

Legal Notices-CAL

**NOTICE OF PUBLIC HEARING
ANNEXATION TO SAN MIGUEL CONSOLIDATED FIRE PROTECTION DISTRICT
COMMUNITY FACILITIES DISTRICT 2022-1 (Annexation 9, APN 484-101-19-00)**

NOTICE IS HEREBY GIVEN that the BOARD OF DIRECTORS (the "Board") of the SAN MIGUEL CONSOLIDATED FIRE PROTECTION DISTRICT (the "District"), desires to annex property to the San Miguel Consolidated Fire Protection District Community Facilities District 2022-1 ("CFD 2022-1") pursuant to the provisions of the "Mello-Roos Community Facilities Act of 1982" (the "Community Facilities District Law"). The territory proposed to be included in CFD 2022-1 shall be known as the "Territory." Published herewith is a copy of Resolution 25-03, a Resolution of the Board of Directors of the San Miguel Consolidated Fire Protection District Declaring Intention to Annex Territory to Community Facilities District 2022-1 and Adopting A Map of the Area Proposed to be Annexed Thereto, adopted on February 12, 2025 Exhibits to Resolution 25-03 are available upon request of the Board Clerk.

PUBLIC HEARING NOTICE IS GIVEN THAT ON MARCH 26, 2025 AT THE HOUR OF 5:30 P.M., IN THE REGULAR MEETING PLACE OF THE BOARD BEING THE DISTRICT OFFICES, LOCATED AT 2850 VIA ORANGE WAY, SPRING VALLEY CA 91978, A PUBLIC HEARING WILL BE HELD WHERE THIS BOARD WILL CONSIDER THE ANNEXATION OF TERRITORY INTO CFD 2022-1, THE RATE AND METHOD OF APPORTIONMENT OF THE SPECIAL TAX PROPOSED TO BE LEVIED WITHIN THE ANNEXATION TERRITORY TO CFD 2022-1, AND ALL OTHER MATTERS AS SET FORTH IN THIS RESOLUTION OF INTENTION. AT THE ABOVE-MENTIONED TIME AND PLACE FOR PUBLIC HEARING ANY PERSONS INTERESTED, INCLUDING TAXPAYERS AND PROPERTY OWNERS MAY APPEAR AND BE HEARD. THE TESTIMONY OF ALL INTERESTED PERSONS FOR OR AGAINST THE ANNEXATION OF TERRITORY INTO CFD 2022-1, THE EXTENT OF THE ANNEXATION INTO CFD 2022-1, OR THE FINANCING OF THE SERVICES, WILL BE HEARD AND CON-

Legal Notices-CAL

SIDERED. ANY PROTESTS MAY BE MADE ORALLY OR IN WRITING, HOWEVER, ANY PROTESTS PERTAINING TO THE REGULARITY OR SUFFICIENCY OF THE PROCEEDINGS SHALL BE IN WRITING AND CLEARLY SET FORTH THE IRREGULARITIES AND DEFECTS TO WHICH THE OBJECTION IS MADE. ALL WRITTEN PROTESTS SHALL BE FILED WITH THE BOARD CLERK ON OR BEFORE THE TIME FIXED FOR THE PUBLIC HEARING. WRITTEN PROTESTS MAY BE WITHDRAWN IN WRITING AT ANY TIME BEFORE THE CONCLUSION OF THE PUBLIC HEARING. IF A WRITTEN MAJORITY PROTEST AGAINST THE ANNEXATION OF TERRITORY INTO CFD 2022-1 IS FILED, THE PROCEEDINGS SHALL BE ABANDONED. IF SUCH MAJORITY PROTEST IS LIMITED TO CERTAIN SERVICES OR PORTIONS OF THE SPECIAL TAX, THOSE SERVICES OR THAT PORTION OF THE SPECIAL TAX SHALL BE ELIMINATED BY THE BOARD.

ELECTION
Upon conclusion of the public hearing, if the Board determines to proceed with the annexation of Territory into CFD 2022-1, a proposition to authorize the levy of the special tax within the annexation Territory to CFD 2022-1 shall be submitted to the qualified electors of the Territory to be annexed into CFD 2022-1. The vote shall be by registered voters within the Territory; however, if there are less than 12 registered voters, the vote shall be by landowners, with each landowner having one vote per acre or portion thereof within the annexation Territory into CFD 2022-1. The special tax shall be authorized to be levied within the annexed Territory if at least two-thirds of the votes cast on the proposition are in favor of the levy of the special tax.

RESOLUTION 25-03
/s/ Shayna Rians, Board Clerk
San Miguel Consolidated Fire Protection District
2/13/2025
Resolution 25-03
Resolution Of Intention Of The Board of Directors of the San Miguel Consolidated Fire Protection District Declaring Intention to Annex Territory to Community Facilities District 2022-1 and Adopting A Map of the Area Proposed to be Annexed Thereto (Annexation 9, APN

WHEREAS, the Board of Directors (the "Board") of the San Miguel Consolidated Fire Protection District (the "District") has established the San Miguel Consolidated Fire Protection District Community Facilities District 2022-1 ("CFD 2022-1") for the purpose of levying special taxes on parcels of taxable property therein for the purpose of providing certain services which are necessary to meet increased demands placed upon the District as a result of the development of said real property; and

WHEREAS, the territory which is included in CFD 2022-1 is described on the map of CFD 2022-1 recorded in Book 50 of Maps of Assessment and Community Facilities Districts, page(s) 41 in the office of the County Recorder for the County of San Diego, State of California; and

WHEREAS, the Board has received a written petition from MANN FAMILY TRUST 03-13-04, the owner of certain real property within the District requesting that such property be annexed to CFD 2022-1 in order that they may be developed and receive the benefit of services, which will be financed by the annual levy of special taxes on said property for the purpose set forth in Exhibit "A" (the "Services"); and agreeing to the annual levy of special taxes on said property sufficient to pay the costs of such Services and costs incidental thereto; and

WHEREAS, the Board is authorized by Article 3.5 (commencing with Section 53339) of Chapter 2.5 of Part 1 of Division 2 of Title 5 of the California Government Code, commonly known as the "Mello-Roos Community Facilities Act of 1982," (the "Act") to annex territory to CFD 2022-1 by complying with the procedures set forth in said Article 3.5.

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of the San Miguel Consolidated Fire Protection District, California, as follows:

Legal Notices-CAL

484-101-19-00)

Section 3. Intention. The Board declares its intention to conduct proceedings pursuant to said Article 3.5 of the Act for territory proposed for annexation designated "Annexation 9" to CFD 2022-1 as described in Exhibit "B" attached hereto. The Board determines that the public convenience and necessity require that such territory be annexed to CFD 2022-1.

Section 4. Description of Territory Proposed To Be Annexed; Annexation 9 to be annexed to CFD 2022-1 is described in Exhibit "B" attached hereto and by this reference made a part hereof. Such territory is also shown and described on the map thereof entitled "Annexation Map 9 of Community Facilities District 2022-1, San Miguel Consolidated Fire Protection District, San Diego County, State of California" which is on file with the Board Clerk (the "Annexation Map").

Section 5. Types of Services; Incidental Expenses. Services authorized to be financed by CFD 2022-1 are set forth in Exhibit "A." The District shall also finance costs associated with the determination of the amount of and the levy and collection of special taxes which are levied to provide such Services and costs otherwise incurred in order to carry out the authorized purposes of CFD 2022-1.

Section 6. Special Taxes. Except where funds are otherwise available, special taxes sufficient to pay the costs of the Services provided for in Section 5 above and the annual administrative expenses of the District and CFD 2022-1 in determining, apportioning, levying and collecting such special taxes, shall be annually levied within CFD 2022-1. Pursuant to Section 53340 of the California Government Code, the special taxes shall be collected in the same manner as ordinary ad valorem property taxes are collected and shall be subject to the same penalties and the same procedure, sale, and lien priority in case of delinquency as is provided for ad valorem taxes. However, under no circumstances shall the special tax levied against any parcel subject to the levy of the special tax pursuant to the rates and method of apportionment be increased as a consequence of delinquency or default by the owner of any other parcel or parcels within CFD 2022-1 by more than ten percent (10%). The rate and method of apportionment of said special taxes shall be as set forth in Exhibit "C" attached hereto and by this reference made a part hereof.

Section 7. Adoption of Annexation Map. Pursuant to Section 3110.5 of the Streets and Highways Code, the Board adopts the Annexation Map as the map of the area proposed to be annexed to CFD 2022-1. Pursuant to Section 3111 of said Code, the Board Clerk shall file the original of the Annexation Map in his or her office and shall file a copy of the Annexation Map with the County Recorder of the County of San Diego no later than 15 days prior to the date of the hearing specified in Section 10 hereof.

Section 8. Exempt Properties. Pursuant to Section 53340 of the California Government Code, properties of entities of the state, federal, and local governments shall be exempt from the levy of special taxes of CFD 2022-1.

Section 9. Necessity. The Board finds that the Services described in Section 5 hereof are necessary to meet increased demands placed upon the District as a result of development occurring within the boundaries of the proposed annexation of territory to CFD 2022-1.

Section 10. Hearing on Annexation of Territory. A public hearing on the annexation of territory into CFD 2022-1 shall be held at 5:30 pm on March 26, 2025, or as soon thereafter as the Board may consider the matter, in the Board Chambers, located at 2850 Via Orange Way, Spring Valley, CA 91978.

Section 11. Notice. The Board Clerk shall publish a notice of the time and place of said hearing as required by Section 53322 of the California Government Code, and shall also give notice of the time and place of said hearing by first-class mail to each registered voter and to each landowner within the proposed community facilities district as prescribed by Section 53322.4 of said Code. Said notice shall be published at least seven (7) days and mailed at least fifteen (15) days before the date of the hearing, and shall contain the information required by said Section 53322.

Section 12. Description of Voting Procedures. The voting procedures to be followed in conducting the election on the proposition with respect to the levy of special taxes within the territory proposed to be annexed to CFD 2022-1 shall be as follows:

a) If at the time of the close of the public or protest hearing (hereinafter referred to as the "protest hearing") at least 12 persons are registered to vote with-

b) If at the time of the close of the protest hearing, and for at least the preceding 90 days, less than 12 persons have been registered to vote within the territory proposed to be annexed to CFD 2022-1, and pursuant to Section 53326, the vote is therefore to be by the landowners of that territory, with each landowner of record at the close of the protest hearing having one vote for each acre or portion of an acre of land that he or she owns, the election shall be conducted by the Board Clerk as follows:

1. The election shall be held on the earliest date following the con-

Legal Notices-CAL

Section 3. Intention. The Board declares its intention to conduct proceedings pursuant to said Article 3.5 of the Act for territory proposed for annexation designated "Annexation 9" to CFD 2022-1 as described in Exhibit "B" attached hereto. The Board determines that the public convenience and necessity require that such territory be annexed to CFD 2022-1.

Section 4. Description of Territory Proposed To Be Annexed; Annexation 9 to be annexed to CFD 2022-1 is described in Exhibit "B" attached hereto and by this reference made a part hereof. Such territory is also shown and described on the map thereof entitled "Annexation Map 9 of Community Facilities District 2022-1, San Miguel Consolidated Fire Protection District, San Diego County, State of California" which is on file with the Board Clerk (the "Annexation Map").

Section 5. Types of Services; Incidental Expenses. Services authorized to be financed by CFD 2022-1 are set forth in Exhibit "A." The District shall also finance costs associated with the determination of the amount of and the levy and collection of special taxes which are levied to provide such Services and costs otherwise incurred in order to carry out the authorized purposes of CFD 2022-1.

Section 6. Special Taxes. Except where funds are otherwise available, special taxes sufficient to pay the costs of the Services provided for in Section 5 above and the annual administrative expenses of the District and CFD 2022-1 in determining, apportioning, levying and collecting such special taxes, shall be annually levied within CFD 2022-1. Pursuant to Section 53340 of the California Government Code, the special taxes shall be collected in the same manner as ordinary ad valorem property taxes are collected and shall be subject to the same penalties and the same procedure, sale, and lien priority in case of delinquency as is provided for ad valorem taxes. However, under no circumstances shall the special tax levied against any parcel subject to the levy of the special tax pursuant to the rates and method of apportionment be increased as a consequence of delinquency or default by the owner of any other parcel or parcels within CFD 2022-1 by more than ten percent (10%). The rate and method of apportionment of said special taxes shall be as set forth in Exhibit "C" attached hereto and by this reference made a part hereof.

Section 7. Adoption of Annexation Map. Pursuant to Section 3110.5 of the Streets and Highways Code, the Board adopts the Annexation Map as the map of the area proposed to be annexed to CFD 2022-1. Pursuant to Section 3111 of said Code, the Board Clerk shall file the original of the Annexation Map in his or her office and shall file a copy of the Annexation Map with the County Recorder of the County of San Diego no later than 15 days prior to the date of the hearing specified in Section 10 hereof.

Section 8. Exempt Properties. Pursuant to Section 53340 of the California Government Code, properties of entities of the state, federal, and local governments shall be exempt from the levy of special taxes of CFD 2022-1.

Section 9. Necessity. The Board finds that the Services described in Section 5 hereof are necessary to meet increased demands placed upon the District as a result of development occurring within the boundaries of the proposed annexation of territory to CFD 2022-1.

Section 10. Hearing on Annexation of Territory. A public hearing on the annexation of territory into CFD 2022-1 shall be held at 5:30 pm on March 26, 2025, or as soon thereafter as the Board may consider the matter, in the Board Chambers, located at 2850 Via Orange Way, Spring Valley, CA 91978.

Section 11. Notice. The Board Clerk shall publish a notice of the time and place of said hearing as required by Section 53322 of the California Government Code, and shall also give notice of the time and place of said hearing by first-class mail to each registered voter and to each landowner within the proposed community facilities district as prescribed by Section 53322.4 of said Code. Said notice shall be published at least seven (7) days and mailed at least fifteen (15) days before the date of the hearing, and shall contain the information required by said Section 53322.

Section 12. Description of Voting Procedures. The voting procedures to be followed in conducting the election on the proposition with respect to the levy of special taxes within the territory proposed to be annexed to CFD 2022-1 shall be as follows:

a) If at the time of the close of the public or protest hearing (hereinafter referred to as the "protest hearing") at least 12 persons are registered to vote with-

b) If at the time of the close of the protest hearing, and for at least the preceding 90 days, less than 12 persons have been registered to vote within the territory proposed to be annexed to CFD 2022-1, and pursuant to Section 53326, the vote is therefore to be by the landowners of that territory, with each landowner of record at the close of the protest hearing having one vote for each acre or portion of an acre of land that he or she owns, the election shall be conducted by the Board Clerk as follows:

1. The election shall be held on the earliest date following the con-

2. The election shall be held on the earliest date following the con-

3. The election shall be held on the earliest date following the con-

4. The election shall be held on the earliest date following the con-

5. The election shall be held on the earliest date following the con-

6. The election shall be held on the earliest date following the con-

Legal Notices-CAL

Section 3. Intention. The Board declares its intention to conduct proceedings pursuant to said Article 3.5 of the Act for territory proposed for annexation designated "Annexation 9" to CFD 2022-1 as described in Exhibit "B" attached hereto. The Board determines that the public convenience and necessity require that such territory be annexed to CFD 2022-1.

Section 4. Description of Territory Proposed To Be Annexed; Annexation 9 to be annexed to CFD 2022-1 is described in Exhibit "B" attached hereto and by this reference made a part hereof. Such territory is also shown and described on the map thereof entitled "Annexation Map 9 of Community Facilities District 2022-1, San Miguel Consolidated Fire Protection District, San Diego County, State of California" which is on file with the Board Clerk (the "Annexation Map").

Section 5. Types of Services; Incidental Expenses. Services authorized to be financed by CFD 2022-1 are set forth in Exhibit "A." The District shall also finance costs associated with the determination of the amount of and the levy and collection of special taxes which are levied to provide such Services and costs otherwise incurred in order to carry out the authorized purposes of CFD 2022-1.

Section 6. Special Taxes. Except where funds are otherwise available, special taxes sufficient to pay the costs of the Services provided for in Section 5 above and the annual administrative expenses of the District and CFD 2022-1 in determining, apportioning, levying and collecting such special taxes, shall be annually levied within CFD 2022-1. Pursuant to Section 53340 of the California Government Code, the special taxes shall be collected in the same manner as ordinary ad valorem property taxes are collected and shall be subject to the same penalties and the same procedure, sale, and lien priority in case of delinquency as is provided for ad valorem taxes. However, under no circumstances shall the special tax levied against any parcel subject to the levy of the special tax pursuant to the rates and method of apportionment be increased as a consequence of delinquency or default by the owner of any other parcel or parcels within CFD 2022-1 by more than ten percent (10%). The rate and method of apportionment of said special taxes shall be as set forth in Exhibit "C" attached hereto and by this reference made a part hereof.

Section 7. Adoption of Annexation Map. Pursuant to Section 3110.5 of the Streets and Highways Code, the Board adopts the Annexation Map as the map of the area proposed to be annexed to CFD 2022-1. Pursuant to Section 3111 of said Code, the Board Clerk shall file the original of the Annexation Map in his or her office and shall file a copy of the Annexation Map with the County Recorder of the County of San Diego no later than 15 days prior to the date of the hearing specified in Section 10 hereof.

Section 8. Exempt Properties. Pursuant to Section 53340 of the California Government Code, properties of entities of the state, federal, and local governments shall be exempt from the levy of special taxes of CFD 2022-1.

Section 9. Necessity. The Board finds that the Services described in Section 5 hereof are necessary to meet increased demands placed upon the District as a result of development occurring within the boundaries of the proposed annexation of territory to CFD 2022-1.

Section 10. Hearing on Annexation of Territory. A public hearing on the annexation of territory into CFD 2022-1 shall be held at 5:30 pm on March 26, 2025, or as soon thereafter as the Board may consider the matter, in the Board Chambers, located at 2850 Via Orange Way, Spring Valley, CA 91978.

Section 11. Notice. The Board Clerk shall publish a notice of the time and place of said hearing as required by Section 53322 of the California Government Code, and shall also give notice of the time and place of said hearing by first-class mail to each registered voter and to each landowner within the proposed community facilities district as prescribed by Section 53322.4 of said Code. Said notice shall be published at least seven (7) days and mailed at least fifteen (15) days before the date of the hearing, and shall contain the information required by said Section 53322.

Section 12. Description of Voting Procedures. The voting procedures to be followed in conducting the election on the proposition with respect to the levy of special taxes within the territory proposed to be annexed to CFD 2022-1 shall be as follows:

a) If at the time of the close of the public or protest hearing (hereinafter referred to as the "protest hearing") at least 12 persons are registered to vote with-

b) If at the time of the close of the protest hearing, and for at least the preceding 90 days, less than 12 persons have been registered to vote within the territory proposed to be annexed to CFD 2022-1, and pursuant to Section 53326, the vote is therefore to be by the landowners of that territory, with each landowner of record at the close of the protest hearing having one vote for each acre or portion of an acre of land that he or she owns, the election shall be conducted by the Board Clerk as follows:

1. The election shall be held on the earliest date following the con-

2. The election shall be held on the earliest date following the con-

3. The election shall be held on the earliest date following the con-

4. The election shall be held on the earliest date following the con-

5. The election shall be held on the earliest date following the con-

6. The election shall be held on the earliest date following the con-

Legal Notices-CAL

Section 3. Intention. The Board declares its intention to conduct proceedings pursuant to said Article 3.5 of the Act for territory proposed for annexation designated "Annexation 9" to CFD 2022-1 as described in Exhibit "B" attached hereto. The Board determines that the public convenience and necessity require that such territory be annexed to CFD 2022-1.

Section 4. Description of Territory Proposed To Be Annexed; Annexation 9 to be annexed to CFD 2022-1 is described in Exhibit "B" attached hereto and by this reference made a part hereof. Such territory is also shown and described on the map thereof entitled "Annexation Map 9 of Community Facilities District 2022-1, San Miguel Consolidated Fire Protection District, San Diego County, State of California" which is on file with the Board Clerk (the "Annexation Map").

Section 5. Types of Services; Incidental Expenses. Services authorized to be financed by CFD 2022-1 are set forth in Exhibit "A." The District shall also finance costs associated with the determination of the amount of and the levy and collection of special taxes which are levied to provide such Services and costs otherwise incurred in order to carry out the authorized purposes of CFD 2022-1.

Section 6. Special Taxes. Except where funds are otherwise available, special taxes sufficient to pay the costs of the Services provided for in Section 5 above and the annual administrative expenses of the District and CFD 2022-1 in determining, apportioning, levying and collecting such special taxes, shall be annually levied within CFD 2022-1. Pursuant to Section 53340 of the California Government Code, the special taxes shall be collected in the same manner as ordinary ad valorem property taxes are collected and shall be subject to the same penalties and the same procedure, sale, and lien priority in case of delinquency as is provided for ad valorem taxes. However, under no circumstances shall the special tax levied against any parcel subject to the levy of the special tax pursuant to the rates and method of apportionment be increased as a consequence of delinquency or default by the owner of any other parcel or parcels within CFD 2022-1 by more than ten percent (10%). The rate and method of apportionment of said special taxes shall be as set forth in Exhibit "C" attached hereto and by this reference made a part hereof.

Section 7. Adoption of Annexation Map. Pursuant to Section 3110.5 of the Streets and Highways Code, the Board adopts the Annexation Map as the map of the area proposed to be annexed to CFD 2022-1. Pursuant to Section 3111 of said Code, the Board Clerk shall file the original of the Annexation Map in his or her office and shall file a copy of the Annexation Map with the County Recorder of the County of San Diego no later than 15 days prior to the date of the hearing specified in Section 10 hereof.

Section 8. Exempt Properties. Pursuant to Section 53340 of the California Government Code, properties of entities of the state, federal, and local governments shall be exempt from the levy of special taxes of CFD 2022-1.

Section 9. Necessity. The Board finds that the Services described in Section 5 hereof are necessary to meet increased demands placed upon the District as a result of development occurring within the boundaries of the proposed annexation of territory to CFD 2022-1.

Section 10. Hearing on Annexation of Territory. A public hearing on the annexation of territory into CFD 2022-1 shall be held at 5:30 pm on March 26, 2025, or as soon thereafter as the Board may consider the matter, in the Board Chambers, located at 2850 Via Orange Way, Spring Valley, CA 91978.

Section 11. Notice. The Board Clerk shall publish a notice of the time and place of said hearing as required by Section 53322 of the California Government Code, and shall also give notice of the time and place of said hearing by first-class mail to each registered voter and to each landowner within the proposed community facilities district as prescribed by Section 53322.4 of said Code. Said notice shall be published at least seven (7) days and mailed at least fifteen (15) days before the date of the hearing, and shall contain the information required by said Section 53322.

Section 12. Description of Voting Procedures. The voting procedures to be followed in conducting the election on the proposition with respect to the levy of special taxes within the territory proposed to be annexed to CFD 2022-1 shall be as follows:

a) If at the time of the close of the public or protest hearing (hereinafter referred to as the "protest hearing") at least 12 persons are registered to vote with-

b) If at the time of the close of the protest hearing, and for at least the preceding 90 days, less than 12 persons have been registered to vote within the territory proposed to be annexed to CFD 2022-1, and pursuant to Section 53326, the vote is therefore to be by the landowners of that territory, with each landowner of record at the close of the protest hearing having one vote for each acre or portion of an acre of land that he or she owns, the election shall be conducted by the Board Clerk as follows:

1. The election shall be held on the earliest date following the con-

2. The election shall be held on the earliest date following the con-

3. The election shall be held on the earliest date following the con-

4. The election shall be held on the earliest date following the con-

5. The election shall be held on the earliest date following the con-

6. The election shall be held on the earliest date following the con-

Legal Notices-CAL

Section 3. Intention. The Board declares its intention to conduct proceedings pursuant to said Article 3.5 of the Act for territory proposed for annexation designated "Annexation 9" to CFD 2022-1 as described in Exhibit "B" attached hereto. The Board determines that the public convenience and necessity require that such territory be annexed to CFD 2022-1.

Section 4. Description of Territory Proposed To Be Annexed; Annexation 9 to be annexed to CFD 2022-1 is described in Exhibit "B" attached hereto and by this reference made a part hereof. Such territory is also shown and described on the map thereof entitled "Annexation Map 9 of Community Facilities District 2022-1, San Miguel Consolidated Fire Protection District, San Diego County, State of California" which is on file with the Board Clerk (the "Annexation Map").

Section 5. Types of Services; Incidental Expenses. Services authorized to be financed by CFD 2022-1 are set forth in Exhibit "A." The District shall also finance costs associated with the determination of the amount of and the levy and collection of special taxes which are levied to provide such Services and costs otherwise incurred in order to carry out the authorized purposes of CFD 2022-1.

Section 6. Special Taxes. Except where funds are otherwise available, special taxes sufficient to pay the costs of the Services provided for in Section 5 above and the annual administrative expenses of the District and CFD 2022-1 in determining, apportioning, levying and collecting such special taxes, shall be annually levied within CFD 2022-1. Pursuant to Section 53340 of the California Government Code, the special taxes shall be collected in the same manner as ordinary ad valorem property taxes are collected and shall be subject to the same penalties and the same procedure, sale, and lien priority in case of delinquency as is provided for ad valorem taxes. However, under no circumstances shall the special tax levied against any parcel subject to the levy of the special tax pursuant to the rates and method of apportionment be increased as a consequence of delinquency or default by the owner of any other parcel or parcels within CFD 2022-1 by more than ten percent (10%). The rate and method of apportionment of said special taxes shall be as set forth in Exhibit "C" attached hereto and by this reference made a part hereof.

Section 7. Adoption of Annexation Map. Pursuant to Section 3110.5 of the Streets and Highways Code, the Board adopts the Annexation Map as the map of the area proposed to be annexed to CFD 2022-1. Pursuant to Section 3111 of said Code, the Board Clerk shall file the original of the Annexation Map in his or her office and shall file a copy of the Annexation Map with the County Recorder of the County of San Diego no later than 15 days prior to the date of the hearing specified in Section 10 hereof.

Section 8. Exempt Properties. Pursuant to Section 53340 of the California Government Code, properties of entities of the state, federal, and local governments shall be exempt from the levy of special taxes of CFD 2022-1.

Section 9. Necessity. The Board finds that the Services described in Section 5 hereof are necessary to meet increased demands placed upon the District as a result of development occurring within the boundaries of the proposed annexation of territory to CFD 2022-1.

Section 10. Hearing on Annexation of Territory. A public hearing on the annexation of territory into CFD 2022-1 shall be held at 5:30 pm on March 26, 2025, or as soon thereafter as the Board may consider the matter, in the Board Chambers, located at 2850 Via Orange Way, Spring Valley, CA 91978.

Section 11. Notice. The Board Clerk shall publish a notice of the time and place of said hearing as required by Section 53322 of the California Government Code, and shall also give notice of the time and place of said hearing by first-class mail to each registered voter and to each landowner within the proposed community facilities district as prescribed by Section 53322.4 of said Code. Said notice shall be published at least seven (7) days and mailed at least fifteen (15) days before the date of the hearing, and shall contain the information required by said Section 53322.

Section 12. Description of Voting Procedures. The voting procedures to be followed in conducting the election on the proposition with respect to the levy of special taxes within the territory proposed to be annexed to CFD 2022-1 shall be as follows:

a) If at the time of the close of the public or protest hearing (hereinafter referred to as the "protest hearing") at least 12 persons are registered to vote with-

b) If at the time of the close of the protest hearing, and for at least the preceding 90 days, less than 12 persons have been registered to vote within the territory proposed to be annexed to CFD 2022-1, and pursuant to Section 53326, the vote is therefore to be by the landowners of that territory, with each landowner of record at the close of the protest hearing having one vote for each acre or portion of an acre of land that he or she owns, the election shall be conducted by the Board Clerk as follows:

1. The election shall be held on the earliest date following the con-

2. The election shall be held on the earliest date following the con-

3. The election shall be held on the earliest date following the con-

4. The election shall be held on the earliest date following the con-

5. The election shall be held on the earliest date following the con-

6. The election shall be held on the earliest date following the con-

Legal Notices-CAL

Section 3. Intention. The Board declares its intention to conduct proceedings pursuant to said Article 3.5 of the Act for territory proposed for annexation designated "Annexation 9" to CFD 2022-1 as described in Exhibit "B" attached hereto. The Board determines that the public convenience and necessity require that such territory be annexed to CFD 2022-1.

Section 4. Description of Territory Proposed To Be Annexed; Annexation 9 to be annexed to CFD 2022-1 is described in Exhibit "B" attached hereto and by this reference made a part hereof. Such territory is also shown and described on the map thereof entitled "Annexation Map 9 of Community Facilities District 2022-1, San Miguel Consolidated Fire Protection District, San Diego County, State of California" which is on file with the Board Clerk (the "Annexation Map").</

Legal Notices-CAL

clusion of the protest hearing upon which it can be held pursuant to Section 53326 which may be selected by the Board, or such earlier date as the owners of land within the territory proposed to be annexed to CFD 2022-1 and the Board Clerk agree and concur is acceptable.

2. Pursuant to Section 53326, the election may be held earlier than 90 days following the close of the protest hearing if the qualified electors of the territory proposed to be annexed to CFD 2022-1 waive the time limits for conducting the election set forth in Section 53326 by unanimous written consent and the Secretary of the Board concurs in such earlier election date as shall be consented to by the qualified electors.

3. Pursuant to Section 53326, ballots for the election shall be distributed to the qualified electors by the Board Clerk by mail with return postage prepaid or by personal service.

4. Pursuant to applicable provisions of law regulating elections of the District, which govern the conduct of mail ballot elections, and Division 4 (commencing with Section 4000) of the California Elections Code with respect to elections conducted by mail, the Secretary of the Board shall mail or deliver to each qualified elector an official ballot in a form specified by the Board in the resolution calling the election, and shall also mail or deliver to all such qualified electors a ballot pamphlet and instructions to voter, including a sample ballot identical in form to the official ballot but identified as a sample ballot, a statement pursuant to Section 9401 of the said Code, an impartial analysis by the District's Legal Counsel pursuant to Section 9280 of the said Code with respect to the ballot proposition contained in the official ballot, ballot arguments and rebuttals, if any, pursuant to Sections 9281 to 9287, inclusive, of said Code, a return identification envelope with prepaid postage thereon addressed to the Board Clerk for the return of voted official ballots, and a copy of this resolution; provided, however, that such statement, analysis and arguments may be waived with the unanimous consent of all the landowners of the territory proposed to be annexed to CFD 2022-1 and shall be so stated in the resolution adopted by the Board calling the election.

5. The official ballot to be mailed or delivered by the Board Clerk to each landowner-voter shall have printed or typed thereon the

Legal Notices-CAL

name of the landowner-voter and the number of votes to be voted by the landowner-voter, and shall have appended to it a certification to be signed by the person voting the official ballot which shall certify that the person signing the certification is the person who voted the official ballot, and if the landowner-voter is other than a natural person, that he or she is an officer or other person affiliated with the landowner-voter entitled to vote such official ballot on behalf of the landowner-voter, that in voting such official ballot it was his or her intent, as well as the intent of the landowner-voter, to vote all votes to which the landowner-voter is entitled based on its land ownership on the proposition set forth in the official ballot as marked thereon in the voting square opposite such proposition, and further certifying as to the acreage of the landowner-voter's land ownership within the territory proposed to be annexed to CFD 2022-1.

6. The return identification envelope delivered by the Board Clerk to each landowner-voter shall have printed or typed thereon the following: (i) the name of the landowner, (ii) the address of the landowner, (iii) a declaration under penalty of perjury stating that the voter is the landowner or the authorized representative of the landowner entitled to vote the enclosed ballot and is the person whose name appears on the identification envelope, (iv) the printed name and signature of the voter, (v) the address of the voter, (vi) the date of signing and place of execution of said declaration, and (vii) a notice that the envelope contains an official ballot and is to be opened only by the Board Clerk.

7. The information-to-voter form to be mailed or delivered by the Board Clerk to the landowner-voters shall inform them that the official ballots shall be returned to the Board Clerk properly voted as provided thereon and with the certification appended thereto properly completed and signed in the sealed return identification envelope with the certification thereon completed and signed and all other information to be inserted thereon properly inserted by 5:30 p.m. on the date of the election.

8. Upon receipt of the return identification envelopes which are returned prior to the voting deadline on the date of the election, the Board Clerk shall canvass the votes cast in

Legal Notices-CAL

the election, and shall file a statement with the Board at its next regular meeting regarding the results of such canvass and the election. The procedures set forth in this section for conducting the election may be modified as the Board may determine to be necessary or desirable by a resolution subsequently adopted by the Board.

Section 13. Certification. The Board Clerk shall certify the passage and adoption of this resolution.

Section 14. Effective Date. This Resolution shall take effect immediately from and after the date of its passage and adoption.
PASSED AND ADOPTED by the Board of the San Miguel Consolidated Fire Protection District this 12th day of February 2025, by the following vote:
AYES: Directors McKenna, Muns, Nelson, Pierce, Raddatz, Robles and Woodruff
NOES: None
ABSTAIN: None
ABSENT: None
ATTEST
/s/ Shayna Rians, Board Clerk /s/ Kim Raddatz, Board President

East County Californian 3/14/2025-150299

NOTICE OF PUBLIC HEARING ANNEXATION TO SAN MIGUEL CONSOLIDATED FIRE PROTECTION DISTRICT COMMUNITY FACILITIES DISTRICT 2022-1 (Annexation 10, APN 387-141-54-00)
NOTICE IS HEREBY GIVEN THAT THE BOARD OF DIRECTORS (the "Board") of the SAN MIGUEL CONSOLIDATED FIRE PROTECTION DISTRICT (the "District"), desires to annex property to the San Miguel Consolidated Fire Protection District Community Facilities District 2022-1 ("CFD 2022-1") pursuant to the provisions of the "Mello-Roos Community Facilities Act of 1982" (the "Community Facilities District Law"). The territory proposed to be included in CFD 2022-1 shall be known as the "Territory." Published herewith is a copy of Resolution 25-04, a Resolution of the Board of Directors of the San Miguel Consolidated Fire Protection District Declaring Intention to Annex Territory to Community Facilities District 2022-1 and Adopting A Map of the Area Proposed to be Annexed Thereto, adopted on February 12, 2025 Exhibits to Resolution 25-04 are available upon request of the Board Clerk.
PUBLIC HEARING NOTICE IS GIVEN THAT ON MARCH 26, 2025 AT THE HOUR OF 5:30 P.M., IN THE REGULAR MEETING PLACE OF THE

Legal Notices-CAL

BOARD BEING THE DISTRICT OFFICES, LOCATED AT 2850 VIA ORANGE WAY, SPRING VALLEY CA 91978, A PUBLIC HEARING WILL BE HELD WHERE THIS BOARD WILL CONSIDER THE ANNEXATION OF TERRITORY INTO CFD 2022-1, THE RATE AND METHOD OF APPORTIONMENT OF THE SPECIAL TAX PROPOSED TO BE LEVIED WITHIN THE ANNEXATION TERRITORY TO CFD 2022-1, AND ALL OTHER MATTERS AS SET FORTH IN THIS RESOLUTION OF INTENTION. AT THE ABOVE-MENTIONED TIME AND PLACE FOR PUBLIC HEARING ANY PERSONS INTERESTED, INCLUDING TAXPAYERS AND PROPERTY OWNERS MAY APPEAR AND BE HEARD. THE TESTIMONY OF ALL INTERESTED PERSONS FOR OR AGAINST THE ANNEXATION OF TERRITORY INTO CFD 2022-1, THE EXTENT OF THE ANNEXATION INTO CFD 2022-1, OR THE FINANCING OF THE SERVICES, WILL BE HEARD AND CONSIDERED. ANY PROTESTS MAY BE MADE ORALLY OR IN WRITING, HOWEVER, ANY PROTESTS PERTAINING TO THE REGULARITY OR SUFFICIENCY OF THE PROCEEDINGS SHALL BE IN WRITING AND CLEARLY SET FORTH THE IRREGULARITIES AND DEFECTS TO WHICH THE OBJECTION IS MADE. ALL WRITTEN PROTESTS SHALL BE FILED WITH THE BOARD CLERK ON OR BEFORE THE TIME FIXED FOR THE PUBLIC HEARING. WRITTEN PROTESTS MAY BE WITHDRAWN IN WRITING AT ANY TIME BEFORE THE CONCLUSION OF THE PUBLIC HEARING. IF A WRITTEN MAJORITY PROTEST AGAINST THE ANNEXATION OF TERRITORY INTO CFD 2022-1 IS FILED, THE PROCEEDINGS SHALL BE ABANDONED. IF SUCH MAJORITY PROTEST IS LIMITED TO CERTAIN SERVICES OR PORTIONS OF THE SPECIAL TAX, THOSE SERVICES OR THAT PORTION OF THE SPECIAL TAX SHALL BE ELIMINATED BY THE BOARD.

ELECTION
Upon conclusion of the public hearing, if the Board determines to proceed with the annexation of Territory into CFD 2022-1, a proposition to authorize the levy of the special tax within the annexation Territory to CFD 2022-1 shall be submitted to the qualified electors of the Territory to be annexed into CFD 2022-1. The vote shall be by registered

voters within the Territory; however, if there are less than 12 registered voters, the vote shall be by landowners, with each landowner having one vote per acre or portion thereof within the annexation Territory into CFD 2022-1. The special tax shall be authorized to be levied within the annexed Territory if at least two-thirds of the votes cast on the proposition are in favor of the levy of the special tax.

Legal Notices-CAL

/s/ Shayna Rians, Board Clerk
San Miguel Consolidated Fire Protection District
2/13/2025
Resolution 25-04

Resolution Of Intention Of The Board of Directors of the San Miguel Consolidated Fire Protection District Declaring Intention to Annex Territory to Community Facilities District 2022-1 and Adopting A Map of the Area Proposed to be Annexed Thereto (Annexation 10, APN 387-141-54-00)

WHEREAS, the Board of Directors (the "Board") of the San Miguel Consolidated Fire Protection District (the "District") has established the San Miguel Consolidated Fire Protection District Community Facilities District 2022-1 ("CFD 2022-1") for the purpose of levying special taxes on parcels of taxable property therein for the purpose of providing certain services which are necessary to meet increased demands placed upon the District as a result of the development of said real property; and

WHEREAS, the territory which is included in CFD 2022-1 is described on the map of CFD 2022-1 recorded in Book 50 of Maps of Assessment and Community Facilities Districts, page(s) 41 in the office of the County Recorder for the County of San Diego, State of California; and

WHEREAS, the Board has received a written petition from A N1-MART, LLC, the owner of certain real property within the District requesting that such property be annexed to CFD 2022-1 in order that they may be developed and receive the benefit of services, which will be financed by the annual levy of special taxes on said property for the purpose set forth in Exhibit "A" (the "Services"); and agreeing to the annual levy of special taxes on said property sufficient to pay the costs of such Services and costs incidental thereto; and

WHEREAS, the Board is authorized by Article 3.5 (commencing with Section 53339) of

Legal Notices-CAL

Chapter 2.5 of Part 1 of Division 2 of Title 5 of the California Government Code, commonly known as the "Mello-Roos Community Facilities Act of 1982," (the "Act") to annex territory to CFD 2022-1 by complying with the procedures set forth in said Article 3.5.

NOW, THEREFORE, BE IT RESOLVED by the Board of Directors of the San Miguel Consolidated Fire Protection District, California, as follows:

Section 1. Recitals. The above recitals are true and correct and are hereby incorporated into this resolution.

Section 2. Name of District. The name of the existing community facilities district is the San Miguel Consolidated Fire Protection District Community Facilities District 2022-1.

Section 3. Intention. The Board declares its intention to conduct proceedings pursuant to said Article 3.5 of the Act for territory proposed for annexation designated "Annexation 10" to CFD 2022-1 as described in Exhibit "B" attached hereto. The Board determines that the public convenience and necessity require that such territory be annexed to CFD 2022-1.

Section 4. Description of Territory Proposed To Be Annexed; Annexation Map. Annexation 10 to be annexed to CFD 2022-1 is described in Exhibit "B" attached hereto and by this reference made a part hereof. Such territory is also shown and described on the map thereof entitled "Annexation Map 10 of Community Facilities District 2022-1, San Miguel Consolidated Fire Protection District, San Diego County, State of California" which is on file with the Board Clerk (the "Annexation Map").

Section 5. Types of Services; Incidental Expenses. Services authorized to be financed by CFD 2022-1 are set forth in Exhibit "A." The District shall also finance costs associated with the determination of the amount of and the levy and collection of special taxes which are levied to provide such Services and costs otherwise incurred in order to carry out the authorized purposes of CFD 2022-1.

Section 6. Special Taxes. Except where funds are otherwise available, special taxes sufficient to pay the costs of the Services provided for in Section 5 above and the annual administrative expenses of the District and CFD 2022-

Legal Notices-CAL

1 in determining, apportioning, levying and collecting such special taxes, shall be annually levied within CFD 2022-1. Pursuant to Section 53340 of the California Government Code, the special taxes shall be collected in the same manner as ordinary ad valorem property taxes are collected and shall be subject to the same penalties and the same procedure, sale, and lien priority in case of delinquency as is provided for ad valorem taxes. However, under no circumstances shall the special tax levied against any parcel subject to the levy of the special tax pursuant to the rates and method of apportionment be increased as a consequence of delinquency or default by the owner of any other parcel or parcels within CFD 2022-1 by more than ten percent (10%). The rate and method of apportionment of said special taxes shall be as set forth in Exhibit "C" attached hereto and by this reference made a part hereof.

Section 7. Adoption of Annexation Map. Pursuant to Section 3110.5 of the Streets and Highways Code, the Board adopts the Annexation Map as the map of the area proposed to be annexed to CFD 2022-1. Pursuant to Section 3111 of said Code, the Board Clerk shall file the original of the Annexation Map in his or her office and shall file a copy of the Annexation Map with the County Recorder of the County of San Diego no later than 15 days prior to the date of the hearing specified in Section 10 hereof.

Section 8. Exempt Properties. Pursuant to Section 53340 of the California Government Code, properties of entities of the state, federal, and local governments shall be exempt from the levy of special taxes of CFD 2022-1.

Section 9. Necessity. The Board finds that the Services described in Section 5 hereof are necessary to meet increased demands placed upon the District as a result of development occurring within the boundaries of the proposed annexation of territory to CFD 2022-1.

Section 10. Hearing on Annexation of Territory. A public hearing on the annexation of territory into CFD 2022-1 shall be held at 5:30 pm on March 26, 2025, or as soon thereafter as the Board may consider the matter, in the Board Chambers, located at 2850 Via Orange Way, Spring Valley, CA 91978.

Section 11. Notice. The Board Clerk shall publish a

notice of the time and place of said hearing as required by Section 53322 of the California Government Code, and shall also give notice of the time and place of said hearing by first-class mail to each registered voter and to each landowner within the proposed community facilities district as prescribed by Section 53322.4 of said Code. Said notice shall be published at least seven (7) days and mailed at least fifteen (15) days before the date of the hearing, and shall contain the information required by said Section 53322.

Section 12. Description of Voting Procedures. The voting procedures to be followed in conducting the election on the proposition with respect to the levy of special taxes within the territory proposed to be annexed to CFD 2022-1 shall be as follows:

a) If at the time of the close of the public or protest hearing (hereinafter referred to as the "protest hearing") at least 12 persons are registered to vote within the territory proposed to be annexed to CFD 2022-1, the election shall be conducted by the Board Clerk, and shall be held on a date selected by the Board in conformance with the provisions of Section 53326 of the California Government Code ("Section 53326") and pursuant to the applicable provisions of law regulating elections of the District, insofar as they may be applicable, and pursuant to Section 53326 the ballots for the election shall be distributed to the qualified electors of the territory proposed to be annexed to CFD 2022-1 by mail with return postage prepaid and the election shall be conducted as a mail ballot election.

b) If at the time of the close of the protest hearing, and for at least the preceding 90 days, less than 12 persons have been registered to vote within the territory proposed to be annexed to CFD 2022-1, and pursuant to Section 53326, the vote is therefore to be by the landowners of that territory, with each landowner of record at the close of the protest hearing having one vote for each acre or portion of an acre of land that he or she owns, the election shall be conducted by the Board Clerk as follows:

1. The election shall be held on the earliest date following the conclusion of the protest hearing upon which it can be held pursuant to Section 53326 which may be selected by the Board, or such earlier date as the owners of land within the territory proposed to be annexed to CFD 2022-1

Legal Notices-CAL

and the Board Clerk agree and concur is acceptable.

2. Pursuant to Section 53326, the election may be held earlier than 90 days following the close of the protest hearing if the qualified electors of the territory proposed to be annexed to CFD 2022-1 waive the time limits for conducting the election set forth in Section 53326 by unanimous written consent and the Secretary of the Board concurs in such earlier election date as shall be consented to by the qualified electors.

3. Pursuant to Section 53326, ballots for the election shall be distributed to the qualified electors by the Board Clerk by mail with return postage prepaid or by personal service.

4. Pursuant to applicable provisions of law regulating elections of the District, which govern the conduct of mail ballot elections, and Division 4 (commencing with Section 4000) of the California Elections Code with respect to elections conducted by mail, the Secretary of the Board shall mail or deliver to each qualified elector an official ballot in a form specified by the Board in the resolution calling the election, and shall also mail or deliver to all such qualified electors a ballot pamphlet and instructions to voter, including a sample ballot identical in form to the official ballot but identified as a sample ballot, a statement pursuant to Section 9401 of the said Code, an impartial analysis by the District's Legal Counsel pursuant to Section 9280 of the said Code with respect to the ballot proposition contained in the official ballot, ballot arguments and rebuttals, if any, pursuant to Sections 9281 to 9287, inclusive, of said Code, a return identification envelope with prepaid postage thereon addressed to the Board Clerk for the return of voted official ballots, and a copy of this resolution; provided, however, that such statement, analysis and arguments may be waived with the unanimous consent of all the landowners of the territory proposed to be annexed to CFD 2022-1 and shall be so stated in the resolution adopted by the Board calling the election.

5. The official ballot to be mailed or delivered by the Board Clerk to each landowner-voter shall have printed or typed thereon the name of the landowner-voter and the number of votes to be voted by the landowner-voter, and shall have appended to it a certification to be signed by the person voting the official ballot which shall

Legal Notices-CAL

certify that the person signing the certification is the person who voted the official ballot, and if the landowner-voter is other than a natural person, that he or she is an officer of or other person affiliated with the landowner-voter entitled to vote such official ballot, that he or she has been authorized to vote such official ballot on behalf of the landowner-voter, that in voting such official ballot it was his or her intent, as well as the intent of the landowner-voter, to vote all votes to which the landowner-voter is entitled based on its land ownership on the proposition set forth in the official ballot as marked thereon in the voting square opposite such proposition, and further certifying as to the acreage of the landowner-voter's land ownership within the territory proposed to be annexed to CFD 2022-1.

6. The return identification envelope delivered by the Board Clerk to each landowner-voter shall have printed or typed thereon the following: (i) the name of the landowner, (ii) the address of the landowner, (iii) a declaration under penalty of perjury stating that the voter is the landowner or the authorized representative of the landowner entitled to vote the enclosed ballot and is the person whose name appears on the identification envelope, (iv) the printed name and signature of the voter, (v) the address of the voter, (vi) the date of signing and place of execution of said declaration, and (vii) a notice that the envelope contains an official ballot and is to be opened only by the Board Clerk.

7. The information-to-voter form to be mailed or delivered by the Board Clerk to the landowner-voters shall inform them that the official ballots shall be returned to the Board Clerk properly voted as provided thereon and with the certification appended thereto properly completed and signed in the sealed return identification envelope with the certification thereon completed and signed and all other information to be inserted thereon properly inserted by 5:30 p.m. on the date of the election.

8. Upon receipt of the return identification envelopes which are returned prior to the voting deadline on the date of the election, the Board Clerk shall canvass the votes cast in the election, and shall file a statement with the Board at its next regular meeting regarding the results of such canvass and the election. The procedures set forth in this section for conducting the elec-

Legal Notices-CAL

tion may be modified as the Board may determine to be necessary or desirable by a resolution subsequently adopted by the Board.

Section 13. Certification. The Board Clerk shall certify the passage and adoption of this resolution.

Section 14. Effective Date. This Resolution shall take effect immediately from and after the date of its passage and adoption. **PASSED AND ADOPTED** by the Board of the San Miguel Consolidated Fire Protection District this 12th day of February 2025, by the following vote: AYES: Directors McKenna, Muns, Nelson, Pierce, Raddatz, Robles and Woodruff NOES: None ABSTAIN: None ABSENT: None ATTEST /s/ Shayna Rians, Board Clerk /s/ Kim Raddatz, Board President

East County Californian 3/14/2025-150300

Notice of Sheriff's Sale of Real Property (CCP 701.540)

ATTORNEY: McDougal, Boehmer, Foley, Lyon, Mitchell & Erickson 8100 La Mesa Blvd., Suite 200 La Mesa, CA 91942 TELEPHONE NO.: Daytime: (619) 440-4444 ATTORNEY FOR: 1990 Friendship LLC, a California limited liability company LEVYING OFFICER: San Diego County Sheriff's Office PO Box 85306 San Diego, CA 92186-5306 Phone: (619) 544-6401 Fax: (619) 236-2007 California Relay Service Number (800) 735-2929 TDD or 711 SUPERIOR COURT OF CALIFORNIA, COUNTY OF San Diego 330 W Broadway, Rm. 225 San Diego, CA 92101 PLAINTIFF/PETITIONER: 1990 Friendship LLC, a California limited liability company DEFENDANT/RESPONDENT: Providence Venture Inc., a California Corporation, et al. COURT CASE NUMBER: 37-2022-00037762 LEVYING OFFICER FILE NUMBER: 2024102552 Date: 02/07/2025 Under a Writ of Execution Issued out of the above court on 06/13/2024, on the Judgment rendered on 04/03/2024 for the sum of \$119,768.17 (estimated); I have levied upon all the rights, title, and interest of the judgment debtor(s), Sheena E Zoller, an individual aka Sheena E. Roberts in the real property, in the county of San Diego, described as follows: 1002 Pansy Way, El Cajon, CA 92019, Legal Description: THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF SAN DIEGO, STATE OF

Legal Notices-CAL

CALIFORNIA AND IS DESCRIBED AS FOLLOWS: ALL THAT PORTION OF THE SOUTH 391.06 FEET OF THE EAST 825.00 FEET OF THE S O U T H W E S T QUARTER OF THE N O R T H E A S T QUARTER OF SECTION 17, TOWNSHIP 16 SOUTH, RANGE 1 EAST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY, APPROVED APRIL 10, 1886, LYING EAST-ERLY AND SOUTH-EASTERLY OF A LINE DESCRIBED AS FOLLOWS: BEGINNING AT A POINT ON THE EAST AND WEST CENTER LINE OF SAID SECTION 17, DISTANT THEREON NORTH 89°58'50" EAST 426.76 FEET FROM THE SOUTHWEST CORNER OF SAID SOUTH 391.06 FEET OF THE EAST 825.00 FEET OF THE S O U T H W E S T QUARTER OF THE N O R T H E A S T QUARTER; THENCE NORTH 37°23'40" EAST 484.91 FEET; THENCE NORTH 00°01'10" WEST 5.87 FEET TO THE NORTH LINE OF SAID SECTION 391.05 FEET OF THE SOUTHWEST QUARTER OF THE N O R T H E A S T QUARTER SAID LAND IS PURSUANT OF THE CERTIFICATE OF COMPLIANCE LUYER CASE NO.: C77-0681(C)1 RECORDED AUGUST 5, 1977 AS INSTRUMENT NO. 77-319311, OF OFFICIAL RECORDS APN: 515-082-35-00 Minimum Bid Amount (if applicable): \$1,350,000.00 PROSPECTIVE BIDDERS SHOULD REFER TO SECTIONS 701.510 TO 701.680, INCLUSIVE, OF THE CODE OF CIVIL PROCEDURE FOR PROVISIONS GOVERNING THE TERMS, CONDITIONS, AND EFFECT OF THE SALE AND THE LIABILITY OF DEFAULTING BIDDERS. PUBLIC NOTICE IS HEREBY GIVEN that I will proceed to sell at public auction to the highest bidder, for cash in lawful money of the United States, all the rights, title, and interest of said judgment debtor(s) in the above described property, or so much thereof as may be necessary to satisfy said execution, with accrued interest and costs on: Date/Time of Sale: 04/09/2025 11:00 AM Location of Sale: 1409 4th Ave., San Diego, CA 92101 Directions to the property location can be obtained from the levying officer upon oral or written request. Kelly A. Martinez, Sheriff /s/ C. Rodriguez 8193, Sheriff's Authorized Agent

LIENS MAY BE

Legal Notices-CAL

PRESENT WHICH MAY OR MAY NOT SURVIVE THIS LEVY. **EC Californian 3/7,14,21/2025-150301**

SUMMONS (CITACION JUDICIAL) CASE NUMBER (Numero del Caso) 24CU015163C NOTICE TO DEFENDANT:

(Aviso al Demandado): **TEMPELLO, LLC, a California limited liability company; DRACUP AND PATTERSON, INC, a California Corporation; EQUATIVE, INC; a California Corporation; JEFFREY A. DRACUP, an individual; and DOES 1 through 10, inclusive YOU ARE BEING SUED BY PLAINTIFF:** (Lo esta demandando el demandante) **ANDREW CARLSON, an individual**

NOTICE! You have been sued. The court may decide against you without your being heard unless you respond within 30 days. Read the information below.

You have 30 calendar days after this summons and legal papers are served on you to file a written response at this court and have a copy served on the plaintiff. A letter or phone call will not protect you. Your written response must be in proper legal form if you want the court to hear your case. There may be a court form that you can use for your response. You can find these court forms and more information at the California Courts Online Self-Help Center (www.courtinfo.ca.gov/selfhelp), your county law library, or the courthouse nearest you. If you cannot pay the filing fee, ask the court clerk for a fee waiver form. If you do not file your response on time, you may lose the case by default, and your wages, money, and property may be taken without further warning from the court.

There are other legal requirements. You may want to call an attorney right away. If you do not know an attorney, you may want to call an attorney referral service. If you cannot afford an attorney, you may be eligible for free legal services from a nonprofit legal services program. You can locate these nonprofit groups at the California Legal Services Web site (www.lawhelpcalifornia.org), the California Courts Online Self-Help Center (www.courtinfo.ca.gov/selfhelp), or by contacting your local court of county bar association. NOTE: The court has a statutory lien for waived fees and costs on any settlement or arbitration award of \$10,000.00 or more in a civil case. The court's lien must be paid before the court will dismiss the

Legal Notices-CAL

case. AVISO! Lo han demandado. Si no responde dentro de 30 días, la corte puede decidir en su contra sin escuchar su versión. Lea la información a continuación.

Tiene 30 días de calendario después de que le entreguen esta citación y papeles legales para presentar una respuesta por escrito en esta corte y hacer que se entregue una copia al demandante. Una carta o una llamada telefónica no lo protegen. Su respuesta por escrito tiene que estar en formato legal correcto si desea que procesen su caso en la corte. Es posible que haya un formulario que usted pueda usar su respuesta. Puede encontrar estos formularios de la corte y más información en el Centro de Ayuda de las Cortes de California (www.sucorte.ca.gov), en la biblioteca de leyes de su condado o en la corte que le quede más cerca. Si no puede pagar la cuota de presentación, pida al secretario de la corte que le de un formulario de exención de pago de cuotas. Si no presenta su respuesta a tiempo, puede perder el caso por incumplimiento y la corte le podrá quitar su sueldo, dinero y bienes sin más advertencia. Hay otros requisitos legales. Es recomendable que llame a un abogado inmediatamente. Si no conoce a un abogado, puede llamar a un servicio de remisión a abogados. Si no puede pagar a un abogado, es posible que cumpla con los requisitos para obtener servicios legales gratuitos de un programa de servicios legales sin fines de lucro. Puede encontrar estos grupos sin fines de lucro en el sitio web de California Legal Services, (www.lawhelpcalifornia.org), en el Centro de Ayuda de las Cortes de California, (www.sucorte.ca.gov) o poniéndose en contacto con la corte o el colegio de abogados locales.

AVISO! Por ley, la corte tiene derecho a reclamar las cuotas y los costos exentos por imponer un gravamen sobre cualquier recuperación de \$10,000.00 o más de valor recibida mediante un acuerdo o una concesión de arbitraje en un caso de derecho civil. Tiene que pagar el gravamen de la corte antes de que la corte pueda desechar el caso. The name and address of the court is (El nombre y dirección de la corte es): San Diego Superior Court, 330 West Broadway, San Diego, CA 92101. The name, address, and telephone number of plaintiff's attorney, or plaintiff without an attorney, is (El nombre, dirección y el número de teléfono del

Legal Notices-CAL

abogado del demandante, o del demandante que no tiene abogado, es): JOSHUA GRUENBERG, KATHERINE KREBS; 2155 FIRST AVENUE, SAN DIEGO, CA 92101; 619-230-1234 Date: 10/07/2024 Clerk, by (Secretario): A. Gidron, Deputy (Adjunto) NOTICE TO THE PERSON SERVED: You are served.

East County Californian- 150473 2/28,3/7,14,21/25

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO.

25CU008837C TO ALL INTERESTED PERSONS: Petitioner: MOHAMMED ABDULMAJEED, SUSAN ALAZZAWI filed a petition with this court for a decree changing names as follows: a) RYAN ABDULMAJEED to RYAN ALJAFF b) LILYAN ABDULMAJEED to LIYAN ALJAFF. 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 4/10/2025**

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 county: East County Californian DATE: 2/19/2025 Maureen F. Hallahan Judge of the Superior Court **East County Californian- 150482 2/28,3/7,14,21/25**

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO.

25CU009265C TO ALL INTERESTED PERSONS: Petitioner: NIA MICHELLE SCOTT filed a petition

Legal Notices-CAL

with this court for a decree changing names as follows: NIA MICHELLE SCOTT to NIA MICHELLE WILLIAMS. 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 4/14/2025**

8:30 a.m., Dept. C-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 county: East County Californian DATE: 2/20/2025 Maureen F. Hallahan Judge of the Superior Court **East County Californian- 150528 2/28,3/7,14,21/25**

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO.

25CU009258C TO ALL INTERESTED PERSONS: Petitioner: JULIE ANNE HUGHES filed a petition with this court for a decree changing names as follows: JULIE ANNE HUGHES to JULIE ANNE MACLEAN. 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**

Legal Notices-CAL

4/14/2025
8:30 a.m., Dept. C-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 county: East County Californian
 DATE: 2/20/2025
 Maureen F. Hallahan
 Judge of the Superior Court
East County Californian- 150536
2/28,3/7,14,21/25

NOTICE OF SALE OF ABANDONED PERSONAL PROPERTY

Notice is given that undersigned intends to sell the personal property described below to enforce a Lien imposed on said property pursuant to sections 21700-21716 of the Business and Professions Code, Section 2328 of the Commercial Code, Section 535 of the Penal Code and provisions of the Civil Code. "SuperStorage", 10046 River St, Lakeside, CA 92040 will sell by competitive bidding ending on or after **MARCH 19TH, 2025, on or after 10:00 A.M.**, property in storage units. Auctions are to be held online at www.storage-treasures.com. Property to be sold includes, but is not limited to: Bookshelves, dressers, washers & dryers, desks, beds, tables and chairs, bed frames, mattresses, kitchen utensils, kitchenware, pots and pans, appliances, furnishings, clothing, household items, luggage, stereo equipment, cabinets, sporting equipment, fishing gear, camping gear, tools, construction equipment, computers, monitors, printers, toys, TV'S, bicycles, golf clubs, surf boards, office furniture, personal items, possible collectibles/antiques and boxed items contents unknown, belonging to the following:
ANGELA CAMACHO 10X10
GLENN ANDERSON 10X15
PHILLIP HARRIS 6X10
STEPHANIE HENRIKSEN 6X10
MINSHEW BROTHERS STEEL CONSTRUCTION, INC 10X20
 Purchases must be paid for at the time of sale in **CASH ONLY**. All purchased items sold as is, where is. Items must be re-

Legal Notices-CAL

moved at the time of the sale. Sales are subject to cancellation in the event of settlement between owner and obligated party. Advertiser reserves the right to bid. Dated the 26th day of February 2025. Auction by StorageTreasures.com Phone (480) 397-6503 SuperStorage (619) 443-2552
East County Californian 3/7,14/2025-150680

IN THE CHANCERY COURT OF HARRISON COUNTY, MISSISSIPPI
FIRST JUDICIAL DISTRICT

INGRID J. HOWARD and JOSHUA T. HOWARD PETITIONERS

VS. CAUSE NO: 24-1783(2)

JONATHAN T. MATTHEWS RESPONDENT

RULE 81 SUMMONS BY PUBLICATION
 THE STATE OF MISSISSIPPI

TO: THE UNKNOWN NATURAL FATHER OF THE MINOR CHILD NAMED IN THE PETITION, WHOSE IDENTITY AND PRESENT RESIDENCE AND ADDRESS IS UNKNOWN

NOTICE TO RESPONDENT(S)

The PETITION TO TERMINATE PARENTAL RIGHTS AND AD- OPTION on file is important and you must take immediate action to protect your rights. You are hereby notified that a hearing will be conducted upon said petition, at the Harrison County Chancery Courtroom in Gulfport, Mississippi, at 9:30 o'clock A.M. on the 10th day of April 2025, or as soon thereafter as said matter can be heard. You are directed to then and there appear to show cause, if any you can, why the relief sought by such motion should not be granted. Your failure to so appear may result in a judgment or order by default granting the relief sought by the motion attached to this summons. If such matters is not heard on the day set for hearing, it may by order entered on that day be continued to a later date for hearing without additional summons. You are not required to file an answer or other pleading, but you may do so if you desire. Issued under hand and seal of said Court, this 3rd day of February, 2025.

ANGELA THRASH, CHANCERY CLERK HARRISON COUNTY, MISSISSIPPI
 BY: Katlyn Barq, D.C.
East County Californian 3/7,14,21/2025-150682

SUMMONS (CITACION)

Legal Notices-CAL

JUDICIAL)
CASE NUMBER
(Numero del Caso)
24CU006826C
NOTICE TO DEFENDANT:
 (Aviso al Demandado):
TEMPELLO, LLC, a California limited liability company;
DRACUP AND PATTERSON, INC, a California Corporation;
EQUATIVE, INC; a California Corporation;
JEFFREY A. DRACUP, an individual;
ALEX DRACUP, an individual; and DOES 1 through 10, inclusive

YOU ARE BEING SUED BY PLAINTIFF:
 (Lo esta demandando el demandante)

MADISON STERN, an individual, and on behalf of the general public similarly situated,

NOTICE! You have been sued. The court may decide against you without your being heard unless you respond within 30 days. Read the information below.

You have 30 calendar days after this summons and legal papers are served on you to file a written response at this court and have a copy served on the plaintiff. A letter or phone call will not protect you. Your written response must be in proper legal form if you want the court to hear your case. There may be a court form that you can use for your response. You can find these court forms and more information at the California Courts Online Self-Help Center (www.courtinfo.ca.gov/selfhelp), your county law library, or the courthouse nearest you. If you cannot pay the filing fee, ask the court clerk for a fee waiver form. If you do not file your response on time, you may lose the case by default, and your wages, money, and property may be taken without further warning from the court.

There are other legal requirements. You may want to call an attorney right away. If you do not know an attorney, you may want to call an attorney referral service. If you cannot afford an attorney, you may be eligible for free legal services from a nonprofit legal services program. You can locate these nonprofit groups at the California Legal Services Web site (www.lawhelpcalifornia.org), the California Courts Online Self-Help Center (www.courtinfo.ca.gov/selfhelp), or by contacting your local court of county bar association. NOTE: The court has a statutory lien for waived fees and costs on any settlement or arbitration award of \$10,000.00 or more in a civil case. The court's lien must be paid before the court will dismiss the case.

AVISO! Lo han de-

Legal Notices-CAL

mandado. Si no responde dentro de 30 dias, la corte puede decidir en su contra sin escuchar su version. Lea la informacion a continuacion. Tiene 30 dias de calendario despues de que le entreguen esta citacion y papeles legales para presentar una respuesta por escrito en esta corte y hacer que se entregue una copia al demandante. Una carta o una llamada telefonica no lo protegen. Su respuesta por escrito tiene que estar en formato legal correcto si desea que procesen su caso en la corte. Es posible que haya un formulario que usted pueda usar su respuesta. Puede encontrar estos formularios de la corte y mas informacion en el Centro de Ayuda de las Cortes de California (www.sucorte.ca.gov), en la biblioteca de leyes de su condado o en la corte que le quede mas cerca. Si no puede pagar la cuota de presentacion, pida al secretario de la corte que le de un formulario de exencion de pago de cuotas. Si no presenta su respuesta a tiempo, puede perder el caso por incumplimiento y la corte le podra quitar su sueldo, dinero y bienes sin mas advertencia. Hay otros requisitos legales. Es recomendable que llame a un abogado inmediatamente. Si no conoce a un abogado, puede llamar a un servicio de remision a abogados. Si no puede pagar a un abogado, es posible que cumpla con los requisitos para obtener servicios legales gratuitos de un programa de servicios legales sin fines de lucro. Puede encontrar estos grupos sin fines de lucro en el sitio web de California Legal Services (www.lawhelpcalifornia.org), en el Centro de Ayuda de las Cortes de California (www.sucorte.ca.gov) o poniendose en contacto con la corte o el colegio de abogados locales. **AVISO!** Por ley, la corte tiene derecho a reclamar las cuotas y los costos exentos por imponer un gravamen sobre cualquier recuperacion de \$10,000.00 o mas de valor recibida mediante un acuerdo o una concesion de arbitraje en un caso de derecho civil. Tiene que pagar el gravamen de la corte antes de que la corte pueda desechar el caso. The name and address of the court is (El nombre y direccion de la corte es): San Diego Superior Court, 330 West Broadway, San Diego, CA 92101. The name, address, and telephone number of plaintiff's attorney, or plaintiff without an attorney, is (El nombre, direccion y el número de teléfono del abogado del demandante, o del demand-

Legal Notices-CAL

ante que no tiene abogado, es): JOSH D. GRUENBERG; 2155 FIRST AVENUE, SAN DIEGO, CA 92101; 619-230-1234
 Date: 08/21/2024
 Clerk, by (Secretario): C. Miranda
 Deputy (Adjunto)
NOTICE TO THE PERSON SERVED: You are served.
East County Californian- 150692
3/7,14,21,28/25

STORAGE TREASURES AUCTION ONE FACILITY - MULTIPLE UNITS

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to satisfy Extra Space's lien, by selling personal property described below belonging to those individuals listed below at the location indicated.
 1539 E Main St, El Cajon, CA 92021 on 4/01/2025 @ 11:00am
 Megan Gruey
 Jason Remillano Almazan
 Dinorah Dao
 Ellen Morriss
 Hannah Pacheco
 Rosemary Shiroma
 The auction will be listed and advertised on www.storage-treasures.com. Purchases must be made with cash only and paid at the above facility to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.
 3/14/25
CNS-3899365#
ECC/El Cajon Eagle
3/14/25-150516

ORDER TO SHOW CAUSE FOR CHANGE OF NAME
CASE NO.
25CU010751N

TO ALL INTERESTED PERSONS: Petitioner: STEVEN KATZ and CECILE GIRAUD KATZ filed a petition with this court for a decree changing names as follows: DYLAN ROBERT KATZ to DYLAN ROBERT GIRARD. 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
4/11/2025
8:30 a.m., Dept. N-25
Superior Court
325 S Melrose Dr
Vista, CA 92081
 NO HEARING WILL OCCUR ON THE

Legal Notices-CAL

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 county: East County Californian
 DATE: 2/28/2025
 Brad A. Weinreb
 Judge of the Superior Court
East County Californian- 150815
3/7,14,21,28/25

NOTICE OF LIEN SALE OF PERSONAL PROPERTY - ONE FACILITY - MULTIPLE UNITS

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 10115 Mission Gorge Rd. Santee, Ca 92071 04/01/2025 12:00 PM
 Walter Scott Debra Birkbeck The auction will be listed and advertised on www.storage-treasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.
 3/14/25
CNS-3901820#
SANTEE STAR
ECC/Santee Star
3/14/25-150832

NOTICE OF LIEN SALE OF PERSONAL PROPERTY - STORAGE TREASURES AUCTION ONE FACILITY - MULTIPLE UNITS

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to satisfy Extra Space's lien, by selling personal property described below belonging to those individuals listed below at the location indicated. 1636 N Magnolia Ave. El Cajon, CA 92020 on 04/01/2025 @ 10:00 am Rogelio Barron, The auction will be listed and advertised on www.storage-treasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.
 3/14/25

Legal Notices-CAL

CNS-3902112#
EAST COUNTY CALIFORNIAN
East County Californian 3/14/25-150883

ORDER TO SHOW CAUSE FOR CHANGE OF NAME
CASE NO.
25CU010785C

TO ALL INTERESTED PERSONS: Petitioner: JEFFERY DEAN SHARP aka JEFFERY DEAN ALDRIDGE filed a petition with this court for a decree changing names as follows: JEFFERY DEAN SHARP aka JEFFERY DEAN ALDRIDGE to JEFFERY DEAN ALDRIDGE. 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
4/22/2025

8:30 a.m., Dept. C-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 county: East County Californian
 DATE: 2/28/2025
 Maureen F. Hallahan
 Judge of the Superior Court
East County Californian- 150888
3/7,14,21,28/25

Public auction via www.storage-treasures.com on 3/17/25 at 10:00am

For Sweetwater Springs Self Storage for the following units. A119- Nickolas Herbrig B009- Guy Henderson B026- Miguel Castro B108- Tim Harward B180 - Ulonda Thompson B227- Wayne Jones B322- Wayne Jones C088D- Miguel Perez C165- Nathaniel Green C261- Matt Clark C265- Matt Clark C269- Matt Clark
EC Californian
3/7,14/2025-150890

Legal Notices-CAL

Notice of Sale of Abandoned Property
 Pursuant to sections 21701-21715 of the business and professions code, section 2328 of the commercial code and section 535 of the penal code Located at:

Ace Self Storage
7988 Miramar Road
San Diego, CA 92126
 (858) 294-0151
 Will sell by competitive bidding, on March 19, 2025, at 12:00 PM or after the following properties: Miscellaneous personal items, household miscellaneous, miscellaneous construction materials, tools, motorcycles, and miscellaneous vehicle parts:
 G033 Teresa Gauci
 B063 Christian and Ta'lisha Latrice Frazier Silinzy
 2250 Charlene Pineda
 B231 Tanya L Willis Perez
 3030 Matthew Kertes
 3052 Joseph William Dougherty
 2136 Anthony James Navarrete
 3124 Alexis Robinson
 3064 Jason Abraham Drake
 Bill Robb Auctions
 B o n d n u m b e r
 6 5 0 6 7 1 6 2
East County Californian 3/7,14/25-150897

Notice of sale of Abandoned Property
 Pursuant to sections 21701-21715 of the business and professions code, section 2328 of the commercial code and section 535 of the penal code Located at:

Ace Self Storage
573 Raleigh Ave
El Cajon, CA 92020
 (619) 440-7867
 Will sell, by competitive bidding, on March 19, 2025, 10:30 AM or after the following properties: Miscellaneous personal items, household miscellaneous, miscellaneous construction materials, tools, motorcycles, and miscellaneous vehicle parts:
 H041Elizabeth Marie Robinson
 C050 Timothy J Sines
 C027 Cameron T Sines
 A013 Angela Lawrance
 C040 Christina Marie Whitaker
 Bill Robb Auctions
 B o n d N u m b e r
 6 5 0 6 7 1 6 2
East County Californian 3/7,14/25-150898

Notice of Sale of Abandoned Property
 Pursuant to sections 21701-21715 of the business and professions code, section 2328 of the commercial code and section 535 of the penal code Located at:

Ace Self Storage
9672 Winter Gardens Blvd
Lakeside, CA 92040
 (619) 443-9779
 Will sell by competitive bidding, on March 19, 2025, at 9:00 AM or after the following properties: Miscellaneous personal items, household miscellaneous, miscellaneous construction materials, tools, motorcycles, and miscellaneous vehicle parts:

Legal Notices-CAL

C0030 Chelsea Dawson BU055 Ivan Issiah Tamayo Ebba BU021 Domanin Michael Montiel BU090 David Jones B0007 Marcos Mariscal Lopez CU030 Christina Contreras B0021 Linda Estrella Auld B0100 Keri Young CU027 Mark Tillea Bill Robb Auctions Bond number 65067162

East County Californian 3/7,14/25-150899

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 25CU010685C

TO ALL INTERESTED PERSONS: Petitioner: VICTOR ALMEIDA SALIBA filed a petition with this court for a decree changing names as follows: VICTOR

NOTICE OF PUBLIC HEARING FOR TENTATIVE PARCEL MAP TPM2020-1 AND DEVELOPMENT REVIEW PERMIT DR2020-1

Notice is hereby given by the DEPARTMENT OF DEVELOPMENT SERVICES, of the CITY OF SANTEE that a PUBLIC HEARING on this item will be held before the SANTEE CITY COUNCIL at the SANTEE CITY COUNCIL CHAMBERS, at 10601 Magnolia Avenue, Santee, California at 6:30 p.m., Wednesday, March 26, 2025.

SUBJECT: Applications for a Tentative Parcel Map (TPM2020-1) and Development Review Permit (DR2020-1) for the division of a 0.85-acre parcel of land into four separate parcels of land on property located at 8732 Prospect Avenue within the Low-Medium Density Residential (R-2) Zone. The proposed parcels would have lot areas as follows: Parcel 1: 10,475 square feet; Parcel 2: 8,005 square feet; Parcel 3: 6,505 square feet.; and Parcel 4: 9,670 square feet. Each parcel would be developed with a two-story 2,333 square-foot residence and a 414 square-foot two-car garage with vehicular access from Prospect Avenue. The proposed parcels meet the density, lot size, and parcel dimension requirements of the R-2 Zone. Project plans can be downloaded from the City's website at the following link:

<https://www.cityofsanteeca.gov/business/active-projects-map>

APPLICANT: Palm Tree Investments, LLC

LOCATION: 8732 Prospect Avenue (APN 383-112-26)

ENVIRONMENTAL STATUS: The subject project is exempt from environmental review per Section 15315, Class 15 (Minor Land Division) of the California Environmental Quality Act (CEQA) guidelines, as projects which involve the division of property into four or fewer parcels are exempt from environmental review.

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

The City of Santee complies with the Americans with Disabilities Act. If you require reasonable accommodations for this meeting, contact the City Clerk's Office at 619-258-4100 extension 114 at least three (3) working days prior to the date of the public hearing. If you have any questions about the above proposal or want to submit comments, you may contact the Project Planner Christina Rios at the Planning and Building Department, 10601 Magnolia Avenue, Santee, CA 92071. Email crios@cityofsanteeca.gov Phone 619-258-4100, extension 157. You may also review the project file during business hours at the Planning and Building Department: Monday through Thursday between 8:00 a.m. and 5:00 p.m., and on Friday between 8:00 a.m. and 1:00 p.m.

Publish date: Friday, March 14, 2025
East County Californian 3/14/2025-151041

Legal Notices-CAL

ALMEIDA SALIBA to VICTOR ALMEIDA LEVI SALIBA. 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 4/21/2025 8:30 a.m., Dept. 61

Legal Notices-CAL

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 county: East County Californian
DATE: 2/28/2025

NOTICE OF SALE

The following is/are to be lien sold by Western Towing on March 20, 2025 @ 471 N EL CAMINO REAL OCEANSIDE CA 92058 at 10:00am
YEAR/MAKE/MODEL: 2014 ISUZU NPR
VIN: JALC4W169E7000292
PLATE: 97957F3, CA
YEAR/MAKE/MODEL: 2021 RAM 2500
VIN: 3C7WR4HJ7MG651876
PLATE: 93889E3, CA
YEAR/MAKE/MODEL: 2021 RAM 2500
VIN: 3C7WR4HJ3MG651874
PLATE: 40229K3, CA
East County Californian 3/14/2025 -150628

RESOLUTION 25-03 OF THE HELIX WATER DISTRICT BOARD OF DIRECTORS RESCINDING RESOLUTION 21-11 AND REESTABLISHING THE REGULAR MEETING DATES AND TIME OF THE BOARD OF DIRECTORS

WHEREAS the Helix Water District Board of Directors has held its regular monthly meeting on the first and third Wednesday of each month at 3 p.m. at the district offices located at 7811 University Avenue, La Mesa, CA 91942 as adopted by the Board of Directors in Resolution 21-11; and WHEREAS the Board of Directors seeks to change the time of the regular meetings to the time and dates specified in this resolution, below; and WHEREAS the Board of Directors desires to continue holding the Committee of the Board meetings on the fourth Wednesday of the month at 3 p.m. at the district offices; and WHEREAS Water Code Section 21378 provides that the Board of Directors may change its meeting date by resolution entered upon its minutes; and WHEREAS Water Code Section 21378 also provides that the change in time shall not be effective under this resolution until it is published once a week for two successive weeks in a newspaper in San Diego County.

NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED that the Helix Water District Board of Directors approves the following:
Section 1. Commencing April 2, 2025, the regular meetings of the Helix Water District Board of Directors shall be held twice per month on the first and third Wednesday of each month at 3:30 p.m. in the boardroom of the district offices located at 7811 University Avenue, La Mesa, CA 91942.
Section 2. The Committee of the Board meeting shall continue to be held on the fourth Wednesday of the month at 3 p.m. also in the boardroom of the district offices.
Section 3. The secretary of the board is hereby directed to publish this resolution once a week for two successive weeks in a newspaper published in San Diego County.
Section 4. This resolution shall be effective following the publication provided for in Section 3 above.
Section 5. This resolution shall rescind Resolution 21-11, which established the regular meeting dates and time of the board of directors.

PASSED, ADOPTED AND APPROVED this 19th day of February 2025, by the following vote:
AYES: Directors McMillan, Scalzitti, Gracyk, Damsky and Hedberg; NOES: None; ABSENT: None.

Daniel H. McMillan, President
ATTEST: Jessica V. Mackey, Board Secretary
East County Californian 3/14,21/2025-150935

Legal Notices-CAL

Maureen F. Hallahan Judge of the Superior Court
East County Californian- 150904 3/7,14,21,28/25

NOTICE OF PUBLIC SALE:

Self-storage Cube contents of the following customers containing household and other goods will be sold for cash by CubeSmart Management, LLC 9180 Jamacha Rd, Spring Valley, CA 91977 to satisfy a lien on April 2nd, 2025 at approx. 2:00PM at www.storage-treasures.com: Wallace Charles, Barry Lampkin, Christopher Foote, Jeannette Cowo, Tania Perez, Rosa Pantoja, Brian Baldino
EC Californian 3/14/2025-150623

Legal Notices-CAL

STORAGE TREASURES AUCTION ONE FACILITY – MULTIPLE UNITS

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to satisfy Extra Space's lien, by selling personal property described below belonging to those individuals listed below at the location indicated.
10835 Woodside Ave, Santee, CA 92071 on 04/01/2025 @ 11:00am Abraham Jaffar
The auction will be listed and advertised on www.storage-treasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.
3/14/25
CNS-3900432# SANTEE STAR ECC/Santee Star 3/14/25-150626

NOTICE OF A PUBLIC HEARING OTAY WATER DISTRICT

2554 SWEETWATER SPRINGS BOULEVARD SPRING VALLEY, CALIFORNIA
The Otay Water District will hold a Public Hearing at its regular board meeting on Wednesday, April 2, 2025, at 3:30 p.m., to hear the public's comments concerning a proposed 4.62% increase to the District's Board of Directors' per diem rate for attending meetings and performing the duties of their office (California Water Code 20202). The hearing will be held at the District's Administrative Building located at 2554 Sweetwater Springs Boulevard, Spring Valley, California 91978.
East County Californian 3/14,21/2025-151037

Following is a summary of an Ordinance introduced at the Joint Meeting of the City Council/Housing Authority/Successor Agency to the El Cajon Redevelopment Agency on March 11, 2025. Full text is available in the City Clerk's Office, 200 Civic Center Way, El Cajon, California.

ORDINANCE NO. ____

AN ORDINANCE PROHIBITING THE SALE OF VAPING DEVICES DISGUISED AS OTHER PRODUCTS BY AMENDING SECTIONS 8.33.050 AND 8.33.090 OF CHAPTER 8.33 OF TITLE 8 OF THE EL CAJON MUNICIPAL CODE RELATING TO REGULATION OF LICENSURE OF TOBACCO RETAILERS

The proposed ordinance would amend the El Cajon Municipal Code Chapter 8.33, which regulates tobacco retailing in the City of El Cajon. The proposed amendments include the following:

1. Adding a new subsection (D) to section 8.33.050 of Chapter 8.33 of Title 8 of the El Cajon Municipal Code prohibiting the sale or distribution whether on-site or off-site, any vaping or electronic smoking device that is disguised as another product, including, but not limited to, a pen, markers, stapler, eraser, pencil, USB drive, watch, hoodies, beverage container, or any other item not traditionally associated with tobacco or vaping products, within the city limits and providing for the seizure of these products and setting out penalties.
2. Repealing paragraphs (1), (2), (3), and (4) of subsection (A) of section 8.33.090 of Chapter 8.33 of the El Cajon Municipal Code.
3. Adding new paragraphs (1), (2), (3), and (4) to subsection (A) of section 8.33.090 of Chapter 8.33 of Title 8 of the El Cajon Municipal Code to exclude subsection (D) of from the escalating penalty structure outlined in subsections (A) (1), (2), (3), and (4) of section 8.33.090 for general license violations.

The El Cajon City Council will consider adoption of Ordinance No. ____ at the regularly scheduled meeting of March 25, 2025.
East County Californian 3/14/2025-151019

Legal Notices-CAL

LIEN SALE

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to satisfy Extra Space's lien, by selling personal property described below belonging to those individuals listed below at the location indicated.
575 Fletcher Pkwy Ste 150 El Cajon CA 92020
Date and Time of Sale: April 1, 2025, at 11:30am
Charity Lacey Joely Poutous 03/14/2025
The auction will be listed and advertised on www.storage-treasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.
3/14/25
CNS-3899915# ECC/El Cajon Eagle 3/14/25-150553

Legal Notices-CAL

NOTICE OF LIEN SALE OF PERSONAL PROPERTY; Notice is hereby given that the undersigned will sell at public online auction pursuant to Division 8, Chapter 10 of the California Business and Professions Code commencing with Section 21700 the following miscellaneous personal property to-wit identified by tenant name and storage unit number:
Ulfridi Sanchez unit 183
Blythe Sajona unit 137
Leonardo Paulino unit 126
This sale will be competitive bidding on the 24th day of March 2025 at 9AM on the

NOTICE OF PUBLIC HEARING

The El Cajon City Council will hold a Public Hearing on Tuesday, March 25, 2025 at 3:00 p.m. in the Council Chambers at 200 Civic Center Way, El Cajon, to consider the following:

Public Hearing for the Adoption of the Annual Adjustment to the SANDAG Regional Transportation Congestion Improvement Program (RTCIP) Development Impact Fee

The proposed program is available for review in the City Clerk's Office at City Hall, 200 Civic Center Way, El Cajon. For questions, please contact Mario Sanchez at (619) 441 1653.

The public is invited to attend and participate in this public hearing. Please call the City Clerk's Office at (619) 441-1763, if you have any questions regarding this notice of hearing. If you challenge the matter in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice or in written correspondence delivered to the City Clerk at, or prior to, the public hearing.

The City of El Cajon encourages the participation of disabled individuals in the services, activities and programs provided by the City. Individuals with disabilities who require reasonable accommodation in order to participate in the City Council meetings should contact the City Clerk's Office at (619) 441-1763.

Angela L. Cortez, CMC
CITY CLERK
East County Californian 3/14,21/2025-150946

ATTENTION: PROSPECTIVE PROPOSALS NOTICE INVITING QUALIFICATIONS: AS NEEDED ON-CALL PLANNING AND ENVIRONMENTAL SERVICES RFQ #24/25-30011

WORK TO BE DONE: The City of Santee, hereinafter referred to as "City", is seeking Requests for Qualifications from qualified planning and environmental consultants for As Needed On-Call Planning and Environmental Services to support the Planning Division of the Planning & Building Department, in both current and long-term planning projects.

QUALIFICATIONS DUE DATE: Friday, April 11, 2025 by 12:00 P.M. Qualifications may be submitted via email to Christina Rios, Senior Planner, at crios@cityofsanteeca.gov with electronic signatures (your responsibility to verify receipt of documents) or alternatively, proposals may be submitted to the City Clerk's Office, 10601 Magnolia Avenue, Santee, CA 92071. Postmark date will not constitute timely delivery. Late proposals will be returned unopened.

RFQ DOCUMENTS may be examined and obtained on the City's website at www.cityofsanteeca.gov under "Bid Opportunities" listed on the main page.

LICENSES: Before a contract pursuant to this RFQ is signed, the proposer must hold all necessary, applicable business and professional licenses.

CERTIFICATES OF INSURANCE: Required, upon award of Contract.

QUESTIONS pertaining to this RFQ must be submitted in writing to, Christina Rios, Senior Planner, at crios@cityofsanteeca.gov by **5:00 P.M. on Friday, March 28, 2025.**
East County Californian 3/14/2025-151042

Legal Notices-CAL

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 3/14/25
CNS-3904128# EAST COUNTY CALIFORNIAN

Legal Notices-CAL**East County Californian 3/14/25-151021****NOTICE OF PUBLIC SALE:**

Self-Storage Cube contents of the following customers containing household and other goods will be sold for cash by CubeSmart Management, LLC 10756 Jamacha Blvd. Spring Valley, California 91978 to satisfy a lien on April 2nd, 2025 at approx. 2:00pm at www.storagetreasures.com: Caitlin Moore, Andre Anderson, Ricardo Ahumada, Amber Schlemmer, David Morales, Cristian Galindo, Jessi Welsh, Peter Campbell, Alex Moreno, Dominic Medina, Kevin Luna Garcia, Vanessa Pthyatph, Robert Cooper, Magda E Gonzalez, Gordon Eckler, Marleen N Williams.

EC Californian 3/14/2025-150967**ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO.****25CU011709C**

TO ALL INTERESTED PERSONS: Petitioner: AYANA IMANI BAKER filed a petition with this court for a decree changing names as follows: AYANA IMANI BAKER to AYANA IMANI DUNLAP. 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 4/29/2025

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 county: East County Californian

DATE: 3/06/2025
Maureen F. Hallahan
Judge of the Superior Court
East County Californian- 151036 3/14,21,28,4/4/25

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

Self-storage Cube contents of the following customers containing household and other goods will be sold for cash by CubeSmart Management, LLC 10756 Jamacha Blvd. Spring Valley, California 91978 to satisfy a lien on April 2nd, 2025 at approx. 2:00 PM at www.storagetreasures.com: Marian Lepana, Michael Cecena, Sabra Bradley, Leory Ford, Arielle L Russell, Monica D Brown, Brigida M Castro, Samantha Villagrana, Kenneth Anderson.

East County Californian 3/14/2025-150523**Legal Notices-CAL**

APN: 381-032-13-41
TS No: CA07000222-23-3 TO No: 240425978-CA-VOI

NOTICE OF TRUSTEE'S SALE (The above statement is made pursuant to CA Civil Code Section 2923.3(d)(1). The Summary will be provided to Trustor(s) and/or vested owner(s) only, pursuant to CA Civil Code Section 2923.3(d)(2).) **YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED June 23, 2015. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER.** On April 18, 2025 at 09:00 AM, Entrance of the East County Regional Center, East County Regional Center, 250 E. Main Street, El Cajon, CA 92020, MTC Financial Inc. dba Trustee Corps, as the duly Appointed Trustee, under and pursuant to the power of sale contained in that certain Deed of Trust recorded on June 29, 2015 as Instrument No. 2015-0338927, and that said Deed of Trust was modified by Modification Agreement and recorded December 29, 2020 as Instrument Number 2020-0839825, of official records in the Office of the Recorder of San Diego County, California, executed by CONRAD M. RELOJ AND JENNIFER T. RELOJ, HUSBAND AND WIFE AS JOINT TENANTS, as Trustor(s), in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., as Beneficiary, as nominee for SAN DIEGO FUNDING as Beneficiary, WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER, in lawful money of the United States, all payable at the time of sale, that certain property situated in said County, California describing the land therein as: AS MORE FULLY DESCRIBED IN SAID DEED OF TRUST The property

Legal Notices-CAL

heretofore described is being sold "as is". The street address and other common designation, if any, of the real property described above is purported to be: 10160 PALM GLEN DRIVE #41, 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 without covenant or warranty, express or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the Note(s) secured by said Deed of Trust, with interest thereon, as provided in said Note(s), advances if any, under the terms of the Deed of Trust, estimated fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of the unpaid balance of the obligations secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of this Notice of Trustee's Sale is estimated to be \$308,621.71 (Estimated). However, prepayment premiums, accrued interest and advances will increase this figure prior to sale. Beneficiary's bid at said sale may include all or part of said amount. In addition to cash, the Trustee will accept a cashier's check drawn on a state or national bank, a 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 California Financial Code and authorized to do business in California, or other such funds as may be acceptable to the Trustee. In the event tender other than cash is accepted, the Trustee may withhold the issuance of the Trustee's Deed Upon Sale until funds become available to the payee or endorsee as a matter of right. The property offered for sale excludes all funds held on account by the property receiver, if applicable. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee and the successful bidder shall have no further recourse. Notice to Potential Bidders If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a Trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a Trustee auction does not automatically entitle you to free and

Legal Notices-CAL

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 visit the Internet Website www.Auction.com or call Auction.com at 800.280.2832 for information regarding the Trustee's Sale for information regarding the sale of this property, using the file number assigned to this case, CA07000222-23-3. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Website. The best way to verify postponement information is to attend the scheduled sale. Notice to Tenant NOTICE TO TENANT FOR FORECLOSURES AFTER JANUARY 1, 2021 You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call 800.280.2832, or visit this internet website www.Auction.com,

Legal Notices-CAL

using the file number assigned to this case CA07000222-23-3 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: February 12, 2025 MTC Financial Inc. dba Trustee Corps TS No. CA07000222-23-3 17100 Gillette Ave Irvine, CA 92614 Phone: 949-252-8300 T D D : 7 1 1 949.252.8300 By: Loan Quema, Authorized Signatory SALE INFORMATION CAN BE OBTAINED ONLINE AT www.Auction.com FOR AUTOMATED SALES INFORMATION PLEASE CALL: Auction.com at 800.280.2832 Order Number 109807, Pub Dates: 02/28/2025, 03/14/2025, EAST COUNTY CALIFORNIAN

East County Californian 2/28,3/7,14/2025-150311

A.P.N.: 380-031-21-43 Trustee Sale No.:2024-1835 **NOTICE OF TRUSTEE'S SALE UNDER A NOTICE OF A NOTICE OF DELINQUENT ASSESSMENT AND CLAIM OF LIEN. YOU ARE IN DEFAULT UNDER A NOTICE OF DELINQUENT ASSESSMENT DATED 9/18/2024. 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.** Notice is hereby given that on 3/24/2025 at 10:30 AM, S.B.S. Lien Services As the duly appointed Trustee under and pursuant to Notice of Delinquent Assessment, recorded on 9/26/2024 as Document No. 2024-0259211 Book Page of Official Records in the Office of the Recorder of San Diego County, California. The original owner: KEVIN EUGENE O'CONNOR AND JESSICA O'CONNOR WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER payable at time of sale in lawful money of the United States, by a

Legal Notices-CAL

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 THE ENTRANCE TO THE EAST COUNTY REGIONAL CENTER BY THE STATUE, 250 E. MAIN STREET, EL CAJON, CALIFORNIA 92020 All right, title and interest under said Notice of Delinquent Assessment in the property situated in said County, as more fully described on the above referenced assessment lien. The street address and other common designation, if any, of the real property described above is purported to be: 9204 MAST BLVD #43 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: \$24,668.39 accrued interest and additional advances, if any, will increase this figure prior to sale. The claimant, LAKEVIEW CARLTON HILLS 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 recordation. 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

Legal Notices-CAL

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 FOR SALES INFORMATION, PLEASE CALL (855) 986-9342 or visit this internet website www.superiordefault.com, using the file number assigned to this case 2024-1835. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the internet website. The best way to verify postponement information is to attend the scheduled sale. NOTICE TO TENANT: You may have a right to purchase this property after the trustee auction if conducted after January 1, 2021, pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call FOR SALES INFORMATION, PLEASE CALL (855) 986-9342, or visit this internet website www.superiordefault.com, using the file number assigned to this case 2024-1835 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

Legal Notices-CAL

must submit a bid, by remitting the funds and affidavit described in Section 2924m(c) of the Civil Code, so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as an "eligible tenant buyer" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. THE PROPERTY IS BEING SOLD SUBJECT TO THE NINETY DAY RIGHT OF REDEMPTION CONTAINED IN CIVIL CODE SECTION 5715(b). Date: 2/18/2025 S.B.S LIEN SERVICES, 31194 La Baya Drive, Suite 106, Westlake Village, California, 91362. By: Annissa Young, Sr. Trustee Sale Officer (TS# 2024-1835 SDI-33125) **East County Californian 2/28,3/7,14/2025-150420**

APN: 464-020-33-16
TS No: CA08001185-23-3 TO No: 2473135CAD NOTICE OF TRUSTEE'S SALE (The above statement is made pursuant to CA Civil Code Section 2923.3(d)(1). The Summary will be provided to Trustor(s) and/or vested owner(s) only, pursuant to CA Civil Code Section 2923.3(d)(2).) **YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED December 17, 2022. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER.** On March 26, 2025 at 10:00 AM, at the entrance to the East County Regional Center by statue, 250 E. Main Street, El Cajon, CA 92020, MTC Financial Inc. dba Trustee Corps, as the duly Appointed Trustee, under and pursuant to the power of sale contained in that certain Deed of Trust recorded on December 22, 2022 as Instrument No. 2022-0477502, of official records in the Office of the Recorder of San Diego County, California, executed by JOHN H. VALLAS JR., AN UNMARRIED MAN, as Trustor(s), in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., as Beneficiary, as nominee for CITADEL SERVICING CORPORATION DBA ACRA LENDING as Beneficiary, WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER, in lawful money of the United States, all payable at the time of sale, that certain property situated in said County, California describing the land therein as: AS MORE FULLY DE-

Legal Notices-CAL

SCRIBED IN SAID DEED OF TRUST The property heretofore described is being sold "as is". The street address and other common designation, if any, of the real property described above is purported to be: 5700 BALTIMORE DRIVE #16, LA MESA, CA 91942 The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made without covenant or warranty, express or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the Note(s) secured by said Deed of Trust, with interest thereon, as provided in said Note(s), advances if any, under the terms of the Deed of Trust, estimated fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of the unpaid balance of the obligations secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of this Notice of Trustee's Sale is estimated to be \$435,217.60 (Estimated). However, prepayment premiums, accrued interest and advances will increase this figure prior to sale. Beneficiary's bid at said sale may include all or part of said amount. In addition to cash, the Trustee will accept a cashier's check drawn on a state or national bank, a check drawn by a state or federal savings and loan association, savings association or savings bank specified in Section 5102 of the California Financial Code and authorized to do business in California, or other such funds as may be acceptable to the Trustee. In the event tender other than cash is accepted, the Trustee may withhold the issuance of the Trustee's Deed Upon Sale until funds become available to the payee or endorsee as a matter of right. The property offered for sale excludes all funds held on account by the property receiver, if applicable. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee and the successful bidder shall have no further recourse. Notice to Potential Bidders If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a Trustee auction. You will be bidding on a lien, not on the property itself. Plac-

Legal Notices-CAL

ing 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 visit the Internet Website address www.insourcelogic.com or call In Source Logic at 702-659-7766 for information regarding the Trustee's Sale for information regarding the sale of this property, using the file number assigned to this case, CA08001185-23-3. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Website. The best way to verify postponement information is to attend the scheduled sale. Notice to Tenant NOTICE TO TENANT FOR FORECLOSURES AFTER JANUARY 1, 2021 You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you 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

Legal Notices-CAL

trustee sale, you can call 702-659-7766, or visit this internet website www.insourcelogic.com, using the file number assigned to this case CA08001185-23-3 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: February 14, 2025 MTC Financial Inc. dba Trustee Corps TS No. CA08001185-23-3 17100 Gillette Ave Irvine, CA 92614 Phone: 949-252-8300 T D D : 7 1 1 949.252.8300 By: Loan Quema, Authorized Signatory SALE INFORMATION CAN BE OBTAINED ONLINE A T www.insourcelogic.com FOR AUTOMATED SALES INFORMATION PLEASE CALL: In Source Logic AT 702-659-7766 Order Number 109963, Pub Dates: 02/28/2025, 03/07/2025, 03/14/2025, EAST COUNTY CALIFORNIAN

East County California 2/28,3/7,14/2025-150433

Trustee Sale No. 23696 Loan No. Title Order No. 2255933CAD APN 577-150-25-00 TRA No. 15015 Notice of Trustee's Sale Note: There is a summary of the information in this document attached* *Pursuant to civil code § 2923.3(a), the summary of information referred to above is not attached to the recorded copy of this document but only to the copies provided to the trustor. You are in default under a deed of trust dated 03/12/2020. 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 proceedings against you, you should contact a lawyer. On 04/02/2025 at 10:00AM, Action Foreclosure Services, Inc., a California corporation as the duly appointed Trustee under and pursuant to Deed of Trust Recorded on March 18, 2020 as DOC#2020-0140799 of official records in the Office of the Recorder of San Diego County, California, executed by: Mary L. Killens, a widow, as Trustor, will sell at public auction to the highest bidder for cash (payable at time of sale

Legal Notices-CAL

in lawful money of the United States, by cash, a cashier's check drawn by a state or national bank, a check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, savings association, or savings bank specified in section 5102 of the Financial Code and authorized to do business in this state). At: At the entrance to the East County Regional Center by the statue, 250 E. Main Street, El Cajon, Ca, all right, title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County, California describing the land therein: See Attached Exhibit "A" Legal Description Real Property in the City of Lemon Grove, County of San Diego, State of California, described as follows: All that portion of lot 8 of Rancho Mission of San Diego, in the County of San Diego, State of California, according to partition map thereof made in an action entitled "Juan M. Luco, et al, vs. Commercial Bank of San Diego, et al", on file in the office of the County Recorder of San Diego County, described as follows: Commencing at corner no. 5 of said lot, said corner being on the east line of Moody's south addition to Lemon Grove, according to map thereof no.1290, 03/14/2025, EAST COUNTY CALIFORNIAN

October 7, 1910; thence north 03°39'00" west said east line, north 03°39'00" west, 64.00 feet to the southwest corner of land conveyed to Hans Ahrensberg, et ux, by deed dated November 30, 1940 and recorded in book 1118, page 7 of official records; thence south 89°52'00" east along the south line of said land and along its easterly prolongation 170.00 feet; thence at right angles south 00°08'00" west, 64.00 feet, more or less to an intersection with a line bearing south 89°52'00" east from the true point of beginning; thence north 89°52'00" west along said line to the true point of beginning. The property heretofore described is being sold "as is". The street address and other common designation, if any, of the real property described above is purported to be: 1935 Washington Street, Lemon Grove, Ca 91945. The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by said

Legal Notices-CAL

Deed of Trust, with interest thereon, as provided in said note(s), advances, if any, under the terms of the Deed of Trust, estimated fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust, to-wit: \$259,169.79 (Estimated). Accrued interest and additional advances, if any, will increase this figure prior to sale. The Beneficiary may elect to bid less than the full credit bid. The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale, and a written Notice of Default and Election to Sell. The undersigned caused said Notice of Default and Election to Sell to be recorded in the county where the real property is located and more than three months have elapsed since such recordation. 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 (619) 704-1090 or visit this Internet Web site [innovativefieldservices.com](http://www.innovativefieldservices.com), using the file

Legal Notices-CAL

number assigned to this case 23696. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. For any other inquiries, including litigation or bankruptcy matters, please call (619) 704-1090 or fax (619) 704-1092. 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) 704-1090, or visit this internet website [innovativefieldservices.com](http://www.innovativefieldservices.com) for information regarding the sale of this property, using the file number assigned to this case 23696 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. 2/28/25 Action Foreclosure Services, Inc. 7839 University Avenue Suite 211 La Mesa, Ca 91942 (619) 704-1090 Sale Information Line: (949)860-9155 or [innovativefieldservices.com](http://www.innovativefieldservices.com) James M. Allen, Jr., President (IFS# 38383 03/13/25, 03/20/25, 03/27/25)

ECC/Lemon Grove Review 3/14,21,28/2025-150521

NOTICE OF TRUSTEE'S SALE T.S. No. 24-30699-JP-CA Title No. 240522641-CAVOI YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 06/27/2019. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF

Legal Notices-CAL

THE NATURE OF THE P R O C E E D I N G 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 C. Stellbrink and Daisy A. Stellbrink, husband and wife as community property with right of survivorship Duly Appointed Trustee: National Default Servicing Corporation Recorded 06/28/2019 as Instrument No. 2019-0257378 (or Book, Page) of the Official Records of San Diego County, California. Date of Sale:: 04/02/2025 at 10:00 AM Place of Sale: At the entrance to the East County Regional Center by statue, 250 E. Main Street, El Cajon, CA 92020 Estimated amount of unpaid balance and other charges: \$701,936.38 Street Address or other common designation of real property: 2088 Hidden Springs Ct, El Cajon, CA 92019 A.P.N.: 517-320-01-00 The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. If the Trustee is unable to

Legal Notices-CAL

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 866-539-4173 or visit this internet website www.ndscorp.com/sales, using the file number assigned to this case 24-30699-JP-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 "representat-

Legal Notices-CAL

ive 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 24-30699-JP-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: 02/21/2025 National Default Servicing Corporation c/o Tiffany & Bosco, P.A., its agent, 1455 Frazee Road, Suite 820 San Diego, CA 92108 Toll Free Phone: 888-264-4010 Sales Line 866-539-4173; Sales Website: www.ndscorp.com Connie Hernandez, Trustee Sales Representative A-4835794 0 2 / 2 8 / 2 0 2 5 , 0 3 / 0 7 / 2 0 2 5 , 0 3 / 1 4 / 2 0 2 5

ECC/EI Cajon Eagle 2/28,3/7,14/2025-150526

APN: 506-110-14-24 TS No: CA07000778-24-1 TO No: 240419832-CA-VOI NOTICE OF TRUSTEE'S SALE (The above statement is made pursuant to CA Civil Code Section 2923.3(d)(1). The Summary will be provided to Trustor(s) and/or vested owner(s) only, pursuant to CA Civil Code Section 2923.3(d)(2).) YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED November 4, 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 S

Legal Notices-CAL

AGAINST YOU, YOU SHOULD CONTACT A LAWYER. ON APRIL 21, 2025 at 10:00 AM, at the entrance to the East County Regional Center by the statue, 250 E. Main St., El Cajon, CA 92020, MTC Financial Inc. dba Trustee Corps, as the duly Appointed Trustee, under and pursuant to the power of sale contained in that certain Deed of Trust recorded on November 5, 2021 as Instrument No. 2021-0771307, of official records in the Office of the Recorder of San Diego County, California, executed by ALEC ROCHFORD, A SINGLE MAN, as Trustor(s), in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., as Beneficiary, as nominee for UNITED WHOLESALE MORTGAGE, LLC as Beneficiary, WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER, in lawful money of the United States, all payable at the time of sale, that certain property situated in said County, California describing the land therein as: AS MORE FULLY DESCRIBED IN SAID DEED OF TRUST The property heretofore described is being sold "as is". The street address and other common designation, if any, of the real property described above is purported to be: 3047 CHIPWOOD CT, SPRING VALLEY, CA 91978 The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made without covenant or warranty, express or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the Note(s) secured by said Deed of Trust, with interest thereon, as provided in said Note(s), advances if any, under the terms of the Deed of Trust, estimated fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of the unpaid balance of the obligations secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of this Notice of Trustee's Sale is estimated to be \$359,529.75 (Estimated). However, prepayment premiums, accrued interest and advances will increase this figure prior to sale. Beneficiary's bid at said sale may include all or part of said amount. In addition to cash, the Trustee will accept a cashier's check drawn on a state or national bank, a check drawn by a state or federal credit union or a check drawn by a state or federal savings and loan associ-

Legal Notices-CAL

ation, savings association or savings bank specified in Section 5102 of the California Financial Code and authorized to do business in California, or other such funds as may be acceptable to the Trustee. In the event tender other than cash is accepted, the Trustee may withhold the issuance of the Trustee's Deed Upon Sale until funds become available to the payee or endorsee as a matter of right. The property offered for sale excludes all funds held on account by the property receiver, if applicable. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee and the successful bidder shall have no further recourse. Notice to Potential Bidders If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a Trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a Trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same Lender may hold more than one mortgage or Deed of Trust on the property. Notice to Property Owner The sale date shown on this Notice of Sale may be postponed one or more times by the Mortgagee, Beneficiary, Trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about Trustee Sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may visit the Internet Website www.Xome.com or call Trustee Corps at (949) 252.8300 for information regarding the Trustee's Sale for information regarding the sale of this property,

Legal Notices-CAL

using the file number assigned to this case, CA07000778-24-1. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Website. The best way to verify postponement information is to attend the scheduled sale. Notice to Tenant NOTICE TO TENANT FOR FORECLOSURES AFTER JANUARY 1, 2021 You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call 800-758-8052, or visit this internet website www.Xome.com, using the file number assigned to this case CA07000778-24-1 to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 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: February 20, 2025 MTC Financial Inc. dba Trustee Corps TS No. CA07000778-24-1 17100 Gillette Ave Irvine, CA 92614 Phone: 949-252-8300 T D D : 7 1 1 949.252.8300 By: Loan Quema, Authorized Signatory SALE INFORMATION CAN BE OBTAINED ONLINE AT www.Xome.com FOR AUTOMATED SALES INFORMATION PLEASE CALL: Xome - Premier at 800-758-8052 Order Number 110044, Pub Dates: 03/07/2025, 0 3 / 1 4 / 2 0 2 5 , 03/21/2025, EAST COUNTY CALIFORNIA East County Californian 3/7,14,21/2025-150572

Loan No.: 2022-0019 Phillips TS no. 2024-11260 APN: 399-290-58-00 NOTICE OF TRUSTEE'S SALE UNDER DEED OF TRUST

Legal Notices-CAL

YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 9/8/2022, 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. NOTICE IS HEREBY GIVEN, that on 4/2/2025, at 10:00 AM of said day, At the entrance to the East County Regional Center by the statue, 250 E. Main St., El Cajon, CA 92020, La Costa Loans, Inc., a California Corporation, as duly appointed Trustee under and pursuant to the power of sale conferred in that certain Deed of Trust executed by Ariane Phillips, a married woman as her sole and separate property and James Phillips III, a single man and Arianna Phillips, a single woman all as joint tenants recorded on 9/21/2022 in Book n/a of Official Records of SAN DIEGO County, at page n/a, Recorder's Instrument No. 2022-0370330, by reason of a breach or default in payment or performance of the obligations secured thereby, including that breach or default, Notice of which was recorded 11/12/2024 as Recorder's Instrument No. 2024-0314135, in Book n/a, at page n/a, WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER FOR CASH, lawful money of the United States, evidenced by a Cashier's Check drawn on a state or national bank, or the equivalent thereof drawn on any other financial institution specified in section 5102 of the California Financial Code, authorized to do business in the State of California, ALL PAYABLE AT THE TIME OF SALE, all right, title and interest held by it as Trustee, in that real property situated in said County and State, described as follows: Lot 82, 89 and 90, in Block 29 of Harbison Canyon Unit 3, according to the Map thereof No. 2006, filed March 29, 1927. Said Land is pursuant to the certificate of compliance, recorded 11/1/2006 at Recording No. 2006-0777926, of Official Records of Said County.   The street address or other common designation of the real property hereinabove described is purported to be: 913 St George Dr., El Cajon, CA. The undersigned disclaims all liability for any incorrectness in said street address or other common designation. Said sale will be made without warranty, express or implied regarding title, possession, or other encumbrances, to satisfy the unpaid obligations se-

Legal Notices-CAL

cured by said Deed of Trust, with interest and other sums as provided therein; plus advances, if any, thereunder and interest thereon; and plus fees, charges, and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of said obligations at the time of initial publication of this Notice is \$362,663.45. In the event that the deed of trust described in this Notice of Trustee's Sale is secured by real property containing from one to four single-family residences, the following notices are provided pursuant to the provisions of Civil Code section 2924f: 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's sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 916-939-0772 or visit this internet website www.nationwideposting.com, using the file number assigned to this case 2024-11260. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not be immediately reflected in the telephone information or on the internet web-

Legal Notices-CAL

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 916-939-0772, or visit this internet website www.nationwideposting.com, using the file number assigned to this case 2024-11260 to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid, by remitting the funds and affidavit or declaration described in Section 2924m(c) of the Civil Code, so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as an "eligible tenant buyer" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. Dated: March 3, 2025 La Costa Loans, Inc., a California Corporation By: Ashwood TD Services LLC, a California Limited Liability Company, its Agent Christopher Loria, Trustee's Sale Officer 231 E. Alessandro Blvd., Ste. 6A-693, Riverside, CA 92508 Tel.: (951) 215-0069 Fax: (805) 323-9054 Trustee's Sale Information: (916) 939-0772 or www.nationwideposting.com NPP0471816 To: EL CAJON EAGLE 0 3 / 0 7 / 2 0 2 5 , 0 3 / 1 4 / 2 0 2 5 , 0 3 / 2 1 / 2 0 2 5

ECC/EI Cajon Eagle 3/7,14,21/2025-150882

T.S. No.: 241121843 Notice of Trustee's Sale Loan No.: Amherst Order No. 95530531 APN: 469-192-04-00 Property Address: 7201 Amherst Street La Mesa, CA 91942 You Are In Default Under A Deed Of Trust Dated 10/3/2023. 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 Proceeding Against You, You Should Con-

Legal Notices-CAL

tact 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 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 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: Amherst Dev 1, LLC, a California limited liability company Duly Appointed Trustee: Total Lender Solutions, Inc. Recorded 10/11/2023 as Instrument No. 2023-0275727 in book, page of Official Records in the office of the Recorder of San Diego County, California, Date of Sale: 4/7/2025 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: \$60,770.71 Street Address or other common designation of real property: 7201 Amherst Street La Mesa, CA 91942 A.P.N.: 469-192-04-00 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

Legal Notices-CAL

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 241121843. 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 website www.tlssales.info, using the file number assigned to this case 241121843 to find the date on which the trust-

Legal Notices-CAL

ee'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: 3/5/2025 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 3/14, 21, 28/2025-151031**

Loan No.: Dobson TS no. 2024-11277 APN: 474-371-04-00 NOTICE OF TRUSTEE'S SALE UNDER DEED OF TRUST YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 2/13/2024, 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. NOTICE IS HEREBY GIVEN, that on 4/7/2025, at 10:00 AM of said day, At the entrance to the East County Regional Center by the statue, 250 E. Main St., El Cajon, CA 92020, Ashwood TD Services LLC, a California Limited Liability Company, as duly appointed Trustee under and pursuant to the power of sale conferred in that certain Deed of Trust executed by Lynn A. Dobson, a single woman recorded on 2/16/2024 in Book n/a of Official Records of SAN DIEGO County, at page n/a, Recorder's Instrument No. 2024-0041399, by reason of a breach or default in payment or performance of the obligations secured thereby, including that breach or default, Notice of which was recorded 12/10/2024 as Recorder's Instrument No. 2024-0341216, in Book n/a, at page n/a, WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER FOR CASH, lawful money of the United States, evidenced by a Cashier's Check drawn on a state or national bank, or the equivalent thereof drawn on any

Legal Notices-CAL

other financial institution specified in section 5102 of the California Financial Code, authorized to do business in the State of California, ALL PAYABLE AT THE TIME OF SALE, all right, title and interest held by it as Trustee, in that real property situated in said County and State, described as follows: Lot 4, Block 1 of Burgreen Acres, per Map thereof No. 2408, filed June 17, 1947. The street address or other common designation of the real property hereinabove described is purported to be: 7125 Hoffman Ave and 3980 Paula Street, La Mesa, CA 91941. The undersigned disclaims all liability for any incorrectness in said street address or other common designation. Said sale will be made without warranty, express or implied regarding title, possession, or other encumbrances, to satisfy the unpaid obligations secured by said Deed of Trust, with interest and other sums as provided therein; plus advances, if any, thereunder and interest thereon; and plus fees, charges, and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of said obligations at the time of initial publication of this Notice is \$309,138.66. In the event that the deed of trust described in this Notice of Trustee's Sale is secured by real property containing from one to four single-family residences, the following notices are provided pursuant to the provisions of Civil Code section 2924f: 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:

Legal Notices-CAL

The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee's sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 916-939-0772 or visit this internet website www.nationwideposting.com, using the file number assigned to this case 2024-11277. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not be immediately 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 916-939-0772, or visit this internet website www.nationwideposting.com, using the file number assigned to this case 2024-11277 to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid, by remitting the funds and affidavit or declaration described in Section 2924m(c) of the Civil Code, so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as an "eligible tenant buyer" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. Dated: March 8, 2025 Ashwood TD Services LLC, a California Limited Liability Company Christopher Loria, Trustee's Sale Officer

Legal Notices-CAL

231 E. Alessandro Blvd., Ste. 6A-693, Riverside, CA 92508 Tel.: (951) 215-0069

Legal Notices-CAL

Fax: (805) 323-9054 Trustee's Sale Information: (916) 939-0772 or www.nationwideposting.com

Legal Notices-CAL

ing.com NPP0472031 To: SANTEE STAR 0 3 / 1 4 / 2 0 2 5 , 0 3 / 2 1 / 2 0 2 5 ,

Legal Notices-CAL

0 3 / 2 8 / 2 0 2 5 **ECC/Santee Star 3/14, 21, 28/2025-151048**

**CITY OF EL CAJON
NOTICE INVITING BIDS****PUBLIC PROJECT: ADA Concrete Improvements (Multi-Year 2025)**

Engineering Job No. 253824PWCP

Bid No. 005-26

BIDS MUST BE RECEIVED BEFORE: 2:00 p.m. on April 15, 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 bids shall be made on the forms furnished by the City and shall be submitted electronically.

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.

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.

The Contractor and its subcontractors shall pay minimum labor wage rates as follows:

a) **California General Prevailing Wage Rates**

In accordance with the provisions of Section 1773 of the California Labor Code, the City Council of the City of El Cajon has ascertained the general prevailing rate of wages as determined by the Director of the Department of Industrial Relations applicable to the work to be done as listed in the California Department of Transportation publication entitled general Prevailing Wage Rates, dated March 1, 1994 which is on file in the office of the City Clerk.

Future effective wage rates which have been predetermined and are on file with the Department of Industrial Relations are referenced but not printed in said publication. Current determinations are available online at www.dir.ca.gov/OPRL/Pwd. Any contractor who is awarded the contract and intends to use a craft or classification not shown on the general prevailing wage determinations, may be required to pay the wage rate of that craft or classification most closely related to it as shown in the general determinations effective at the time of the call for bids.

or b) **Federal Minimum Wages**

Federal minimum wage rates for this project as predetermined by the U.S. Secretary of Labor are set forth in the Special Provisions. Current determinations are available online at <https://sam.gov/content/wage-determinations>

If there is a difference between the Federal minimum wage rates predetermined by the U.S. Secretary of Labor and the prevailing wage rates determined by the City of El Cajon for a similar classification of labor, the Contractor and its subcontractors shall pay not less than the higher wage rate.

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.

In all contracts subject to this part where federal funds are involved, no bid submitted shall be invalidated by the failure of the bidder to be licensed in accordance with the laws of this state. However, at the time the contract is awarded, the contractor shall be properly licensed in accordance with the laws of this state. The first payment for work or material under any contract shall not be made unless and until the Registrar of Contractors verifies to the agency that the records of the Contractors State License Board indicate that the contractor was properly licensed at the time the contract was awarded. Any bidder or contractor not so licensed shall be subject to all legal penalties imposed by law, including, but not limited to, any appropriate disciplinary action by the Contractors State License Board. Failure of the bidder to obtain proper and adequate licensing for an award of a contract shall constitute a failure to execute the contract and shall result in the forfeiture of the security of the bidder.

A contractor or subcontractor shall not be qualified to bid on, 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

March 14, 2025

East County Californian 3/14,21/2025-150944