



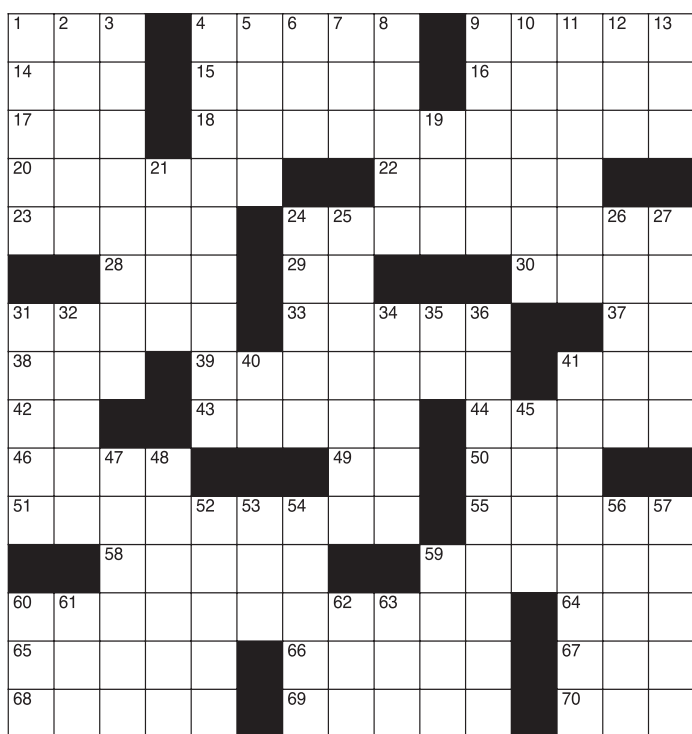
**CLUES ACROSS**

- 1. Defensive nuclear weapon
- 4. Moved back and forth
- 9. One-time coach of the Cowboys
- 14. Last letter
- 15. Cause to become less intense
- 16. Genus of tree bugs
- 17. Body art
- 18. Romance novelist
- 20. Be filled with love for
- 22. City
- 23. Make vivid
- 24. Horses
- 28. Mauna \_\_, Hawaiian volcano
- 29. Atomic #18
- 30. Shortly
- 31. A type of prejudice
- 33. Whirls
- 37. Six
- 38. Old world, new
- 39. \_\_ Hess, oil company
- 41. Talk
- 42. Not off
- 43. Begets
- 44. Cars need them

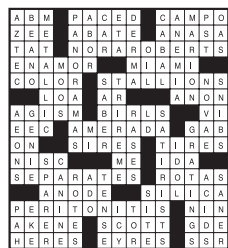
- 46. Computing architecture (abbr.)
- 49. Of I
- 50. Journalist, activist Wells
- 51. Takes apart
- 55. Lists
- 58. Positively charged electrode
- 59. Hard, colorless compound
- 60. Inflammation of the peritoneum
- 64. Trent Reznor's band
- 65. Simply dry fruit
- 66. "Ivanhoe" author
- 67. Google certification
- 68. French commune
- 69. Medieval circuit courts
- 70. Soviet Socialist Republic

**CLUES DOWN**

- 1. Indigenous people of Mexico
- 2. Dietary supplement
- 3. Having a particular sheen or luster
- 4. Views
- 5. Academic Bill of Rights
- 6. Automobile
- 7. When you anticipate arriving
- 8. Beef or chicken intestine
- 9. Conspiracy
- 10. Blood disorder



- 11. Long-time NBAer Shawn
- 12. Time zone
- 13. US, Latin America, Canada belong to
- 19. Upton Sinclair novel
- 21. What a cow does
- 24. Cavalry-sword
- 25. Ancient Greek war galley
- 26. Stars
- 27. Rebukes
- 31. Billion year periods
- 32. Some are in a bottle
- 34. Tears down
- 35. Lethal dose
- 36. Humorists
- 40. Midwestern US state (abbr.)
- 41. Frameworks
- 45. Rocker Billy
- 47. More thin
- 48. Dog
- 52. Habitual repetitions
- 53. State of fuss
- 54. Uneasy
- 56. Chemical compounds
- 57. More cognizant of reality
- 59. A place to build
- 60. Exclamation that denotes disgust
- 61. Supplement with difficulty
- 62. Very slick
- 63. Hill or rocky peak



**ESOTERIC ASTROLOGY AS NEWS FOR WEEK JANUARY 10 - 16, 2024  
NEW MOON FESTIVAL, PLUTO ENTERS AQUARIUS, AQUARIAN SALON**

Thursday, January 11, is the first new moon of 2024. At new moon times, we uphold and support the work of the New Group of World Servers, working everywhere in the world under the Ten Seed Groups. The new moon is at 21 degrees Capricorn (sign of the unicorn and the Initiate).

The first months of 2024 is like the calm before the storm. I will say something interesting here. As we progress into the new era of Aquarius, and into 2024 and then into 2025, the only thing, subject, reasoning, art, science, understanding that will make sense is astrology. Why? The language of Aquarius is astrology! It will be important to take up the study of astrology in order for ideas, events, realities, people, life itself in the Aquarian era to be understood. Pluto entering Aquarius is a signpost that we are quickly entering Aquarius, sign of the future, of freedom and of humanity itself.

Aquarius pours forth the "waters of life for thirsty humanity." Which, by the way, is also astrology! The waters of life are symbolic of a new light, vibration and electrical energy in the air. The light contains the new information we need to navigate an entirely new age!

Ages are eras of time. Ages last 2,500 years! Entering a new age is a profound experience for humanity. The topsy turvy inside out turmoil, disorder, confusion, tumult, havoc, unrest, upheaval, instability, and chaos in our present world has much to do with the ending of one age (Pisces) and the unfolding of the new age (Aquarius).

Why is it profound? There is a shift of elements, focus, values, Rays, energies, planetary and constellational influences. We don't remember living 2,500 years ago when the age of Pisces began. From historical documents we know a holy birth occurred then, an event that

transformed the world.

What does it mean to enter a new age, specifically the new era of Aquarius? Our Sun, which gives light and life to earth and our solar system, has moved into the area in the sky called Aquarius. Aquarius is the sign of community, humanity, freedom, ingenuity, technology and humanitarianism. At the heart of Aquarius is love.

Upcoming: The next Aquarian Salon will be Saturday, January 20, 10am, PT. Also, Pluto enters Aquarius January 20th, shifting from Capricorn (earth) to Aquarius (air). As Capricorn is slow and precise, Aquarius is an all of a sudden type of energy, quick, surprising, here now, gone tomorrow! Capricorn stabilizes. Aquarius is a shaft of golden light, a lightning bolt!

ARIES: Saturn is restructuring and redefining your relationship to the divine. Deep inner feelings are beginning, thoughts of past lives perhaps, of karma, of grace, sacraments and blessings. What is your religion, your spiritual practice? You are simply going to redefine your relationships with God. And new behaviors, actions, and virtues will be the result. In partnerships you will come closer or remain apart based on Goodwill. Something deep within provides strength. Let yourself be that strength.

TAURUS: Your everyday tasks, agendas and work consists in your recognizing what needs to be completed, reordered, given away and repurposed, concerning all resources and possessions, asking what's important, what is a priority? I think you need assistance and help in these tasks. During the next four months the art of asking for help and being gracious in daily life emerges. Health matters will also be a focus. You are efficient in both.

Use your resources wisely, care for your health, and remember kindness in all matters. Kindness matters.

GEMINI: I wonder if you can define, recognize and identify your creativity. In the coming months you will note your creativity emerges from various sources: books you've read, writings you've done, letters you've written, love affairs, children in your life, salons you attended, the art of conversation, or perhaps simply walking about here and there in neighborhoods, gardens, forests and meadows. Should you not be able to identify your creativity, then the question is what would you want your creativity to be? The opportunity for knowing and defining it is now here.

CANCER: You may find yourself turning from the outer world and facing inward - towards what is for you an inner sanctuary and refuge, which is most likely your home and place you define as a foundation. Some will remember clearly their childhood home, how they were (or were not) nurtured, nourished and provided love and beauty. Some will go about redoing, redesigning and redecorating. Some will go to culinary school. A new beginning will be sought. A new self-identity is cultivated.

LEO: As Aquarius unfolds, the lions of the zodiac will be called to not only cultivate their talents and gifts, but they will be called upon to share those talents and gifts with humanity. Therefore your communications and community work will be redefined. In the past you have been recognized for the quality of your work and leadership. Now newer and bolder steps will be needed. You'll assess how, what, when, where and with whom is in need of care. You will define the context of your service. In the meantime, it's good to tend to family and siblings with equal

compassion and understanding care.

VIRGO: In the upcoming months notice if you are redefining your values. You will continue to ascertain the value of your time, your abilities and resources. You'll seek ways of solidifying and building what you have. Each day you awaken with a plan. But then something occurs and plans change. Be aware of needing to pivot and then adapt when something new appears. A love of something new emerges. It makes you happy. Stepping into the flow of the waters of life, you are calmed and soothed.

LIBRA: A new age and a new year is unfolding for humanity. We are in an interim time. Libra is the sign that brings forth harmony and peace when conflict and chaos arise. As the times change, your appearance and how others perceive you will change too. All your virtues will shine forth. You may feel quite alone at times. The next months are a time of retreat - tending, reinvention, updating and improving. There's someone you love who also needs tending with the greatest of care. Tend to them with prayer.

SCORPIO: A great inner shift is occurring to you. You will begin to see and feel and experience with all that's been hiding, all of your past, anything emotional that has upset you in the past twenty-eight years. You'll discover habits that no longer work, fears you thought were left behind, and a litany of actions needing assessments. All these you tend to as a warrior. The purpose is a restructuring of self so your future has a solid foundation. Then your new world work emerges.

SAGITTARIUS: I wish much for you; that your hopes, wishes and dreams be fulfilled. In the coming months certain groups of people with specific ideas will be of interest to you. You discover the

need to work with a like-minded group seeking to serve humanity in ways that open the doors to liberty, love, light and happiness. You discover a way to realize these aspirations for yourself. You will be tested as to your sincerity. New structures will be formed. Success follows.

CAPRICORN: Happy Birthday, Capricorn (sign of the unicorn on a mountaintop under the midnight sun). Birthdays should last an entire month. You will be supported this year. Those close will see how dedicated you've been in the past years in caring and helping others. It's good to now tell us what you need. You are allowed to be happy. A new life direction begins to emerge and soon a foundation is built toward new goals. Life changes. Flow with the Aquarian waters of change and each day, ask the Angel of Beauty to stand with you.

AQUARIUS: You'll become a bit more philosophical, pondering upon gratitude and spiritual realities, observing life from an ever-widening lens. In daily life you interact with all of humanity - musicians, artists, adventurers, philosophers, writers, healers and intellectuals. New Aquarius energies will be flowing through the air. You will recognize them. All previous beliefs will be challenged and you help others understand what the Aquarian Age is all about. Meaningful events and people enter your life. You embrace them with curiosity and love.

PISCES: You feel the need, an actual push to bring forth new ways of working with people, new therapies, new education, offering new information. It may be important to create new financial structures. The time has come for more serious plans to be activated. You have been free and easy with everything, both personally and professionally. This will need to be adjusted. Your prayer each day - "I know O Lords of Life and Love about the needs of humanity and the world, touch my heart with love so that I too may love and give and do my part in the world." There will be a response.

**Legal Notices-CAL**  
**STORAGE TREASURES AUCTION**  
 ONE FACILITY – MULTIPLE UNITS  
 Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to satisfy Extra Space's lien, by selling

personal property described below belonging to those individuals listed below at the location indicated. 10835 Woodside Ave, Santee, CA 92071 on 01/23/2024 @ 11:00am Jodi Mcalexander  
 The auction will be listed and advertised on www.storagetreasures.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.  
 1/5, 1/12/24

**Legal Notices-CAL**  
**CNS-3768617#**  
**SANTEE STAR**  
**ECC/Santee Star**  
**1/5,12/24-137920**  
**STORAGE TREASURES AUCTION**  
 ONE FACILITY – MULTIPLE UNITS  
 Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auc-

tion to satisfy Extra Space's lien, by selling personal property described below belonging to those individuals listed below at the location indicated. 1539 E Main St, El Cajon, CA 92021 on 01/23/2024 @ 11:00am  
 Claudia Pineda  
 Kai Harris  
 Anthony Masters

**Legal Notices-CAL**  
 Kimberly Randles  
 Eva Vonstohl  
 Tom Schmidt  
 Andrew Clark  
 The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra

**Legal Notices-CAL**  
 Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.  
 1/5, 1/12/24  
**CNS-3768682#**  
**ECC/El Cajon Eagle**  
**1/5,12/24-137921**  
**NOTICE OF PETITION TO**

**Legal Notices-CAL**  
**ADMINISTER ESTATE OF: JOSE LUIS VEGA**  
**CASE No. 37-2023-00053201-PR-LA-CTL**  
 To all heirs, beneficiaries, creditors, contingent creditors and persons who may otherwise be interested in the will or estate, or both, of: JOSE LUIS VEGA.

**Legal Notices-CAL**

A Petition for Probate has been filed by: MARIA LUISA VEGA in the Superior Court of California, County of San Diego

The Petition for Probate requests that MARIA LUISA VEGA be appointed as personal representative to administer the estate of the decedent.

The petition requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.

A hearing on the petition will be held in this court as follows:

**03/06/2024**

**1:30 p.m. Dept. 502  
1100 Union Street**

**San Diego, CA 92101**  
Court appearances may be made either in person or virtually, unless otherwise ordered by the Court. Virtual appearances must be made using the department's Microsoft Teams ("MS Teams") video link; or by calling the department's MS Teams conference phone number and using the assigned conference ID number. The MS Teams video conference links and phone numbers can be found at [www.sd-court.ca.gov/ProbateHearings](http://www.sd-court.ca.gov/ProbateHearings).

If you object to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney.

If you are a creditor or a contingent creditor of the decedent you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law.

You may examine the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal

**Legal Notices-CAL**

of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk.

Attorney for Petitioner: STEVEN L. RUBIN, 1761 HOTEL CIRCLE S. #106, SAN DIEGO, CA 92108. (619) 252-1704

**East County Californian**  
**12/29/23, 1/5, 12/24-137958**

**ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 37-2023-00054410-CU-PT-CTL**  
TO ALL INTERESTED PERSONS: Petitioner: KENNETH LYNN KRAJNAK filed a petition with this court for a decree changing names as follows: KENNETH LYNN KRAJNAK to KENNETH LYNN O'KEEFE. 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 01/30/2024**

**8:30 a.m., Dept. 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 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](http://www.courts.ca.gov/find-my-court.htm).)  
DATE: 12/18/2023  
Michael T. Smyth  
Judge of the Superior Court  
**East County Californian- 137723**  
**12/22,29/23,1/5,12/24**

**NOTICE OF PETITION TO ADMINISTER ESTATE OF:**

**CARLOS LUIS VEGA CASE NO. 37-2023-00053199-PR-LA-CTL**  
To all heirs, beneficiaries, creditors, contingent creditors and persons who may otherwise be interested in the will or estate, or

**Legal Notices-CAL**

both, of: CARLOS LUIS VEGA.

A Petition for Probate has been filed by: MARIA LUISA VEGA in the Superior Court of California, County of San Diego

The Petition for Probate requests that MARIA LUISA VEGA be appointed as personal representative to administer the estate of the decedent.

The petition requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.

A hearing on the petition will be held in this court as follows:

**02/02/2024**

**10:00 a.m. Dept. 503**

**1100 Union Street San Diego, CA 92101**

Court appearances may be made either in person or virtually, unless otherwise ordered by the Court. Virtual appearances must be made using the department's Microsoft Teams ("MS Teams") video link; or by calling the department's MS Teams conference phone number and using the assigned conference ID number. The MS Teams video conference links and phone numbers can be found at [www.sd-court.ca.gov/ProbateHearings](http://www.sd-court.ca.gov/ProbateHearings).

If you object to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney.

If you are a creditor or a contingent creditor of the decedent you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law.

You may examine the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154)

**Legal Notices-CAL**

of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk.

Attorney for Petitioner: STEVEN L. RUBIN, 1761 HOTEL CIRCLE S. #106, SAN DIEGO, CA 92108. (619) 252-1704

**East County Californian**  
**12/29/23, 1/5, 12/24-137959**

**LIEN SALE**

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, 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: January 23, 2024 @ 11:30 am  
Laura Schloeder household goods, personal items

Kelly Espinoza stool, clothes, boxes, bags  
Sheniece Wooten boxes, appliances, furniture

Lenin Hernandez boxes, ladders, tool bag, plastic shelves, cable equipment, shovels, wiring  
Jorge Becerra boxes, clothes, tools, toys

Joshua Johnson clothes, boxes  
January 05, 2024, January 12, 2024  
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.

1/5, 1/12/24  
**CNS-3767543#**  
**ECC/EI Cajon Eagle**  
**1/5,12/24-137712**

**NOTICE OF LIEN**

Notice is hereby given that the undersigned will sell at public online auction pursuant to Division 8, Chapter 10 of the California Business and Professions Code commencing with Section 21700 the following miscellaneous personal property to-wit identified by tenant name and storage unit number:

Andre S. Rodriguez Jr. unit 28  
Andre S. Rodriguez unit 127  
Vincent Clark unit 43  
Sheldon Picard unit 112  
Debbie Rudd unit 129  
Robert J. Rios unit 176  
Cathy Savage unit 180  
Richard Smith unit 72  
This sale will be competitive bidding on the 22nd day of January 2024 at 10AM on the website [Storageauctions.com](http://Storageauctions.com). The property is stored at location which is located at 13623 Hwy 8 Business, El Cajon, Ca 92021

**Legal Notices-CAL**

County of San Diego State of California. The landlord reserves the right to bid at the sale. Purchases must be made with cash and paid for at the time of purchase. All purchased goods are sold "as-is" and must be removed at time of sale. This sale is subject to prior cancellation in the event of settlement between landlord and obligated party.

Auctioneer: Storageauctions.com  
1/5, 1/12/24  
**CNS-3769432#**  
**ECC/EI Cajon Eagle**  
**1/5,12/24-138009**

**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 01-20-2024, 11:00am. Auction to be held online at [www.bid13.com](http://www.bid13.com) Property to be sold as follows: miscellaneous household goods, personal items, furniture, and clothing belonging to the following:

Unit #E285 Campbell, Stephnia  
1/5, 1/12/24  
**CNS-3770028#**  
**SANTEE STAR**  
**ECC/Santee Star**  
**1/5, 12/24-138045**

**NOTICE OF PUBLIC SALE**

Pursuant to the California Self-Service Storage Facility Act, (B&P Code 21700et. seq.), the undersigned will sell at public auction. On **January 26, 2024** personal property including but not limited to business equipment, electronics, furniture, tools and/or other miscellaneous items located at:

A-AMERICAN SELF STORAGE @ 3:00 P. M., at 1151 Greenfield DRIVE EL CAJON, CA. 92021 Via [Storageauctions.com](http://Storageauctions.com) STORED BY THE FOLLOWING PERSONS:

David Espino  
Vicki Ball  
Dasha Elkerton  
Angela Morris  
Jeff Rodriguez  
Brenell Whitfield  
Keith Arista  
Donald Bennett  
Sakura Ishnoya Brown  
Miguel Canales Hernandez  
John Gunn  
Brandy James  
Tina Marie Rishling  
Jodi Ehret  
Alan Franklin  
Stanley Gordon  
Steve C Graham  
April Greenwood  
Phyrom Khun  
James Salmond  
Dequan Smith  
Markia Stewart  
Jon Stone  
Donna Thompson  
All sales are subject to prior cancellation. Terms, rules and regulation available at sale. By A-American Storage Management Co. Inc. (310)914-4022,

**Legal Notices-CAL**

**E C Californian**  
**1/5,12/2024-138052**

**ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 37-2023-00056227-CU-PT-CTL**

TO ALL INTERESTED PERSONS: Petitioner: MARTIN LOUIS CROW JR. filed a petition with this court for a decree changing names as follows: MARTIN LOUIS CROW JR. to LOUIS CROW. 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 02/15/2024**

**8:30 a.m., Dept. C-61 Superior Court**

**250 E. Main St**

**El Cajon, CA 92020**

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](http://www.courts.ca.gov/find-my-court.htm).)  
DATE: 12/29/2023  
Michael T. Smyth  
Judge of the Superior Court  
**East County Californian- 138084**  
**1/5,12,19,26/24**

**NOTICE OF PETITION TO ADMINISTER ESTATE OF:**

**RACHAEL ELIZABETH MURPHY CASE No. 37-2023-00026116-PR-LA-CTL**  
To all heirs, beneficiaries, creditors, contingent creditors and persons who may otherwise be interested in the will or estate, or both, of: RACHAEL ELIZABETH MURPHY. A Petition for Probate has been filed by: DIXIE ANN WRIGHT in the Superior Court of California, County of San Diego

The Petition for Probate requests that DIXIE ANN WRIGHT be appointed as personal representative to administer the estate of the decedent.

**Legal Notices-CAL**

The petition requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.

A hearing on the petition will be held in this court as follows:

**01/24/2024**

**1:30 p.m. Dept. 502**

**1100 Union Street San Diego, CA 92101**

Court appearances may be made either in person or virtually, unless otherwise ordered by the Court. Virtual appearances must be made using the department's Microsoft Teams ("MS Teams") video link; or by calling the department's MS Teams conference phone number and using the assigned conference ID number. The MS Teams video conference links and phone numbers can be found at [www.sd-court.ca.gov/ProbateHearings](http://www.sd-court.ca.gov/ProbateHearings).

If you object to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney.

If you are a creditor or a contingent creditor of the decedent you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law.

You may examine the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk.

Attorney for Petitioner: STEVE WEDEKING #235759  
WEDEKING LAW APC  
11350 VALLE VISTA

RD, LAKESIDE, CA 92040. (616) 663-8428  
**East County Californian**  
**1/5,12,19/24-138097**

**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 01-27-2024, 11:00am. Auction to be held online at [www.bid13.com](http://www.bid13.com) Property to be sold as follows: miscellaneous household goods, personal items, furniture, and clothing belonging to the following:

Unit #A30 Botard, James  
Unit #B86 Carte, Ryan  
Unit #E206 Lerma, Nicholas  
Unit #E477 Franklin, Orlando  
Unit #F942 Odom, Tracy L.  
1/12, 1/19/24

**CNS-3770689#**  
**SANTEE STAR**  
**ECC/Santee Star**  
**1/12,19/24-138128**

**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 01-27-2024, 11:00am. Auction to be held online at [www.bid13.com](http://www.bid13.com) Property to be sold as follows: miscellaneous household goods, personal items, furniture, and clothing belonging to the following:

Unit #F856 Kuhns, Paul  
1/12, 1/19/24

**CNS-3771685#**  
**SANTEE STAR**  
**ECC/Santee Star**  
**1/12,19/24-138219**

**NOTICE OF PUBLIC SALE**

NOTICE IS HEREBY GIVEN that in accordance with the California Civil Code Section 798.56a and California Commercial Code Section 7209 and 7210, the mobilehome described as:

MAKE: SUMIT  
YEAR MODEL: 1964  
LICENSE: DH4625  
VIN: S1171  
will be sold at a public auction on, **Tuesday, January 30, 2024 at 8:00 a.m.**, at the following location  
Starlight Mobilehome Park  
351 E Bradley Ave Spc 69

E. Cajon, CA 92021  
**THE PARTIES BELIEVED TO CLAIM AN INTEREST, Judy Coleman** has been given notice and the time specified for payment in the notice has expired. The undersigned is entitled to a warehouse lien against said mobile home to satisfy the li-

**Legal Notices-CAL**

en, storage, and other related charges incurred including reasonable charges of notice, advertisement, and sale. **JUDY COLEMAN**, Registered Owners, Legal Owners, Interested Parties, please take further notice that, in order to prevent the mobilehome from being sold at the noticed sale, the following amount must be paid to Starlight MHP, LLC dba Starlight Mobile home Park prior to the sale: total claim to date of **\$21,091.71** (additional amounts in-

**Legal Notices-CAL**

currred shall be added to this amount as provided in the Commercial Code). Bidders are required to show proof of cashier's check(s) / money order(s) in an amount equal to the claim to date amount prior to bidding Said sale is to be held without covenant or warranty as to possession, financing, encumbrances, or otherwise on an "as is," "where is" basis. Upon sale, the mobile home must be removed from the Premises. The current location of

**Legal Notices-CAL**

the subject property is: 351 E BRADLEY AVE SPACE 69, EL CAJON, CA 92021 The public auction will also be made to satisfy the lien for storage of the above-described property that was deposited by **Judy Coleman** to Starlight Mobilehome Park The total amount due on this property, including estimated costs, expenses, and advances as of the date of the public sale, is **\$21,091.71** (. The auction will be made for the purpose of satisfying the lien on the

**Legal Notices-CAL**

property, together with the cost of the sale. Date: January 5, 2024 /s/ Airene Williamson, Airene Williamson, Esq. Authorized Agent for Starlight Mobile Home Park **East County Californian 1/12,19/2024-138224**

**NOTICE TO CREDITORS OF BULK SALE**  
(Secs. 6104, 6105 U.C.C.)  
Escrow No. 160585P-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: Dirk's Inc., a California Corporation, 7662-64 Broadway Lemon Grove, CA 91945 Doing business as: Dirk's Niteclub aka Horseshoe Tavern 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: NONE The location in California of the chief executive office of the seller(s) is: 10817 VISTA DEL SUR, SPRING VALLEY, CA 91978 The name(s) and business address of the buyer(s) is/are: E & H Restaurant Inc, a California Corporation, 7662-64 Broadway Lemon Grove, CA 91945 The assets to be sold are generally described as: BUSINESS GOODWILL, MACHINERY, FURNITURE, FIXTURES, EQUIPMENT, LEASE-HOLD INTEREST, LEASEHOLD IMPROVEMENTS, TRANSFERABLE GOVERNMENT LICENSES AND PERMITS, CUSTOMER LISTS, FICTITIOUS BUSINESS NAMES,

**Legal Notices-CAL**

TRADE NAMES, TRADEMARKS, LOGOS, COPYRIGHTS AND PATENTS, SIGNS AND ADVERTISING MATERIALS, TELEPHONE AND FAX NUMBERS, WEB SITES, URL NAMES, EMAIL ADDRESSES, ACCOUNTS RECEIVABLE, VENDOR LISTS, CATALOGS, NON-COMPETE AGREEMENTS, DISTRIBUTION RIGHTS, EMPLOYEE LISTS AND INFORMATION, COMPUTER AND CUSTOMER SOFTWARE, CUSTOMER DEPOSITS, AND INVENTORY. and are located at: "Dirk's Niteclub" aka "Horseshoe Tavern" 7662-64 Broadway Lemon Grove, CA 91945 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 01/31/2024. This bulk sale is not subject to California Uniform Commercial Code Section 6106.2, but rather to Section 24074 of the Business and Professions Code. The name and address of the person with whom claims may be filed is: Allison-McCloskey Escrow Company, 4820 El Cajon Boulevard, San Diego, CA 92115-4695, and the last day for filing claims by any creditor shall be 01/30/2024, which is the business day before the anticipated sale date specified above. Dated: 01/05/24 Buyer's Signature E & H Restaurant Inc, a California Corporation By: /s/ Eugenia S. Hernandez, President/Secretary 1/12/24

**Legal Notices-CAL**

**CNS-3772284# LEMON GROVE REVIEW ECC/Lemon Grove Review 1/12/24-138246**

**NOTICE OF LIEN**

Notice is hereby given that the undersigned will sell at public online auction pursuant to Division 8, Chapter 10 of the California Business and Professions Code commencing with Section 21700 the following miscellaneous personal property to-wit identified by tenant name and storage unit number: Angelia Bateman unit 309 Veotis Thomas unit 103 Juan Molina unit 058 Veronica Smith unit 348 Marilyn Maravilla unit 050 Helen Rodriguez unit 124 Jenise Stewart unit 345 This sale will be competitive bidding on the 22nd day of January 2024 at 9AM on the website Storageauctions.com. The property is stored at location which is located at 2305 Lemon Grove Ave Lemon Grove Ca, 91945 County of San Diego State of California. The landlord reserves the right to bid at the sale. Purchases must be made with cash and paid for at the time of purchase. All purchased goods are sold "as-is" and must be removed at time of sale. This sale is subject to prior cancellation in the event of settlement between landlord and obligated party. Auctioneer: Storageauctions.com 1/5, 1/12/24 **CNS-3769276# LEMON GROVE REVIEW ECC/Lemon Grove Review 1/5,12/24-137989**

**Legal Notices-CAL**

gent creditors and persons who may otherwise be interested in the will or estate, or both, of: **STEVEN GASPARD**. A Petition for Probate has been filed by: **STEPHEN CARROLL** in the Superior Court of California, County of San Diego The Petition for Probate requests that **STEPHEN CARROLL** be appointed as personal representative to administer the estate of the decedent. The petition requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority. A hearing on the petition will be held in this court as follows:

**Legal Notices-CAL**

**02/02/2024 10:00 a.m. Dept. 503 1100 Union Street San Diego, CA 92101** Court appearances may be made either in person or virtually, unless otherwise ordered by the Court. Virtual appearances must be made using the department's Microsoft Teams ("MS Teams") video link; or by calling the department's MS Teams conference phone number and using the assigned conference ID number. The MS Teams video conference links and phone numbers can be found at [www.sd-court.ca.gov/ProbateHearings](http://www.sd-court.ca.gov/ProbateHearings). If you object to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney. If you are a creditor or a contingent creditor of the decedent you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Pro-

**INVITATION TO BID**

The City of Santee invites bids for the Fanita Dr. and Mission Gorge Rd. Asphalt Repairs Project, CIP 2024-11. Sealed bids will be received by the City of Santee at the Office of the City Clerk, 10601 Magnolia Avenue, Building 3, Santee, CA 92071, until 10:00 a.m. on January 31, 2024 at which time they will be publicly opened and read. Work includes the furnishing of all labor, materials, equipment, tools and incidentals necessary for asphalt patching, geotechnical testing, traffic control and all related and necessary work as defined in the contract documents.

The City shall award the Contract to the bidder submitting the lowest bid and is deemed responsive and responsible by the City as defined in the Notice to Contractors Inviting Bids. Award of the Base Bid will be based upon funds available. The work is to be constructed within Twenty (20) working days from the Notice to Proceed including material lead time. Engineers estimate for the Base Bid is \$485,000.00. The contractor shall possess a valid Class "A" license at the time of bid submission.

Each bid is to be accompanied by a certified or cashier's check, cash deposit, or a bidder's bond made payable to the City of Santee, in an amount not less than 10 percent of the total bid submitted. The Successful Bidder will be required to furnish a Performance Bond in the amount of one hundred percent (100%) of the Total Bid Price, and a Payment (Material and Labor) Bond in the amount of one hundred percent (100%) of the Total Bid Price, on the forms provided and in the manner described in the Bid Documents. The Contractor, may, at its option, choose to substitute securities meeting the requirements of said Public Contract Code Section 22300.

Pursuant to Section 1770 et. seq. of the California Labor Code, the successful bidder shall pay not less than the prevailing rate of per diem wages as determined by the Director of the California Department of Industrial Relations.

The Contractor and all subcontractors shall comply with the requirements set forth in Division 2, Part 7, Chapter 1 of the Labor Code. The City of Santee has obtained from the Director of the Department of Industrial Relations the general prevailing rate of per diem wages and the general prevailing rate for holiday and overtime work in the locality in which this work is to be performed for each craft, classification or type of worker needed to execute the Contract. These per diem rates, including holiday and overtime work, as well as employer payments for health and welfare, pension, vacation, and similar purposes, are on file at the City of Santee, and are also available from the Director of the Department of Industrial Relations. Pursuant to California Labor Code Sections 1770 et seq., it shall be mandatory upon the Trade Contractor to whom the Contract is awarded, and upon any subcontractor under such Trade Contractor, to pay not less than the said specified rates to all workers employed by them in the execution of the Contract.

A Contractor or Subcontractor shall not be qualified to bid on, be listed in a bid proposal, subject to the requirements of Section 4104 of the Public Contract Code, or engage in the performance of any contract for public work, as defined in this chapter, unless currently registered and qualified to perform public work pursuant to Section 1725.5. It is not a violation of this section for an unregistered contractor to submit a bid that is authorized by Section 7029.1 of the Business and Professions Code or by Section 10164 or 20103.5 of the Public Contract Code, provided the contractor is registered to perform public work pursuant to Section 1725.5 at the time the contract is awarded.

This project is a public works project as defined in Labor Code section 1720. Each Contractor bidding on this Project and all Subcontractors (of any tier) performing any portion of the Work must comply with the Labor Code sections 1725.5 and 1771.1 and must be properly and currently registered with the California Department of Industrial Relations ("DIR") and qualified to perform public works pursuant to Labor Code section 1725.5 throughout the duration of the Project. The Contractor and all subcontractors shall furnish certified payroll records as required pursuant Labor Code section 1776 directly to the Labor Commissioner in accordance with Labor Code section 1771.4 on at least a monthly basis (or more frequently if required by the City of Santee authorized representative or the Labor Commissioner) and in a format prescribed by the Labor Commissioner pursuant to Labor Code 1776.

Payment of prevailing wages shall be in full to each worker and paid for the correct classification of the work being performed. The wage rates for the project shall be included in the Contract with the awarded bidder.

Contract Documents, including plans, specifications and proposal forms, may be examined and/or downloaded on the City's website at [www.cityofsanteeca.gov](http://www.cityofsanteeca.gov). Contract documents may also be examined at the City Clerk's Office, 10601 Magnolia Avenue, Building 3, Santee, CA 92071-1266. Each bidder shall notify the City to be listed as a plan holder for the project by providing written notice to the City's contact person listed in the Information for Bidders. The City of Santee complies with the Americans with Disabilities Act. If you require reasonable accommodations for the bid opening, please contact the Office of the City Clerk, (619) 258-4100, at least 48 hours in advance. **East County Californian 1/5,12/2024-137629**

**NOTICE OF SALE**

The following is/are to be lien sold by Western Towing at 10:00 a.m. on January 17th 2024 @ 6990 Mission Gorge RD San Diego CA 92120 YEAR/MAKE/MODEL: 2021 TESLA MODEL Y VIN: 5YJYGDEE8MF098275 PLATE: 8UOE611, CA **East County Californian 1/12/24 -138017**

**NOTICE OF VEHICLE LIEN SALE**

The following Vehicle will be lien sold at 9:00 a.m. on January 25, 2024. **Call # Year Make Model Color VIN License # State Engine No.#** 3167103 2018 Chevrolet Malibu Grey 1G1ZD5STXJF177503 914K70 NV **Vehicles Location: 123 35th St, San Diego, CA 92102** 3172840 2018 Nissan Sentra White 3N1AB7AP0JL625167 8CPC188 CA **Vehicles Location: 4334 Sheridan Ln, San Diego CA 92120** 3173374 2005 Dodge Ram 1500 Grey 1D7HU18N25S197316 7X72438 CA **Vehicles Location: 1357 Pioneer Way, El Cajon, CA 92020** 3172915 2015 Mercedes-Benz CLA250 Black WDDSJ4EB3FN179241 7KJF834 CA **Vehicles Location: 1501 North Coast Hwy 101, Oceanside, CA 92054** 3171849 2001 Ford F-150 White 1FTRW08L31KC48320 NONE **Vehicles Location: 5180 Mercury Pt, San Diego, CA 92111** 3166153 2018 Ford Transit T-350 White 1FBZX2YG8JKA14304 J7A2A4A AZ **Vehicles Location: 1805 Maxwell Rd, Chula Vista, CA 91911** 3173054 2004 Porsche Cayenne Turbo Gold WP1AC29P44LA93387 NONE **Vehicles Location: 3333 National Ave, San Diego, CA 92113** 3168241 2011 Acura TSX White JH4CW2H61BC001951 8TGD976 CA 3171020 2007 Harley-Davidson Street Bob Purple 1HD1GX4127K310837 DCFY44 CO GX47310337 3172533 2017 Toyota Tundra Tan 5TFRY5F12HX226525 90090H2 CA 3173780 2004 Ford Excursion Black 1FMNU40L54EC64458 8NNC345 CA **Vehicles Location: 3801 Hicock St, San Diego CA 92110** 3172143 2015 Nissan Sentra Black 3N1AB7AP1FY362049 8JNU270 CA **Vehicles Location: 110 N Hale Ave, Escondido, CA 92029** **EC Californian 1/12/2024-138232**

**NOTICE OF PETITION TO ADMINISTER ESTATE OF:**

**STEVEN GASPARD CASE No. 37-2023-00054842-PR-LA-CTL** To all heirs, beneficiaries, creditors, contin-

**CITY OF LEMON GROVE PLANNING COMMISSION NOTICE OF PUBLIC HEARING**

**NOTICE IS HEREBY GIVEN THAT** the Planning Commission of the City of Lemon Grove will hold a Public Hearing to consider Conditional Use Permit CUP-220-0001. Under consideration is a Wireless Communications Facility that would include a 70-foot mono-pine tower and associated equipment at the property located at 6970 San Miguel Avenue (APN: 479-240-06-00) in the Residential Low Medium (RLM) zone.

DATE OF MEETING: Monday, January 22, 2024 TIME OF MEETING: 6:00 p.m. LOCATION OF MEETING: Lemon Grove Community Center, 3146 School Lane, Lemon Grove, CA 91945 STAFF: Michael Fellows, Comm. Development Manager EMAIL: [mfellows@lemongrove.ca.gov](mailto:mfellows@lemongrove.ca.gov) PHONE NUMBER: (619) 825-3812

ANY INTERESTED PERSON may review the staff report and the plans for this project and obtain additional information at the City of Lemon Grove Planning Department, located in City Hall at 3232 Main Street, Lemon Grove, CA 91945, weekdays, 7:00 a.m. – 6:00 p.m. City Hall is closed every Friday. At least 72 hours ahead of the Planning Commission meeting, the meeting agenda will be posted in the case outside of City Hall and on the City's website at the following address: <https://events.lemongrove.ca.gov/council/Index>

Any and all persons interested in participating in the public hearing on the matter are encouraged to submit comments via e-mail to [jpablo@lemongrove.ca.gov](mailto:jpablo@lemongrove.ca.gov) by noon on Tuesday, January 22, 2024 to the facilitate distribution of the comments to the Commission. If you have special needs requiring assistance at the meeting, please call the City Clerk's Office at (619) 825-3841 at least 24 hours prior to the meeting so that accommodations can be arranged.

IF YOU CHALLENGE THE MATTER IN COURT, YOU MAY BE LIMITED TO RAISING ONLY THOSE ISSUES YOU OR SOMEONE ELSE RAISED AT THE PUBLIC HEARING DESCRIBED IN THIS NOTICE, OR IN WRITTEN CORRESPONDENCE DELIVERED TO THE CITY CLERK AT, OR PRIOR TO, THE PUBLIC HEARING.

Joel G. Pablo, City Clerk, City of Lemon Grove. Published in the East County Californian on January 12, 2024 **East County Californian 1/12/2024-138289**

**Legal Notices-CAL****NOTICE OF SALE**

The following is/are to be lien sold by Western Towing at 10:00 a.m. on January 17th 2024 @ 529 Front St El Cajon CA 92020  
 YEAR/MAKE/MODEL: 1996 KAWASAKI JETSKI  
 HULL: KAW50901A697  
 CF: 016PE, CA  
 YEAR/MAKE/MODEL: 1996 SPCNS TRAILER  
 VIN: CA772908  
 PLATE: 1FH2245  
 YEAR/MAKE/MODEL: 1996 BRP USA JETSKI  
 HULL: ZZNC6814D696  
 CF: 7301NZ  
**East County Californian 1/12/24 -138015**

**Legal Notices-CAL****Legal Notices-CAL**

bate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law. You may examine the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal

**Legal Notices-CAL****NOTICE OF SALE**

The following is/are to be lien sold by Western Towing at 10:00 a.m. on January 17th 2024 @ 1187 Walnut Ave Chula Vista CA 91911  
 YEAR/MAKE/MODEL: 2020 YAMAHA XVS950  
 VIN: JYAVN05Y8LA004118  
 PLATE: 25F2554, CA  
**East County Californian 1/12/24 -138016**

**Legal Notices-CAL****NOTICE OF SALE**

The following is/are to be lien sold by Western Towing at 10:00 a.m. on January 17th 2024 @ 471 N El Camino Real Oceanside CA 92058  
 YEAR/MAKE/MODEL: 2015 KIA OPTIMA  
 VIN: 5XXGN470FG369788  
 PLATE: 7JGE364, CA  
**East County Californian 1/12/24 -138014**

**Legal Notices-CAL**

of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk.  
 Attorney for Petitioner: HANNA AFONSO, 29970 TECHNOLOGY DRIVE, SUITE 217, MURRIETA, CA 92563. 951-304-3431  
**ECC Lakeside Leader 1/12,19,26/24-138294**

**Legal Notices-CAL****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, Rockville RV & Self Storage 10775 Rockville St, Santee CA 92071 will sell by competitive bidding on or after 01-20-2024, 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 # B79 Lerma, Nicholas  
 Unit #F830 Soto, Fernando  
 1/5, 1/12/24  
**CNS-3769275# Santee Star ECC/Santee Star 1/5,12/24-137990**

**Legal Notices-CAL**

property situated in said County, California describing the land therein: LOT 4, BLOCK 6 OF GRABLE'S ADDITION TO LA MESA SPRINGS, IN THE CITY OF LA MESA, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO MAP THEREOF NO. 994, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, JUNE 5, 1906. The property heretofore described is being sold "as is". The street address and other common designation, if any, of the real property described above is purported to be: 4576 NEBO DRIVE 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 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, if any, under the terms of the Deed of Trust, estimated fees, charges and expenses of the Trustee and of trusts created by said Deed of Trust, to-wit: \$674,721.87 (Estimated). Accrued interest and additional advances, if any, will increase this figure prior to sale. 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 and more than three months have elapsed since such recordation. DATE: 12/11/2023 CALIFORNIA TD SPECIALISTS, AS TRUSTEE, as Trustee 8190 EAST KAISER BLVD., ANAHEIM HILLS, CA 92808 PHONE: 714-283-2180 FOR TRUSTEE SALE INFORMATION LOG ON TO : www.stoxposting.com CALL: 844-477-7869 PATRICIO S. INCE, VICE PRESIDENT CALIFORNIA TD SPECIALIST IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. "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

**INVITATION TO BID**

The City of Santee is seeking proposals from qualified firms, contractors, or consultants hereinafter referred to interchangeably to complete the Interim Fire Station – Living Quarters Design-Build project. Sealed proposals will be received by the City of Santee at the Office of the City Clerk, 10601 Magnolia Avenue, Building 3, Santee, CA 92071, until 5:00 p.m. on January 25, 2024. Work includes the furnishing of all design services, permitting, labor, materials, equipment, tools and incidentals necessary to complete the design and construction of the project and all items of work defined in the Scope of Work of the RFP documents.

The work is to be completed within one hundred twenty (120) working days from the Notice to Proceed including material lead time. The City's estimated budget for the project is \$400,000. The successful firm shall possess a valid Contractor's Class "A" or Class "B" license at the time of the proposal due date. A "non-mandatory" pre-proposal meeting has been scheduled for January 10, 2024 at 10:00 a.m. located at the City's Operations Center, 9534 Via Zapador, Santee, CA 92071 to provide an opportunity for firms to tour the project site, examine current site conditions and obtain more information on the Project.

Based on the evaluation and selection process defined in the RFP, the City intends to select one firm for agreement negotiations. If the City is unable to reach an agreement with the selected firm, then the City has the option to negotiate with another. Award of the contract, if any, will be to the firm whose professional qualifications, experience and proposed work plan demonstrates that it will competently satisfy the requirements described in the RFP within the City's budget.

Each proposal is to be accompanied by a certified or cashier's check, cash deposit, or a bidder's bond made payable to the City of Santee, in an amount not less than 10 percent of the grand total proposed cost. The successful firm will be required to furnish a Performance Bond in the amount of one hundred percent (100%) of the total contract amount, and a Payment (Material and Labor) Bond in the amount of one hundred percent (100%) of the total contract amount, on the forms provided and in the manner described in the RFP documents. The firm, may, at its option, choose to substitute securities in accordance with Public Contract Code Section 22300.

Pursuant to Section 1770 et. seq. of the California Labor Code, the successful firm shall pay not less than the prevailing rate of per diem wages as determined by the Director of the California Department of Industrial Relations.

The Firm, Contractor and all subcontractors shall comply with the requirements set forth in Division 2, Part 7, Chapter 1 of the Labor Code. The City of Santee has obtained from the Director of the Department of Industrial Relations the general prevailing rate of per diem wages and the general prevailing rate for holiday and overtime work in the locality in which this work is to be performed for each craft, classification or type of worker needed to execute the Contract. These per diem rates, including holiday and overtime work, as well as employer payments for health and welfare, pension, vacation, and similar purposes, are on file at the City of Santee, and are also available from the Director of the Department of Industrial Relations. Pursuant to California Labor Code Sections 1770 et seq., it shall be mandatory upon the Contractor to whom the Contract is awarded, and upon any subcontractor under such Contractor, to pay not less than the said specified rates to all workers employed by them in the execution of the Contract.

A contractor or subcontractor shall not be qualified to bid on, be listed in a bid proposal, subject to the requirements of Section 4104 of the Public Contract Code, or engage in the performance of any contract for public work, as defined in this chapter, unless currently registered and qualified to perform public work pursuant to Section 1725.5. It is not a violation of this section for an unregistered contractor to submit a bid that is authorized by Section 7029.1 of the Business and Professions Code or by Section 10164 or 20103.5 of the Public Contract Code, provided the contractor is registered to perform public work pursuant to Section 1725.5 at the time the contract is awarded.

This project is a public works project as defined in Labor Code section 1720. Each contractor submitting a proposal on this Project and all subcontractors (of any tier) performing any portion of the Work must comply with the Labor Code sections 1725.5 and 1771.1 and must be properly and currently registered with the California Department of Industrial Relations ("DIR") and qualified to perform public works pursuant to Labor Code section 1725.5 throughout the duration of the Project. The successful contractor and all subcontractors shall furnish certified payroll records as required pursuant Labor Code section 1776 directly to the Labor Commissioner in accordance with Labor Code section 1771.4 on at least a monthly basis (or more frequently if required by the City of Santee authorized representative or the Labor Commissioner) and in a format prescribed by the Labor Commissioner pursuant to Labor Code 1776.

RFP documents, including exhibits, attachments, reference drawings, sample contract agreement, specifications and proposal forms, may be examined and/or downloaded on the City's website at [www.cityofsanteeca.gov](http://www.cityofsanteeca.gov). RFP documents may also be examined at the City Clerk's Office, 10601 Magnolia Avenue, Building 3, Santee, CA 92071-1266. Each proposer shall notify the City to be listed on the bidders list for the project by providing written notice to the City's contact person listed in the RFP document.  
**East County Californian 12/29/23,1/12/24-137960**

**INVITATION TO BID**

The City of Santee is seeking proposals from qualified firms, contractors, or consultants hereinafter referred to interchangeably to complete the Interim Fire Station – Apparatus Bay Building Design-Build project. Sealed proposals will be received by the City of Santee at the Office of the City Clerk, 10601 Magnolia Avenue, Building 3, Santee, CA 92071, until 5:00 p.m. on January 25, 2024. Work includes the furnishing of all design services, permitting, labor, materials, equipment, tools and incidentals necessary to complete the design and construction of the project and all items of work defined in the Scope of Work of the RFP documents.

The work is to be completed within one hundred twenty (120) working days from the Notice to Proceed including material lead time. The City's estimated budget for the project is \$400,000. The successful firm shall possess a valid Contractor's Class "A" or "B" license at the time of the proposal due date. A "non-mandatory" pre-proposal meeting has been scheduled for January 10, 2024 at 10:00 a.m. located at the City's Operations Center, 9534 Via Zapador, Santee, CA 92071 to provide an opportunity for firms to tour the project site, examine current site conditions and obtain more information on the Project.

Based on the evaluation and selection process defined in the RFP, the City intends to select one firm for agreement negotiations. If the City is unable to reach an agreement with the selected firm, then the City has the option to negotiate with another. Award of the contract, if any, will be to the firm whose professional qualifications, experience and proposed work plan demonstrates that it will competently satisfy the requirements described in the RFP within the City's budget.

Each proposal is to be accompanied by a certified or cashier's check, cash deposit, or a bidder's bond made payable to the City of Santee, in an amount not less than 10 percent of the grand total proposed cost. The successful firm will be required to furnish a Performance Bond in the amount of one hundred percent (100%) of the total contract amount, and a Payment (Material and Labor) Bond in the amount of one hundred percent (100%) of the total contract amount, on the forms provided and in the manner described in the RFP documents. The firm, may, at its option, choose to substitute securities in accordance with Public Contract Code Section 22300.

Pursuant to Section 1770 et. seq. of the California Labor Code, the successful firm shall pay not less than the prevailing rate of per diem wages as determined by the Director of the California Department of Industrial Relations.

The Firm, Contractor and all subcontractors shall comply with the requirements set forth in Division 2, Part 7, Chapter 1 of the Labor Code. The City of Santee has obtained from the Director of the Department of Industrial Relations the general prevailing rate of per diem wages and the general prevailing rate for holiday and overtime work in the locality in which this work is to be performed for each craft, classification or type of worker needed to execute the Contract. These per diem rates, including holiday and overtime work, as well as employer payments for health and welfare, pension, vacation, and similar purposes, are on file at the City of Santee, and are also available from the Director of the Department of Industrial Relations. Pursuant to California Labor Code Sections 1770 et seq., it shall be mandatory upon the Contractor to whom the Contract is awarded, and upon any subcontractor under such Contractor, to pay not less than the said specified rates to all workers employed by them in the execution of the Contract.

A contractor or subcontractor shall not be qualified to bid on, be listed in a bid proposal, subject to the requirements of Section 4104 of the Public Contract Code, or engage in the performance of any contract for public work, as defined in this chapter, unless currently registered and qualified to perform public work pursuant to Section 1725.5. It is not a violation of this section for an unregistered contractor to submit a bid that is authorized by Section 7029.1 of the Business and Professions Code or by Section 10164 or 20103.5 of the Public Contract Code, provided the contractor is registered to perform public work pursuant to Section 1725.5 at the time the contract is awarded.

This project is a public works project as defined in Labor Code section 1720. Each contractor submitting a proposal on this Project and all subcontractors (of any tier) performing any portion of the Work must comply with the Labor Code sections 1725.5 and 1771.1 and must be properly and currently registered with the California Department of Industrial Relations ("DIR") and qualified to perform public works pursuant to Labor Code section 1725.5 throughout the duration of the Project. The successful contractor and all subcontractors shall furnish certified payroll records as required pursuant Labor Code section 1776 directly to the Labor Commissioner in accordance with Labor Code section 1771.4 on at least a monthly basis (or more frequently if required by the City of Santee authorized representative or the Labor Commissioner) and in a format prescribed by the Labor Commissioner pursuant to Labor Code 1776.

RFP documents, including exhibits, attachments, reference drawings, sample contract agreement, specifications and proposal forms, may be examined and/or downloaded on the City's website at [www.cityofsanteeca.gov](http://www.cityofsanteeca.gov). RFP documents may also be examined at the City Clerk's Office, 10601 Magnolia Avenue, Building 3, Santee, CA 92071-1266. Each proposer shall notify the City to be listed on the bidders list for the project by providing written notice to the City's contact person listed in the RFP document.  
**East County Californian 12/29/23,1/12/24-137962**

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highest bid on 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 the outstanding lien 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](http://www.stoxposting.com), using the file number assigned to this case T.S.# 86737. 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 conducted after January 1, 2021: 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 (844) 477-7869, or visit this internet website [www.STOXPOSTING.com](http://www.STOXPOSTING.com), using the file number assigned to this case 86737 to find the date on which the

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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; by remitting the funds and affidavit described in Section 2924m(c) of the Civil Code; 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.  
**ECC/La Mesa Forum 12/29/23, 1/5, 12/2024-137522**  
T.S. No. 115870-CA APN: 464-020-27-75 NOTICE OF TRUSTEE'S SALE IMPORTANT NOTICE TO PROPERTY OWNER: YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 5/25/2005. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER On 2/9/2024 at 9:00 AM, CLEAR RECON CORP, as duly appointed trustee under and pursuant to Deed of Trust recorded 5/31/2005 as Instrument No. 2005-0451286 of Official Records in the office of the County Recorder of San Diego County, State of CALIFORNIA executed by: FRANK D. BOGGIONI AND LINDA BOGGIONI 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; ENTRANCE OF THE EAST COUNTY REGIONAL CENTER, 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: A CONDOMINIUM COMPRISED OF: INTEREST 1: AN UNDIVIDED ONE-FORTY-SECOND (1/42ND) INTEREST IN AND TO LOT 2 OF LA MESA TRACT NO. 77-5, IN

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THE CITY OF LA MESA, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO MAP THEREOF NO. 8697, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, OCTOBER 18, 1977. EXCEPTING THEREFROM THE FOLLOWING: (A) LIVING UNITS 37 THROUGH 78 AND GARAGES 37 THROUGH 78 AS SHOWN UPON THE DAYBREAK UNIT NO. 2 CONDOMINIUM PLAN RECORDED OFFICE OF THE COUNTY RECORDER, CALIFORNIA ON MAY 26, 1978 AS FILE NO. 78-218033 OF OFFICIAL RECORDS. (B) THE RIGHT TO POSSESSION OF ALL THOSE AREAS DESIGNATED AS PATIOS, BALCONIES AND PARKING SPACES, SHOWN UPON THE CONDOMINIUM PLAN REFERRED TO ABOVE. AND RESERVING THEREFROM FOR THE BENEFIT OF THE OWNERS OF LOTS 1, 3, AND 4 OF LA MESA TRACT NO. 77-5, IN THE CITY OF LA MESA, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO MAP THEREOF NO. 8697, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, CALIFORNIA, OCTOBER 18, 1977, NON-EXCLUSIVE EASEMENTS ON, OVER AND UNDER THE COMMON AREA AS DEFINED AND SHOWN UPON THE CONDOMINIUM PLAN REFERRED TO ABOVE FOR INGRESS, EGRESS, AND RECREATIONAL USE, SUBJECT TO THE TERMS AND AS MORE PARTICULARLY SET FORTH IN THE DECLARATION OF RESTRICTIONS TO WHICH REFERENCE IS HERE-AFTER MADE, EXCEPTING FROM SAID COMMON AREA ANY RESIDENTIAL AND GARAGE BUILDINGS THEREON AND ANY PORTION THEREOF WHICH IS DESIGNATED AS EXCLUSIVE USE AREAS. INTEREST 2: LIVING UNIT NO. 75 AS SHOWN UPON THE CONDOMINIUM PLAN REFERRED TO ABOVE. INTEREST 3: GARAGE NO. 75 AS SHOWN UPON THE CONDOMINIUM PLAN REFERRED TO ABOVE, WHICH RIGHT IS APPURTENANT TO INTEREST 1, 2 AND 3 ABOVE DESCRIBED. APN: 464-020-27-75 The street

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address and other common designation, if any, of the real property described above is purported to be: 5715 BALTIMORE DR UNIT 75, LA MESA, CA 91942 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: \$429,242.35 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 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:

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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 Web site [WWW.AUCTION.COM](http://WWW.AUCTION.COM), using the file number assigned to this case 115870-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. 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. 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 (855) 313-3319, or visit this internet website [www.clearrecon.com](http://www.clearrecon.com), using the file number assigned to this case 115870-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: (800) 280-2832 CLEAR RECON CORP 8880 Rio San Diego Drive, Suite 725 San Diego, California 92108 **ECC/La Mesa Forum 1/5, 12, 19/2024-137766**

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No.: 86771 Loan No.: 399395274 APN: 576-262-03-00 NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 3/29/2022. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On 1/29/2024 at 10:30 AM, CALIFORNIA TD SPECIALISTS, AS TRUSTEE as the duly appointed Trustee under and pursuant to Deed of Trust Recorded on 4/5/2022 as Instrument No. 2022-0149954 in book 1111, page 1111 of official records in the Office of the Recorder of San Diego County, California, executed by: RICHARD BORBA, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY, as Trustor NICHOLAS E. LANPHIER, AS TRUSTEE OF THE NICHOLAS E. LANPHIER FAMILY TRUST DATED 21ST DECEMBER 1987, as Beneficiary WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER FOR CASH (payable at time of sale in lawful money of the United States, by cash, a cashier's check drawn by 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: At the entrance to the East County Regional Center by the statue, 250 E. Main Street, El Cajon, CA 92020, NOTICE OF TRUSTEE'S SALE - continued all right, title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County, California describing the land therein: LOT 30 OF SAN ALTOS TERRACE, IN THE CITY OF LEMON GROVE, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO MAP THEREOF NO. 3480, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, AUGUST 1, 1956. The property heretofore described is being sold "as is". The street address and other common designation, if any, of the real property described above is purported to be: 1621 PRIMERA STREET LEMON GROVE, CA 91945. The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if

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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, if any, under the terms of the Deed of Trust, estimated fees, charges and expenses of the Trustee and of trusts created by said Deed of Trust, to-wit: \$655,584.88 (Estimated). Accrued interest and additional advances, if any, will increase this figure prior to sale. 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 and more than three months have elapsed since such recordation. DATE: 12/26/2023 CALIFORNIA TD SPECIALISTS, AS TRUSTEE, as Trustee 8190 EAST KAISER BLVD., ANAHEIM HILLS, CA 92808 PHONE: 714-283-2180 FOR TRUSTEE SALE INFORMATION LOG ON TO [www.stoxposting.com](http://www.stoxposting.com) CALL: 844-477-7869 PATRICIO S. INCE, VICE PRESIDENT CALIFORNIA TD SPECIALIST IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. "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 on 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 the outstanding lien 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

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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](http://www.stoxposting.com), using the file number assigned to this case T.S.# 86771. 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 conducted after January 1, 2021: 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 (844) 477-7869, or visit this internet website [www.STOXPOSTING.com](http://www.STOXPOSTING.com), using the file number assigned to this case 86771 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; by remitting the funds and affidavit described in Section 2924m(c) of the Civil Code; 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. **ECC/Lakeside Leader 1/5, 12, 19/2024-138013**

Title Order No.: 05949500 Trustee Sale