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NOTICE OF AVAILABILITY OF SECOND RECIRCULATED SECTIONS OF THE FINAL REVISED ENVIRONMENTAL IMPACT REPORT FOR FANITA RANCH (SCH# 200506118)

Notice is hereby given that the City of Santee (City) as the lead agency, in accordance with the California Environmental Quality Act (CEQA), has prepared Second Recirculated Sections of the Final Revised Environmental Impact Report (REIR) for the Fanita Ranch project to revise the general plan consistency analysis based on the September 2024 order of the San Diego Superior Court. The Second Recirculated Sections of the Final REIR include revisions to the Preface and Land Use and Planning sections of the Final REIR and have been prepared to correct the deficiencies identified in the 2024 trial court's order.

Recirculated Public Review: Pursuant to CEQA, if revisions to the EIR are limited to chapters or portions of the EIR, the lead agency need only recirculate the chapters or portions that have been modified (State CEQA Guidelines section 15088.5(c)). It has therefore been determined that portions of the Final REIR will be recirculated to ensure that the public has a meaningful opportunity to comment upon the changes to the Final REIR in accordance with State CEQA Guidelines Section 15088.5. The Second Recirculated Sections of the Final REIR include:

- Preface (Section 0)
 - Portions Land Use and Planning (Section 4.10)
 - Ruling, Judgment and Writ (Appendix S)
 - Supporting Legal Memorandum (Appendix T)
- Only the Preface (Section 0), portions of Land Use and Planning (Section 4.10) and supporting appendices are being recirculated. Sections 0 and 4.10 are shown in strikeout/underline where changes have been made. Pursuant to State CEQA Guidelines Section 15088.5 (f)(2), the City requests that reviewers limit their comments to the recirculated portions of the Final REIR described herein. Following the close of the public review period, responses to comments on the Second Recirculated Sections of the Final REIR will be prepared.

The City has determined that the portions of the Final REIR including Recirculated Sections that were not found deficient will not be recirculated as they have been through the CEQA process and have withstood legal challenge. The City will not seek or entertain any further comments on unrevised portions of the Final REIR including Recirculated Sections.

Revised Project Description: The description of the Fanita Ranch Project has not changed from the Recirculated Sections of the Final REIR.

Fanita Ranch would be a master-planned community consisting of up to 2,949 housing units with a school, or 3,008 units without a school, up to 80,000 square feet of commercial uses, parks, open space, and agriculture uses. Development would be clustered, preserving approximately 63 percent of the site (approximately 1,650 acres) as Habitat Preserve. Development would be distributed into three villages. Each village would be defined by its location, unique physical characteristics, and mix of housing types and uses. In addition, the application identifies a Special Use Area located in the southwest corner of the site. The proposed onsite trail system would connect to existing offsite trails in Sycamore Canyon Open Space Preserve, Goodan Ranch Regional Park, Mission Trails Regional Park, and Santee Lakes Recreation Preserve. Improvements to three Santee General Plan Mobility Element streets (Fanita Parkway, Cuyamaca Street, and Magnolia Avenue) would occur to improve and connect the existing segments of these roadways to the Fanita Ranch project site. The Santee General Plan identifies Fanita Ranch as Planned Development (PD). Discretionary actions include EIR Certification, Development Plan, Vesting Tentative Map, Development Review Permit and Conditional Use Permits.

The site is not listed as a hazardous waste and substance site pursuant to Section 65962.5 of the Government Code. This includes but is not limited to lists of hazardous waste facilities, land designated as hazardous waste property, and hazardous waste disposal sites, and the information in the Hazardous Waste and Substances Statement required under subsection (f) of that Section.

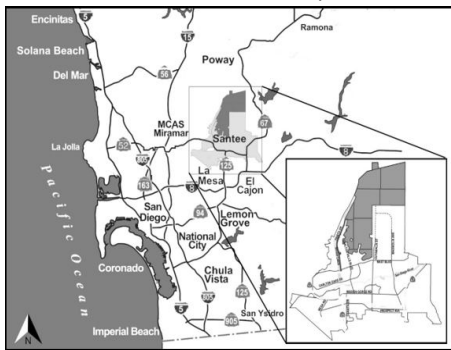
Case File: Environmental Impact Report ENV-2025-0003

Related Case Files: Vesting Tentative Map TM-2025-0001, Development Review Permit DR-2025-0001; Conditional Use Permits CUP-2025-0001, CUP-2025-0002, CUP-2025-0003 and EHP-2025-0001.

Applicant: HomeFed Fanita Rancho LLC

Project Location: The Fanita Ranch project site is approximately 2,638 acres and is located in the northern portion of the City in eastern San Diego County. The site lies north of State Route (SR) 52 and west of SR-67 and would be accessed from the future northerly extensions of Fanita Parkway and Cuyamaca Street via Mast Boulevard and the future extension of Magnolia Avenue to Cuyamaca Street. The project site is bordered by Marine Corps Air Station Miramar and Padre Dam Municipal Water District facilities to the west including Santee Lakes Recreation Preserve; open space/recreational areas including Goodan Ranch Regional Park and Sycamore Canyon Open Space Preserve to the north and west; City residential neighborhoods to the south and the unincorporated residential community of Eucalyptus Hills to the east.

Fanita Ranch Location Map



Document Availability: The Second Recirculated Sections of the Final REIR for the Fanita Ranch project can be reviewed during regular business hours at the following location:

City of Santee Planning & Building Department (Building 4)

City of Santee Clerk's Office (Building 3) 10601 Magnolia Avenue, Santee, CA 92071

Santee County Library 9225 Carlton Hills Boulevard, Santee, CA 92071

Electronic copies of the Second Recirculated Sections of the Final REIR can also be downloaded from the City's website at <https://www.cityofsanteeca.gov/business/active-projects-map>.

Public Review and Comment Period: Written and electronic comments (file size should be a maximum of 10 MB unless a link is requested) addressing the Second Recirculated Sections of the Final REIR will be received by mail or email at the following address for a 45-day public review period starting on Monday, February 24, 2025 and ending on Thursday, April 10, 2025 at 5:00 p.m. (Pacific):

Sandi Sawa, AICP, Director of Planning & Building

Subject: Second Recirculated Sections of the Final REIR for Fanita Ranch

Planning & Building Department

City Hall, Building 4

10601 Magnolia Avenue

Santee, California 92071

Telephone: (619) 258-4100, extension 167

Email: ssawa@cityofsanteeca.gov

THE SECOND RECIRCULATED SECTIONS OF THE FINAL REIR ARE SUBJECT TO SECTION 21167.6.2 OF THE PUBLIC RESOURCES CODE, WHICH REQUIRES THE RECORD OF PROCEEDINGS FOR THIS PROJECT TO BE PREPARED CONCURRENTLY WITH THE ADMINISTRATIVE PROCESS; DOCUMENTS PREPARED BY, OR SUBMITTED TO, THE LEAD AGENCY TO BE POSTED ON THE LEAD AGENCY'S INTERNET WEB SITE; AND THE LEAD AGENCY TO ENCOURAGE WRITTEN COMMENTS ON THE PROJECT TO BE SUBMITTED TO THE LEAD AGENCY IN A READILY ACCESSIBLE ELECTRONIC FORMAT.

The record of proceedings may be accessed at <http://www.cityofsanteeca.gov>. For additional information, please contact Sandi Sawa, AICP, Director of Planning & Building, at (619) 258-4100, extension 167, or ssawa@cityofsanteeca.gov.

East County Californian 2/21/2025-150367

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PUBLIC NOTICE
This notice serves as a Declaration and Copyright Claim regarding the name Kevin Dwayne Williams (©) and all its derivatives.

Legal Ownership & Protection:

• **Copyright & Trademark Protection:** The name Kevin Dwayne Williams (©) is legally copyrighted and trademarked under Copyright No. #000921335-1, recorded on November 19, 2024, and is valid in 177 countries under the Berne Convention.

• **UCC-1 Filing & Perpetual Registration:** Registered under UCC-1 N o : 202501228030673, filed 01/22/2025 with the New York State Department of State, this claim remains perpetual and legally enforceable.

• **Affidavit of Ownership:** Birth Certificates of Title are filed under File No.: 0935-* (Bond Number)** under the Seal of the State(s) of Texas, with full faith and credit recognized by the Department of State File No. 25001513-1.

• **Social Security Number (SSN):** 451-5-**** (Protected under privacy and copyright law).

• **Legal Status:**™ Kevin-Dwayne: Williams, © beneficiary, secured party, is a living man, not a corporate entity or legal fiction, and is the sole and rightful owner of the name.

Legal Notice & Penalties for Unauthorized Use:

• **Unauthorized Use Prohibited:** Any unauthorized use, reproduction, or commercial exploitation of Kevin Dwayne Williams (©) without explicit written and signed consent is strictly forbidden.

• **Financial & Legal Penalties:**

o \$15,000 per unau-

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Authorized use in U.S. Silver Dollar Coin.
o Daily fines for failure to cease unauthorized use upon notice.
o Legal action, liens, and levies against violators.

o A public retraction in the local newspaper is required for correction of violations.

This notice is officially recorded with the Maricopa County Recorder, the State of Arizona, and the New York State Department of State and is published online at worldreviewgroup.com for public record.

For further inquiries or to request written consent, contact:

KDW Revocable Living Trust

™Kevin-Dwayne: Williams, TTEE © Beneficiary Secured Party P. O. Box 710326, Santee, California Republic [92072]

ALL RIGHTS RESERVED. WITHOUT PREJUDICE.

E C C
2/7,14,21,28/2025-149950

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 25CU005998C

TO ALL INTERESTED PERSONS: Petitioner: CHRISTINA JOANN SANFORD filed a petition with this court for a decree changing names as follows: CHRISTINA JOANN SANFORD to CHRISTINA MARIE AKERS. THE COURT ORDERS that all persons interested in this matter 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 3/25/2025

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.)

A copy of this Order to Show Cause must be published at least once each week for four successive weeks before the date set for hearing on the petition in the following newspaper of general circulation, printed in this

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county: East County Californian
DATE: 2/04/2025
Maureen F. Hallahan
Judge of the Superior Court
East County Californian- 150024
2/7,14,21,28/25

Notice of Annual Meeting

The Annual Meeting of the El Cajon Cemetery Association will be held virtually via ZOOM on Friday, February 28, 2025 at 4:00 p.m. For information on how to virtually attend the Annual Meeting, please call the Cemetery office at (619) 442-0052.
EC Californian 2/7,14,21/2025-149759

NOTICE OF ENFORCEMENT OF WAREHOUSE LIEN

The Mobilehome located at 275 S. Worthington Street, Space 124, Spring Valley, CA 91977 ("Premises")

which is within Bonita Hills Estates, LLC ("Community") and more particularly described as a Trade-name: RAMADA; Serial Number: 20730363AM & 20730363BM; Decal No.: ABH3300, is subject to a Warehouse Lien pursuant to Civil Code Section 798.56a.

On April 29, 2024, Community served a 3 Day Notice to Pay Rent or Quit and a 60 Day Notice to Terminate Possession of Premises on the resident of the Mobilehome, Gary Lee Goubil due to his failure to timely pay the space rent. All residents and occupants have vacated the Premises, but the Mobilehome remains on the space and unpaid storage rent is accruing.

PLEASE NOTE: The Mobilehome shall be sold as a pullout. The Mobilehome is required to be removed from the Premises within 10 days of the sale, it cannot be sold in place and there are no rights of tenancy. Mobilehome is to be sold "as is, with any and all faults" and includes all contents contained therein. Any further restrictions and/or conditions shall be provided at the time of the auction prior to the sale of the Mobilehome. If you intend to bid at the sale, please contact Jim Joffe at (714) 974-0397 for the minimum bid at least two days prior to sale date.

Sale of the Mobilehome will go to the highest bidder. To be permitted to bid at the sale, you must be in possession of a cashier's check equal to at least the minimum opening bid and any additional bids that bidder intends to make. There will be no addi-

Additional information on how to bid at the sale is available at www.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
2/14, 2/21/25
CNS-3895139#
ECC/El Cajon Eagle 2/14,21/25-150128

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tional time given to obtain funds during or after the sale.
2/14, 2/21/25
CNS-3895101#
SPRING VALLEY BULLETIN
ECC/Spring Valley Bulletin 2/14,21/25-150127

NOTICE OF LIEN

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

Todd Ostberg unit 50
Timothy Smith unit 57
Lance Simpson unit 54
Samuel Gaea unit 21
Luigi Grossi unit 150
Melissa Honeycutt unit 42

This sale will be competitive bidding on the 3rd day of March 2025 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
2/14, 2/21/25
CNS-3895139#
ECC/El Cajon Eagle 2/14,21/25-150128

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 25CU006844C

TO ALL INTERESTED PERSONS: Petitioner: BASMA IBRAHIM filed a petition with this court for a decree changing names as follows: BASMA IBRAHIM to BESMA IBRAHIM. THE COURT ORDERS that all persons interested in this matter 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 4/01/2025

8:30 a.m., Dept. C-61 Superior Court 330 W Broadway San Diego, CA 92101
NO HEARING WILL

For all your legal advertising needs please contact Melody at (619) 441-1440 or legals@eccalifornian.com

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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.) A copy of this Order to Show Cause must be published at least once each week for four successive weeks before

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the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: East County Californian DATE: 2/10/2025 Maureen F. Hallahan Judge of the Superior Court **East County Californian- 150142 2/14,21,28,3/7/25**

NOTICE OF SALE OF ABANDONED PERSONAL PROPERTY Notice is given that pursuant to sections

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21701-21715 of the Business and Professions Code, Section 2328 of the Commercial Code, Section 515 of the Penal Code, "SuperStorage San Diego" (formerly known as "Home Handy Storage"), 4773 Home Ave. San Diego, CA 92105, will sell by competitive bidding ending on or after **February 25, 2025, on or after 10:00 A.M.**, property in storage units. Auction is to be held online at www.storage-treasures.com.

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Juan Garcia 10x20 Antonio Alvarez-Gutierrez 5x10

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JOSE URIBE 10X20 Anthony M Spearman 5x6 DAVID E GOODALL

NOTICE AND SUMMARY OF AN ORDINANCE OF THE CITY OF SANTEE, CALIFORNIA ADDING CHAPTER 7.19 TO TITLE 7 OF THE SANTEE MUNICIPAL CODE TO PROHIBIT TRESPASS ON PRIVATE PROPERTY AND BUSINESS PREMISES

Notice is hereby given that on February 12, 2025, at the City Hall Council Chambers located at 10601 Magnolia Avenue, Santee, CA 92071, the City Council of the City of Santee ("City") gave Second Reading to and adopted Ordinance 623, which establishes the City's authority to regulate and enforce trespassing on private property and business premises by adding new Chapter 7.19 to Title 7 of the City's Municipal Code.

Ordinance No. 623 was Introduced at a Regular Meeting of the Santee City Council held on January 22, 2025, and adopted at a Regular Meeting of the Santee City Council on February 12, 2025, by the following vote:

Ayes: Hall, Koval, McNelis, Minto, Trotter
Noes: None
Abstain: None
Absent: None

The foregoing summary constitutes the major highlights of the Ordinance. A reading of the entire Ordinance may be necessary to obtain a full understanding of it. A copy of the full text of the Ordinance is available at the City Clerk's office located at 10601 Magnolia Avenue, Santee, CA 92071 or by email at clerk@cityofsanteeca.gov.

James Jeffries, City Clerk, 619-258-4100 ext. 114 **East County Californian 2/21/2025-150379**

NOTICE OF PUBLIC COMMENT PERIOD AND NOTICE OF PUBLIC HEARING

Public Comments on Permanent Local Housing Allocation (PLHA) Funding Allocation Plan

The City of Santee has prepared a Permanent Local Housing Allocation (PLHA) Funding Allocation Plan for submission to the State of California and invites public comments on the proposed plan.

The proposed Funding Allocation Plan will be available for public review for a period beginning Friday, February 21st through Wednesday, February 26th at the Office of the City Clerk, Santee City Hall, 10601 Magnolia Avenue, Santee, California 92071. The proposed Funding Allocation Plan will also be available on the city website, www.cityofsanteeca.gov. Comments on the proposed Funding Allocation Plan during this period may be directed to Bill Crane of the City Manager's Office via email to Mr. Crane at bcrane@cityofsanteeca.gov, or by telephone at (619) 258-4100 ext. 288.

The Santee City Council will conduct a public hearing to review the proposed PLHA Funding Allocation Plan during the Council meeting on Wednesday, February 26, 2025, at 6:30 p.m., or soon thereafter as is practicable, in the City Council Chambers at Santee City Hall, 10601 Magnolia Avenue, Santee, California.

The State of California is authorized to provide \$320 million over the next three years to local governments statewide for a variety of housing-related purposes. The State has indicated that the City of Santee is eligible to receive up to \$433,336 over a three-year period. Per the proposed PLHA Funding Allocation Plan, the City proposes to use PLHA funds for the following purposes:

- Assisting persons who are experiencing homelessness or at risk of homelessness (Fiscal Year (FY) 2025-26)
- Accessibility modifications in lower-income owner-occupied housing, including manufactured homes (FY 2025-26)

The City of Santee has been allocated funds in the amount of \$229,843 for FY 2025-26 for the above activities.

ADDITIONAL INFORMATION: The City of Santee complies with the Americans with Disabilities Act. Upon request, this agenda will be made available in appropriate alternative formats to persons with disabilities, as required by Section 202 of the American with Disabilities Act of 1990. Any person with a disability who requires modification or accommodation to participate in a meeting should direct such a request to the City Clerk's Office at (619) 258-4100 at least 48 hours before the meeting, if possible. **East County Californian 2/21/2025-150284**

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5X6 Arely Higuera 6x10 KIMBERLY BUENO 5X6 ARTURO MENDOZA 5X6 SHASTA M DOVE 5X6 JOSE MORALES 5X6 IVAN IZA 5X10 JESUS MARTINEZ 5X10

Purchases must be

NOTICE AND SUMMARY OF AN AMENDMENT TO AN URGENCY ORDINANCE OF THE CITY OF SANTEE, CALIFORNIA ENACTING AN ESSENTIAL HOUSING PROGRAM TO BOOST HOUSING PRODUCTION AND IMPROVE HOUSING AFFORDABILITY IN ORDER TO ACHIEVE THE GOALS SET FORTH IN THE CITY'S HOUSING ELEMENT (SIXTH CYCLE: 2-21-2029)

Notice is hereby given that on February 12, 2025, at the City Hall Council Chambers located at 10601 Magnolia Avenue, Santee, CA 92071, the City Council of the City of Santee ("City") gave Second Reading to and adopted Ordinance 622, which amends Urgency Ordinance 592 and its Essential Housing Program to clarify, not change, existing law.

Ordinance No. 622 was Introduced at a Regular Meeting of the Santee City Council held on January 22, 2025, and adopted at a Regular Meeting of the Santee City Council on February 12, 2025, by the following vote:

Ayes: Hall, Koval, McNelis, Minto, Trotter
Noes: None
Abstain: None
Absent: None

The foregoing summary constitutes the major highlights of the Ordinance. A reading of the entire Ordinance may be necessary to obtain a full understanding of it. A copy of the full text of the Ordinance is available at the City Clerk's office located at 10601 Magnolia Avenue, Santee, CA 92071 or by email at clerk@cityofsanteeca.gov.

James Jeffries, City Clerk, 619-258-4100 ext. 114 **East County Californian 2/21/2025-150378**

NOTICE INVITING BIDS

The City Council of the City of Lemon Grove invites sealed bids for the Acacia Street Storm Drain Improvements Project (Contract No. 2025-27). All bid proposals must be received by the Engineering Department, 3232 Main Street, Lemon Grove, CA, 91945, PRIOR TO the bid closing time of **2:00 P.M., March 11, 2025**. Bids will then be publicly opened and read aloud. A Bid Security of ten percent (10%) of the Lump Sum Base Bid shall accompany the Bid. The successful bidder will be required to furnish the City with a Performance Bond equal to 100% of the successful bid, and a Payment Bond equal to 100% of the successful bid, prior to execution of the Contract.

The project consists of installation of approximately 230 feet of new 18" RCP storm drain, 150 lineal feet of concrete lined channel, curb and gutter, cross gutter, catch basins, construction traffic control, water pollution control measures, restoration of existing surface improvements, and other work as shown on the plans and described within the contract documents. **A Pre-Bid Conference will be held at 9:00 AM., on February 26, 2025 at 3206 Acacia Street, Lemon Grove CA 91945.** The successful bidder will be required to possess a current State of California "Class A" General Engineering License at the time the Contract is awarded. All contractors and subcontractors must be registered with the Department of Industrial Relations pursuant to Labor Code section 1725.5. In accordance with the California Labor Code, the Contractor must pay not less than prevailing wage rates as determined by the Director of Industrial Relations for all work done under this contract. **Engineer's Estimate: \$350,000**

Project Documents: The project documents include the Standard Specifications for Public Works Construction (Green Book), 2021 Edition; the San Diego Area Regional Standard Drawings, current Edition on the date of bid opening; and the contract documents. Bid Documents: Plans, specifications, instructions to bidders and bidder's proposal forms may be examined and downloaded at <https://www.lemongrove.ca.gov/business-development/contracting-opportunities/> Open Construction Bids/RFPs/RFQs.

For further information, please contact Ed Walton, City Engineer, at (619) 825-3821 or by email at ewalton@lemongrove.ca.gov. The City reserves the right to reject any or all bids or to waive any irregularities or informalities in any bids or in the bidding. **East County Californian 2/21/2025-150373**

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paid for at time of sale in **CASH ONLY**. All purchased items sold as is, where is. Items must be removed at the time of sale. Sales are subject to cancellation in the event of settlement between owner and obligated party. Advertiser reserves the right to bid.

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Auction by StorageTreasures.com License 63747122 Bond# Phone (855)722-8853 SuperStorage (619) 262-2828 **EC Californian 2/14,21/2025-150164**

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 25CU006988C

TO ALL INTERESTED PERSONS: Petitioner: MORGAN JAIE SHIELDS filed a petition with this court for a decree changing names as follows: MORGAN JAIE SHIELDS to RITA-MICHAELA KANARRA SHIELDS. THE COURT ORDERS that all persons interested in this matter 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 4/02/2025**

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.)

A copy of this Order to Show Cause must be published at least once each week for four successive weeks before the date set for hearing in the following newspaper of general circulation, printed in this county: East County Californian DATE: 2/10/2025 Maureen F. Hallahan Judge of the Superior Court **East County Californian- 150197 2/14,21,28,3/7/25**

BOAT LIEN SALE

1978 36' POWER BOAT MAKE: MARIN HULL ID # E T Y 3 6 0 9 5 1 2 7 7 CF # 7264 GJ LIEN SALE DATE: 3/6/2025 9:00 AM LOCATION: PIER 32 MARINA ADDRESS: 3201 MARINA WAY NATIONAL CITY CA 91950 **EC Californian 2/21/2025-150262**

NOTICE OF PETITION TO ADMINISTER ESTATE OF: HARRY B OHLSON

INVITATION TO BID

The City of Santee invites bids for the Citywide Streetlight LED Upgrade Project Phase 2 CIP 2024-12. Sealed bids will be received by the City of Santee at the Office of the City Clerk, 10601 Magnolia Avenue, Building 3, Santee, CA 92071, until 10:00 a.m. on March 13, 2025 at which time they will be publicly opened and read. Work includes the furnishing of all labor, materials, equipment, tools and incidentals necessary for the Citywide Streetlight LED Upgrade Project Phase 2 CIP 2024-12 including but not limited to: repainting the existing metal streetlight poles, furnishing and installing/replacing existing streetlight luminaires and mast arm/mounts, photocells and fuses, and disposal of existing old streetlight luminaires.

The City shall award the Contract to the bidder submitting the lowest bid and is deemed responsive and responsible by the City as defined in the Notice to Contractors Inviting Bids. Award of the Base Bid will be based upon funds available. The work is to be constructed within Fifty (50) working days from the Notice to Proceed including material lead time. Engineers estimate for the Base Bid is \$575,000. The contractor shall possess a valid Class "C-10" or "D-64" license at the time of bid submission.

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

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

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

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

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

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

Contract Documents, including plans, specifications and proposal forms, may be examined and/or downloaded on the City's website at www.cityofsanteeca.gov. Contract documents may also be examined at the City Clerk's Office, 10601 Magnolia Avenue, Building 3, Santee, CA 92071-1266. Each bidder shall notify the City to be listed as a plan holder for the project by providing written notice to the City's contact person listed in the Information for Bidders. The City of Santee complies with the Americans with Disabilities Act. If you require reasonable accommodations for the bid opening, please contact the Office of the City Clerk, (619) 258-4100, at least 48 hours in advance. **East County Californian 2/14,21/2025-149693**

Legal Notices-CAL**CASE No.
25PE000370C**

To all heirs, beneficiaries, creditors, contingent creditors and persons who may otherwise be interested in the will or estate, or both, of: HARRY B.

Legal Notices-CAL**OHLSON.**

A Petition for Probate has been filed by: JON B OHLSON in the Superior Court of California, County of San Diego
The Petition for Probate requests that JON

Legal Notices-CAL

B OHLSON 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

Legal Notices-CAL

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 case why the court should not grant the authority.

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

03/12/2025

1:30p.m. Dept. 502

1100 Union Street

San Diego, CA 92101

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

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

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

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

Petitioner: JON B

Legal Notices-CAL

OHLSON, 9318 LORENA DRIVE, LA MESA, CA 91942. 619-820-4021

East County Californian 2/21,28,3/7/2025-150310

LIEN SALE

Notice is hereby given that pursuant to Section 21701-2171 of the business and Professions Code, Section 2382 of the Commercial Code, Section 535 of the Penal Code, Rockvill RV & Self Storage 10775 Rockvill St, Santee CA 92071 will sell by competitive bidding on or after 03-01-2025, 11:00am. Auction to be held online at www.bid13.com Property to be sold as follows: miscellaneous household goods, personal items, furniture, and clothing belonging to the following:

Unit #F762 Boice, Amber
Unit #G1411 Cantin, Brandon
Unit #E282 Smith, Darnella

2/14, 2/21/25

CNS-3894610#

SANTEE STAR

ECC/Santee Star

2/14,21/25-150091

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 March 4, 2025, at 12:00pm. Personal property including but not limited to furniture, clothing, tools and/or other household items located at: www.storage-treasures.com. Stored by the following persons, Brady Williams. 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 2/21/2025-150369

Legal Notices-CAL

Title Order No.: 2415770-05 Trustee Sale No.: NR-53274-CA Ref No.: Santee Corsican Villas APN No.: 378-320-25-00 NOTICE OF TRUSTEE'S SALE (NOTICE OF LIEN SALE OF REAL PROPERTY UPON LIEN FOR HOMEOWNER'S ASSOCIATION DUES) (CALIFORNIA CIVIL CODE §§ 5700 and 5710) YOU ARE IN DEFAULT UNDER A NOTICE OF DELINQUENT ASSESSMENT DATED 12/7/2023. 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. THIS PROPERTY IS BEING SOLD SUBJECT TO THE RIGHT OF REDEMPTION CREATED IN CALIFORNIA CIVIL CODE SEC-

Legal Notices-CAL

TION 5715(b). On 3/5/2025 at 10:30 AM, Nationwide Reconveyance LLC As the duly appointed Trustee under and pursuant to Notice of Delinquent Assessment, recorded on 12/8/2023 as Document No. 2023-0337649 Book XX Page XX of Official Records in the Office of the Recorder of San Diego County, California, property owned by: Brandon D. Airington and Catherine N. Airington and described as follows: As more fully described on the referenced Assessment Lien WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER FOR CASH, (payable at time of sale in lawful money of the United States, by cash, a cashier's check drawn by a State or national bank, a check drawn by a state of 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 All right, title and interest under said Notice of Delinquent Assessment in the property situated in said County, describing the land therein: 378-320-25-00

The street address and other common designation, if any of the real property described above is purported to be: 10516 Kerrigan Ct. 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 made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum due under said Notice of Delinquent Assessment, with interest thereon, as provided in said notice, advances, if any, estimated fees, charges, and expenses of the Trustee, to-wit: \$11,294.36 Estimated Accrued Interest and additional advances, if any, will increase this figure prior to sale The claimant, Santee Corsican Villas Homeowners Association under said Notice of Delinquent Assessment heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale, and a written Notice of Default and Election to Sell. The undersigned caused said Notice of Default and Election to Sell to be recorded in the county where the real property is located and more than three months have elapsed since such recording.

Legal Notices-CAL

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 (714) 986-9342 or visit this Internet Web site www.superiordefault.com, using the file number assigned to this case NR-53274-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. PLEASE NOTE THAT WE ARE A DEBT COLLECTOR Date: 1/27/2025 Nationwide Reconveyance LLC 9665 Chesapeake Dr., Ste. 365, San Diego, CA 92123 For Sales Information Please Call (714) 986-9342. By: Rhonda Rorie, Trustee (TS# NR-53274-ca SDI-32910)

East County Californian 2/7,14,21/2025-149692

NOTICE OF TRUSTEE'S SALE T.S. No. 24-02423-SM-CA Title No. 240423867-CA-VO1 A.P.N. 515-133-21-00 YOU ARE IN

Legal Notices-CAL

DEFAULT UNDER A DEED OF TRUST DATED 02/15/2018. 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 PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, (cashier's check(s) must be made payable to National Default Servicing Corporation), drawn on a state or national bank, a check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, savings association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state; will be held by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the herein-after described property under and pursuant to a Deed of Trust described below. The sale will be made in an "as is" condition, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, 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: Kevin Menna and Lori Menna, husband and wife as community property Duly Appointed Trustee: National Default Servicing Corporation recorded 02/23/2018 as Instrument No. 2018-0072012 (or Book, Page) of the Official Records of San Diego County, California. Date of Sale: 03/07/2025 at 9:00 AM Place of Sale: Entrance of the East County Regional Center, East County Regional Center, 250 E. Main Street, El Cajon, CA 92020 Estimated amount of unpaid balance and other charges: \$161,198.77 Street Address or other common designation of real property: 1349 Golden Harvest Lane, El Cajon, CA 92019 A.P.N.: 515-133-21-00 The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is

CITY OF EL CAJON**NOTICE INVITING BIDS****PUBLIC PROJECT: BOX CULVERT CONDITION ASSESSMENT & REPAIRS RE-BID**

**Engineering Job No. 183611PWCP
Bid No. 003-26**

BIDS MUST BE RECEIVED BEFORE: 2:00 p.m. on March 31, 2025

PLACE OF RECEIPT OF BIDS: Electronic Submission via PlanetBids

NOTICE IS HEREBY GIVEN that the City of El Cajon, California will receive electronic bids via PlanetBids before the time and date set forth above, for the above project. All quotes shall be made on the forms furnished by the City.

Reference is made to the specifications and detailed drawings for said work, on file in the Office of the City Purchasing Agent, in accordance with which said work shall be done. A copy of said specifications and the bid forms may be downloaded from the City's PlanetBids website (<https://www.planetbids.com/portal/portal.cfm?CompanyID=14593>). For assistance with downloading these documents, please contact the Purchasing Division at purchasing@elcajon.gov.

Bidders must register as a vendor on PlanetBids (<https://www.planetbids.com/portal/portal.cfm?CompanyID=14593>) in order to download specifications, plans, prospective bidders list, bid documentation, and to receive addenda and notifications when issued.

A non-mandatory pre-bid conference will be held on March 4, 2025 at 10:00 a.m. at the City of El Cajon Operations Yard, 1050 Vernon Way, El Cajon, CA 92020. The pre-bid conference is not mandatory; however, prospective bidders are encouraged to attend. The meeting will provide contractors the ability to enter the box culvert with transportation provided by the City.

The plans and specifications show general information only. It shall be the bidder's responsibility to examine the project site(s) in order to determine the exact existing conditions, and the character and extent of the work to be performed. The bidder's omission, or failure to visit the project site(s) and acquaint itself with existing conditions shall in no way relieve the successful bidder from obligations with respect to the Contract. Submission of a bid shall be prima facie evidence of the bidder's compliance with this requirement.

The general prevailing wage rate of per diem wages, as determined by the Director of Industrial Relations, are available from the DIR website at www.dir.ca.gov/OPRL/Pwd. Any successful bidder who intends to use a craft of classifications not shown on the general prevailing wage determinations may be required to pay the wage rate of the craft or classification most closely related to it as shown in the general determinations effective at the time of the call for bids.

A Performance Bond and Labor and Material Bond, each in an amount equal to 100% of the contract price, shall be executed by the successful bidder within ten days after the Notice of Award of Contract has been mailed. Securities or bank or savings and loan certificates of deposit may be substituted for any moneys withheld to ensure performance of the contract, pursuant to Section 22300 of the California Public Contract Code.

Bidders shall upload electronic proof of Bid Security with the electronic bid submission and an original hardcopy bid security must be received by the City before the time the bids are due in one of the following forms: a check made payable to the City of El Cajon and certified by a responsible bank, in an amount which shall not be less than 10% of the amount of the bid, or by a surety bond for said amount and so payable, executed by a surety company authorized to do business in the State of California, and satisfactory to said City.

Bids shall be submitted electronically through the City's PlanetBids website at <https://www.planetbids.com/portal/portal.cfm?CompanyID=14593>. The results of the bidding and the calculations of the bids will be reported to the City Council at a meeting subsequent to the date above set for the opening of bids.

The City Council reserves the right to reject any and all bids if it considers it necessary to do so for the public good, and it may reject the bid of any bidder who has been delinquent or unfaithful in any former contract with the City.

NOTE: No bid will be accepted from a Contractor who has not been licensed in accordance with the provisions of Division 3, Chapter 9, Section 7000 et. seq., of the Business and Professions Code.

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

This project is subject to compliance monitoring and enforcement by the Department of Industrial Relations.

/s/ Mara Romano
Purchasing Agent
February 14, 2025

East County Californian 2/14,21/2025-150085

Legal Notices-CAL

shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. The requirements of California Civil Code Section 2923.5(b)(2923.55(c) were fulfilled when the Notice of Default was recorded. **NOTICE TO POTENTIAL BIDDERS:** If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. **NOTICE TO PROPERTY OWNER:** The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 800-280-2832 or visit this internet website www.ndscorp.com/sale, using the file number assigned to this case 24-02423-SM-CA. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the internet website. The best way to verify postponement in-

Legal Notices-CAL

formation is to attend the scheduled sale. **NOTICE TO TENANT*:** You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are a "representative of all eligible tenant buyers" you may be able to purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call 888-264-4010, or visit this internet website www.ndscorp.com, using the file number assigned to this case 24-02423-SM-CA to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as a "representative of all eligible tenant buyers" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. *Pursuant to Section 2924m of the California Civil Code, the potential rights described herein shall apply only to public auctions taking place on or after January 1, 2021, through December 31, 2025, unless later extended. Date: 01/23/2025 National Default Servicing Corporation c/o Tiffay and Bosco, P.A., its agent, 1455 Frazee Road, Suite 820 San Diego, CA 92108 Toll Free Phone: 888-264-4010 Sales Line 800-280-2832; Sales Website: www.ndscorp.com Connie Hernandez, Trustee Sales Representative A-4833433 0 2 / 0 7 / 2 0 2 5 , 0 2 / 1 4 / 2 0 2 5 , 0 2 / 2 1 / 2 0 2 5
East County Californian 2/7,14,21/2025-149731

NOTICE OF TRUSTEE'S SALE TS No. CA-22-941501-AB Order No.: 220443483-CA-VOI YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 3/23/2021. 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

Legal Notices-CAL

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 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): **ROBERT CHARLES ELTON, JR., A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY** Recorded: 4/1/2021 as Instrument No. 2021-0249155 of Official Records in the office of the Recorder of SAN DIEGO County, California; Date of Sale: 3/7/2025 at 9:00 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: \$361,601.76 The purported property address is: 3220 SALTON VISTA, JULIAN, CA 92036-0000 Assessor's Parcel No.: 291-255-63-00 291-255-84-00 **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 insur-

Legal Notices-CAL

ance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. **NOTICE TO PROPERTY OWNER:** The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 800-280-2832 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-22-941501-AB. 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 619-645-7711, or visit this internet website <http://www.qualityloan.com>, using the file number assigned to this foreclosure by the Trustee: CA-22-941501-AB 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

Legal Notices-CAL

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-22-941501-AB 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's 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: 800-280-2832 Or Login to: <http://www.qualityloan.com> Post-Sale Information (CC 2924m(e)): (866) 645-7711 Reinstatement or Payoff Line: (866) 645-7711 Ext 5318 QUALITY LOAN SERVICE CORPORATION TS No.: CA-22-941501-AB IDSPub #0236671 2/14/2025 2/21/2025 2/28/2025 **ECC/EI Cajon Eagle 2/14, 21, 28/2025-150097**

Legal Notices-CAL

23-03108-QQ-CA Title No. 230596718-CA-VOI A.P.N. 481-150-01-00 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 05/03/2022. 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 PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, (cashier's check(s) must be made payable to National Default Servicing Corporation), drawn on a state or federal credit union, or a check drawn by a state or federal savings and loan association, savings association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state; will be held by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the herein after described property under and pursuant to a Deed of Trust described below. The sale will be made in an "as is" condition, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, 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: Rebecca Grzeskowiak and Mark Grzeskowiak, wife and husband Duly Appointed Trustee: National Default Servicing Corporation Recorded 05/09/2022 as Instrument No. 2022-0198924 (or Book, Page) of the Official Records of San Diego County, California. Date of Sale: 03/21/2025 at 9:00 AM Place of Sale: Entrance of the East County Regional Center, 250 E. Main Street, El Cajon, CA 92020 Estimated amount of unpaid balance and other charges: \$547,992.82 Street Address or other common designation of real property: 2473 Katherine St, El Cajon, CA 92020-2031 A.P.N.: 481-150-01-00 The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if

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any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. The requirements of California Civil Code Section 2923.5(b)(2923.55(c) were fulfilled when the Notice of Default was recorded. **NOTICE TO POTENTIAL BIDDERS:** If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. **NOTICE TO PROPERTY OWNER:** The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 800-280-2832 or visit this internet website www.ndscorp.com/sale, using the file number assigned to this case 23-03108-QQ-CA. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone in-

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formation or on the internet website. The best way to verify postponement information is to attend the scheduled sale. **NOTICE TO TENANT*:** You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are a "representative of all eligible tenant buyers" you may be able to purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call 888-264-4010, or visit this internet website www.ndscorp.com, using the file number assigned to this case 23-03108-QQ-CA to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as a "representative of all eligible tenant buyers" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. *Pursuant to Section 2924m of the California Civil Code, the potential rights described herein shall apply only to public auctions taking place on or after January 1, 2021, through December 31, 2025, unless later extended. Date: 02/04/2025 National Default Servicing Corporation c/o Tiffany and Bosco, P.A., its agent, 1455 Frazee Road, Suite 820 San Diego, CA 92108 Toll Free Phone: 888-264-4010 Sides Line 800-280-2832; Sales Website: www.ndscorp.com Connie Hernandez, Trustee Sales Representative A-FN4834315 0 2 / 1 4 / 2 0 2 5 , 0 2 / 2 1 / 2 0 2 5 , 0 2 / 2 8 / 2 0 2 5
ECC/EI Cajon Eagle 2/14, 21, 28/2025-150132

AMENDED NOTICE OF PUBLIC SALE NOTICE IS HEREBY GIVEN pursuant to California Civil Code Section 798.56a and California Commercial Code Section 7210 that the following described property, which could include a lease or license, will be sold by LAMPLIGHTER OCEANSIDE MHP (Warehouseman) at

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public auction to the highest bidder for cash, in lawful money of the United States, or a cashier's check, in lawful money of the United States, made payable to LAMPLIGHTER OCEANSIDE MHP (payable at time of sale). Said sale to be without covenant or warranty as to possession, financing, title, encumbrances, or otherwise on an "as is" "where is" basis. The property which will be sold is described as follows (the "Property"): Year/Mobile/home: 1976 RE DMAN FLAM-INGO Decal Number: LAN6815 Serial Number(s): A1263411 B1263411 The current location of the subject Property is: 4660 N. River Rd., Space 122, Oceanside, CA 92057. The sale will be held as follows: Date: March 12, 2025 Time: 10:30 a.m. Place: At the Entrance to the East County Regional Center By the Statue 250 E. Main St. El Cajon, CA 92020 The public auction will be made to satisfy the lien for storage of the Property that was deposited by PARVATI ANJULI SOTZEN with LAMPLIGHTER OCEANSIDE MHP. Upon purchase of the Property, the purchaser must remove the Property from the Park within five (5) days from the date of purchase, and remit payment to the Park for daily storage fees of \$30.00 per day commencing from the date after the sale to the date the Property is removed from the Park. Furthermore, the purchaser of the Property shall be responsible for the cleanup of the space of all trash, pipes, wood, equipment/tools, etc., utilized in the removal of the Property. Additionally, the purchaser shall also be liable for any damages caused to the Park during the removal of the Property. The money that we receive from the sale, if any, (after paying our costs) will reduce the amount you owe. If we receive less money than you owe, you will still owe us the difference. If we receive more money than you owe, you will be entitled to the extra money, unless we must pay it to someone else with a security interest in the Property. The total amount due on this Property including storage charges, estimated costs, expenses, and advances as of the date of the public sale is \$17,600.68. The auction will be made for the purpose of satisfying the lien on the Property, together with the cost of the sale. As set forth above, we have sent this Notice to the others who have an interest in the Property or who owe money under your agreement. DATED: February 7, 2025 GREGORY BEAM & ASSOCIATES, INC. By: Gregory B. Beam Au-

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thorized agent for Lamplighter Ocean-side MHP (TS# 2671-014 SDI-33032)

East County Californian 2/21,28/2025-150134

T.S. No.: 2023-05887-CA APN: 480-651-27-00 Property Address: 7842 ALTON DR, LEMON GROVE, CALIFORNIA 91945-3803, NOTICE OF TRUSTEE'S SALE- YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 9/6/2012. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state will be held by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described below. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, 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: Charles A Stewart, a widower Duly Appointed Trustee: Nestor Solutions, LLC Deed of Trust Recorded 9/21/2012 as Instrument No. 2012-0574893 in Book -- Page -- of Official Records in the office of the Recorder of San Diego County, California Date of Sale: 3/17/2025 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: \$253,941.01 Street Address or other common designation of real property: 7842 ALTON DR LEMON GROVE, CALIFORNIA 91945-3803 A.P.N.: 480-651-27-00 The undersigned

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Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or 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 or (888) 902-3989 or visit these internet websites or www.nestortrustee.com, using the file number assigned to this case 2023-05887-CA. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Website. The best way to verify postponement information is to attend the scheduled sale. NOTICE TO TENANTS: You may have a right to purchase this property after the trustee auction pursuant to

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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 2023-05887-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: 2/10/2025. Nestor Solutions, LLC 214 5th Street, Suite 205 Hunt- ington Beach, California 92648 Sale Line: (888) 902-3989 Giovanna Nicholson, Sr. Trustee Sale Officer EPP 42638 Pub dates 02/21, 02/28, 03/07/2025 **ECC/Lemon Grove Review 2/21,28,3/7/2025-150188**

NOTICE OF TRUSTEE'S SALE TS No. CA-22-927184-CL Order No.: FIN-22007397 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 8/26/2019. 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 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 encum-

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brances, 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): Joshua S. Bolin, a married man as his sole and separate property Recorded: 8/29/2019 as Instrument No. 2019-0371518 and reformed to correct the legal description pursuant to Default Judgment By Court After Entry of Default filed on 03/29/2024 and recorded on 05/08/2024 as Instrument No. 2024-0114924 of Official Records in the office of the Recorder of SAN DIEGO County, California; Date of Sale: 3/21/2025 at 9:00 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: \$448,786.51 The purported property address is: 7414 ENGINEERS RD, JULIAN, CA 92036-9646 Assessor's Parcel No.: 293-201-23-00 Legal Description: Please be advised that the legal description set forth on the Deed of Trust is in error. The legal description of the property secured by the Deed of Trust is more properly set forth and made part of Exhibit "A" as attached hereto. The land referred to in this Policy is situated in the Unincorporated Area of Julian, County of San Diego, State of CA, and is described as follows: That portion of the Northeast Quarter of the Southwest Quarter of Section 30, Township 13 South, Range 4 East, San Bernardino Base and Meridian, in the County of San Diego, State of California, according to Official Plat thereof, described as follows: Commencing at the Northwest corner of the Northeast Quarter of the Southwest Quarter of said Section 30; thence along the Westerly line of said Northeast Quarter of the Southwest Quarter, South 00° 14' 01" West, 634.55 feet to the center line of County Road Survey No. 531 (known as Engineer's Road) as shown on Record of Survey Map No. 7282, filed in the Office of the County Recorder of San Diego County, July 2, 1970, being a point on the arc of a 264.36 foot radius curve in said center

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line, concave South-easterly; a radial line of said curve bears North 24° 43' 47" West to said point; thence along said center line Northeasterly along the arc of said curve through a central angle of 18° 03' 37" a distance of 83.33 feet to the beginning of a reserve 556.82 foot radius curve, being the most Westerly corner of land described in Deed to Edward Rakowski, et ux, recorded June 30, 1969 as File No. 117075, and being also the true point of beginning; thence continuing along said center line as follows: Northeasterly along the arc of said reverse curve through a central angle of 13° 40' 40" a distance of 132.92 feet to the beginning of a compound 273.42 foot radius curve; Northeasterly along the arc of said curve through a central angle of 27° 44' 20" a distance of 132.37 feet; and tangent to said curve North 41° 54' 50" East, 12.00 feet; thence leaving the portion of the center line above described, South 40° 39' 60" East, 100.00 feet; thence South 21° 24' 30" West, 119.72 feet; thence South 66° 15' 00" West, 220.00 feet to the Southwesterly line of land described in Quitclaim Deed to Charles R. Schnug, et ux, Records February 4, 1971 as File No. 21910 of Official Records; thence along said Southwesterly line North 21° 58' 10" West, 175.00 feet to the true point of beginning. Together with the Mobile Home situated thereon which is affixed to the aforementioned real property and incorporated herein and which is intended by all parties to constitute a part of the realty and to pass with it. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these re-

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sources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 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-22-927184-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. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call 619-645-7711, or visit this internet website <http://www.qualityloan.com>, using the file number assigned to this foreclosure by the Trustee: CA-22-927184-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

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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 BIDDERS: For post-sale information in accordance with Section 2924m(e) of the California Civil Code, use file number CA-22-927184-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 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: 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-22-927184-CL IDSPub #0236760 2/21/2025 2/28/2025 3/7/2025 **ECC/La Mesa Forum 2/21,28,3/7/2025-150245**

T.S. No.: 250114043 Notice of Trustee's Sale Loan No.: Anthony's 31 Courtyard Order No. 95530889 APN: 490-

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631-27-00 Property Address: Vacant Land (AKA 8332 Case Street) La Mesa, CA 91942 You Are In Default Under A Deed Of Trust Dated 10/22/2020. 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 cashier's check drawn on a state or national bank, cashier's check drawn by a state or federal credit union, or a cashier's 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 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 (877) 440-4460 or visit this internet web site www.mkconsultantsinc.com, using the file number assigned to this case 250114043. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. Notice To Tenant: You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. Date: 2/21/2025 Total Lender Solutions, Inc. 10505 Sorrento Valley Road, Suite 125 San Diego, CA 92121 Phone: 866-535-3736 Sale Line: (877) 440-4460 By: Rachel Seropian, Trustee Sale Officer **ECC/La Mesa Forum 2/21,28,3/7/2025-150304**

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the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. Notice To Potential Bidders: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or 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 (877) 440-4460 or visit this internet web site www.mkconsultantsinc.com, using the file number assigned to this case 250114043. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. Notice To Tenant: You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the prop-

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erty 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) 440-4460, or visit this internet web site www.tlssales.info, using the file number assigned to this case 250114043 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. When submitting funds for a bid subject to Section 2924m, please make the funds payable to "Total Lender Solutions, Inc. Holding Account". 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: 2/11/2025 Total Lender Solutions, Inc. 10505 Sorrento Valley Road, Suite 125 San Diego, CA 92121 Phone: 866-535-3736 Sale Line: (877) 440-4460 By: Rachel Seropian, Trustee Sale Officer **ECC/La Mesa Forum 2/21,28,3/7/2025-150304**

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enant 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. No cashier's checks older than 60 days from the day of sale will be accepted. Trustor: Tony's Courtyard, LLC, A California Limited Liability Company Duly Appointed Trustee: Total Lender Solutions, Inc. Recorded 12/30/2020 as Instrument No. 2020-0843969 in book , page of Official Records in the office of the Recorder of San Diego County, California, Date of Sale: 3/17/2025 at 10:30 AM Place of Sale: by the statue at entrance to East County Regional Center, 250 East Main Street, El Cajon, CA Amount of unpaid balance and other charges: \$4,301,305.07 Street Address or other common designation of real property: 8332 Case St La Mesa, California 91942-2919 A.P.N.: 490-631-31-00 The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. Notice To Potential Bidders: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for

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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 (877) 440-4460 or visit this internet web site www.mkconsultantsinc.com, using the file number assigned to this case 250114044. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. Notice To Tenant: You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call (877) 440-4460, or visit this internet web site www.tlssales.info, using the file number assigned to this case 250114044 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. When submitting funds for a bid subject to Section 2924m, please make the funds payable to "Total Lender Solutions, Inc. Holding Account". If you think you may qualify as an "eligible tenant buyer" or "eligible bidder," you should consider contacting an attorney or appropriate real estate

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professional immediately for advice regarding this potential right to purchase. Date: 2/11/2025 Total Lender Solutions, Inc. 10505 Sorrento Valley Road, Suite 125 San Diego, CA 92121 Phone: 866-535-3736 Sale Line: (877) 440-4460 By: Rachel Seropian, Trustee Sale Officer **ECC/La Mesa Forum 2/21,28,3/7/2025-150305**

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NOTICE OF TRUSTEE'S SALE T.S. No. 24-03121-SM-CA Title No. 8794680 A.P.N. 464-020-35-74 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 12/02/2002. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, (cashier's check(s) must be made payable to National Default Servicing Corporation), drawn on a state or national bank, a check drawn by a state or federal savings and loan association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state; will be held by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described below. The sale will be made in an "as is" condition, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. Trustor: Albert L. Jackson, Jr., a single man Duly Appointed Trustee: National Default Servicing Corporation Recorded 12/10/2002 as Instrument No. 2002-1121658 (or Book, Page) of the Official Records of San Diego County, California. Date of Sale: 03/21/2025 at 9:00 AM Place of Sale: Entrance of the East County Regional Center, 250 E. Main Street, El Cajon,

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CA 92020 Estimated amount of unpaid balance and other charges: \$79,518.92 Street Address or other common designation of real property: 5700 Baltimore Drive #242, La Mesa, CA 91942 A.P.N.: 464-020-35-74 The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. The requirements of California Civil Code Section 2923.5(b)/2923.55(c) were fulfilled when the Notice of Default was recorded. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 800-280-2832 or visit this internet website www.ndscorp.com/sales, using the file number assigned to this case 24-03121-SM-CA. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the internet website. The best way to verify postponement information is to attend the scheduled sale. NOTICE TO TENANT: You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are a "representative of all eligible tenant buyers" you may be able to purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call 888-264-4010, or visit this internet web site www.ndscorp.com, using the file number assigned to this case 24-03121-SM-CA to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as a "representative of all eligible tenant buyers" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. *Pursuant to Section 2924m of the California Civil Code, the potential rights described herein shall apply only to public auctions taking place on or after January 1, 2021, through December 31, 2025, unless later extended. Date: 02/14/2025 National Default Servicing Corporation c/o Tiffany and Bosco, P.A., its agent, 1455 Frazee Road, Suite 820 San Diego, CA 92108 Toll Free Phone: 888-264-4010 Sales Line 800-280-2832; Sales Website: www.ndscorp.com A-4835259 02/21/2025, 0 2 / 2 8 / 2 0 2 5 , 0 3 / 0 7 / 2 0 2 5 , **ECC/La Mesa Forum 2/21,28,3/7/2025-150316**