix Water District ("District") invites and will receive sealed Bids up to but not later than **4 p.m. on Thursday, June 4, 2020**, at the District's Administration Office, located at 7811 University Avenue, La Mesa, California, for the furnishing to District of all labor, equipment, materials, tools, services, transportation, permits, utilities and all other items necessary for **CONSTRUCTION OF PIPELINE PROJECT CIP20001** (the "Project"). Bids received after said time shall be returned unopened. Bids shall be

**Legal Notices-CAL**

valid for a period of 60 calendar days after the Bid opening date.

The project consists of replacing approximately 6,600 linear feet of 12-inch and 8-inch diameter, 1940s and 1950s vintage cast-iron pipe in Broadway, Second, Grape and Third with 6,600 linear feet of 12-inch and 8-inch diameter PVC pipe within the city of El Cajon.

As part of the District's COVID-19 transmission mitigation efforts, the District is prioritizing the health and safety of our customers, employees and contractors. Therefore, the District will not be

**Legal Notices-CAL**

conducting an in-person public bid opening or an in-person pre-bid meeting.

Bids must be submitted on the District's Bid Forms by mail or by hand delivery through a secure mail slot at the District's Administration Office. All Bids must be received by the District by the due date and time for submission set forth above. All Bids will be time stamped when received. Bidders are reminded to check with mail delivery services on delivery dates to ensure timely delivery of Bids by the posted bid due date and time. Bidders are solely responsible for ensuring

**REACH OVER 81,000**

**READERS WEEKLY**

**ALL EAST COUNTY**

**ONLY \$4.50 PER LINE**

**619-441-1440**

**FAX: 619-426-6346**

**DEADLINE WEDNESDAY AT 9:00 A.M.**

**Legal Notices-CAL**

Bids are received by the District on time. The District will not be responsible for any delay in delivery by any mail delivery service.

Bid opening will be conducted virtually and telephonically. Bidders submitting Bids and the public may join the bid opening meeting from a computer, tablet, or smartphone, or call into the meeting via telephone. To reduce the likelihood of virus transmission through contact with submitted documents, the District will hold the public bid opening several days after the bid submission due date. The public bid opening will take place at **10 a.m. on Monday, June 8, 2020.**

Information needed to access the virtual and telephonic bid opening meeting will be sent to all registered plan holders listed on Construction eBidBoard for this Project at least 72 hours prior to the bid submission deadline. Also, bidders may request information to access the virtual and telephonic bid opening meeting by contacting District's project manager Jeffrey MacMaster at [Jeffrey.MacMaster@HELIXWATER.org](mailto:Jeffrey.MacMaster@HELIXWATER.org) by the bid submission

**Legal Notices-CAL**

deadline.

The Bid Form, Contract, Drawings and Specifications, which more particularly describe all items of work for the Project, are available electronically from Construction eBidBoard at [www.ebidboard.com](http://www.ebidboard.com). The District will not provide paper copies. It is the responsibility of each prospective Bidder to download and print all bid documents for review and to verify the completeness of bid documents before submitting a bid. The District does not assume any liability or responsibility based on any defective or incomplete copying, excerpting, scanning, faxing, downloading or printing of the bid documents. The Contractor shall furnish all labor, equipment, materials, tools, services, transportation, permits, utilities and all other items necessary to complete the Project as described in the Drawings, Specifications and other contract documents, which are available for inspection at [www.ebidboard.com](http://www.ebidboard.com).

Each Bid shall be accompanied by cash, a certified or cashier's check or Bid Bond secured from a surety

**Legal Notices-CAL**

company satisfactory to the Board of Directors of the District, the amount of which shall not be less than ten percent (10%) of the submitted Total Bid Price, made payable to Helix Water District as bid security. The bid security shall be provided as a guarantee that within five (5) working days after the District provides the successful bidder the Notice of Award, the successful Bidder will enter into a contract and provide the necessary bonds and certificates of insurance. The bid security will be declared forfeited if the successful Bidder fails to comply within said time. No interest will be paid on funds deposited with District.

A non-mandatory Pre-Bid Conference is scheduled for May 27 at 2 p.m. to review the Project's existing conditions virtually and telephonically. To participate in the Pre-Bid Conference via computer, tablet or smartphone, or call into the meeting via telephone, contact the District's project manager, Jeffrey MacMaster, at [Jeffrey.MacMaster@HELIXWATER.org](mailto:Jeffrey.MacMaster@HELIXWATER.org) by 4 p.m. on May 26 to be provided with a link for web meeting or the phone number with access code. Representatives of the District will be present. Questions asked by Bidders at the Pre-Bid Conference not

**Legal Notices-CAL**

specifically addressed within the Contract Documents shall be answered in writing, and shall be sent to all Bidders present at the Pre-Bid Conference.

The successful Bidder will be required to furnish a Faithful Performance Bond and a Labor and Material Payment Bond each in an amount equal to one hundred percent (100%) of the Contract price. Each bond shall be in the forms set forth herein, shall be secured from a surety company that meets all State of California bonding requirements, as defined in California Code of Civil Procedure Section 995.120, and that is a California admitted surety insurer.

Pursuant to Section 22300 of the Public Contract Code of the State of California, the successful Bidder may substitute certain securities for funds withheld by District to ensure its performance under the contract.

Pursuant to Labor Code Section 1773, District has obtained the prevailing rate of per diem wages and the prevailing wage rate for holiday and overtime work applicable in San Diego County from the Director of the Department of Industrial Relations for each craft, classification or type of worker

**Legal Notices-CAL**

needed to execute this contract. A copy of these prevailing wage rates may be obtained via the internet at: [www.dir.ca.gov/dlsr/](http://www.dir.ca.gov/dlsr/).

In addition, a copy of the prevailing rate of per diem wages is available at the District's Administration Office and shall be made available to interested parties upon request. Note, due to the District's COVID-19 transmission mitigation efforts, interested parties must follow particular procedures when reviewing prevailing wage information at the District. The District will explain these procedures upon request of interested parties. The successful bidder shall post a copy of the prevailing wage rates at each job site. It shall be mandatory upon the Bidder to whom the Contract is awarded, and upon any subcontractors, to comply with all Labor Code provisions, which include but are not limited to the payment of not less than the said specified prevailing wage rates to all workers employed by them in the execution of the Contract, employment of apprentices, hours of labor and debarment of contractors and subcontractors.

Pursuant to Labor Code Sections 1725.5 and 1771.1, all contractors and subcontractors that wish to bid on, be listed in a bid proposal or enter into a contract to perform public work must be registered with the Department of Industrial Relations. No Bid will be accepted nor any contract entered into without proof of the contractor's and subcontractors' current registration with the Department of Industrial Relations to perform public work. If awarded a contract, the Bidder and its subcontractors, of any tier, shall maintain active registration with the Department of Industrial Relations for the duration of the Project.

This Project is subject to compliance monitoring and enforcement by the Department of Industrial Relations. In bidding on this project, it shall be the Bidder's sole responsibility to evaluate and include the cost of complying with all labor compliance requirements under this contract and applicable law in its Bid.

Unless otherwise provided in the Instructions for Bidders, each Bidder shall be a licensed contractor pursuant to Sections 7000 et seq. of the Business and Professions Code in the following classification(s) throughout the time it submits its Bid and for the duration of the contract: **Class A or Class C34.**

The District requires

**Legal Notices-CAL**

that all materials, methods and services utilized by the Contractor for this Project be in conformance with the current edition of the Water Agencies' Standards Specifications for Potable Water, Recycled Water and Sewer Facilities ("Standard Specifications"). Substitution requests shall be made within 35 calendar days after the award of the contract. Pursuant to Public Contract Code Section 3400(b), the District may make findings designating that certain additional materials, methods or services by specific brand or trade name other than those listed in the Standard Specifications be used for the Project. Such findings, as well as the materials, methods or services and their specific brand or trade names that must be used for the Project may be found in the Special Conditions.

District shall award the contract for the Project to the lowest responsive, responsible Bidder, as set forth in 00300 - Bid Form, provided the Bid is in conformance with the instructions provided herein, and that it is in the interest of the District to accept it. District reserves the right to reject any or all Bids and to waive any irregularity in a Bid.

Dated: May 12, 2020  
By the Order of the Board of Directors, Helix Water District  
Sandra L. Janzen, Board Secretary  
**East County Californian 5/15/2020-96091**

**NOTICE OF TRUSTEE'S SALE T.S. No.: 19-3282 Loan No.: \*\*\*\*\*6122 APN: 578-131-05-00 NOTE: THERE IS A SUMMARY OF THE INFORMATION IN THIS DOCUMENT ATTACHED YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 11/3/2006. 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. 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**

**Legal Notices-CAL**

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. Trustor: ERNESTO CARMONA AND CHRISTINA CARMONA, HUSBAND AND WIFE AS JOINT TENANTS Duly Appointed Trustee: PRESTIGE DEFAULT SERVICES Recorded 11/13/2006 as Instrument No. 2006-0805783 in book , page of Official Records in the office of the Recorder of San Diego County, California, Date of Sale: 5/22/2020 at 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 Amount of unpaid balance and other charges: \$382,553.59 Street Address or other common designation of real property: 8661-8663 HARNES STREET SPRING VALLEY California 91977 A.P.N.: 578-131-05-00 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

**Legal Notices-CAL**

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. All checks payable to Prestige Default Services. 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 (714) 730-2727 or visit this Internet Web site <https://www.servicelinkasap.com/default.aspx>, using the file number assigned to this case 19-3282. 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: 4/21/2020 PRESTIGE DEFAULT SERVICES 1920 Old Tustin Ave. Santa Ana, California 92705 Sale Line: (714) 730-2727 Briana Young, Trustee Sale Officer A-4723627 0 5 / 0 1 / 2 0 2 0 , 0 5 / 0 8 / 2 0 2 0 , 0 5 / 1 5 / 2 0 2 0 **ECC/La Mesa Forum 5/1,8,15/2020-95598**

T.S. No. 083795-CA APN: 469-400-40-00 NOTICE OF TRUSTEE'S SALE IMPORTANT NOTICE TO PROPERTY OWNER: YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 6/24/2003. 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 7/20/2020 at 1:00 PM, CLEAR RECON CORP, as duly appointed trustee under and pursuant to Deed of Trust recorded 7/1/2003 as Instrument No. 2003-0782362 of Official Records in the office of the County Recorder of San Diego County, State of CALIFORNIA executed by: ROSA MARIE VALENZUELA, A SINGLE WOMAN, AND JOSE H. VELEZ-

**CITY OF SANTEE****NOTICE OF PUBLIC MEETING HOUSING ELEMENT WORKSHOP II AFFORDABLE HOUSING STRATEGIES**

You are hereby invited to attend a public workshop to be held before the Santee City Council at 6:30 p.m., on Wednesday, May 27, 2020. In an effort to protect public health and prevent the spread of COVID-19, the workshop will be conducted via webinar and telephonically. Instructions for participating in the workshop will be posted by the City Clerk on the City's website at <https://www.cityofsanteeca.gov>.

**SUBJECT:** The Housing Element is the City's main housing policy and planning document that identifies housing needs and constraints, sets forth goals and policies that address these needs and constraints. The upcoming Housing Element cycle (the Sixth cycle) covers the period from April 15, 2021 through April 15, 2029 and the City must adopt an updated Housing Element by April 15, 2021. This workshop will present information on inclusionary housing programs and other affordable housing strategies.

**CASE FILES:** General Plan Amendment GPA2019-2 & Environmental Study AEIS2019-6  
**PROJECT LOCATION:** Citywide  
**APPLICANT:** City of Santee

**ENVIRONMENTAL STATUS:** Prior to any future public hearing(s) to adopt an updated Housing Element, the project will be evaluated pursuant to the California Environmental Quality Act ("CEQA") and State CEQA Guidelines, and an appropriate environmental assessment will be conducted for review and approval by the City Council.

The City of Santee complies with the Americans with Disabilities Act. If you require reasonable accommodations for this meeting, contact the City Clerk's Office at (619) 258-4100, extension 114 at least three (3) working days prior to the date of the public hearing.

If you have any questions about the above proposal or want to submit comments, you may contact:

Michael Coyne, Project Planner  
City of Santee  
Department of Development Services  
10601 Magnolia Avenue  
Santee, CA 92071  
E-mail [mcoyne@cityofsanteeca.gov](mailto:mcoyne@cityofsanteeca.gov)  
Phone (619) 258-4100, extension 160  
**East County Californian 5/15/2020-96089**

**REQUEST FOR PROPOSALS**

NOTICE IS HEREBY GIVEN that the City of Santee ("City"), in San Diego County, CA, is inviting proposals for the **City Council Chambers AV Upgrades, Design Build Project (CIP 2016-51)**. RFP documents may be examined and/or obtained at the City's website [www.cityofsanteeca.gov](http://www.cityofsanteeca.gov) under "Bid Opportunities" listed on the main page.

**Proposals are due by 5:00 PM on May 29, 2020** at the City Clerk's Office, 10601 Magnolia Ave, Building 3, Santee, CA 92071. Late proposals will not be considered.

Any questions related to this RFP shall be directed to Annette Ortiz, City Clerk at [aortiz@cityofsanteeca.gov](mailto:aortiz@cityofsanteeca.gov).  
**East County Californian 5/8,15/2020-95924**

**NOTICE OF PUBLIC HEARING****PROPOSED 2020-21 BUDGET**

In accordance with the provisions of the Education Code Section 42103, you are hereby notified of the preparation of the proposed Annual Financial and Budget Report of the Lakeside Union Elementary School District, for school year 2020-21.

The proposed budget, computed district tax requirement, and any recommendations made by the Superintendent of Schools, San Diego County, shall be available for public inspection on June 15, 2020 to June 18, 2020. The proposed budget is available on the district's website: [www.lsusd.net/Page/6428](http://www.lsusd.net/Page/6428)

YOU WILL THEREFORE TAKE NOTICE THAT the Governing Board of the Lakeside Union Elementary School District will conduct a public hearing of the proposed budget on June 18, 2020, 4:30 PM. Due to the COVID-19 crisis, this public hearing will be held electronically via teleconference. If you would like to participate, call 619-390-2600 or email [derosier@lsusd.net](mailto:derosier@lsusd.net)

Dr. Paul Gothold  
County Superintendent of Schools  
San Diego County

May 2020  
**East County Californian 5/15/2020-96063**

**Legal Notices-CAL**

RODAS, A SINGLE MAN 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 SAVINGS AND 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: 4515 70TH STREET LA MESA CA 91941 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: \$110,317.35 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 auc-

**Legal Notices-CAL**

tion. 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 083795-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/La Mesa Forum 5/15,22,29/2020-95856**

**NOTICE OF TRUSTEE'S SALE** Trustee's Sale No. CA-FCH-19019086 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 9/28/2015. 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. NOTE: PURSUANT TO 2923.3(C) THERE IS A SUMMARY OF THE INFORMATION IN

**Legal Notices-CAL**

THIS DOCUMENT ATTACHED [PURSUANT TO CIVIL CODE SECTION 2923.3(A), THE SUMMARY OF INFORMATION REFERRED TO ABOVE IS NOT ATTACHED TO THE RECORDED COPY OF THIS DOCUMENT BUT ONLY TO THE COPIES PROVIDED TO THE TRUSTOR.] 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 714-730-2727 or visit this Internet Web site www.lpsasap.com, using the file number assigned to this case, CA-FCH-19019086. 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. On June 5, 2020, at 10:00 AM, AT THE ENTRANCE TO THE EAST COUNTY REGIONAL CENTER STATUE, 250 E. MAIN STREET, in the City of EL CAJON, County of SAN DIEGO, State of CALIFORNIA, PEAK FORECLOSURE SERVICES, INC., a California corporation, as duly appointed Trustee under that certain Deed of Trust executed by LATIF ZOURA, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY, as Trusters, recorded on 10/6/2015, as Instrument No. 2015-0525876, modified under Instrument No. 2017-0342658, of Official Records in the office of the Recorder of SAN DIEGO County, State of CALIFORNIA, under the power of sale therein contained, WILL SELL AT PUBLIC AUCTION 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

**Legal Notices-CAL**

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. Property is being sold "as is - where is". TAX PARCEL NO. 596-180-36-00 THE BENEFICIARY MAY ELECT, IN ITS DISCRETION, TO EXERCISE ITS RIGHTS AND REMEDIES IN ANY MANNER PERMITTED UNDER SECTION 9604(1) OF THE CALIFORNIA COMMERCIAL CODE, OR ANY OTHER APPLICABLE SECTION, AS TO ALL OR SOME OF THE PERSONAL PROPERTY, FIXTURES AND OTHER GENERAL TANGIBLES AND INTANGIBLES MORE PARTICULARLY DESCRIBED IN THE DEED OF TRUST. The land referred to herein below is situated in the City of Jamul, in the County of San Diego, State of California, and is described as follows: Those portions of Lots 13 and 14 in section 3, Township 17 South, Range 1 East, San Bernardino Meridian, in the County of San Diego, State of California, according to the Official Plat thereof, Lying Southerly and Southwesterly of the center line of the 60-foot highway known as Campo Road and described in Deed to County of San Diego, Recorded July 17, 1928, in Book 1483, Page 419 of Deeds. Excepting therefrom those portions thereof described in that certain "Grant Deed" (individual) recorded July 30, 1969 as File No. 137350 and in that certain "Grant Deed" (individual) recorded January 27, 1982 as File No. 1982-22666, Both of official records. Also excepting therefrom that portion of Lot 13 in Section 3, Township 17 South, Range 1 East, San Bernardino Meridian, in the County of San Diego, State of California, According to the Official Plat thereof, being more particularly described as follows: Beginning at the Southwest Corner of said section 3; thence North 88° 18' 05" East along the South Line of said Section 3 a distance of 451.22 feet; thence leaving said South Line of Section 3, North 01°

**Legal Notices-CAL**

4' 55" West 388.33 feet; thence south 88° 18' 05" West 389.65 feet to a point in the West Line of said Section 3; thence South 07° 18' 38" West along said West Line of Section 3 a distance of 393.18 feet to the point of beginning. From information which the Trustee deems reliable, but for which Trustee makes no representation or warranty, the street address or other common designation of the above described property is purported to be 13925 CAMPO ROAD, JAMUL, CA 91935. Said property is being sold for the purpose of paying the obligations secured by said Deed of Trust, including fees and expenses of sale. The total amount of the unpaid principal balance, interest thereon, together with reasonably estimated costs, expenses and advances at the time of the initial publication of the Notice of Trustee's Sale is \$1,511,288.40. 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. WE ARE ATTEMPTING TO COLLECT A DEBT, AND ANY INFORMATION WE OBTAIN WILL BE USED FOR THAT PURPOSE. SALE INFORMATION LINE: 714-730-2727 or www.lpsasap.com Dated: 5/7/2020 FORECLOSURE SERVICES, INC., AS TRUSTEE Lilian Solano, Trustee Sale Officer A-4723922 0 5 / 1 5 / 2 0 2 0 , 0 5 / 2 2 / 2 0 2 0 , 0 5 / 2 9 / 2 0 2 0 . **ECC/Lemon Grove Review 5/15,22,29/2020-96022**

YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 4/23/2015. UNLESS YOU TAKE AC-

**Legal Notices-CAL**

TION 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. NOTICE OF TRUSTEE'S SALE Trustee's Sale No. CA-FCH-19019088 NOTE: PURSUANT TO 2923.3(C) THERE IS A SUMMARY OF THE INFORMATION IN THIS DOCUMENT ATTACHED [PURSUANT TO CIVIL CODE SECTION 2923.3(A), THE SUMMARY OF INFORMATION REFERRED TO ABOVE IS NOT ATTACHED TO THE RECORDED COPY OF THIS DOCUMENT BUT ONLY TO THE COPIES PROVIDED TO THE TRUSTOR.] 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 714-730-2727 or visit this Internet Web site www.lpsasap.com, using the file number assigned to this case, CA-FCH-19019088. 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. On June 5, 2020, at 10:00 AM, AT THE ENTRANCE TO THE EAST COUNTY REGIONAL CENTER STATUE, 250 E. MAIN STREET, in the City of EL CAJON, County of SAN DIEGO, State of CALIFORNIA, PEAK FORECLOSURE SERVICES, INC., a California corporation, as duly appointed Trustee under that certain Deed of Trust executed by LATIF A. ZOURA AND IKHLASS ZOURA, TRUSTEES OF THE ZOURA FAMILY TRUST, INITIALLY CREATED THE 8TH DAY OF OCTOBER, 2009, as Trusters, recorded on 4/29/2015, as Instrument No. 2015-0209577, of Official Records in the office of the Recorder of SAN DIEGO County, State of CALIFORNIA, under the power of sale therein contained, WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER, for

**Legal Notices-CAL**

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, 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. Property is being sold "as is - where is". TAX PARCEL NO. 394-510-01-00 THE BENEFICIARY MAY ELECT, IN ITS DISCRETION, TO EXERCISE ITS RIGHTS AND REMEDIES IN ANY MANNER PERMITTED UNDER SECTION 9604(1) OF THE CALIFORNIA COMMERCIAL CODE, OR ANY OTHER APPLICABLE SECTION, AS TO ALL OR SOME OF THE PERSONAL PROPERTY, FIXTURES AND OTHER GENERAL TANGIBLES AND INTANGIBLES MORE PARTICULARLY DESCRIBED IN THE DEED OF TRUST. The following described property: All that certain Real Property located in the County of San Diego, State of California, described as follows: Parcel 1: All that portion of Lot 2, of Lakeside Heights, in the County of San Diego, State of California, according to Map Thereof No. 751, filed in the Office of the County Recorder of San Diego County, August 2, 1909, more particularly described as follows: Beginning at a point in the Northerly line of said Lot 2, said point lying Westerly 490 feet from the Northeasterly corner of said Lot, said point being the Northeast corner of the land described in deed to Joseph G. McGrath recorded July 11, 1949, in Book 3252, Page 152, of Official Records, Thence continuing Westerly along said Northerly line 100 feet; thence Southerly parallel with the East line of said Lot 100 feet,

**Legal Notices-CAL**

thence Easterly parallel with the North line of said Lot 100 feet to a point that bears South 8 degrees 55' East from the point of beginning; thence Northerly to the point of beginning. Parcel 2: An easement and right of way for ingress and egress over and across the 20 feet of said Lot 2 lying West of and directly adjacent to the above described Parcel. From information which the Trustee deems reliable, but for which Trustee makes no representation or warranty, the street address or other common designation of the above described property is purported to be 12215 WOODSIDE AVE, LAKESIDE, CA 92040. Said property is being sold for the purpose of paying the obligations secured by said Deed of Trust, including fees and expenses of sale. The total amount of the unpaid principal balance, interest thereon, together with reasonably estimated costs, expenses and advances at the time of the initial publication of the Notice of Trustee's Sale is \$271,067.91. 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. WE ARE ATTEMPTING TO COLLECT A DEBT, AND ANY INFORMATION WE OBTAIN WILL BE USED FOR THAT PURPOSE. SALE INFORMATION LINE: 714-730-2727 or www.lpsasap.com Dated: 5/7/2020 PEAK FORECLOSURE SERVICES, INC., AS TRUSTEE By Lilian Solano, Trustee Sale Officer A-4723923 0 5 / 1 5 / 2 0 2 0 , 0 5 / 2 2 / 2 0 2 0 , 0 5 / 2 9 / 2 0 2 0 . **ECC/Lemon Grove Review 5/15,22,29/2020-96024**