

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

NOTICE TO CREDITORS

OF BULK SALE
(Secs. 6104, 6105
U.C.C.)
Escrow No.: 163781P-
CG

NOTICE IS HEREBY
GIVEN that a bulk sale
is about to be made.
The name(s) and busi-
ness address(es) of the

seller(s) is/are: Go Go's
Liquor, Inc., a Califor-
nia Corporation, 1295
N. 2nd St, El Cajon, CA
92021

Doing business as: Go
Go's Liquor
All other business
name(s) and
address(es) used by
the seller(s) within the
past three years, as
stated by the seller(s),
is/are: None
The location in Califor-
nia of the chief execut-
ive office of the
seller(s) is: Same as
above
The name(s) and busi-
ness address of the
buyer(s) is/are: Go Gos
Liquor Mar Inc, a Cali-
fornia Corporation,
1295 N. 2nd St, El Ca-
jon, CA 92021
The assets to be sold
are generally de-
scribed as: MA-
CHINERY, FUR-
NITURE, FIXTURES,
AND OTHER EQUIP-
MENT, LEASEHOLD
IMPROVEMENTS,
TRANSFERABLE LI-
CENSE AND PER-
MITS, CUSTOMER
LISTS, FICTITIOUS
BUSINESS NAMES,
TRADE NAMES AND
TRADEMARKS, LO-
GOS, COPYRIGHTS
AND PATENTS,
GOODWILL, SIGNS
AND ADVERTISING
MATERIAL, TELE-
PHONE AND FAX
NUMBERS, WEB
SITES, URL NAMES,
EMAIL ADDRESSES,
SOCIAL MEDIA AND
INTERNET AC-
COUNTS, DISTRIBU-
TION RIGHTS, EM-
PLOYEE LISTS AND
INFORMATION, COM-
PUTER SOFTWARE,
CUSTOMER DEPOS-
ITS AND INVENTORY
and are located at: "Go
Go's Liquor", 1295 N.
2nd St, El Cajon, CA
92021
The bulk sale is inten-
ded to be consum-
mated at the office of:
Allison-McCloskey Es-
crow Company, 4820
El Cajon Blvd, San
Diego, CA 92115-4695
and the anticipated
sale date is 9/17/25.
This bulk sale is not
subject to California
Uniform Commercial
Code Section 6106.2,
but rather to Section
24074 of the Business
and Professions Code.
The name and ad-
dress of the person
with whom claims may
be filed is: Allison-Mc-
Closkey Escrow Com-
pany, 4820 El Cajon
Blvd, San Diego, CA
92115-4695, and the
last date for filing
claims by any creditor
shall be 9/16/25, which
is the business day be-
fore the anticipated
sale date specified
above.
Dated: 08/06/25
Buyer's Signature
Go Gos Liquour Mart
Inc, a California Cor-
poration
By: /s/ Haitham Ballat,
President/CFO
8/29/25
CNS-3959968#
ECC/El Cajon Eagle
8/29/25-155960

**al; and DOES 1
through 20, inclusive
YOU ARE BEING
SUED BY PLAINTIFF:**
(Lo esta demandando
el demandante)
**WHEELHOUSE
CREDIT UNION, a
Federally Insured
State Chartered Cred-
it Union**
NOTICE! You have
been sued. The court
may decide against
you without your being
heard unless you re-
spond within 30 days.
Read the information
below.
You have 30 calendar
days after this sum-
mons 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 pro-
tect 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 On-
line Self-Help Center
(www.courtinfo.ca.gov/
selfhelp), your county
law library, or the court-
house nearest you. If
you cannot pay the fil-
ing 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 attor-
ney right away. If you
do not know an attor-
ney, you may want to
call an attorney refer-
ral service. If you can-
not afford an attorney,
you may be eligible for
free legal services from
a nonprofit legal ser-
vices program. You
can locate these non-
profit groups at the
California Legal Ser-
vices Web site
(www.lawhelpcalifor-
nia.org), the California
Courts Online Self-
Help Center
(www.courtinfo.ca.
gov/selfhelp), or by
contacting your local
court of county bar as-
sociation. NOTE: The
court has a statutory li-
en for waived fees and
costs on any settle-
ment 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-
mandado. Si no re-
sponde dentro de 30
dias, la corte puede de-
cidir en su contra sin
escuchar su version.
Lea la informacion a
continuacion.
Tiene 30 dias de calen-
dario despues de que
le entreguen esta
citacion y papeles le-
gales para presentar
una respuesta por es-
crito en esta corte y
hacer que se entregue
una copia al demand-
ante. 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 re-
puesta. Puede encon-
trar estos formularios
de la corte y mas in-
formacion 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 for-
mulario de exencion de
pago de cuotas. Si no
presenta su respuesta
a tiempo, puede per-
der el caso por incump-
limiento y la corte le
podra quitar su sueldo,
dinero y bienes sin
mas advertencia.
Hay otros requisitos le-
gales. Es recomend-
able que llame a un
abogado, puede de-
llamar a un servicio de
remision a abogados.
Si no puede pagar a un
abogado, es posible
que cumpla con los re-
quisitos para obtener
servicios legales gratui-
tos 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.su-
corte.ca.gov) o
poniendose en con-
tacto 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 recu-
peracion de
\$10,000.00 o mas de
valor recibida medi-
ante 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 ad-
dress of the court is (El
nombre y direccion de
la corte es): SAN
DIEGO SUPERIOR
COURT, 330 W
BROADWAY, SAN
DIEGO, CA 92101.
The name, address,
and telephone number
of plaintiff's attorney, or
plaintiff without an at-
torney, is (El nombre,
direccion y el numero
de telefono del
abogado del demand-
ante, o del demand-
ante que no tiene
abogado, es): KAREL
ROCHA 212413
PRENOVOST, NOR-
MANDIN, DAW &
ROCHA, 2122 NORTH
BROADWAY, SUITE
200, SANTA ANA, CA
92706. (714) 547-2444
Date: 11/05/2024
Clerk, by (Secretario):
C. Martinez
Deputy (Adjunto)
NOTICE TO THE PER-
SON SERVED: You
are served.
East County Califor-
nian- 155456
8/8,15,22,29/2025

**SUMMONS
(CITACION
JUDICIAL)
CASE NUMBER
(Numero del Caso)
37-2024-00006320-CL-
CL-CTL
NOTICE TO
DEFENDANT:**
(Aviso al Demandado):
**CARL WITTEN, an in-
dividual; and DOES 1
through 20, inclusive
YOU ARE BEING
SUED BY PLAINTIFF:**
(Lo esta demandando
el demandante)
**LENTEGRITY, LLC, a
Limited Liability Com-
pany**
NOTICE! You have
been sued. The court
may decide against
you without your being
heard unless you re-
spond within 30 days.
Read the information
below.
You have 30 calendar
days after this sum-
mons 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 pro-
tect 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 On-
line Self-Help Center
(www.courtinfo.ca.gov/
selfhelp), your county
law library, or the court-
house nearest you. If
you cannot pay the fil-
ing 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 attor-
ney right away. If you
do not know an attor-
ney, you may want to
call an attorney refer-
ral service. If you can-
not afford an attorney,
you may be eligible for
free legal services from
a nonprofit legal ser-
vices program. You
can locate these non-
profit groups at the
California Legal Ser-
vices Web site
(www.lawhelpcalifor-
nia.org), the California
Courts Online Self-
Help Center
(www.courtinfo.ca.
gov/selfhelp), or by
contacting your local
court of county bar as-
sociation. NOTE: The
court has a statutory li-
en for waived fees and
costs on any settle-
ment 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
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AVISO! Lo han de-
mandado. Si no re-
sponde dentro de 30
dias, la corte puede de-
cidir en su contra sin
escuchar su version.
Lea la informacion a
continuacion.
Tiene 30 dias de calen-
dario despues de que
le entreguen esta
citacion y papeles le-



EVERY NEIGHBORHOOD HAS A *Naturehood*

DiscoverTheForest.org



**SUMMONS
(CITACION
JUDICIAL)
CASE NUMBER
(Numero del Caso)
24CL020881C
NOTICE TO
DEFENDANT:**
(Aviso al Demandado):
**JESUS ANDRES
MEDINA, an individu-**

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gales 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

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pueda desearchar el caso. The name and address of the court is (El nombre y direccion de la corte es): SAN DIEGO COUNTY SUPERIOR COURT, 330 W 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 demandante que no tiene abogado, es): KAREL ROCHA 212413 PRENOVOST, NORMANDIN, DAWE & ROCHA, 2122 NORTH BROADWAY, SUITE 200, SANTA ANA, CA 92706. (714) 547-2444 Date:02/13/2024 Clerk, by (Secretario): D. Cortez Deputy (Adjunto) NOTICE TO THE PERSON SERVED: You are served. **East County Californian- 155838 8/22,29,9/5,12/2025**

SUMMONS (CITACION JUDICIAL) CASE NUMBER (Numero del Caso) 24CU023895C NOTICE TO DEFENDANT: (Aviso al Demandado): AMERICAN COMFORT SERVICES, INC.; DOES 1 to 10 YOU ARE BEING SUED BY PLAINTIFF: (Lo esta demandando el demandante) LOUIS J. ROSARIO

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 On-

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line 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 or more in a civil case. The court's lien must be paid before the court will dismiss the case.

AVISO! Lo han demandado. 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

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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 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 desearchar el caso.

The name and address of the court is (El nombre y direccion de la corte es): SAN DIEGO COUNTY SUPERIOR COURT, 330 W 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 demandante que no tiene abogado, es): MICHAELA DE LA CERDA, ESQ.; BATA FULKERSON, 1899 McKEE STREET, SAN DIEGO, CA 92110. (619) 455-0408. Date: 12/02/2024

Clerk, by (Secretario): G. Lopez Deputy (Adjunto) NOTICE TO THE PERSON SERVED: You are served.

East County Californian- 155916 8/29,9/5,12,19/2025

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

NOTICE IS HEREBY GIVEN that a public hearing will be held by the Board of Directors of the Lakeside Fire Protection District for Ordinance number 25-02, an Ordinance of the Lakeside Fire Protection District relating to adoption of the 2026 Lakeside Fire Code. The Ordinance is available for inspection Monday through Thursday during regular business hours at the Lakeside Fire District. Any person may appear and be heard regarding this matter. Written comments can be mailed to the District. Questions should be directed to the Fire Marshal at (619) 390-2350 x. 009. **HEARING DATE:** October 14, 2025, **TIME:** 5:30 p.m. **LOCATION:** Lakeside Fire Protection District, 12216 Lakeside Ave, Lakeside, CA 92040. **East County Californian 8/29/2025-156126**

Legal Notices-CAL**CASE NO. 25CU039878C**

TO ALL INTERESTED PERSONS: Petitioner: DONA FAE DESMOND filed a petition with this court for a decree changing names as follows: DONA FAE DESMOND to FAE AINE DESMOND. 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 09/24/2025

8:30 a.m., Dept. C-61 Superior Court 330 W Broadway San Diego, CA 92101

(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

Other: See Attachment to Order to Show Cause for Change of Name (JC Form #NC-120) (SDSC Form #CIV-407) **DATE:** 7/30/2025 **Maureen F Hallahan Judge of the Superior Court East County Californian- 155454 8/8,15,22,29/25**

NOTICE OF PETITION TO ADMINISTER ESTATE OF: NATIVIDAD T. UNPINGCO CASE No. 25PE002205C

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

A Petition for Probate has been filed by: VINCENT D. UNPINGCO in the Superior Court of California, County of San Diego

The Petition for Probate requests that VINCENT D. UNPINGCO be appointed as personal representative to administer the estate of the decedent. The petition requests the decedent's will and codicils, if any, be admitted to probate. The will and any codicils are available for exam-

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

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

09/09/2025 10:00 a.m. Dept. 504 330 W Broadway San Diego, CA 92101

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

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

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

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

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able from the court clerk. **Petitioner:** 10218 EL CAPITAN REAL ROAD, EL CAJON, CA 92021. (831) 214-1476 **East County Californian 8/15,22,29/2025-155649**

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 **September 3rd, 2025, on or after 10:00 A.M.**, property in storage units. Auctions are to be held online at www.storagetreasures.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:

STEVEN ELBIK 10X10 GLENN KETTLER 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 removed 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 JUNE 2025.

Auction by Storagetreasures.com Auction Business License Numbers California 63747122 Phone (480) 397-6503 SuperStorage (619) 443-2552 **East County Californian 8/22,29/2025-155837**

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 25CU043340C

TO ALL INTERESTED PERSONS: Petitioner: STEPHEN JAMES McQUAID and SYDNEY ELISE McQUAID on behalf of minor filed a petition with this court for a decree changing

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names as follows: SENAN COL McQUAID to RONAN FIONN McQUAID. 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 10/14/2025

8:30 a.m., Dept. 61 Superior Court 330 W Broadway San Diego, CA 92101

(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

See Attachment to Order to Show Cause for Change of Name **DATE:** 8/18/2025 **Maureen F Hallahan Judge of the Superior Court East County Californian- 155886 8/22,29,9/5,12/25**

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 25CU044153C

TO ALL INTERESTED PERSONS: Petitioner: SAPPHIRE SERENITY MOYER filed a petition with this court for a decree changing names as follows: SAPPHIRE SERENITY MOYER to SAPPHIRE SERENITY MOORE. 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 10/16/2025

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

CITY OF LEMON GROVE REQUEST FOR PROPOSALS FOR AS-NEEDED ELECTRICAL SERVICES

NOTICE IS HEREBY GIVEN that the City of Lemon Grove is accepting sealed proposals at Lemon Grove City Hall, 3232 Main Street, Lemon Grove, CA, 91945 until **2:00 P.M. Tuesday, September 23, 2025**. Proposals shall be submitted in plain, sealed envelopes, marked on the outside with the project title: **As-Needed Electrical Services, RFP No. 2026-04**. The City desires a license contractor (C-10) to render as needed electrical repair services, which shall also include all labor, material and equipment necessary for maintenance and repair services at City facilities. Contractor represents that it is experienced in providing electrical repair services to public clients, that it and its employees have all necessary licenses to perform the Services in the State of California. The RFP document can be downloaded free of charge through the City's website, <https://www.lemongrove.ca.gov/business-development/contracting-opportunities/>. For further information, contact Atilano Moran, Senior Management Analyst, at 619-825-3811 or by email at amoran@lemongrove.ca.gov. **East County Californian 8/29/2025-156125**

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**330 W Broadway
San Diego, CA 92101**
(To appear remotely,

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check in advance of
the hearing for informa-

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tion 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 suc-
cessive weeks before
the date set for hear-
ing on the petition in

NOTICE OF SALE
The following is/are to be lien sold by Western Towing on September 8, 2025 @ 6990 Mission Gorge Rd San Diego CA 92120 at 10:00am VIN:5YJ3E1EA0JF032018 2018 TESLA MODEL 3 YEAR: 5YJ3E1EA0JF032018 PLATE: NO PLATES
East County Californian 8/29/2025 -155845

INVITATION TO BID

The City of Santee invites bids for the Santee Community Center (CIP 2018-31). Sealed bids will be received by the City of Santee at the Office of the City Clerk, 10601 Magnolia Avenue, Building 3, Santee, CA 92071, until 10:00 AM on October 29, 2025 at which time they will be publicly opened and read. A NON-MANDATORY Pre-Bid Conference will be held on September 16, 2025 at 10:00 AM, on site at the Cameron Family YMCA grass lawn located at 10123 Riverwalk Drive, Santee CA 92071. Work includes the furnishing of all labor, materials, equipment, tools, professional services, inspection services, permitting services and incidentals necessary for the Santee Community Center (CIP 2018-31) project including but not limited to: building structures and trades, clearing, grubbing, demolition, earthwork, grading, concrete curbs, gutters, sidewalks, asphalt concrete paving, striping, irrigation, landscaping, electrical, storm drain, water, sewer, communication, audio visual, interior equipment and furnishings, diesel generator, solar photovoltaic systems, roofing, kitchen equipment, and all related work as defined in the contract documents.

The City shall award the Contract to the bidder submitting the lowest bid and is deemed responsive and responsible by the City as defined in the Notice to Contractors Inviting Bids. Award of the Base Bid will be based upon funds available. The work is to be constructed within three hundred and eighty (380) working days from the Notice to Proceed including material lead time. Engineers estimate for the Base Bid is \$18,500,000. The contractor shall possess a valid Class "A" General Engineering Contractor or Class "B" General Building Contractor license at the time of bid submission.

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

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

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

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

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

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

Contract Documents, including plans, specifications and proposal forms, may be examined and/or downloaded on the City's website at www.cityofsanteeca.gov. Contract documents may also be examined at the City Clerk's Office, 10601 Magnolia Avenue, Building 3, Santee, CA 92071-1266. Each bidder shall notify the City to be listed as a plan holder for the project by providing written notice to the City's contact person listed in the Information for Bidders. The City of Santee complies with the Americans with Disabilities Act. If you require reasonable accommodations for the bid opening, please contact the Office of the City Clerk, (619) 258-4100, at least 48 hours in advance.
East County Californian 8/29 & 9/12/2025-156005

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PUBLIC NOTICE

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NOTICE IS HEREBY GIVEN that a public hearing will be held by the Board of Directors of the Lakeside Fire Protection District for Ordinance number 25-03, an Ordinance of the Lakeside Fire Protection District relating to adoption of the 2026 Lakeside Wildland Urban Interface Code. The Ordinance is available for inspection Monday through Thursday during regular business hours at the Lakeside Fire District. Any person may appear and be heard regarding this matter. Written comments can be mailed to the District. Questions should be directed to the Fire Marshal at (619) 390-2350 x. 009.
HEARING DATE: October 14, 2025, TIME: 5:30 p.m.
LOCATION: Lakeside Fire Protection District, 12216 Lakeside Ave, Lakeside, CA 92040
East County Californian 8/29/2025-156127

**CITY OF LEMON GROVE
REQUEST FOR PROPOSALS FOR AS-
NEEDED PLUMBING SERVICES**

NOTICE IS HEREBY GIVEN that the City of Lemon Grove is accepting sealed proposals at Lemon Grove City Hall, 3232 Main Street, Lemon Grove, CA, 91945 until **2:00 P.M. Tuesday, September 23, 2025**. Proposals shall be submitted in plain, sealed envelopes, marked on the outside with the project title: **As-Needed Plumbing Services, RFP No. 2026-05**. The City desires a license contractor (C-36) to render as-needed plumbing services, which shall also include all labor, material and equipment necessary for maintenance and repair services at City facilities. Contractor represents that it is experienced in providing plumbing repair services to public clients, that it and its employees have all necessary licenses to perform the Services in the State of California. The RFP document can be downloaded free of charge through the City's website, <https://www.lemongrove.ca.gov/business-development/contracting-opportunities/>. For further information, contact Atilano Moran, Senior Management Analyst, at 619-825-3811 or by email at amoran@lemongrove.ca.gov.
East County Californian 8/29/2025-156124

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

NOTICE IS HEREBY GIVEN THAT the Planning Commission of the City of Lemon Grove will hold a Public Hearing to consider Conditional Use Permit No. CUP-250-0001 for a preschool with an accessory daycare use proposed to be operated inside of and behind an existing 5,108 square-foot commercial building on a 17,588 square foot lot located at 1805 Englewood Drive (APNs: 577-120-26-00) in the Residential Low Medium (RLM) zone.

DATE OF MEETING: Wednesday, September 10, 2025
TIME OF MEETING: 6:00 p.m.
LOCATION OF MEETING: Lemon Grove Community Center, 3146 School Lane, Lemon Grove, CA 91945
STAFF: Adrian Zamora, Assistant Planner
EMAIL: azamora@lemongrove.ca.gov
PHONE NUMBER: (619) 825-3807

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

Any and all persons interested in participating in the public hearing on the matter are encouraged to submit comments via e-mail to jpablo@lemongrove.ca.gov by noon on Wednesday, September 10, 2025 to the facilitate distribution of the comments to the Commission. If you have special needs requiring assistance at the meeting, please call the City Clerk's Office at (619) 825-3841 at least 24 hours prior to the meeting so that accommodations can be arranged.

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

Joel G. Pablo, City Clerk, City of Lemon Grove.
Published in the East County Californian on August 29, 2025
East County Californian 8/29/2025-156123

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the following newspaper of general circulation, printed in this county: East County Californian

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NO HEARING WILL OCCUR ON THE DATE ABOVE: PLEASE SEE ATTACHMENT
DATE: 8/21/2025
Maureen F Hallahan
Judge of the Superior Court
East County Californian- 155895
8/29,9/5,12,19/25

Ustore Lakeside for public auction via www.storage-treasures.com on 9/8/25
1115 - Aguilar
2116 - Holdbrook
2202 - Ferguson
2423 - Maldonado
2609 - Beck
2703 - Vegalima
2711 - Santana
EC Californian 8/29,9/5/2025-156128

LIEN SALE

Notice is hereby given that pursuant to Section 21701-2171 of the business and Professions Code, Section 2382 of the Commercial Code, Section 535 of the Penal Code, Rockvill RV & Self Storage 10775 Rockvill St, Santee CA 92071 will sell by competitive bidding on or after 09-13-2025, 11:00am. Auction to be held online at www.bid13.com Property to be sold as follows: miscellaneous household goods, personal items, furniture, and clothing belonging to the following:
Unit #B158 Oconnell, Michelle
Unit #E507 Armstrong, Marsha A
Unit #F719 Harris, Kimberly
Unit #F749 White, John
Unit #B85 Boone, Kathleen
Unit #E453 Frias, Miguel
Unit #G1257 Thomas, Maureen
Unit #E289 Knight, Christina
Unit #G1025 Myers, John
8/29, 9/5/25
CNS-3960474#
SANTEE STAR
ECC/Santee Star
8/29,9/5/25-155967

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NOTICE OF TRUSTEE'S SALE T.S. No. 23-02372-RM-CA Title No. 8787272 A.P.N. 511-391-02-00 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 05/17/2012. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, (cashier's check(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 associ-

ation, 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: Joanne Armstrong Duly Appointed Trustee: National Default Servicing Corporation Recorded 05/24/2012 as Instrument No. 2012-0304135 (or Book, Page) of the Official Records of San Diego County, California. Date of Sale: : 09/15/2025 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: \$378,368.11 Street Address or other common designation of real property: 1438 Joliet Street, El Cajon, CA 92019 A.P.N.: 511-391-02-00 The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. The requirements of California Civil Code Section 2923.5(b)/2923.55(c) were fulfilled when the Notice of Default was recorded. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You

will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 714-730-2727 or visit this internet website www.ndscorp.com/sale s, using the file number assigned to this case 23-02372-RM-CA. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the internet website. The best way to verify postponement information is to attend the scheduled sale. NOTICE TO TENANT*: You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are a "representative of all eligible tenant buyers" you may be able to purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call 888-264-4010, or visit this internet website www.ndscorp.com, using the file number

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assigned to this case 23-02372-RM-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: 07/30/2025 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 714-730-2727; Sales Website: www.ndscorp.com Connie Hernandez, Trustee Sales Representative A-4849449 0 8 / 2 2 / 2 0 2 5 , 0 8 / 2 9 / 2 0 2 5 , 0 9 / 0 5 / 2 0 2 5
ECC/EI Cajon Eagle 8/22, 29, 9/5/2025-155576

APN No. 114-150-51-04 Trustee Sale No. 2025-1067 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 3/13/2025. 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 9/22/2025 at 10:30 AM, S.B.S. Lien Services As the duly appointed Trustee under and pursuant to Notice of Delinquent Assessment, recorded on 3/18/2025 as Document No. 2025-0068375 Book Page of Official Records in the Office of the Recorder of San Diego County, California, The original owner: PHILIP D. DINSEN The purported current owner: PHILIP D. DINSEN WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER payable at time of sale in lawful money of the United States, by a

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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: 35109 HIGHWAY 79 192 WARNER SPRINGS CA 92086 The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum due under said Notice of Delinquent Assessment, with interest thereon, as provided in said notice, advances, if any, estimated fees, charges, and expenses of the Trustee, to-wit: \$11,191.51 accrued interest and additional advances, if any, will increase this figure prior to sale. The claimant, WARNER SPRINGS ESTATES 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

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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 web-site www.superiordefault.com, using the file number assigned to this case 2025-1067. 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 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 2025-1067 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

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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: 8/8/2025 S.B.S. Lien Services 31194 La Baya Drive, suite 106 Westlake Village, California 91362 (818) 991-4600 BY: Annissa Young, Sr. Trustee Sales Officer (TS#-2025-1067SDI-34795) **East County Californian 8/22, 29, 9/5/2025-155750**

T.S. No.: 2025-14824-CA APN: 397-212-04-19Property Address: 13213 MIDNIGHT STAR WAY, LAKESIDE, CA 92040NOTICE OF TRUSTEE'S SALEYOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 12/14/2023. 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 CONTACT A LAWYER.A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state will be held by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described below. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of

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sale.Trustor: RAMIZ KHOSHLO AND RITA BAGHAT, WIFE AND HUSBAND AS JOINT TENANTS Duly Appointed Trustee: Nestor Solutions, LLCDeed of Trust Recorded 12/20/2023 as Instrument No. 2023-0348313 in Book -- Page -- of Official Records in the office of the Recorder of San Diego County, California Date of Sale: 9/24/2025 at 10:00 AM Place of Sale: At the entrance to the East County Regional Center by the statue, 250 E. Main St., El Cajon, CA 92020Amount of unpaid balance and other charges: \$820,686.92 Street Address or other common designation of real property: 13213 MIDNIGHT STAR WAY LAKESIDE, CA 92040A.P.N.: 397-212-04-19The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale.NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these 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

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present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call or (888) 902-3989 or visit these internet websites or www.nestortrustee.com, using the file number assigned to this case 2025-14824-CA. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Website. The best way to verify postponement information is to attend the scheduled sale.NOTICE TO TENANTS: You may have a right to purchase this property after the trustee auction pursuant to 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 or (888) 902-3989 or visit these internet websites or www.nestortrustee.com, using the file number assigned to this case 2025-14824-CA to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as an "eligible tenant buyer" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. Date: 8/15/2025 Nestor Solutions, LLC214 5th Street, Suite 205Huntington Beach, California 92648Sale Line: (888) 902-3989 Amanda Guillen, Trustee Sales OfficerThis communication is from a debt collector. It is an attempt to collect a debt, and any information obtained will be used for that purpose. If you are a California resident, you may have additional rights under the Rosenthal Fair Debt Collection Practices Act. You may request, in writing, detailed information about your debt, including the balance, interest, fees, assignment history, and date of delin-

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quency, at no cost to you. If you are currently in bankruptcy or have received a discharge in bankruptcy, this communication is not an attempt to collect a debt. It is for informational purposes only. EPP 44877 Pub Dates 08/29, 09/05, 09/12/2025 **ECC/Lakeside Leader 8/29, 9/5, 12/2025-155829**

TS# 2504-821 (Office Bldg., 1222 "D" Street) APN 281-210-05-00 Notice of Trustee's Sale You are in default under a deed of trust, dated 11/21/2019, Unless you take action to protect your property, it may be sold at a public sale. If you need an explanation of the nature of the proceeding against you, you should contact a lawyer. On September 17, 2025, at 9:30 AM, the undersigned, as duly appointed Trustee under and pursuant to: Deed of Trust recorded 12/18/2019, as Instrument No. 2019-0593308 in the Official Records of the County Recorder of San Diego County, California, and executed by Joseph Sciarretta and Carolyn C. Sciarretta. Will sell at public auction to the highest bidder, for cash or cashier's check drawn on a financial institution authorized in Civil Code Section 2924h(b), at: The main east entrance to the Fallbrook Branch of the San Diego County Library located at 124 S. Mission Rd., Fallbrook, California all right, title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County and State as more fully described in said Deed of Trust. The property address and other common designation, if any, of the real property described above is purported to be: 1222 "D" Street, Ramona, Ca 92065 APN 281-210-05-00 The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the unpaid balance of the note(s), secured by said Deed of Trust, to-wit \$ 283,320.39 including as provided in said note(s), advances, if any, under the terms of said Deed of Trust, fees, charges and expenses of the Trustee and of the trust created by said Deed of Trust. Notice of default and election to sell the described real property under the deed of trust was recorded in the county where the real property is located. Notice to potential bidders: If you are considering bidding on this property lien, you should understand that there are risks in-

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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 (951) 694-3903 for information regarding the trustee's sale, using the file number assigned to this case: TS# 2504-821. 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. For trustee's sale information please call (951) 694-3903 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. Dated: August 22, 2025 MFTDS, INC. a California Corporation dba MASTER FUNDING CO. By: Steve Wheeler, President (951) 694-3903 41911 5th St., Ste 202, Temecula, Ca 92590 Mailing Address: P.O. Box 2467, Temecula, Ca 92593-2467 (IFS# 40517 08/29/25, 09/05/25, 09/12/25) **East County Californian 8/29, 9/5, 12/2025-156120**