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**Legal Notices-CAL**

**SUPERIOR COURT OF CALIFORNIA, COUNTY OF SAN DIEGO**  
2851 Meadow Lark Drive, San Diego, CA 92123  
IN THE MATTER OF: SIMON BOLIVAR FREDERICK  
DATE OF BIRTH: 02/09/2021, A MINOR  
RESPONDENT: MERCEDES FREDERICK  
**CITATION FOR FREEDOM FROM PARENTAL CUSTODY AND CONTROL**  
Case Number: 24AD000572C  
To: MERCEDES FREDERICK  
You are ordered to appear in the Superior Court of the State of California, County of San Diego, in Department JC-02 at the court location indicated above on JANUARY

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10, 2025, at 1:30 PM to show cause, why SIMON BOLIVAR FREDERICK should not be declared free from parental custody and control for the purpose of placement for adoption as requested in the petition.  
This hearing will be conducted by video or telephone through the 2851 Meadow Lark Drive, San Diego, CA 92123. See attached instructions and call the court to have the video link emailed to you.  
At the hearing, the judge will read the petition and, if requested, will explain the effect of the granting of the petition, any term or allegation contained therein and the nature of the proceeding, its procedures and possible consequences and may continue the matter for not more than 30 days for the appointment of

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counsel, or to give counsel time to prepare.  
The court may appoint counsel to represent the minor whether or not the minor is able to afford counsel. If any parent appears and is unable to afford counsel, the court shall appoint counsel to represent each parent who appears unless such representation is knowingly and intelligently waived.  
Someone over the age of 18 – not the petitioner- must serve the other party with all the forms and complete a proof of service form, such as Proof of Service of Citation (SDSC Form #JUV-300), telling when and how the other party was served and file that with the court.  
**If you wish to seek the advice of an attorney in this matter,**

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**you should do so promptly so that your pleading, if any, may be filed on time.**  
Date: 10/07/2024  
Tilisha T. Martin Judge of the Superior Court  
**East County Californian 11/1,8,15,22/24-147142**

**ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 24CU018329C**  
TO ALL INTERESTED PERSONS: Petitioner: FIONA SHAMOUN filed a petition with this court for a decree changing names as follows: a) FIONA SHAMOUN to FIONA ZILLO SHAMOUN b) PIERCE BRADY SHAMOUN to PIERCE LAITH ZILLO SHAMOUN c) TYSON BRUCE SHAMOUN to TYSON BRUCE ZILLO SHAMOUN. THE COURT ORDERS that

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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 12/11/2024 8:30 a.m., Dept. 61 Superior Court 330 W Broadway San Diego, CA 92101 NO HEARING WILL**

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**OCCUR ON THE DATE ABOVE; PLEASE 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).)  
A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: East County Californian  
DATE: 10/21/2024  
Maureen F. Hallahan Judge of the Superior Court  
**East County Californian- 147245 11/1,8,15,22/24**

**Legal Notices-CAL**

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 12/16/2024 8:30 a.m., Dept. 61 Superior Court 330 W Broadway San Diego, CA 92101 NO HEARING WILL OCCUR ON THE DATE ABOVE; PLEASE 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).)  
A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: East County Californian  
DATE: 10/24/2024  
Maureen F. Hallahan Judge of the Superior Court  
**East County Californian- 147307 11/1,8,15,22/24**

**Legal Notices-CAL**

**MARJORIE MAE VAN DUSSELDORP CASE No. 24PE002740C**  
To all heirs, beneficiaries, creditors, contingent creditors and persons who may otherwise be interested in the will or estate, or both, of: MARGE or MARJORIE VAN DUSSELDORP.  
A Petition for Probate has been filed by: LORI VAN DUSSELDORP in the Superior Court of California, County of San Diego  
The Petition for Probate requests that LORI VAN DUSSELDORP be appointed as personal representative to administer the estate of the decedent. The petition requests the decedent's will and codicils, if any, be admitted to probate. The will and any codicils are available for examination in the file kept by the court.  
The petition requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court

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[staff@eccalifornian.com](mailto:staff@eccalifornian.com)  
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**ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 24CU018953C**  
TO ALL INTERESTED PERSONS: Petitioner: ABNER EUSEVIO FUENTES-FUENTES filed a petition with this court for a decree changing names as follows: ABNER EUSEVIO FUENTES to ABNER EUSEBIO FUENTES. 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

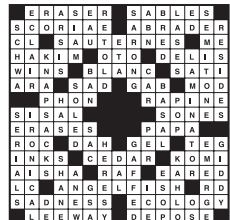
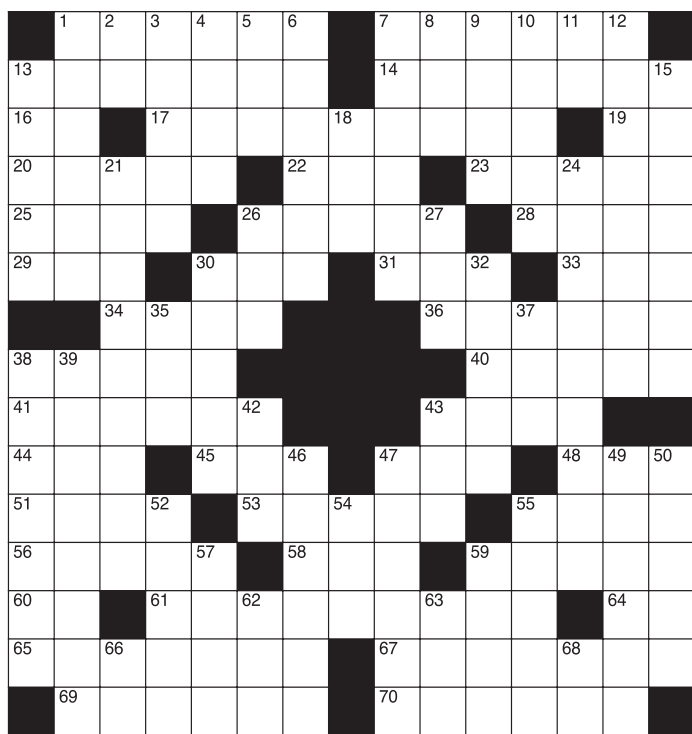
**CLUES ACROSS**

1. Schoolhouse tool
7. Martens
13. Slags
14. One who scrapes
16. Centiliter
17. White wine
19. Of I
20. Former Syracuse great Warrick
22. Relating to the ear
23. Sandwich shops
25. Victories
26. White (French)
28. Self-immolation by fire ritual
29. Genus of parrots
30. Unhappy
31. Talk incessantly
33. Type of Squad
34. Unit of perceived loudness
36. Violent seizure of property
38. Agave
40. Sound units
41. Removes from record
43. Partner to Mama
44. Mythological bird
45. Dash

47. Hair product
48. Two-year-old sheep
51. Signs a deal
53. Conifer
55. Autonomous republic in NW Russia
56. Wife of Muhammed
58. British Air Aces
59. Ears or ear-like appendages
60. Not caps
61. Deep-bodied sea dweller
64. Rural delivery
65. Feeling
67. Study of relations of organisms to one another
69. Room to argue
70. Question

**CLUES DOWN**

1. Cream puff
2. Road open
3. Stressed syllable
4. Thailand's former name
5. Cologne
6. Recounted
7. Garment of cloth
8. Airborne (abbr.)
9. Reproduced
10. Emits coherent radiation
11. "Westworld" actor
12. Smallest interval in



- Western music
13. Unstressed central vowel
15. Lives in
18. When you expect to get somewhere
21. Storage bags
24. One who covers with plastic
26. Cast out
27. Automobile
30. Repaired shoe
32. Belonging to the bottom layer
35. Possesses
37. Soda
38. Programs
39. In an unexpected way
42. A bag-like structure in a plant or animal
43. For each
46. Unbelief
47. Seized or impaled
49. Arrive on the scene
50. Especially happy
52. Classic western film
54. Split pulses
55. Frida \_\_: Painter
57. Start again
59. Employee stock ownership plan
62. Young women's association
63. Frozen water
66. "The First State"
68. Computers need one

**Legal Notices-CAL**

should not grant the authority. A hearing on the petition will be held in this court as follows:  
**11/20/2024**  
**1:30 p.m. Dept. 1603**  
**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

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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.  
 Petitioner: LORI VAN DUSSELDORP, 4773 HOME AVE, SAN DIEGO, CA 92105. 619-262-2828  
**East County Californian 11/1,8,15/2024-147337**  
**LIEN SALE**  
 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.  
 575 Fletcher Pkwy Ste

**Legal Notices-CAL**

150 El Cajon CA 92020  
 Date and Time of Sale: December 3, 2024, at 11:30am  
 Antoanette Maddox  
 Diana Carter  
 Kyle Washington  
 Reba Rostomily  
 Alicia Bynem  
 Patrick Plunkett  
 11-15-2024  
 The auction will be listed and advertised on [www.storage-treasures.com](http://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.  
 11/15/24  
**CNS-3866585#**  
**ECC/El Cajon Eagle**  
**11/15/24-147380**  
**NOTICE OF PUBLIC SALE:** Self-storage Cube contents of the following customers containing household and other goods will be sold for cash by CubeSmart Management, LLC 10756 Jamacha Blvd. Spring Valley, California 91978 to satisfy a lien on December 4th, 2024 at approx. 2:00 PM at [www.storage-treasures.com](http://www.storage-treasures.com): Prentice Teo, Kenneth Dewell, Alfred J Avila, Naima Johnson, Michael Cecena,

**ESOTERIC ASTROLOGY AS NEWS FOR WEEK NOVEMBER 13 - 19, 2024**

**ALL THINGS BECOME NEW - PLUTO ENTERS AQUARIUS**

This column is an adaption of a previous column that I wrote in February of this year. That was when Pluto took a little walkabout in Aquarius but quickly scuttled back into Capricorn ('til now). In writing about Pluto's moments in Aquarius I wondered a lot about what humanity's freedom would sound like? Freedom happens in Aquarius. And so, I am once again asking that question as Pluto re-enters Aquarius.

After Pluto returned to Capricorn (September this year 'til this week), ideas (government) became quite crystallized and concretized once again. Capricorn is the sign of governments and authority and Pluto is the sign of transformation. And so, on the cusp of Pluto entering Aquarius again, on November, 5th, we saw a major upset in our government.

Now with Pluto entering Aquarius, the transformation will be about humanity! Humanity is about to be transformed! The elements are changing. From Pluto in an earth sign to Pluto in air!

Aquarius is the sign of humanity itself and also the sign of freedom. With Pluto re-entering Aquarius for good now, what will happen? Transformed (in time) humanity seeking its true voice and its freedom!

And so, Pluto, the transformed, finally enters Aquarius Tuesday, November 19th. Aquarius is humanity's hopes, wishes and dreams of a new future - of community and cooperation and charity. After fifteen years in the earth sign of Capricorn, Pluto will be in the air sign of Aquarius (in and out a few times) for the next 20 years - 'til 2043! Magic will happen in those future years!

And so I am wondering once again... what will be the sound of our entire society of peoples in every country, everywhere in the world -

what will be the sound of their response as Pluto moves through Aquarius, sign of freedom, liberty, self-determination, sovereignty and independence? What will be the sound of humanity's response to this transformative and revolutionary change?

In the meantime, Friday has two events - 1. the full moon, Scorpio solar festival (24 degrees, the number of Shamballa) and 2. Saturn, the Rule of Law, turns stationary direct at 13 Pisces (saving the world). Saturn enters Aries May, 2025. Joining the other outer planets moving from earth and water to air and fire. Life will accelerate humanity into the future. Saturday, Sun in Scorpio is opposite Uranus in Taurus. It may be quite an unexpected eventful, unusual and revelatory day! As will all of our days ahead!

ARIES: You long to be free to pursue your usual pleasures and enjoyments. However ambition and success call and that requires Saturnian discipline and the full completion of all tasks, something unusual and not easy for Aries. Where is Taurus, you ask, the one who comes in and completes everything? Things silent, quiet and hidden increase around you. Imaginative ideas fill your mind. Something's changing within you. It's good and will be vital for the unfolding of the new era.

TAURUS: You're called to be in the spotlight, to teach, mentor, lead and organize. Perhaps you are a co-teacher, or co-chairing a group, calling them to imagine, to envision and to help create a future different than the past. This takes you into a new life-direction that includes the arts which will define you more completely. The arts also highlight previous gifts from the past. You're now more than ready to accomplish objectives. Remember to build the green house and the warm

pool.

GEMINI: Many new ideas are occurring and these are stimulated by Sun in Scorpio. The new era is also stimulating you to make changes concerning old beliefs and long held ideas no longer useful. Has communication been difficult and are relationships a bit conflictual? Great things are in store for you in the coming months. Do take the time to listen quietly to your higher mind and open heart. Follow what inspires you and aim as high as you can. The new era calls to you. It needs teachers.

CANCER: Scorpi is pouring its healing waters into your heart and mind. Therefore, you will experience many expansive changes in the coming months in terms of how and what you think, what your ideals and goals are and your knowledge of the world. Fall journeys are important now. Travel, new destinations, new books and contact with people of different cultures, one in particular should be considered. It would be good to ask if you are as sensitive as you can be with others. Sensitive meaning "acting from the heart of the matter".

LEO: Many obligations will be met this month and though important it can result in much too much work. However you are ethical and will persevere and when you have completed these tasks a sense of self-worth emerges. Something may come to a crisis in the upcoming six months. It's perhaps something that occurs to you in terms of remembering how you have cared for (or didn't) others. How you may or may not have loved and valued those in your care. Visualize what could have been. Then a healing comes forth.

VIRGO: It's good to assess and revise any monetary situation that is becoming too much to handle. And to be very careful with finances on all

levels. What helps in this situation is to value all people, resources and interactions. It's also important to recognize the intuition (Pallas Athena) you bring into daily life. This gift builds and strengthens your self-identity. Tend to your creative gifts - Mars is calling you in your house of creations. It's time to plant a winter garden.

LIBRA: Things, people, events, ideas, everything in daily life may feel stalled, a feeling that nothing's really happening. The reality is everything's going into deeper layers of review and reflection. New structures are being called forth. All outer structures are slowly disappearing. There's a question about your home. Is something occurring there? New people, new pets, new decor? The past is slowly coming into focus. Your interpretations of the past need review and revamping. It needs more love and care. You will learn this as the months unfold.

SCORPIO: Your usual creativity edges sideways giving you opportunity and inclination to make changes in terms of how much time you give to your artistry, how much time you are out and about in the world and how much time you actually give to those around you. A new exploration is beginning into your emotional world. And new life paths appear. So many times this year you've wanted to hide. A new level of pleasure and gladness are sought, new goals, too. But the call to artistry is what is most heard.

SAGITTARIUS: Your values, what you value, who is of value, you as valuable - these continue to be questions you are pondering. I suggest no large acquisitions or traveling until after May of next year. Situations can feel confusing 'til then. Are unclear financial situations coming into focus? And how is your home life? Something feels

challenging or limited or restricted there? Or perhaps new responsibilities have been incurred. A new structure or new foundation may be needed. Everything increases in value. Think, gather, find, share. Your keynotes.

CAPRICORN: Things were going along smoothly (somewhat) and then Pluto shifts into Aquarius this week, November 19th. This is good. It allows Capricorns to move into new areas of life, to assess their resources, and to see the self as a vital resource to the family. You may ask what new persona you want to project into the world. A transformation of self along with values will slowly unfold in the next months and years. New learnings will take place. Perhaps a study group will emerge. Whenever conflicts arise seek to find and then radiate the "love that truly underlies all events."

AQUARIUS: It's good to have time alone, in solitude and quiet for lengths of time so you can rest, relax and rejuvenate. During this time it's important to recognize your needs, then you can assess the needs of others. When we look through this lens of need, the entire world shifts. Know that beginning now and for the next year or so, your money, finances, resources, values and all that you possess become important. Use your money very wisely. And praise those who have the courage of their convictions. Soon it will be time to evaluate what to do for Thanksgiving, Advent and Christmas. Something to do with the heart.

PISCES: There are presently two planets in Pisces - Saturn which creates structures, discipline and is the teacher. And Neptune, offering us other worlds to contemplate. Both influence Pisces. Saturn offers the intelligence needed and Neptune, with its deep compassion fuses heart and mind. Then wisdom emerges. For long you've wanted to bring forth something in form and matter. This will call for mental realms of thought which will assist in this creation. Visualize what is needed, bless it daily and see it as beauty to be shared in the world. This is magical work. White Magic!



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Troyann Lovejoy Chap-pell, Sabra Bradley, Edgar Arellano, Lorene Guillory, Helena Terrado, Nancy Sanchez, Mark L Alvarez, Gail F. Lalor, Larry D Jones Jr, chelsea Lake, Martha Lydia Ramos, Cindy Walker, Brigida M Castro, Hailey Zuniga, Prentice Teo, Grzegorz Wojcech Hankus, Ashley Ellman.  
**East County Californian 11/15/2024-147393**

**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.  
1636 N Magnolia Ave. El Cajon, CA 92020 on 12/03/2024 @ 10:00am  
Justin Jamal Muse, Jessy Zarate, Sherell Sterling.  
The auction will be listed and advertised on [www.storagetreasures.com](http://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

Following is a summary of an Ordinance introduced at the Joint Meeting of the City Council/Housing Authority/Successor Agency to the El Cajon Redevelopment Agency on November 12, 2024. Full text is available in the City Clerk's Office, 200 Civic Center Way, El Cajon, California.

**ORDINANCE NO. \_\_\_\_**

AN ORDINANCE TO AMEND SECTIONS 8.32.010, 8.32.020 and 8.32.030 OF CHAPTER 8.32 OF TITLE 8 OF THE EL CAJON MUNICIPAL CODE RELATING TO REGULATION OF SMOKING AND SECONDHAND SMOKE IN CERTAIN PUBLIC AREAS AND PLACES OF EMPLOYMENT, AND TO AMEND SUBSECTION 8.33.090(A)(5) OF CHAPTER 8.33 OF TITLE 8 OF THE EL CAJON MUNICIPAL CODE RELATING TO LICENSURE OF TOBACCO RETAILERS

The El Cajon City Council will consider adoption of Ordinance No. \_\_\_\_ at the regularly scheduled meeting of December 10, 2024. This ordinance becomes effective 30 days after passage.

The proposed ordinance will repeal section 8.32.010 of Chapter 8.32 of Title 8 of the El Cajon Municipal Code and add a new section 8.32.010 of Chapter 8.32 of Title 8 of the El Cajon Municipal Code, and amend section 8.32.020 to define "Minor" as any individual who is less than twenty-one (21) years old.

The proposed ordinance will repeal sections 8.32.030(A) and 8.32.030(B) of Chapter 8.32 of Title 8 of the El Cajon Municipal Code and add new sections 8.32.030(A) and 8.32.030(B) of Chapter 8.32 of Title 8 of the El Cajon Municipal Code to respectively require signage prohibiting the sale of tobacco products to persons under the age of 21 and to require tobacco retailers and their agents to confirm the age of purchasers by means of a legal photo ID.

The proposed ordinance will also repeal subsection 8.33.090(A)(5) of Chapter 8.33 of Title 8 of the El Cajon Municipal Code and add a new subsection 8.33.090(A)(5) to Chapter 8.33 of Title 8 of the El Cajon Municipal Code to clarify the tobacco display or signage requirements applicable to a tobacco retailer with a suspended or revoked license.

Angela L. Cortez, CMC  
City Clerk  
**East County Californian 11/15/2024-147765**

**Legal Notices-CAL**

up until the winning bidder takes possession of the personal property.  
11/15/24  
**CNS-3866888#**  
**ECC/EI Cajon Eagle 11/15/24-147454**

**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.  
1539 E Main St, El Cajon, CA 92021 on 12/03/2024 @ 11:00am  
Caroline Montgomery Andrea Kimbrough Sabrina Ayles Surah Najeh Sayed Sultani  
The auction will be listed and advertised on [www.storagetreasures.com](http://www.storagetreasures.com). Purchases must be made with cash only and paid at the above facility 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.  
11/15/24  
**CNS-3867913#**  
**ECC/EI Cajon Eagle 11/15/24-147549**

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**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 12/03/2024 @ 11:00am  
Daniel Seavello  
The auction will be listed and advertised on [www.storagetreasures.com](http://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.  
11/15/24  
**CNS-3866581#**  
**SANTEE STAR ECC/Santee Star 11/15/24-147372**

**ORDER TO SHOW CAUSE FOR CHANGE OF NAME**

CASE NO. 24CU017849C  
TO ALL INTERESTED PERSONS: Petitioner: CHRISTINA NICOLE MALLETT filed a petition with this court for a decree changing names as follows: CHRISTINA NICOLE MALLETT to CHRISTINA NICOLE CHRISTINA MALLETT. THE COURT ORDERS that all persons interested in this mat-

**NOTICE TO CONTRACTORS TO BE INCLUDED ON THE DISTRICT'S LIST OF QUALIFIED CONTRACTORS PER SECTION 22034 OF THE PUBLIC CONTRACT CODE**

The Lakeside Union School District is subject to the California Uniform Public Construction Cost Accounting Procedures. The District is inviting all licensed contractors to submit information for inclusion on the District's list of qualified bidders for the 2025 calendar year. This notice requires contractors to provide the following information. Registration should be entered online at: <https://www.lsusd.net/purchasing>  
1) Company name  
2) Contact name and mailing address  
3) Contact phone number, fax number, and email address  
4) Type of work contractor is interested in performing  
5) Type of work contractor is licensed to perform  
6) Contractor's license class and number  
7) Contractor's DIR Registration number  
All contractors bidding on a public works project must be registered with the Department of Industrial Relations pursuant to Labor Code section 1725.5 <http://www.dir.ca.gov/publicworks/publicworks.html>

The Lakeside Union School District may create a new contractors list effective January 1st of each year and may include any contractor's name it desires on the contractors list, but must include, at a minimum, all contractors who have properly provided the School District with the required information, either during the calendar year in which the list is valid or during November or December of the prior year. The list will automatically include all contractors who submitted one or more bids to the School District during the preceding calendar year. A contractor may have their firm added to the School District's contractors list at any time by providing the required information. For information, call Aimee McReynolds at 619-390-2600 x2612 or send emails to [amcreynolds@lsusd.net](mailto:amcreynolds@lsusd.net).  
Lakeside Union School District  
12335 Woodside Avenue  
Lakeside, Ca 92040  
Dated this 5th day of November, 2024  
**East County Californian 11/15/2024-147694**

**Legal Notices-CAL**

ter 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 decision 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 12/19/2024**  
8:30 a.m., Dept. 61  
Superior Court  
330 W Broadway  
San Diego, CA 92101  
NO HEARING WILL OCCUR ON THE DATE ABOVE; PLEASE 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).)  
A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: East County Californian  
DATE: 10/28/2024  
Maureen F. Hallahan  
Judge of the Superior Court

**NOTICE OF HEARING 12/19/2024**

8:30 a.m., Dept. 61  
Superior Court  
330 W Broadway  
San Diego, CA 92101  
NO HEARING WILL OCCUR ON THE DATE ABOVE; PLEASE 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).)  
A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: East County Californian  
DATE: 10/28/2024  
Maureen F. Hallahan  
Judge of the Superior Court

**NOTICE OF HEARING 12/23/2024**

8:30 a.m., Dept. 61  
Superior Court  
330 W Broadway  
San Diego, CA 92101  
NO HEARING WILL OCCUR ON THE DATE ABOVE; PLEASE 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).)  
A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: East County Californian  
DATE: 11/05/2024  
Maureen F. Hallahan  
Judge of the Superior Court  
**East County Californian- 147687**  
11/15,22,29,12/6/24

**NOTICE OF HEARING 12/23/2024**

8:30 a.m., Dept. 61  
Superior Court  
330 W Broadway  
San Diego, CA 92101  
NO HEARING WILL OCCUR ON THE DATE ABOVE; PLEASE 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).)  
A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: East County Californian  
DATE: 11/05/2024  
Maureen F. Hallahan  
Judge of the Superior Court  
**East County Californian- 147688**  
11/15,22,29,12/6/24

**NOTICE OF PUBLIC HEARING OF THE HELIX WATER DISTRICT BOARD OF DIRECTORS**

**TO CONSIDER AN INCREASE IN MISCELLANEOUS FEES AND CHARGES**  
NOTICE IS HEREBY GIVEN that the Helix Water District Board of Directors will hold a public hearing virtually/in-person during the regular board meeting on Wednesday, November 20, 2024, at which time the board will consider and may adopt increases in certain district fees and charges. Data available for public review includes the costs or estimated costs required to provide the services for which the fees and charges are to be levied and the revenue sources anticipated to provide the services. Any person desiring to review this data or participate in the virtual/in-person public hearing should contact Assistant Board Secretary Sarah M. Sample at 619-667-6225 or by email at [sarah.sample@helixwater.org](mailto:sarah.sample@helixwater.org).  
Dated: November 5, 2024  
By Order of the Helix Water District Board of Directors  
Sarah M. Sample, Assistant Board Secretary  
**East County Californian 11/8,15/2024-147536**

**Legal Notices-CAL**

**East County Californian- 147619**  
11/8,15,22,29/24

**ORDER TO SHOW CAUSE FOR CHANGE OF NAME**

CASE NO. 24CU014863C  
TO ALL INTERESTED PERSONS: Petitioner: RACHEL LOUISE SHOCKLEY on behalf of minor filed a petition with this court for a decree changing names as follows: MCKINLEY LUNA GEDDIS to MCKINLEY LUNA SHOCKLEY-GEDDIS. 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 12/23/2024**  
8:30 a.m., Dept. 61  
Superior Court  
330 W Broadway  
San Diego, CA 92101  
NO HEARING WILL OCCUR ON THE DATE ABOVE; PLEASE 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).)  
A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: East County Californian  
DATE: 11/05/2024  
Maureen F. Hallahan  
Judge of the Superior Court  
**East County Californian- 147688**  
11/15,22,29,12/6/24

**ORDER TO SHOW CAUSE FOR CHANGE OF NAME**

CASE NO. 24CU020902C  
TO ALL INTERESTED PERSONS: Petitioner: ALESSIA CIANFLONE filed a petition with this court for a decree changing names as follows: ALESSIA CIANFLONE to JOY VERITAS RIVER. 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 12/23/2024**  
8:30 a.m., Dept. 61  
Superior Court  
330 W Broadway  
San Diego, CA 92101  
NO HEARING WILL OCCUR ON THE DATE ABOVE; PLEASE 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).)  
A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: East County Californian  
DATE: 11/05/2024  
Maureen F. Hallahan  
Judge of the Superior Court  
**East County Californian- 147688**  
11/15,22,29,12/6/24

**NOTICE OF PUBLIC HEARING**

**OF THE HELIX WATER DISTRICT BOARD OF DIRECTORS**  
**TO CONSIDER AN INCREASE IN MISCELLANEOUS FEES AND CHARGES**  
NOTICE IS HEREBY GIVEN that the Helix Water District Board of Directors will hold a public hearing virtually/in-person during the regular board meeting on Wednesday, November 20, 2024, at which time the board will consider and may adopt increases in certain district fees and charges. Data available for public review includes the costs or estimated costs required to provide the services for which the fees and charges are to be levied and the revenue sources anticipated to provide the services. Any person desiring to review this data or participate in the virtual/in-person public hearing should contact Assistant Board Secretary Sarah M. Sample at 619-667-6225 or by email at [sarah.sample@helixwater.org](mailto:sarah.sample@helixwater.org).  
Dated: November 5, 2024  
By Order of the Helix Water District Board of Directors  
Sarah M. Sample, Assistant Board Secretary  
**East County Californian 11/8,15/2024-147536**

**Legal Notices-CAL**

**ORDER TO SHOW CAUSE FOR CHANGE OF NAME**  
CASE NO. 24CU020902C  
TO ALL INTERESTED PERSONS: Petitioner: ALESSIA CIANFLONE filed a petition with this court for a decree changing names as follows: ALESSIA CIANFLONE to JOY VERITAS RIVER. 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 12/23/2024**  
8:30 a.m., Dept. 61  
Superior Court  
330 W Broadway  
San Diego, CA 92101  
NO HEARING WILL OCCUR ON THE DATE ABOVE; PLEASE 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).)  
A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: East County Californian  
DATE: 11/05/2024  
Maureen F. Hallahan  
Judge of the Superior Court  
**East County Californian- 147688**  
11/15,22,29,12/6/24

**NOTICE OF PUBLIC SALE**

: Self-storage Cube contents of the following customers containing household and other goods will be sold for cash by CubeSmart Management, LLC 7350 Princess View Drive San Diego, Ca 92120 to satisfy a lien on December 04, 2024 at approx. 2:00 PM at [www.storagetreasures.com](http://www.storagetreasures.com): Richelle Page, Donna E Buttner, Philip M Brooks, Jaie Thompson, Brenton D Wynn MD Inc. Kong Lee  
**EC Californian 11/15/2024-147698**

**NOTICE OF PUBLIC SALE**

: Self-storage Cube contents of the following customers containing household and other goods will be sold for cash by CubeSmart Management, LLC 9645 Aero Dr. San Diego, CA 92123 to satisfy a lien on December 4, 2024 at approx. 2:00pm at [www.storagetreasures.com](http://www.storagetreasures.com): David James Pascarella, Thomas Ahmann, Jennifer Alvarez, Craig Clarence, Jesse Bernal, Brandon Lauderdale, Martin Salgado, Sofia Dana Santelices, Serena Valenzuela, Audrey Boland, Rodolfo Martinez, Marleen N. Williams, Jeffrey Judd.  
**EC Californian 11/15/2024-147709**

**Legal Notices-CAL**

following customers containing household and other goods will be sold for cash by CubeSmart Management, LLC 9180 Jamacha Rd, Spring Valley, CA 91977 to satisfy a lien on 12/4/2024 at approx. 2:00PM at [www.storagetreasures.com](http://www.storagetreasures.com)  
Jesus Ayala, Llewellyn Willis Jr, Sarah Smith, Brenda & Howard a Pugh Martinez, Aisha Parker, Aaron Cromwell, Jackie Brakebill, Steve Quintua, Ryan Walls, Merieya Wilson, Christian Reyes, Roberto Marquina, Jonte Theophile, Barbara Salazar, Michael Johnson  
**EC Californian 11/15/2024-147695**

**NOTICE OF PUBLIC SALE**

: Self-storage Cube contents of the following customers containing household and other goods will be sold for cash by CubeSmart Management, LLC 7350 Princess View Drive San Diego, Ca 92120 to satisfy a lien on December 04, 2024 at approx. 2:00 PM at [www.storagetreasures.com](http://www.storagetreasures.com): Richelle Page, Donna E Buttner, Philip M Brooks, Jaie Thompson, Brenton D Wynn MD Inc. Kong Lee  
**EC Californian 11/15/2024-147698**

**NOTICE OF PUBLIC SALE**

: Self-Storage Cube contents of the following customers containing household and other goods will be sold for cash by CubeSmart Management, LLC 9645 Aero Dr. San Diego, CA 92123 to satisfy a lien on December 4, 2024 at approx. 2:00pm at [www.storagetreasures.com](http://www.storagetreasures.com): David James Pascarella, Thomas Ahmann, Jennifer Alvarez, Craig Clarence, Jesse Bernal, Brandon Lauderdale, Martin Salgado, Sofia Dana Santelices, Serena Valenzuela, Audrey Boland, Rodolfo Martinez, Marleen N. Williams, Jeffrey Judd.  
**EC Californian 11/15/2024-147709**

**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 sell personal property described below belonging to those individuals listed below at the location indicated:  
10115 Mission Gorge Rd.  
Santee, Ca 92071  
12/3/2024 12:00 PM  
Lacey Harris  
Nancy Miller  
Jackson Donley II  
The auction will be listed and advertised on [www.storagetreasures.com](http://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

**Legal Notices-CAL**

rescind any purchase up until the winning bidder takes possession of the personal property.  
11/15/24  
**CNS-3869437#**  
**SANTEE STAR ECC/EI Cajon Eagle 11/15/24-147714**

**ORDER TO SHOW CAUSE FOR CHANGE OF NAME**

CASE NO. 24CU018069C  
TO ALL INTERESTED PERSONS: Petitioner: TAROT ASTRAL NORRIS filed a petition with this court for a decree changing names as follows: TAROT ASTRAL NORRIS to TAROT ASTRAL KNUTSON. 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 12/10/2024**  
8:30 a.m., Dept. 61  
Superior Court  
330 W Broadway  
San Diego, CA 92101  
NO HEARING WILL OCCUR ON THE DATE ABOVE; PLEASE 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).)  
A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: East County Californian  
DATE: 10/21/2024  
Maureen F. Hallahan  
Judge of the Superior Court  
**East County Californian- 147756**  
11/15,22,29,12/6/24

**NOTICE OF INTENDED SALE OF ALCOHOLIC BEVERAGE LICENSE(S)**

(B & P 24073 et seq.)  
Escrow No. 24-1057-BH  
NOTICE IS HEREBY GIVEN that the following licensee(s) whose name(s) and business address(es) are: Sueko Gutzmer 14809 Hwy 80, El Cajon, CA 92021 intend to sell, assign and transfer the following applicant(s) whose names, and mailing address, are: K Bistro LLC, a California limited liability company



**Legal Notices-CAL**

1771 Burwell Lane, El Cajon, CA 92019  
the alcoholic beverage license(s) hereinafter described and now issued to the premises

**Legal Notices-CAL**

located at: 14809 Hwy 80, El Cajon, CA 92021  
Pursuant to such intention, application is being made to the Department of Alcoholic

**Legal Notices-CAL**

Beverage Control for issuance and transfer of the following alcoholic beverage license(s): Type 47 243220, On-Sale General Eating

**Legal Notices-CAL**

Place for the premises located at: same  
That the consideration for the transfer of said license(s) is the sum of \$450,000.00 which consideration has been deposited in escrow and is evidenced as follows:  
**DESCRIPTION:**  
**AMOUNT:**  
Furniture Fixtures & Equipment \$50,000.00  
Goodwill \$175,000.00  
Non-Compete \$50,000.00  
ABC License \$175,000.00  
Allocation - Sub Total \$450,000.00  
**ALLOCATION TOTAL \$450,000.00**  
Said Transfer will be consummated on or after 12/15/24 at the escrow department of office of Axiom Escrow, Inc.  
If has been agreed between said parties, as required by Sec. 24073 et seq. of the Alcoholic Beverage Control Act, that the con-

**Legal Notices-CAL**

sideration, if any, is to be paid only after said transfer has been approved by Department of Alcoholic Beverage Control.  
Dated: 11/6/2024  
(Signature of Seller(s)/ Licensee(s))  
/S/ Sueko Gutzmer  
(Signature of Buyer(s)/ Applicant(s))  
K Bistro LLC, a California limited liability company  
/S/ Shawn Kattoula, Member  
11/15/24  
**CNS-3869641#**  
**ECC/EI Cajon Eagle**  
**11/15/24-147758**

**NOTICE OF LIEN SALE OF PERSONAL PROPERTY**

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  
Todd Ostberg unit 50  
Todd Ostberg unit 108  
Shelley DePaul unit 164  
Freddy Arevalo unit 38  
Blythe Sajona unit 137  
This sale will be competitive bidding on the 2nd day of December 2024 at 9AM on the website Storageauctions.com. The property is stored at location which is located at 13623 Hwy 8 Business, El Cajon, Ca 92021 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  
11/15, 11/22/24  
**CNS-3869122#**  
**ECC/EI Cajon Eagle**  
**11/15,22/24-147682**

**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 844-387-2537 or visit this internet website www.DelphiLLP.com/foreclosure-information, using the file number assigned to this case: 5043 14802976ANA-WO 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.

**NOTICE OF LIEN SALE OF PERSONAL PROPERTY** - 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 11-30-2024, 11:00 am. 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 #F834 Floyd, Ronald  
Unit #F762 Boice, Amber  
Unit #F707 Van Horn, Lorraine  
Unit #E378 Bigbey, Jennifer Lynn  
11/15/24

**Legal Notices-CAL**

**CNS-3869853#**  
**SANTEE STAR**  
**ECC/Santee Star**  
**11/15/24-147777**  
**ORDER TO SHOW CAUSE FOR CHANGE OF NAME TO CONFORM TO GENDER IDENTITY CASE NUMBER: 24CU018062C**

TO ALL INTERESTED PERSONS:  
Petitioner (name): HARRISON GUY DAVIS filed a petition with this court for a decree changing name as follows: HARRISON GUY DAVIS to TEMPERANCE SARA DAVIS. THE COURT ORDERS that any person objecting to the name changes described above must file a written objection that includes the reasons for the objection within six weeks of the date this order is issued. If no written objection is timely filed, the court will grant the petition without a hearing.

A hearing date may be set only if an objection is timely filed and shows good cause for opposing the name change. Objections based solely on concerns that the proposed change is not the person's actual gender identity or gender assigned at birth shall not constitute good cause. (See Code Civ. Proc., § 1277.5(c).)  
NOTE: When a petition has been filed to change the name of a minor to conform to gender identity and the petition does not include the signatures of both living parents, the petition and this order to show cause shall be served on the parent who did not sign the petition, under section 413.10, 414.10, or 415.40, within 30 days from the date on which the order is made by the court.  
Date: 10/21/2024  
Maureen F. Hallahan  
JUDGE OF THE SUPERIOR COURT  
**East County Californian- 147781**  
**11/15,22,29,12/6/2024**

**Notice of Public Sale**  
Pursuant to the California Self Storage Facility Act (B&P Code 21700 et Seq.) the undersigned will sell at a public auction on November 26, 2024 at 12:00pm. Personal property including but not limited to furniture, clothing, tools and/or other household items located at: [www.storage-treasures.com](http://www.storage-treasures.com). Stored by the following persons, Curtis Rodgers. All sales are subject to prior cancellation. Terms, rules and regulations available at the sale. Storage King USA 10786 US Elevator Rd. Spring Valley, CA 91978 619-660-0111.

**East County Californian 11/15/24-147809**

**Legal Notices-CAL**

T.S. No. 125165-CA  
APN: 378-280-42-00  
**NOTICE OF TRUSTEE'S SALE IMPORTANT NOTICE TO PROPERTY OWNER:**

**Legal Notices-CAL**

YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 5/25/2007. 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 12/9/2024 at 10:30 AM, CLEAR RECON CORP., as duly appointed trustee under and pursuant to Deed of Trust recorded 6/1/2007 as Instrument No. 2007-0370543 of Official Records in the office of the County Recorder of San Diego County, State of CALIFORNIA executed by: CAROL A LOGAN 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 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: MORE ACCURATELY DESCRIBED IN SAID DEED OF TRUST. The street address and other common designation, if any, of the real property described above is purported to be: 10424 LEN WAY, SANTEE CA 92071 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: \$28,915.21 If the Trustee is unable to convey title for any reason, the successful bidder's sole and ex-

**Legal Notices-CAL**

clusive 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 (855) 313-3319 or visit this Internet website [www.clearreconcorp.com](http://www.clearreconcorp.com), using the file number assigned to this case 125165-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:

**NOTICE OF VEHICLE LIEN SALE**

The following Vehicle will be lien sold at 9:00 a.m. on November 27, 2024.  
**Call # Year Make Model Color VIN License # State Engine No.#**  
3248546 2017 Nissan Sentra Burgundy 3N1AB7AP0HY284768 HV606DP CA  
**Vehicles Location: 1357 Pioneer Way, El Cajon, CA 92020**  
3248668 2014 Honda Accord White 1HGCR2F57EA174877 8BVZ896 CA  
3251456 2014 Kia Soul Grey KNDJN2A2XE7037170 7DXW558 CA  
**Vehicles Location: 1501 North Coast Hwy 101, Oceanside, CA 92054**  
3250340 2014 Dodge Charger Red 2C3CDXCT5EH189350 8BJJ578 CA  
3250527 2017 Mercedes-Benz C300 Blue 55SWF4JB2HU208019 7XLT569 CA  
**Vehicles Location: 5180 Mercury Pt, San Diego, CA 92111**  
3250809 2019 Ford Fusion Grey 3FA6P0G73KR186487 9HTU395 CA  
3251570 2016 Nissan Sentra Blue 3N1AB7AP8GY327221 NONE  
**Vehicles Location: 3333 National Ave, San Diego, CA 92113**  
3246466 2016 Ford Fusion Silver 3FA6P0H73GR158100 7UHX525 CA  
3247361 2023 Ford Escape Blue 1FMCU0GN1PUB43038 9KMD182 CA  
**Vehicles Location: 5374 Eastgate Mall, San Diego, CA 92121**  
3228668 2014 BMW i3 Brown WBY122C56EV285955 8MWB284 CA  
3247349 2008 Ford F-250 Super Duty Black 1FTSX21RX8EA51940 8R11198 CA  
3250622 2005 GMC Sierra 2500HD White 1GTHK23235F819496 7F2WB UT  
**Vehicles Location: 3801 Hicoek St, San Diego CA 92110**  
3248555 2013 Ford Mustang Black 1ZVBP8AM1D5219043 AV6BRUH CA  
**Vehicles Location: 110 N Hale Ave, Escondido, CA 92029**  
**EC Californian 11/15/2024-147776**

File No. 5043.3  
APN: 506-110-16-05  
TS #: 5043 14802976ANA-WO

PLEASE BE ADVISED, DELPHI LAW GROUP, LLP IS ACTING IN THE ROLE OF A DEBT COLLECTOR AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

RE: Creditor Association: Ranchwood Park Property Owners Association  
Recorded Owner: Sashni-Cole Matthews  
Property Address: 2 9 7 6 Anawood Way, Spring Valley, CA 91978  
Mailing Address: 5 9 7 6 Tala Point Ct Apt 1, Bremerton, WA 98312-2094

**NOTICE OF TRUSTEE'S SALE**

NOTE: THERE IS A SUMMARY OF THE INFORMATION IN THIS DOCUMENT ATTACHED

注: 本文件包含一个信息摘要

참고사항: 본 첨부 문서에 정보 요약서가 있습니다

NOTA: SE ADJUNTA UN RESUMEN DE LA INFORMACION DE ESTE DOCUMENTO

TALA: MAYROONG BUOD NG IMPORMASYON SA DOKUMENTONG ITO NA NAKALAKIP  
LƯU Ý: KÈM THEO ĐÂY LÀ BẢN TRÌNH BÀY TÓM LƯỢC VỀ THÔNG TIN TRONG TÀI LIỆU NÀY

YOU ARE IN DEFAULT UNDER A NOTICE OF DELINQUENT ASSESSMENT LIEN (CIVIL CODE SECTION 5675) RECORDED 09/15/2023, AND ANY AMENDMENTS, 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 CONSULT A LAWYER.

NOTICE IS HEREBY GIVEN that on NOVEMBER 26, 2024, at 10:00AM, DELPHI LAW GROUP, LLP as Trustee; or Successor Trustee or Substituted Trustee of that certain Notice of Delinquent Assessment Lien, which was caused to be recorded by Ranchwood Park Property Owners Association ("Creditor Association") on September 15, 2023, as File/Page No. 2023-

0251345, and any amendments, of Official Records in the Office of the Recorder of San Diego County, California, and pursuant to that certain Notice of Default and Election to Sell recorded on January 8, 2024, as File/Page No. 2024-0004319, and any amendments, of Official Records of said County, will sell at public auction, under the power of sale conferred by Civil Code Section 5700, to the highest bidder for cash in lawful money of the United States of America or cashiers check made payable to the Trustee, at the offices of Delphi Law Group, LLP, 5868 Owens Ave., Suite 200, Carlsbad, CA 92008, in the City of Carlsbad, County of San Diego, State of California, Property situated in said County and State which is legally described in Exhibit A.

The street address or other common designation of Property to be sold is: 2976 Anawood Way, Spring Valley, CA 91978, the record owner of which is Sashni-Cole Matthews ("Owner"). The Assessors Parcel Number of the Property is: 506-110-16-05.

Name and Address of Creditor Association at whose request the sale is being conducted:

Ranchwood Park Property Owners Association c/o Delphi Law Group, LLP  
5868 Owens Ave., Suite 200  
Carlsbad, CA 92008  
(844) 433-5744  
(844) 387-2537 (Sales Information)

Directions to and a detailed description of the above-described real property may be obtained by requesting the same in writing to the above-named beneficiary ("Creditor Association") within ten (10) days from the first publication of this notice.

Said sale will be made without covenant or warranty, express or implied, regarding title, possession or encumbrances, to satisfy the unpaid balance currently due and owing under the aforesaid Notice of Delinquent Assessment Lien and/or late fees, costs of collection (including attorneys' fees), and interest, which said Owner is obligated to pay Creditor Association under Civil Code Section 5650, and fees, charges, and ex-

penses of the Trustee.

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 initial publication of the Notice of Trustee's Sale is \$20,746.66.

NOTE: THE PROPERTY IS BEING SOLD SUBJECT TO A RIGHT OF REDEMPTION CREATED BY CIVIL CODE SECTION 5715.

**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 844-387-2537 or visit this internet website: [www.DelphiLLP.com/foreclosure-information](http://www.DelphiLLP.com/foreclosure-information), using the file number assigned to this case: 5043 14802976ANA-

WO. 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 can call 844-387-2537 or visit this internet website www.DelphiLLP.com/foreclosure-information, using the file number assigned to this case: 5043 14802976ANA-WO 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.

Date: 10/22/2024  
Ranchwood Park Property Owners Association  
By: Stephen M. Kirkland, for Delphi Law Group, LLP, as Trustee, Attorney, and Authorized Agent for Ranchwood Park Property Owners Association

EXHIBIT A LEGAL DESCRIPTION  
Lot 6 Us 5 Per Doc86-276896&Und Int In Tr 011490  
APN: 506-110-16-05

ECC/Spring Valley Bulletin  
147232



**Legal Notices-CAL**

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.clearrecon.com](http://www.clearrecon.com), using the file number assigned to this case 125165-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: (855) 313-3319 CLEAR RECON CORP 3333 Camino Del Rio South, Suite 225 San Diego, California 92108 **ECC/Santee Star 11/1,8,15/2024-147257**

Title Order No.: 955295877 Trustee Sale No.: 87479 Loan No.: 399438042 APN: 578-102-11-00 NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 12/13/2022. 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 12/2/2024 at 10:30 AM, CALIFORNIA TD SPECIALISTS, AS TRUSTEE as the duly appointed Trustee under and pursuant to Deed of Trust Recorded on 1/5/2023 as Instrument No. 2023-0002255 in book N/A, page N/A of official records in the Office of the Recorder of San Diego County, California, executed by: JV DEVELOPMENT, LLC, A CALIFORNIA LIMITED LIABILITY CORPORATION, as Trustor FRUMUNDA, LLC, as Beneficiary WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER

**Legal Notices-CAL**

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 49 OF MT. MIGUEL TERRACE, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO MAP THEREOF NO. 4034, FILED IN THE RECORDER'S OFFICE OF SAN DIEGO COUNTY, DECEMBER 18, 1958. 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: 8632 EILEEN ST. 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 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: \$447,026.45 (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 of Sell to be recorded in the county where the real property is located and more than three months have elapsed since such recordation. DATE: 10/25/2024 CALIFORNIA TD SPECIALISTS, AS TRUSTEE, as Trustee 8190 EAST KAISER BLVD., ANAHEIM HILLS, CA 92808 PHONE: 714-283-2180 FOR

**Legal Notices-CAL**

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 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.# 87479. 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

**Legal Notices-CAL**

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 (844) 477-7869, or visit this internet website [www.STOXPOSTING.com](http://www.STOXPOSTING.com), using the file number assigned to this case 87479 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/Spring Valley Bulletin 11/8, 15, 22/2024-147299**

A.P.N.: 517-131-04-00 Trustee Sale No.: 2024-1858 Order No. 2503067CAD NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 6/11/2017. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder, payable at time of sale in lawful money of the United States, by a cashier's check drawn on a state or national bank, check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings 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

**Legal Notices-CAL**

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 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: MAZIN YAKO, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY Duly Appointed Trustee: S.B.S. TRUST DEED NETWORK, A CALIFORNIA CORPORATION Deed of Trust recorded 6/14/2017 as Instrument No. 2017-0266900 in book XX, page XX of Official Records in the office of the Recorder of San Diego County, California. Date of Sale: 12/2/2024 at 10:30 AM Place of Sale: AT THE ENTRANCE TO THE EAST COUNTY REGIONAL CENTER BY THE STATUE, 250 E. MAIN STREET, EL CAJON, CALIFORNIA 92020 Amount of unpaid balance and other reasonable estimated charges: \$1,271,373.47 Street Address or other common designation of purported real property: 1588 HILLSDALE ROAD EL CAJON, CA 92019 A.P.N.: 517-131-04-00 The undersigned Trustee disclaims any liability for any incorrectness of the 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 trustee 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

**Legal Notices-CAL**

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 FOR SALES INFORMATION, PLEASE CALL (855) 986-9342 or visit this internet website [www.superiordefault.com](http://www.superiordefault.com), using the file number assigned to this case 2024-1858 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

**Legal Notices-CAL**

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. Date: 10/23/2024 S.B.S TRUST DEED NETWORK, A CALIFORNIA CORPORATION 31194 La Baya Drive, Suite 106, Westlake Village, California, 91362.818-991-4600 By: Colleen Irby, Trustee Sale Officer (TS#2024-1858 SDI-32011) **East County Californian 11/8,15,22/2024-147379**

NOTICE OF TRUSTEE'S SALE TS No. CA-24-992806-SH Order No.: FIN-24006284 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 4/20/2007. 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 PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state, will be held by duly appointed trustee. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE. Trustor(s): DAVID DE SOTO AND SIPOLOGA F DE SOTO, HUSBAND AND WIFE Recorded: 4/25/2007 as Instrument No. 2007-0281234 and modified as per Modification Agreement recorded 12/17/2021 as Instrument No. 2021-0851263 of Official Records in the office of the Recorder of SAN DIEGO County, California; Date of Sale: 12/2/2024 at 10:00 AM

**Legal Notices-CAL**

Place of Sale: At the entrance to the East County Regional Center by the statue, located at 250 E. Main St., El Cajon, CA 92020 Amount of unpaid balance and other charges: \$459,580.98 The purported property address is: 7939 NICHALS STREET, LEMON GROVE, CA 91945 Assessor's Parcel No.: 577-100-05-00 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 916-939-0772 for information regarding the trustee's sale or visit this internet website <http://www.qualityloan.com>, using the file number assigned to this foreclosure by the Trustee: CA-24-992806-SH. 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 prop-



**Legal Notices-CAL**

erty 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 916-939-0772, or visit this internet website <http://www.qualityloan.com>, using the file number assigned to this foreclosure by the Trustee: CA-24-992806-SH 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. NOTICE TO PROSPECTIVE OWNER-OCCUPANT: Any prospective owner-occupant as defined in Section 2924m of the California Civil Code who is the last and highest bidder at the trustee's sale shall provide the required affidavit or declaration of eligibility to the auctioneer at the trustee's sale or shall have it delivered to QUALITY LOAN SERVICE CORPORATION by 5 p.m. on the next business day following the trustee's sale at the address set forth in the below signature block. The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. 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 sale is set aside for any reason, including if the Trustee is unable to convey title, the Purchaser at the sale shall be entitled only to a return of the monies paid to the Trustee. This shall be the Purchaser's sole and exclusive remedy. The purchaser shall have no further recourse against the Trustor, the Trustee, the Beneficiary, the Beneficiary's

**Legal Notices-CAL**

Agent, or the Beneficiary's Attorney. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holders right's against the real property only. Date: QUALITY LOAN SERVICE CORPORATION 2763 Camino Del Rio S San Diego, CA 92108 619-645-7711 For NON SALE information only Sale Line: 916-939-0772 Or Login to: <http://www.qualityloan.com> Reinstatement Line: (866) 645-7711 Ext 5318 QUALITY LOAN SERVICE CORPORATION TS No.: CA-24-992806-SH IDSPub #0225169 11/8/2024 11/15/2024 11/22/2024

**ECC/Lemon Grove Review 11/8, 15, 22/2024-147505**

TSG No.: 8792023 TS No.: CA2400290435 APN: 394-330-40-00 Property Address: 12882 CASTLE COURT DRIVE LAKESIDE, CA 92040 NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 07/01/2005, 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 12/11/2024 at 10:00 A.M., First American Title Insurance Company, as duly appointed Trustee under and pursuant to Deed of Trust recorded 07/08/2005, as Instrument No. 2005-0574406, in book , page , of Official Records in the office of the County Recorder of SAN DIEGO County, State of California. Executed by: DONALD EUGENE GRAY AND SUE ANN GRAY, TRUSTEES OF THE GRAY FAMILY TRUST OF 1998, WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH, CASHIER'S CHECK/CASH EQUIVALENT or other form of payment authorized by 2924h(b), (Payable at time of sale in lawful money of the United States) At the entrance to the East County Regional Center by the statue, 250 E. Main St., 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: AS MORE FULLY DESCRIBED IN THE ABOVE MENTIONED DEED OF TRUST APN# 394-330-40-00 The street address and other common designation, if any, of the real property described above is purported to be: 12882

**Legal Notices-CAL**

CASTLE COURT DRIVE, LAKESIDE, CA 92040 The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made, 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 \$ 429,798.10. The beneficiary under said Deed of Trust has deposited all documents evidencing the obligations secured by the Deed of Trust and has declared all sums secured thereby immediately due and payable, and has caused a written 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

**Legal Notices-CAL**

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 (916)939-0772 or visit this internet website <http://search.nationwideposting.com/propertySearchTerms.aspx>, using the file number assigned to this case CA2400290435 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 if conducted after January 1, 2021, 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 (916)939-0772, or visit this internet website <http://search.nationwideposting.com/propertySearchTerms.aspx>, using the file number assigned to this case CA2400290435 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. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagee or the Mortgagee's attorney.

**Legal Notices-CAL**

Date: First American Title Insurance Company 4795 Regent Blvd, Mail Code 1011-F Irving, TX 75063 FOR TRUSTEES SALE INFORMATION PLEASE CALL (916)939-0772NPP0466882 To: SANTEE STAR 11/08/2024, 11/15/2024, 11/22/2024 **ECC/Santee Star 11/8, 15, 22/2024-147526**

NOTICE OF TRUSTEE'S SALE TS No. CA-23-965127-CL Order No.: FIN-23005533 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 3/15/2018. 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 national bank, check drawn by 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 duly appointed trustee. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE. Trustor(s): Raymond Tiffany and Julia A Tiffany, husband and wife, as community property Recorded: 3/22/2018 as Instrument No. 2018-0112152 of Official Records in the office of the Recorder of SAN DIEGO County, California; Date of Sale: 12/2/2024 at 9:00:00 AM Place of Sale: At the Entrance of the East County Regional Center, 250 E. Main Street, El Cajon, CA 92020 Amount of unpaid balance and other charges: \$680,834.82 The purported property address is: 5676 DEHESA ROAD, EL CAJON, CA 92019 Assessor's Parcel No.: 513-073-27-00 NOTICE TO POTENTIAL BIDDERS: If you are

**Legal Notices-CAL**

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 1-800-280-2832 for information regarding the trustee's sale or visit this internet website <http://www.qualityloan.com>, using the file number assigned to this foreclosure by the Trustee: CA-23-965127-CL. 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

**Legal Notices-CAL**

three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call CA-23-965127-CL, or visit this internet website <http://www.qualityloan.com>, using the file number assigned to this foreclosure by the Trustee: CA-23-965127-CL 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. NOTICE TO PROSPECTIVE OWNER-OCCUPANT: Any prospective owner-occupant as defined in Section 2924m of the California Civil Code who is the last and highest bidder at the trustee's sale shall provide the required affidavit or declaration of eligibility to the auctioneer at the trustee's sale or shall have it delivered to QUALITY LOAN SERVICE CORPORATION by 5 p.m. on the next business day following the trustee's sale at the address set forth in the below signature block. NOTICE TO PROSPECTIVE POST-SALE OVER BIDDERS: For post-sale information in accordance with Section 2924m(e) of the California Civil Code, use file number CA-23-965127-CL and call (866) 645-7711 or login to: <http://www.qualityloan.com>. The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. 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 sale is set aside for any reason, including if the Trustee is unable to convey title, the Purchaser at the sale shall be entitled only to a return of the monies paid to the Trustee. This shall be the Purchaser's sole and exclusive remedy. The purchaser shall have no further recourse against the Trustor, the Trustee, the Beneficiary, the Beneficiary's Agent, or the Beneficiary's Attorney. If you have previously been

**Legal Notices-CAL**

discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holders right's against the real property only. Date: QUALITY LOAN SERVICE CORPORATION 2763 Camino Del Rio S San Diego, CA 92108 619-645-7711 For NON SALE information only Sale Line: 1-800-280-2832 Or Login to: <http://www.qualityloan.com> Post-Sale Information (CCC 2924m(e)): (866) 645-7711 Reinstatement or Payoff Line: (866) 645-7711 Ext 5318 QUALITY LOAN SERVICE CORPORATION TS No.: CA-23-965127-CL IDSPub #0225194 11/8/2024 11/15/2024 11/22/2024 **ECC/EI Cajon Eagle 11/8, 15, 22/2024-147537**

T.S. No.: 2024-10337-CA APN: 522-180-09-00Property Address: 18240 BUNNY DR, JAMUL, CALIFORNIA 91935NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 11/21/2017. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state will be held by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described below. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. Trustor: Samuel T. Leslie and Kimberlee Leslie, husband and wife, as joint tenants Duly Appointed Trustee: Nestor Solu-



**Legal Notices-CAL**

tions, LLC Deed of Trust Recorded 12/27/2017 as Instrument No. 2017-0607833 in Book -- Page -- of Official Records in the office of the Recorder of San Diego County, California Date of Sale: 12/9/2024 at 10:00 AM Place of Sale: At the entrance to the East County Regional Center by the statue, 250 E. Main St., El Cajon, CA 92020 Amount of unpaid balance and other charges: \$369,047.90 Street Address or other common designation of real property: 18240 BUNNY DR JAMUL, CALIFORNIA 91935 A.P.N.: 522-180-09-00 The undersigned Trustee disclaims any liability for any incorrectness of the street

**Legal Notices-CAL**

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

**Legal Notices-CAL**

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:

**Legal Notices-CAL**

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 or (888) 902-3989 or visit these internet websites or www.nestortrustee.com , using the file number assigned to this case 2024-10337-CA. In-

**Legal Notices-CAL**

formation 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 TENANTS: 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 or (888) 902-3989 or visit these internet websites or www.nestortrustee.com , using the file number assigned to this case 2024-10337-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. Date: 11/4/2024 Nestor Solutions, LLC 214 5th Street, Suite 205 Huntington Beach, California 92648 Sale Line: (888) 902-3989 Giovanna Nicholson, Sr. Trustee Sale Officer EPP 41638 Pub Dates 11/15, 11/22, 11/29/2024

**Legal Notices-CAL**

NATURE OF THE PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On December 16, 2024 at 10:00 AM, at the entrance to the East County Regional Center by statue, 250 E. Main Street, El Cajon, CA 92020, MTC Financial Inc. dba Trustee Corps, as the duly Appointed Trustee, under and pursuant to the power of sale contained in that certain Deed of Trust recorded on June 3, 2021 as Instrument No. 2021-0415037, of official records in the Office of the Recorder of San Diego County, California, executed by KATIE PHUONG TRAN, AN UNMARRIED WOMAN, as Trustor(s), in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., as Beneficiary, as nominee for AHL FUNDING DBA AMERICAN HOME LOANS as Beneficiary, WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER, in lawful money of the United States, all payable at the time of sale, that certain property situated in said County, California describing the land therein as: AS MORE FULLY DESCRIBED IN SAID DEED OF TRUST The property heretofore described is being sold "as is". The street address and other common designation, if any, of the real property described above is purported to be: 30303 CHIHUAHUA VALLEY RD, WARNER SPRINGS, CA 92086 The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made without covenant or warranty, express or implied, regarding title, possession, or encumbrances, to pay the 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 the trusts created by said Deed of Trust. The total amount of the unpaid balance of the obligations secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of this Notice of Trustee's Sale is estimated to be \$688,079.78 (Estimated). However, prepayment premiums, accrued interest and advances will increase this figure prior to sale. Beneficiary's bid at said sale may include all or part of said amount. In addition to cash, the Trustee will accept a cashier's check drawn on a state or national bank, a

**Legal Notices-CAL**

or federal credit union or a check drawn by a state or federal savings and loan association, savings association or savings bank specified in Section 5102 of the California Financial Code and authorized to do business in California, or other such funds as may be acceptable to the Trustee. In the event tender other than cash is accepted, the Trustee may withhold the issuance of the Trustee's Deed Upon Sale until funds become available to the payee or endorsee as a matter of right. The property offered for sale excludes all funds held on account by the property receiver, if applicable. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee and the successful bidder shall have no further recourse. Notice to Potential Bidders If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a Trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a Trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may 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 Tenant NOTICE TO TENANT FOR FORECLOSURES AFTER 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 702-659-7766, or visit this internet website www.insourcelogic.com , using the file number assigned to this case CA08001121-23-1 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 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. Date: November 4, 2024 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 visit the Internet Website address www.insourcelogic.com or call In Source Logic at 702-659-7766 for informa-

**Legal Notices-CAL**

tion regarding the Trustee's Sale for information regarding the sale of this property, using the file number assigned to this case, CA08001121-23-1. 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 NOTICE TO TENANT FOR FORECLOSURES AFTER 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 702-659-7766, or visit this internet website www.insourcelogic.com , using the file number assigned to this case CA08001121-23-1 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 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. Date: November 4, 2024 MTC Financial Inc. dba Trustee Corps TS No. CA08001121-23-1 17100 Gillette Ave Irvine, CA 92614 Phone: 949-252-8300 T D D : 7 1 1 949.252.8300 By: Loan Quema, Authorized Signatory SALE INFORMATION CAN BE OBTAINED ONLINE AT www.insourcelogic.com FOR AUTOMATED SALES INFORMATION PLEASE CALL: In Source Logic AT 702-659-7766 Order Number 107550, Pub Dates: 11/15/2024, 11/22/2024, EAST COUNTY CALIFORNIAN

T.S. No.: 2023-01827-CA

A.P.N.: 383-214-05-00 Property Address: 9332 OAKBOURNE ROAD, SANTEE, CA 92071

**NOTICE OF TRUSTEE'S SALE**

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

NOTE: THERE IS A SUMMARY OF THE INFORMATION IN THIS DOCUMENT ATTACHED

注：本文件包含一个信息摘要  
참고사항: 본 첨부 문서에 정보 요약서가 있습니다  
NOTA: SE ADJUNTA UN RESUMEN DE LA INFORMACIÓN DE ESTE DOCUMENTO  
TALA: MAYROONG BUOD NG IMPORMASYON SA DOKUMENTONG ITO NA NAKALAKIP  
LƯU Ý: KÈM THEO ĐẦY LÀ BẢN TRÌNH BÀY TÓM LƯỢC VỀ THÔNG TIN TRONG TÀI LIỆU NÀY

**IMPORTANT NOTICE TO PROPERTY OWNER:** YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 08/25/2006. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER.

Trustor: Gaileta J Schultz and Richard J Schultz, wife and husband as joint tenants  
Duly Appointed Trustee: Western Progressive, LLC Deed of Trust Recorded 09/08/2006 as Instrument No. 2006-0639542 in book ---, page--- and further modified by that certain Modification Agreement recorded on 02/23/2010, as Instrument No. 2010-0089830 of Official Records in the office of the Recorder of San Diego County, California, Date of Sale: 12/04/2024 at 10:30 AM  
Place of Sale: AT THE ENTRANCE TO THE EAST COUNTY REGIONAL CENTER BY THE STATUE, 250 E. MAIN STREET, EL CAJON, CA 92020

Estimated amount of unpaid balance, reasonably estimated costs and other

charges: \$ 322,745.89

**NOTICE OF TRUSTEE'S SALE**

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

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

More fully described in said Deed of Trust.

Street Address or other common designation of real property: 9332 OAKBOURNE ROAD, SANTEE, CA 92071 A.P.N.: 383-214-05-00

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

The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust with interest thereon, as provided in said note(s), advances, under the terms of said Deed of Trust, fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of the unpaid balance of the obligation secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is: \$ 322,745.89.

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

If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the suc-

cessful bidder shall have no further recourse.

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

**NOTICE OF TRUSTEE'S SALE**

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

**NOTICE TO PROPERTY OWNER:**

The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call (866)-960-8299 or visit this Internet Web site https://www.altisource.com/loginpage.aspx using the file number assigned to this case 2023-01827-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 OF TRUSTEE'S SALE**

NOTICE TO TENANT: You may have a right to purchase this property after the trustee auction, if conducted after January 1, 2021, 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 (877)-518-5700, or visit this internet website https://www.realtybid.com/, using the file number assigned to this case 2023-01827-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, 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.

Date: October 17, 2024  
Western Progressive, LLC, as Trustee for beneficiary  
C/o 1500 Palma Drive, Suite 238  
Ventura, CA 93003  
Sale Information Line: (866) 960-8299 https://www.altisource.com/loginpage.aspx

Trustee Sale Assistant

ECC/Santee Star 11/1,8,15/2024-147123

formation 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 OF TRUSTEE'S SALE**

NOTICE TO TENANTS: 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 or (888) 902-3989 or visit these internet websites or www.nestortrustee.com , using the file number assigned to this case 2024-10337-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. Date: 11/4/2024 Nestor Solutions, LLC 214 5th Street, Suite 205 Huntington Beach, California 92648 Sale Line: (888) 902-3989 Giovanna Nicholson, Sr. Trustee Sale Officer EPP 41638 Pub Dates 11/15, 11/22, 11/29/2024

**ECC/Spring Valley Bulletin 11/15,22,29/24-147636**

APN: 115-250-08-00 TS No: CA08001121-23-1 TO No: 230434102-CA-VOI NOTICE OF TRUSTEE'S SALE (The above statement is made pursuant to CA Civil Code Section 2923.3(d)(1). The Summary will be provided to Trustor(s) and/or vested owner(s) only, pursuant to CA Civil Code Section 2923.3(d)(2).) YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED June 2, 2021. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE

formation 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 TENANTS: 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 or (888) 902-3989 or visit these internet websites or www.nestortrustee.com , using the file number assigned to this case 2024-10337-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. Date: 11/4/2024 Nestor Solutions, LLC 214 5th Street, Suite 205 Huntington Beach, California 92648 Sale Line: (888) 902-3989 Giovanna Nicholson, Sr. Trustee Sale Officer EPP 41638 Pub Dates 11/15, 11/22, 11/29/2024

NATURE OF THE PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On December 16, 2024 at 10:00 AM, at the entrance to the East County Regional Center by statue, 250 E. Main Street, El Cajon, CA 92020, MTC Financial Inc. dba Trustee Corps, as the duly Appointed Trustee, under and pursuant to the power of sale contained in that certain Deed of Trust recorded on June 3, 2021 as Instrument No. 2021-0415037, of official records in the Office of the Recorder of San Diego County, California, executed by KATIE PHUONG TRAN, AN UNMARRIED WOMAN, as Trustor(s), in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., as Beneficiary, as nominee for AHL FUNDING DBA AMERICAN HOME LOANS as Beneficiary, WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER, in lawful money of the United States, all payable at the time of sale, that certain property situated in said County, California describing the land therein as: AS MORE FULLY DESCRIBED IN SAID DEED OF TRUST The property heretofore described is being sold "as is". The street address and other common designation, if any, of the real property described above is purported to be: 30303 CHIHUAHUA VALLEY RD, WARNER SPRINGS, CA 92086 The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made without covenant or warranty, express or implied, regarding title, possession, or encumbrances, to pay the 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 the trusts created by said Deed of Trust. The total amount of the unpaid balance of the obligations secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of this Notice of Trustee's Sale is estimated to be \$688,079.78 (Estimated). However, prepayment premiums, accrued interest and advances will increase this figure prior to sale. Beneficiary's bid at said sale may include all or part of said amount. In addition to cash, the Trustee will accept a cashier's check drawn on a state or national bank, a

or federal credit union or a check drawn by a state or federal savings and loan association, savings association or savings bank specified in Section 5102 of the California Financial Code and authorized to do business in California, or other such funds as may be acceptable to the Trustee. In the event tender other than cash is accepted, the Trustee may withhold the issuance of the Trustee's Deed Upon Sale until funds become available to the payee or endorsee as a matter of right. The property offered for sale excludes all funds held on account by the property receiver, if applicable. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee and the successful bidder shall have no further recourse. Notice to Potential Bidders If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a Trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a Trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may 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 Tenant NOTICE TO TENANT FOR FORECLOSURES AFTER 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 702-659-7766, or visit this internet website www.insourcelogic.com , using the file number assigned to this case CA08001121-23-1 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 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. Date: November 4, 2024 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 visit the Internet Website address www.insourcelogic.com or call In Source Logic at 702-659-7766 for informa-