

Legal Notices-CAL

ORDER TO SHOW CAUSE FOR CHANGE OF NAME
CASE NO. 37-2023-00003475-CU-PT-CTL
 TO ALL INTERESTED PERSONS: Petitioner: SONIA AHMADI on behalf of a minor filed a petition with this court for a decree changing names as follows: MADIHA AMANI to MADIHA AHMADI. 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

05/18/2023
8:30 a.m., Dept. C-61 Superior Court
330 West 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

No hearing will occur on above date
 Due to the COVID-19 pandemic, which poses a substantial risk to the health and welfare of court personnel and the public, rendering presence in, or access to, the court's facilities unsafe, and pursuant to the emergency orders of the Chief Justice of the State of California and General Orders of the Presiding Department of the San Diego Superior Court, the following Order is made:
NO HEARING WILL OCCUR ON THE DATES SPECIFIED IN THE ORDER TO SHOW CAUSE

The court will review the documents filed as of the date specified on the Order to Show Cause for Change of Name (JC Form #NC-120). If all requirements for a name change have been met as of the date specified, and no timely written objection has been received (required at least two court days before the

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date specified), the Petition for Change of Name (JC #NC-100) will be granted without a hearing. One certified copy of the Order Granting the Petition will be mailed to the petitioner. If all the requirements have not been met as of the date specified, the court will mail the petitioner a written order with further directions.

If a timely objection is filed, the court will set a remote hearing date and contact the parties by mail with further directions. A RESPONDENT OBJECTING TO THE NAME CHANGE MUST FILE A WRITTEN OBJECTION AT LEAST TWO COURT DAYS (excluding weekends and holidays) BEFORE THE DATE SPECIFIED. Do not come to court on the specified date. The court will notify the parties by mail of a future remote hearing date.

Any petition for the name change of a minor that is signed by only one parent must have this Attachment served along with the Petition and Order to Show Cause, on the other non-signing parent, and proof of service must be filed with the court.

DATE: 4/05/2023
 Michael T. Smyth
 Judge of the Superior Court
East County Californian- 129801
4/14,21,28,5/5/23

NOTICE OF PUBLIC LIEN SALE OF PERSONAL PROPERTY AT PUBLIC AUCTION

Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: Extra Space Storage, 575 Fletcher Pkwy Ste 150, El Cajon CA 92020. 619-658-0699, Date of Sale: May 16, 2023 @ 11:30 AM
 CKM Group Inc boxes, Dmoi Spear couch, bags, bicycle, boxes, clothes, toys, car seat, computer, baby swing, bed frame, vacuum
 Annette Martinez bags, bicycle, boxes, clothes, shoes, skateboard, luggage, beach chair
 Mike Murray dresser, entertainment center, computer, bags, bicycle, boxes, clothes, totes, Dolly, tool boxes, lamps, decorations, vacuum

Alena Valentova chair, table, books, boxes, power tools, tool box, outdoor furniture, electronics, dolly, mini fridge, metal shelf
 Ken Vawter chair, bags, boxes, personal items, hand tools, ladder
 April 28, 2023, May 05, 2023
 This Auction will be lis-

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ted and advertised on www.storage-treasures.com Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property
4/28, 5/5/23
CNS-3690251#
ECC/EI Cajon Eagle
4/28,5/5/23-129908

NOTICE OF PUBLIC LIEN SALE OF PERSONAL PROPERTY AT PUBLIC AUCTION

Notice is hereby given that pursuant to Section 21701-2171 of the business and Professions Code, Section 535 of the Penal Code, Rockvill RV & Self Storage 10775 Rockvill St, Santee CA 92071 will sell by competitive bidding on or after 05-6-2023, 11:00am. Auction to be held online at www.bid13.com Property to be sold as follows: miscellaneous household goods, personal items, furniture, and clothing belonging to the following: Unit# F809 Soto, Kyle
4/21, 4/28/23
CNS-3690273#
SANTEE STAR
ECC/Santee Star
4/21,28/23-129964

NOTICE OF WAREHOUSE LIEN SALE

In accordance with the provisions of the California Commercial Code 7210, and California Civil Code 798.56(e) there being due and unpaid storage for which Terrace View Mobile Estates is entitled to a lien as Warehouse on the mobilehome hereinafter described, and due notice having been given to all parties known to claim an interest therein, and the time specified in such notice for payment of such having expired, Notice is hereby given that the mobilehome hereinafter described will be sold to the highest bidder at Terrace View Mobile Es-

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tates, at 13162 Highway 8 Business, Space No. 26, El Cajon, County of San Diego, California, 92021 on May 11, 2023, at 10:00 A.M..

The mobilehome to be sold is described as: a 1993 09985 BARON NEWPORT mobilehome, Decal No. LAT9549, Serial No(s) CB5504A/B. The parties believed to claim an interest in the above-referenced mobilehome are: MICHAEL L. JOHNSON, aka MICHAEL FOWLER, CHRISTIE D. JOHNSON, aka CHRISTIE FOWLER, DEPT VA STATE CALIF 851102.

The amount of the warehouse lien as of March 30, 2023 is \$17,708.50, plus additional daily storage charges of \$52.45, actual utilities consumed, and other incidental processing, transportation, and lien costs incurred after March 30, 2023 until the date of sale, including without limitation, attorney's fees and costs of publication. Said mobilehome will be sold "as is" and "where is", and without any covenant or warranty, express or implied, regarding title, possession, mobilehome park approval, encumbrances, or any other matter whatsoever, including, but not limited to, the implied warranty of merchantability. Purchase of the mobilehome does not include any right to the mobilehome space, any right to resell the home to remain on the space, or to tenancy within the Park, except as specifically agreed upon in writing by the Park. Absent a written agreement with the Park to the contrary, the mobilehome must be removed from the space. The purchaser of the mobilehome may be responsible for unpaid taxes, fees, liens or other charges owned to the State of California and/or other governmental entities. Please note that the sale may be cancelled at any time, up to and including the time of

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the sale. Dated this 10th day of April 10, 2023 at Santa Ana, California by Diane M. Andrikos, Authorized Agent for Terrace View Mobile Estates.

S/ DIANE ANDRIKOS
 4/21, 4/28/23
CNS-3690177#
ECC/EI Cajon Eagle
4/21,28/23-130034

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 05/11/2023 at approx 1:00pm at

www.storage-treasures.com
9180 Jamacha Rd
Spring Valley CA 91977

Balance Paid Thru Last Payment Bid Amount EFC Status Notes Auction Status Aneitrus Burnett Deshawn Stinson Stephanie Santiago Aisha Parker Michael Pusey Nakita Woods Jasmin Carranza John Kellogg Danyele Billups
ECC 4/28,5/5/23-130040

ORDER TO SHOW CAUSE FOR CHANGE OF NAME
CASE NO. 37-2023-00014763-CU-PT-CTL

TO ALL INTERESTED PERSONS: Petitioner: LEENA F. SOMO on behalf of minor child filed a petition with this court for a decree changing names as follows: LEEANN MARY ESTIFAN aka LEEANN ESTIFAN to MARY LEENA ESTIFAN. 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 sched-

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uled 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

05/30/2023
8:30 a.m., Dept. C-61 Superior Court
330 West 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

No hearing will occur on above date
 Due to the COVID-19 pandemic, which poses a substantial risk to the health and welfare of court personnel and the public, rendering presence in, or access to, the court's facilities unsafe, and pursuant to the emergency orders of the Chief Justice of the State of California and General Orders of the Presiding Department of the San Diego Superior Court, the following Order is made:
NO HEARING WILL OCCUR ON THE DATES SPECIFIED IN THE ORDER TO SHOW CAUSE

The court will review the documents filed as of the date specified on the Order to Show Cause for Change of Name (JC Form #NC-120).

If all requirements for a name change have been met as of the date specified, and no timely written objection has been received (required at least two court days before the date specified), the Petition for Change of Name (JC #NC-100) will be granted without a hearing. One certified copy of the Order Granting the Petition will be mailed to the petitioner. If all the requirements have not been met as of the date specified, the court will mail the petitioner a written order with further directions.

If a timely objection is filed, the court will set a remote hearing date and contact the parties by mail with further directions. A RESPONDENT OBJECTING TO THE NAME CHANGE MUST FILE A WRITTEN OBJECTION AT LEAST TWO COURT DAYS (excluding weekends and holidays) BEFORE THE DATE SPECIFIED. Do not come to court on the specified date. The court will notify the parties by mail of a future remote hearing date.

Any petition for the name change of a minor that is signed by only one parent must have this Attachment served along with the Petition and Order to Show Cause, on the other non-signing parent, and proof of service must be filed with the court.
DATE: 4/13/2023
 Michael T. Smyth
 Judge of the Superior Court
East County Califor-

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nian- 130064
4/21,28,5/5,12/23

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 5/11/2023 at approx.: 1:30PM at **www.storage-treasures.com**
10756 Jamacha Blvd.
Spring Valley, CA 91978

1. Dionte T. Cooper
 1. Vanessa Phyatthap
 1. Rolanda Quamina
 1. La-mont Coleman
 1. Kim Carter
 1. Mychal M. Odom
 1. Balsam Bachoua
 1. Michael Vieira
 1. Caitlin A. Francis
 1. Candice Williams
Eat County Californian
4/28,5/5/23-129956

LIEN SALE

Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:

Extra Space Storage
 1539 East Main Street
 El Cajon, CA 92021
 619-396-1818

Auction date: 5/16/2023 at 11:00 AM
 Diana Phillips- Table, totes, clothing kitchenware

Anthony Balcerzak-one bed room fully furnished home
 Tranisha Lewis- furniture, household goods, clothes, shoes, dirt bike, hoverboard
 Diane Whitaker- Everything in my one bedroom apartment
 Sarah Coleman- Clothes, racks, boxes
 Danielle Brick- Totes, bins, dressers
 Jason Douglas- Furniture, Appliances, and boxes
 Pamela Lopez- Twin mattress, clothes, household goods, kitchenware

The auction will be listed and advertised on storage-treasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning

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bidder takes possession of the personal property.
4/28, 5/5/23
CNS-3693242#
ECC/EI Cajon Eagle
4/28,5/5/23-130185

NOTICE TO CREDITORS

OF BULK SALE
 (Secs. 6104, 6105 U.C.C.)
 Escrow No. 159622P-CG

NOTICE IS HEREBY GIVEN that a bulk sale is about to be made. The name(s) and business address(es) of the seller(s) is/are: Junpen Orsuksri, 10251 Mast Blvd., Ste B & S, Santee, CA 92071
 Doing business as: Thai Thai Restaurant Santee

All other business name(s) and address(es) used by the seller(s) within the past three years, as stated by the seller(s), is/are: Thai Thai Fallbrook: 1055 S. Main Avenue, Fallbrook, CA 92028 and Thai Thai Vista located at 1717 E. Vista Way, Vista, CA 92084

The location in California of the chief executive office of the seller(s) is: 10251 Mast Blvd., Ste B & S, Santee, CA 92071
 The name(s) and business address of the buyer(s) is/are: Vaveevin Inc, a California Corporation, 10251 Mast Blvd., Ste B & S, Santee, CA 92071

The assets to be sold are generally described as: BUSINESS, TRADE NAME, GOODWILL FURNITURE, FIXTURES, EQUIPMENT AND INVENTORY and are located at: "Thai Thai Restaurant Santee", 10251 Mast Blvd., Ste B & S, Santee, CA 92071

The bulk sale is intended to be consummated at the office of: Allison-McCloskey Escrow Company, 4820 El Cajon Boulevard, San Diego, CA 92115-4695 and the anticipated sale date is 5/16/23.

This bulk sale is subject to California Uniform Commercial Code Section 6106.2, but rather to Section



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24074 of the Business and Professions Code. The name and address of the person with whom claims may be filed is: Allison-Mc-Closkey Escrow Company, 4820 El Cajon Boulevard, San Diego, CA 92115-4695, and the last date for filing

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claims by any creditor shall be 5/15/23, which is the business day before the anticipated sale date specified above.
Dated: 04/17/23
Buyer's Signature
Vaveevin Inc, a California Corporation
By: /s/ Nutcharat

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Meekaew, President
By: /s/ Thanakrit Rujirakronkul, Secretary
4/28/23
CNS-3692640#
SANTEE STAR
ECC/Santee Star
4/28/23-130196

ONE FACILITY – MULTIPLE UNITS

Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:

10115 Mission Gorge Rd
Santee, Ca 92071
05/16/2023 12:00 pm
Roy Scott
House goods
Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.

4/28, 5/5/23
CNS-3692162#
SANTEE STAR
ECC/Santee Star
4/28, 5/5/23-130069

LIEN SALE

Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated:

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ated:
Extra Space Storage
1636 N. Magnolia Ave.
El Cajon, CA 92020
619.456.0120
Date of auction:
05/16/2023 at 10:00am
VANCE BACKERT-
Household Goods,
boxes, totes, piano,
backpack, gaming consoles.

The auction will be listed and advertised on www.storage-treasures.com. Purchases must be made with cash only and paid at the above-referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may

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rescind any purchase up until the winning bidder takes possession of the personal property.
4/28, 5/5/23
CNS-3691955#
ECC/Santee Star
4/28, 5/5/23-130212

LIEN SALE 5/8/23 10AM

AT 3155 TYLER ST,
CARLSBAD
03 SKICH CF# 4303PX
LGTH: 02008
HIN# ISRML037J203
03 BOATM LIC#
4DT4707
V I N #
5A7BB22213T000708
EC Californian
4/28/2023-130207

CITY OF LEMON GROVE REQUEST FOR PROPOSALS

NOTICE IS HEREBY GIVEN that the City of Lemon Grove, California will accept sealed proposals at the Public Works Department located at, 3232 Main Street, Lemon Grove, CA 91945 until 2:00 p.m., Tuesday May 23, 2023. Proposals shall be submitted in plain, sealed envelopes, marked on the outside with the project title: Landscape Maintenance Services (No. 2023-12). The City of Lemon Grove is requesting proposals from qualified contractors to submit proposals for providing maintenance of existing landscaping in City selected areas consisting of medians, facilities, parks and right-of-ways. A non-mandatory pre-bid meeting is scheduled for May 10, 2023, at 10:00 a.m. at City Hall, located at 3232 Main Street, Lemon Grove, CA 91945. The meeting is to answer proposers' questions about the Request for Proposals (RFP). Following the meeting there will be site visits to locations listed in the RFP. Maintenance sites are accessible to the public. The award of an agreement, if made, will be made to the proposer or proposers, who in the sole discretion of the City will best be able to perform the work in a manner most beneficial to the City of Lemon Grove. The RFP document and specifications can be downloaded free of charge through the City's website, <https://www.lemongrove.ca.gov/business/contracting-opportunities>. Submittal of forms (postmarks not accepted): Public Works Department, 3232 Main Street, Lemon Grove, CA 91945. For further information contact Amanda Penaflo, Senior Management Analyst, Public Work Department, at 619-825-3811 or by email at apenaflo@lemongrove.ca.gov. Published in the East County Californian on April 21 & 28, 2023.
East County Californian 4/21,28/2023-130145

NOTICE OF PUBLIC HEARING BEFORE THE SANTEE CITY COUNCIL REGARDING PROPOSED VACATION OF A 35-FOOT-WIDE CORRIDOR OPEN SPACE EASEMENT LOCATED AT 170 TOWN CENTER PARKWAY

NOTICE IS HEREBY GIVEN that on **May 24, 2023, at 6:30 p.m.** or as soon thereafter as the matter can be heard, a public hearing pursuant to Public Streets, Highways and Service Easements Vacation Law (Streets and Highways Code section 8300 et seq.) will be held by Santee City Council at the Council Chambers, City Hall, 10601 Magnolia Avenue, Santee, CA 92071, to consider the adoption of a Resolution declaring that a 35-foot-wide corridor open space easement located at 170 Town Center Parkway, due East of the Walmart building ("Easement"), is unnecessary for present or prospective public use and vacating the same, while reserving an overlapping drainage easement at the same location.

At the hearing, the Santee City Council will consider evidence presented by interested persons for and against the proposed vacation. After considering all relevant evidence, the City Council will determine whether the Easement is unnecessary for present or prospective public use. Any person may attend the hearing, make inquiries or present evidence or testimony regarding the necessity of the Easement for public use.

A map indicating the location of the Easement is available for public inspection at the City Clerk's office located at 10601 N. Magnolia Avenue, Santee California, during normal business hours.

Please note that after the City Council issues its decision, any subsequent legal challenge to such decision may be limited to the issues raised at the public hearing.

Anyone desiring further details may contact the City Clerk at (619) 258-4100, ext. 114.

Annette Ortiz, CMC
City Clerk

East County Californian 4/28,5/5/2023-130363

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LIEN SALE
Notice is hereby given that pursuant to Section 21701-2171 of the business and Professions Code, Section 2382 of the Commercial Code, Section 535 of the Penal Code, Rockvill RV & Self Storage 10775 Rockvill St, Santee CA 92071 will sell by competitive bidding on or after 05-6-2023, 11:00am. Auction to be held online at www.bid13.com Property to be sold as follows: miscellaneous household goods, personal items, furniture, and clothing belonging to the following:
Unit #F717 Madrigal, Rudy

-Rockvill Storage
4/21, 4/28/23
CNS-3692156#
SANTEE STAR
ECC/Santee Star
4/21,28/23-130123

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 May 11, 2023 at approx: 1:30PM at www.storage-treasures.com

7350 Princess View Drive,
San Diego, Ca 92120
Darren Fountain
Alexis Dawson
Gerald Bailey
Heidi Osuna
Gonto Johns
Ronico Pratt
EC Californian
4/28, 5/5/23-130237

NOTICE OF PUBLIC LIEN SALE OF PERSONAL PROPERTY AT PUBLIC AUCTION

Notice is hereby given that pursuant to Section 21701-2171 of the business and Professions Code, Section 2382 of the Commercial Code, Section 535 of the Penal Code, Rockvill RV & Self Storage 10775 Rockvill St, Santee CA 92071 will sell by competitive bidding on or after 05-13-2023, 11:00am. Auction to be held online at www.bid13.com Property to be sold as follows: miscellaneous household goods, personal items, furniture, and clothing belonging to the following:
Unit #E341 Spellman, Tawna
Unit #E325 Wieboldt, Mary
4/28, 5/5/23
CNS-3694277#
SANTEE STAR
ECC/Santee Star
4/28, 5/5/23-130262

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 05/11/2023 at approx: 1:00pm at www.storage-treasures.com
9645 AERO DRIVE
SAN DIEGO, CA 92123

1. Tiana Luckett
2. Alexis Lipovsky
3. Apple Lunsford
4. Marleen N Williams
EC Californian
4/28, 5/5/2023-130270

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ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 37-2023-00016609-CU-PT-NC
TO ALL INTERESTED PERSONS: Petitioner: BONDY FAE McDONALD filed a petition with this court for a decree changing names as follows: BONDY FAE McDONALD to BONDY F. MILLER. 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
06/16/2023
8:30 a.m., Dept.25
Superior Court
325 S Melrose Drive
Vista, CA 92081

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
NO HEARING WILL OCCUR ON THE ABOVE DATE: SEE ATTACHMENT
(To appear remotely, check in advance of the hearing for information about how to do so on the court's website. To find your court's website, go to www.courts.ca.gov/find-my-court.htm.)

DATE: 4/21/2023
Brad A. Weinreb
Judge of the
Superior Court
East County Californian- 130356
4/28,5/5,12,19/23

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NOTICE OF TRUSTEE'S SALE T.S. No. 22-02808-QQ-CA Title No. 2275762 A.P.N. 583-542-14-00 ATTENTION RECORDER: THE FOLLOWING REFERENCE TO AN ATTACHED SUMMARY IS APPLICABLE TO THE NOTICE PROVIDED TO THE TRUSTOR ONLY PURSUANT TO CIVIL CODE 2923.3 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 02/26/2014. 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

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LAWYER. A public auction sale to the highest bidder for cash, (cashier's check(s) must be made payable to National Default Servicing Corporation), 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 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 in an "as is" condition, 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: Nancy L. Moon, a single woman Duly Appointed Trustee: National Default Servicing Corporation Recorded 03/05/2014 as Instrument No. 2014-0087208 (or Book, Page) of the Official Records of San Diego County, California. Date of Sale: 05/19/2023 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 Estimated amount of unpaid balance and other charges: \$414,762.15 Street Address or other common designation of real property: 8866 Kelburn Ave, Spring Valley, CA 91977-5541 A.P.N.: 583-542-14-00 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. 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 bid-

NOTICE OF PUBLIC HEARING FOR:**AN ORDINANCE OF THE CITY OF SANTEE AMENDING TITLE 13 ("ZONING") OF THE SANTEE MUNICIPAL CODE (CASE FILE: ZA2023-1)**

Notice is hereby given by the **CITY OF SANTEE** that a **PUBLIC HEARING** on this Ordinance will be held before the **SANTEE CITY COUNCIL** at 6:30 p.m. on Wednesday, **May 10, 2023**, or as soon thereafter as it may be heard. The public is invited to attend in person. The meeting will also be broadcast live on public access channels 117 on Cox Cable and 99 on AT&T/U-verse, live streamed online, and recorded.

SUBJECT: The proposed ordinance would amend Chapters 13.04 "Administration", 13.06 "Permits", 13.08 "Development Review", 13.10 "Residential Districts", 13.12 "Commercial / Office Districts", 13.14 "Industrial Districts", and 13.24 "Parking Regulations" of the Santee Municipal Code as part of the annual Santee Municipal Code update. The major highlights of the proposed Ordinance include requiring a conditional use permit for auto repair, car wash facilities, and self-storage facilities, allowing tattoo and body piercing as permitted uses, allowing food trucks as a temporary use when operating as a catering service to drinking establishments, authorizing the Director to require a public hearing as needed for administrative projects, requiring a parking demand study for car wash facilities and daycare centers, and adding a minimum driveway length required for Planned Residential Development. Other updates to Title 13 include minor clerical revisions and clarifications.

ADDITIONAL INFORMATION: The above summary constitutes the major highlights of the proposed Ordinance. A reading of the full text of the 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 or by email at clerk@cityofsanteeca.gov. If you have questions about the Ordinance, want to submit comments, or wish to discuss the ordinances with staff of the Planning and Building Department prior to the hearing, you may contact the Christina Rios 10601 Magnolia Avenue, Santee, California, 92071-1222 (Monday through Thursday between 8:00 a.m. and 5:00 p.m., and on Friday between 8:00 a.m. and 1:00 p.m.), phone (619) 258-4100, extension 157 or crios@cityofsanteeca.gov

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

Pursuant to the California Government Code, please take notice as follows: If you challenge the action described in this written notice in court, you may be limited to raising only those issues you or someone else raises during the public hearing, or in written correspondence delivered to the City of Santee during, or prior to, the public hearing. A right to appeal a City Council decision is governed by the California Code of Civil Procedure Section 1094.5. The time limit to file for judicial review of a City Council decision is governed by the California Code of Civil Procedure, Section 1094.6.

East County California 4/28/2023-130369

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der shall have no further recourse. The requirements of California Civil Code Section 2923.5(b)/2923.55(c) were fulfilled when the Notice of Default was recorded. **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 800-280-2832 or visit this internet website www.ndscorp.com/sale, using the file number assigned to this case 22-02808-QQ-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 website. The best way to verify postponement information is to attend the scheduled sale. **NOTICE TO TENANT*:** You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are a "representative of all eligible tenant buyers" you may be able to purchase the property if you match the last and highest bid placed at the trustee auction. If

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you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call 888-264-4010, or visit this internet website www.ndscorp.com, using the file number assigned to this case 22-02808-QQ-CA to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as a "representative of all eligible tenant buyers" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. *Pursuant to Section 2924m of the California Civil Code, the potential rights described herein shall apply only to public auctions taking place on or after January 1, 2021, through December 31, 2025, unless later extended. Date: 04/05/2023 National Default Servicing Corporation c/o Tiffany and Bosco, P.A., its agent, 1455 Frazee Road, Suite 820 San Diego, CA 92108 Toll Free Phone: 888-264-4010 Sales Line 800-280-2832; Sales Website: www.ndscorp.com Connie Hernandez, Trustee Sales Representative A-4780571 0 4 / 1 4 / 2 0 2 3 , 0 4 / 2 1 / 2 0 2 3 , 0 4 / 2 8 / 2 0 2 3 **ECC/EI Caion Eagle 4/19, 21, 28/2023-129785**

T.S. No. 104683-CA APN: 501-182-42-00 **NOTICE OF TRUSTEE'S SALE IMPORTANT NOTICE TO PROPERTY OWNER: YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 12/3/2007. 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 6/12/2023 at 10:30 AM, CLEAR RECON CORP, as duly appointed trustee under and pursuant to Deed of Trust recorded 12/10/2007 as Instrument No. 2007-0761425 of Official Records in the office of the County Recorder of San Diego County, State of CALIFORNIA

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executed by: BONNIE J. TAIT, AN UNMARRIED WOMAN 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, SAVINGS ASSOCIATION, OR SAVINGS BANK SPECIFIED IN SECTION 5102 OF THE FINANCIAL CODE AND AUTHORIZED TO DO BUSINESS IN THIS STATE; AT THE MAIN ENTRANCE TO THE EAST COUNTY REGIONAL CENTER BY STATUE, 250 E. MAIN STREET, EL CAJON, CA 92020 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: LOT 153 OF CASA DE ORO AVOCADO ESTATES UNIT NO. 2, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO MAP THEREOF NO. 2172, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, AUGUST 31, 1929. THE FOLLOWING LEGAL DESCRIPTION IS SHOWN AND DESCRIBED IN SAID DEED OF TRUST AS FOLLOWS: LOT 153 OF CAZA DEL ORO AVOCADO ESTATES UNIT NO. 2, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO MAP THEREOF NO. 2172, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, AUGUST 31, 1929. The street address and other common designation, if any, of the real property described above is purported to be: 3975 N. GRANADA AVE, SPRING VALLEY, CA 91977 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: \$342,724.86 If

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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 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 104683-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

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verify postponement information is to attend the scheduled sale. **NOTICE TO TENANT:** Effective January 1, 2021, you may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call (855) 313-3319, or visit this internet website www.clearreconcorp.com, using the file number assigned to this case 104683-CA to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as an "eligible tenant buyer" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. **FOR SALES INFORMATION: (844) 477-7869 CLEAR RECON CORP 8880 Rio San Diego Drive, Suite 725 San Diego, California 92108 ECC/Spring Valley B u i l e t i n 4/21, 28, 5/5/2023-129912**

NOTICE OF TRUSTEE'S SALE Trustee Sale No. : 00000009675968 Title Order No.: 220661700 FHA/VA/PMI No.: ATTENTION RECORDER: THE FOLLOWING REFERENCE TO AN ATTACHED SUMMARY APPLIES ONLY TO COPIES PROVIDED TO THE TRUSTOR, NOT TO THIS RECORDED ORIGINAL NOTICE. YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 10/18/2007. 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. BARRETT DAFFIN FRAPPIER TREDER and WEISS, LLP, as duly appointed Trustee under and pursuant to Deed of Trust Recorded on 10/23/2007 as Instrument No. 2007-

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0675358 of official records in the office of the County Recorder of SAN DIEGO County, State of CALIFORNIA. EXECUTED BY: WILLIAM R QUAVE AND YVETTE A QUAVE, WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH, CASHIER'S CHECK/CASH EQUIVALENT or other form of payment authorized by California Civil Code 2924h(b), (payable at time of sale in lawful money of the United States). DATE OF SALE: 06/02/2023 TIME OF SALE: 9:00 AM PLACE OF SALE: East County Regional Center, 250 E. Main Street, El Cajon, CA 92020, Entrance of the East County Regional Center. STREET ADDRESS and other common designation, if any, of the real property described above is purported to be: 14226 JENNINGS VISTA COURT, LAKESIDE AREA, CALIFORNIA 92040 APN#: 395-331-35-00 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, 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 said 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 estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is \$288,486.31. 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 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 at the auction, you are or may be respons-

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ible 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 833-561-0243 for information regarding this Internet Web site WWW.SALES.BDFGROUP.COM for information regarding the sale of this property, using the file number assigned to this case 00000009675968. 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. **NOTICE TO TENANT:** You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call 833-561-0243, or visit this internet website WWW.SALES.BDFGROUP.COM using the file number assigned to this case 00000009675968 to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee

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receives it no more than 15 days after the trustee's sale. Third, you must submit a bid so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as an "eligible tenant buyer" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. BARRETT DAFFIN FRAPPIER TREDER and WEISS, LLP IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. BARRETT DAFFIN FRAPPIER TREDER and WEISS, LLP as Trustee 3990 E. Concourse Street, Suite 350 Ontario, CA 91764 (866) 795-1852 Dated: 04/13/2023 A-F N 4 7 8 1 3 3 8 0 4 / 2 1 / 2 0 2 3 , 0 4 / 2 8 / 2 0 2 3 , 0 5 / 0 5 / 2 0 2 3 **ECC/Lemon Grove R e v i e w 4/21, 28, 5/5/2023-130020**

NOTICE OF TRUSTEE'S SALE File No. 48069057 PLEASE NOTE THAT PURSUANT TO CIVIL CODE SECTION 2923.3(d)(1) THE ABOVE STATEMENT IS REQUIRED TO APPEAR ON THIS DOCUMENT BUT PURSUANT TO CIVIL CODE SECTION 2923.3(a) THE SUMMARY OF INFORMATION IS NOT REQUIRED TO BE RECORDED OR PUBLISHED AND THE SUMMARY OF INFORMATION NEED ONLY BE MAILED TO THE MORTGAGOR OR TRUSTOR YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 6/28/2018. 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 federal credit union, or a check drawn by a state or federal savings and loan 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, ex-

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pressed 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: RYAN JAMES HAWKINS AND JEANNETTE HAWKINS, HUSBAND AND WIFE AS JOINT TENANTS Duly Appointed Trustee: IDEA Law Group, LLC Recorded 6/29/2018 as Instrument No. 2018-0268181 of Official Records in the office of the Recorder of San Diego County, California. Street Address or other common designation of real property: 9233 Harness St, Spring Valley, CA 91977 A.P.N.: 578-201-07-00 Date of Sale: 5/17/2023 10:00 AM Amount of unpaid balance and other charges: \$536,862.79, Estimated. Place of Sale: At the entrance to the East County Regional Center by statue, 250 E. Main Street, El Cajon, CA 92020 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 re-

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sources, 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 (866) 684-2727 or visit this Internet Website <https://www.servicelinkasap.com>, using the file number assigned to this case 48069057. 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 Website. The best way to verify postponement information is to attend the scheduled sale. NOTICE TO TENANT: You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you may call (866) 684-2727 or visit this Internet Website <https://www.servicelinkasap.com>, using the file number assigned to this case 48069057 to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as an "eligible tenant buyer" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. The Notice to Tenant pertains to sales occurring after January 1, 2021. Date: 04/14/2023 IDEA Law

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Group, LLC 1651 E. 4th Street, Suite 124, Santa Ana, CA 92701 Foreclosure Department: 877-353-2146 Sale Information Only: (866) 684-2727 <https://www.servicelinkasap.com> Maggie Salac, Foreclosure Officer PLEASE BE ADVISED THAT IDEA LAW GROUP, PC MAY BE ACTING AS A DEBT COLLECTOR, ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION YOU PROVIDE MAY BE USED FOR THAT PURPOSE. A-4781487 0 4 / 2 1 / 2 0 2 3 , 0 4 / 2 8 / 2 0 2 3 , 0 5 / 0 5 / 2 0 2 3

ECC/EI Cajon Eagle 4/21, 28, 5/5/2023-130047

NOTICE OF TRUSTEE'S SALE Trustee Sale No. : 0000009699570 Title Order No. : DEF2250609CA FHA/VA/PMI No.: ATTENTION RECORDER: THE FOLLOWING REFERENCE TO AN ATTACHED SUMMARY APPLIES ONLY TO COPIES PROVIDED TO THE TRUSTOR, NOT TO THIS RECORDED ORIGINAL NOTICE. YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 02/01/2018. 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. BARRETT DAFFIN FRAPPIER TREDER and WEISS, LLP, as duly appointed Trustee under and pursuant to Deed of Trust Recorded on 02/06/2018 as Instrument No. 2018-0046612 of official records in the office of the County Recorder of SAN DIEGO County, State of CALIFORNIA. EXECUTED BY: MICHELLE L. GRIGGS, AN UNMARRIED WOMAN, WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH, CASHIER'S CHECK/CASH EQUIVALENT or other form of payment authorized by California Civil Code 2924h(b), (payable at time of sale in lawful money of the United States). DATE OF SALE: 06/05/2023 TIME OF SALE: 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. STREET ADDRESS and other common designation, if any, of the real property described above is purported to be: 8517 ROSADA WAY, EL CAJON, CALIFORNIA 92021 APN#: 398-461-07-00 The undersigned Trustee disclaims any liability for

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any incorrectness of the street address and other common designation, if any, shown herein. Said 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 said 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 estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is \$190,199.06. 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 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 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

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whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 833-561-0243 for information regarding the trustee's sale or visit this Internet Web site WWW.SALES.BDFGROUP.COM for information regarding the sale of this property, using the file number assigned to this case 0000009699570. 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. NOTICE TO TENANT: You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call 833-561-0243, or visit this internet website WWW.SALES.BDFGROUP.COM using the file number assigned to this case 0000009699570 to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as an "eligible tenant buyer" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. FOR TRUSTEE SALE INFORMATION PLEASE CALL: 833-561-0243 WWW.SALES.BDFGROUP.COM BARRETT DAFFIN FRAPPIER TREDER and WEISS, LLP as Trustee 3990 E. Conours Street, Suite 350 Ontario, CA 91764 (866) 795-1852 Dated: 04/20/2023 A-4781955 0 4 / 2 8 / 2 0 2 3 ,

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0 5 / 0 5 / 2 0 2 3 , 0 5 / 1 2 / 2 0 2 3
ECC/EI Cajon Eagle 4/28, 5/5, 12/2023-130219

NOTICE OF TRUSTEE'S SALE T.S. No. 22-20483-SP-CA Title No. 220394635-CAVOI A.P.N. 579-202-37-00 ATTENTION RECORDER: THE FOLLOWING REFERENCE TO AN ATTACHED SUMMARY IS APPLICABLE TO THE NOTICE PROVIDED TO THE TRUSTOR ONLY PURSUANT TO CIVIL CODE 2923.3 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 06/28/2003. 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. A public auction sale to the highest bidder for cash, (cashier's check(s) must be made payable to National Default Servicing Corporation), drawn on a state or national bank, a check drawn by a state or federal savings and loan 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 herein-after described property under and pursuant to a Deed of Trust described below. The sale will be made in an "as is" condition, 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, 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: Ana L Villalpando, an unmarried woman Duly Appointed Trustee: National Default Servicing Corporation Recorded 07/09/2003 as Instrument No. 2003-0815323 (or Book, Page) of the Official Records of San Diego County, California. Date of Sale: 05/31/2023 at 10:00 AM Place of Sale: At the entrance to the East County Regional Center by statue, 250

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jon, CA 92020 Estimated amount of unpaid balance and other charges: \$161,869.24 Street Address or other common designation of real property: 9732 Saint George Street, Spring Valley, CA 91977 A.P.N.: 579-202-37-00 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. 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 requirements of California Civil Code Section 2923.5(b)/2923.55(c) were fulfilled when the Notice of Default was recorded. 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

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rescheduled time and date for the sale of this property, you may call 714-730-2727 or visit this internet website www.ndscorp.com/sales, using the file number assigned to this case 22-20483-SP-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 website. The best way to verify postponement information is to attend the scheduled sale. NOTICE TO TENANT: You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are a "representative of all eligible tenant buyers" you may be able to purchase the property if you match the last and highest bid placed at the trustee auction. If you are "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call 888-264-4010, or visit this internet website www.ndscorp.com, using the file number assigned to this case 22-20483-SP-CA to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid so that the trustee receives more than 45 days after the trustee's sale. If you think you may qualify as a "representative of all eligible tenant buyers" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. *Pursuant to Section 2924m of the California Civil Code, the potential rights described herein shall apply only public auctions taking place on or after January 1, 2021, through December 31, 2025, unless later extended. Date: 04/19/2023 National Default Servicing Corporation c/o Tiffany and Bosco, P.A., its agent, 1455 Frazee Road, Suite 820 San Diego, CA 92108 Toll Free Phone: 888-264-4010 Sales Line 714-730-2727; Sales Website: www.ndscorp.com Connie Hernandez, Trustee Sales Representative A-4781846 0 4 / 2 8 / 2 0 2 3 , 0 5 / 0 5 / 2 0 2 3 , 0 5 / 1 2 / 2 0 2 3
ECC/EI Cajon Eagle 4/28, 5/5, 12/2023-130221