

Legal Notices-CAL

NOTICE OF PUBLIC SALE

NOTICE IS HEREBY GIVEN that in accordance with the California Civil Code Section 798.56a and California Commercial Code Section 7209 and 7210, the mobilehome described as: TRADE NAME: KINGSTON MANUFACTURED DATE: 06/07/1983 H.C.D. DECAL NO: LAF1072 SERIAL NO.: GW20CALKG6804A/B

will be sold at a public auction on, **Friday, May 8, 2026 at 9:00 a.m.**, at the following location

Starlight Mobilehome Park
351 E. Bradley Ave
Space 163
El Cajon, CA 92021

The parties believed to claim an interest, Jacqueline Oliviera Soares, and Andrea Lynn Hamilton have been given notice and the time specified for payment in the notice has expired.

The undersigned is entitled to a warehouse lien against said mobilehome to satisfy the lien, storage, and other related charges incurred including reasonable charges of notice, advertisement, and sale. Jacqueline Oliviera Soares and Andrea Lynn Hamilton, Registered Owners, Legal Owners, Interested

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Parties, please take further notice that, in order to prevent the mobilehome from being sold at the noticed sale, the following amount must be paid to Starlight MHP, LLC dba Starlight Mobilehome Park prior to the sale: total claim to date of **\$ 28, 582.80** (additional amounts incurred shall be added to this amount as provided in the Commercial Code). Bidders are required to show proof of cashier's check(s) / money order(s) in an amount equal to the claim to date amount prior to bidding.

Said sale is to be held without covenant or warranty as to possession, financing, encumbrances, or otherwise on an "as is," "where is" basis. Upon sale, the mobilehome must be removed from the Premises. The current location of the subject property is: 351 E Bradley Ave Space 163, El Cajon, CA 92021

The public auction will also be made to satisfy the lien for storage of the above-described property that was deposited by Jacqueline Oliviera Soares, and Andrea Lynn Hamilton to Starlight Mobilehome Park

The total amount due on this property, including estimated costs, expenses, and advances as of the date of the public sale, is \$

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28, 582.80. The auction will be made for the purpose of satisfying the lien on the property, together with the cost of the sale.

Date: April 16, 2026 /s/ Robert Ong
Robert Ong, Esq.
Authorized Agent for Starlight Mobile Home Park
East County Californian 4/24,5/1/2026-162377

NOTICE OF WAREHOUSE LIEN SALE

Take Notice: In accordance with California Commercial Code Sections 7209, 7210, and Civil Code Section 798.56a, notice having been given to all parties believed to claim an ownership interest and specified time for payment and removal having expired, warehouseman management of Greenbrier Gardens Mobile Estates claims a lien as per Civil Code Section 798.56a, against a mobilehome described as a: 1972 PRESTIGE mobilehome, decal number AAR7048, serial numbers 5639U and 5639X, label/insignia numbers 03775 and 03776 (``mobilehome``), stored on the lot at 8701 Mesa Road, Space 47, Santee, California 92071 (``storage lot``). The parties believed to claim an interest in the mobilehome are: Teresa Perez and Teresa Perez, Person-

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al Representative for the Estate of Wilma Perez. Take Notice: Parties claiming ownership interest may reclaim and remove the mobilehome from the storage lot before public sale scheduled for May 11, 2026, by payment of \$4,345.50, at 8701 Mesa Road, Santee, California 92071. Note that a permit for trailering on a highway is required by law. Take Notice: the mobilehome will be sold at public auction, if not sooner recovered and removed from the storage lot, on May 11, 2026, at the time of 9:00 a.m., rain or shine, at Greenbrier Gardens Mobile Estates, 8701 Mesa Road, Park Office, Santee, California 92071. Winning bidder is required to pay in full in certified funds and remove the mobilehome at close of sale. Take Notice: if highest bidder fails to remove the mobilehome within 10 days of close of sale, warehouseman will cancel highest bid and accept the highest backup bid to mitigate damages. Mobilehome includes all other accessories and personal property on site. The amounts demanded by warehouseman include storage charges, and costs of sale including publication charges, attorney's fees, incidental and/or transportation charges, as provided in the Commercial Code, as

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further adjusted. Authorized agent for warehouseman: Dowdall Law Offices, A.P.C.; Drew D. Helms, Esq., 284 N. Glassell Street, Orange, California 92866, 10512 CN126179 10512 Apr 24, May 1, 2026
ECC/Santee Star 4/24,5/1/2026-162492

NOTICE OF PUBLIC HEARING ANNEXATION TO SAN MIGUEL CONSOLIDATED FIRE PROTECTION DISTRICT COMMUNITY FACILITIES DISTRICT 2022-1 (Annexation 22, APN 484-051-15-00)

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 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 26-09, a Resolution of the Board of Directors of the San Miguel Consolidated Fire Protection District

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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 April 8, 2026. Exhibits to Resolution 26-09 are available upon request of the Board Clerk.

PUBLIC HEARING

NOTICE IS GIVEN THAT ON MAY 13, 2026 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 APPOINTMENT 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

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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

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BE ELIMINATED BY THE BOARD.

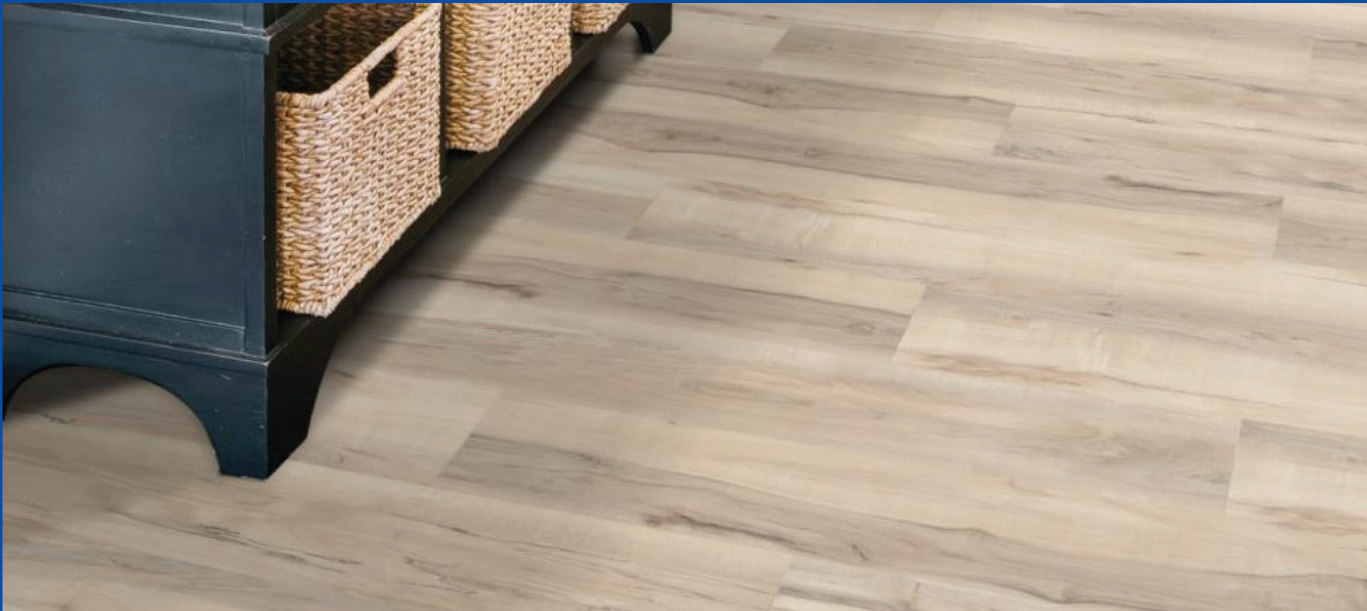
ELECTION

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.

/s/ Shayna Rians,
Board Clerk
San Miguel Consolidated Fire Protection District
5/1/2026
Resolution 26-09

Resolution of Intention of the Board of Directors of the San Miguel Consolidated Fire Protection District Declaring Intention to Annex Territory to Community Facilities

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Legal Notices-CAL**District 2022-1 and Adopting a Map of the Area Proposed to be Annexed Thereto (Annexation 22, APN 484-051-15-00)**

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 SHOKA BROTHERS 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 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.

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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 22" 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 22 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[AS1.1][AW1.2] 22 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 May 13, 2026, 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 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 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, 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.

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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 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 8th day of April 2026, by the following vote:

AYES: Directors McKenna, Muns, Nelson, Pierce, Raddatz, Robles and Woodruff

NOES: None

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ABSTAIN: None

ABSENT: None

ATTEST

/s/ Shayna Rians, Board Clerk
/s/ Harry Muns, Board President
East County Californian 5/1/2026-162540

NOTICE OF PUBLIC HEARING ANNEXATION TO SAN MIGUEL CONSOLIDATED FIRE PROTECTION DISTRICT COMMUNITY FACILITIES DISTRICT 2022-1 (Annexation 23, APN 504-021-28-00)

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 26-09, 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 April 8, 2026. Exhibits to Resolution 26-09 are available upon request of the Board Clerk.

PUBLIC HEARING NOTICE IS GIVEN THAT ON MAY 13, 2026 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

THE ANNEXATION OF TERRITORY INTO CFD 2022-1, THE EXTENSION 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.

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TERRITORY INTO CFD 2022-1, THE EXTENSION 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.

/s/ Shayna Rians, Board Clerk
San Miguel Consolidated Fire Protection District
5/1/2026

Resolution 26-10

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

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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 HELIX STREET 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 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.

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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 23" 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 23 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" [AS1.1][AW1.2] 23 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 May 13, 2026, 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:

Legal Notices-CAL

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 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 gov-

ern 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 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, 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 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 8th day of April 2026, by the following vote:

AYES: Directors McKenna, Muns, Nelson, Pierce, Raddatz, Robles and Woodruff

NOES: None

ABSTAIN: None

Legal Notices-CAL

ABSENT: None

ATTEST

/s/ Shayna Rians, Board Clerk /s/ Harry Muns, Board President
East County California 5/1/2026-162541

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: May 19, 2026, at 11:30am
Earl Huey
Jimmy Sellers
Emely Rodriguez
Isaac Martinez
Genieve Chambers
Steve Harding
5/01/2026

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.

5/1/26
CNS-4033907#
ECC/El Cajon Eagle
5/01/26-162640

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 05/19/2026 @ 10:00am
Lori Alexis Maldonado, Sabrina Burgos, Natalie Saavedra, Jennifer Haros, Jennifer Lauren Ayala, Michele Strong

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.

5/1/26
CNS-4034568#
ECC/El Cajon Eagle
5/01/26-162702

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

Legal Notices-CAL

92071 will sell by competitive bidding on or after 05-9-2026, 11:00 am. Auction to be held online at www.bid13.com. Property to be sold as follows: miscellaneous household goods, personal items, furniture, and clothing belonging to the following:
Unit #G1045 Nichols, Kymberly
Unit #G1249 Senn, Steven
Unit #B90 Boone, Kathleen
Unit #F661 Proietti, Tony
4/24, 5/1/26
CNS-4035006#
SANTEE STAR
ECC/Santee Star
4/24,5/1/26-162754

NOTICE OF SALE

Notice is hereby given pursuant to the Civil Code and the Uniform Commercial Code of the State of California, the undersigned will sell at 410 S 1ST ST SP 54, EL CAJON, California, on MAY 22, 2026, at 9 A.M., the following described property and contents to wit: a 1967 FLAMINGO mobilehome, Decal Number ABA4622, Serial Numbers S403, registered owner LADD A PRIER, for the purpose of satisfying a warehousemen's lien of the undersigned for past due rent and storage in the approximate amount of \$2,385.00 as of MAY 1, 2025, plus additional storage and utility charges due at the time of sale, together with costs of advertising and expenses of sale. Mobilehome to be removed from storage following sale.

JONATHAN T. TRIVILLYAN, ESQ
Attorney for El Cajon Valley MHP
5/1, 5/8/26
CNS-4036035#
ECC/El Cajon Eagle
5/1,8/26-162842

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
05/19/2026 12:00 PM
Christian Gonzalez
Johnathon Jesse
Ronnie Shelton
Bernadette Rose
Feeney Dunn Sex Male
Straight Biologically
Sallie Wright
Olive San Juan

The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.
5/1/26
CNS-4036376#

Legal Notices-CAL

**SANTEE STAR
ECC/Santee Star
5/1/26-162866**

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 05/19/2026 @ 11:00am

Legal Notices-CAL

Odell Wilson Jr
Viola Whiteside
Tranisha Lewis
Julio Cesar Lopez
Alvarez
Heidi Osuna
Danny Ribadeneira
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.
5/1/26

Legal Notices-CAL

**CNS-4036474#
ECC/EI Cajon Eagle
5/1/26-162880**

ONE FACILITY – MULTIPLE UNITS
Extra Space Storage will hold a public auction to sell personal property described below belonging to those individuals listed below at the location indicated: 620 S Marshall Ave, El Cajon, CA 92020 on 05/19/2026 @ 12:00pm
Rahmatullah Zaman
Michael Maze
Anthony Cruz
The auction will be listed and advertised on www.storage-treasures.com.

Legal Notices-CAL

**CNS-4037329#
ECC/EI Cajon Eagle
5/1/26-162976**

NOTICE OF LIEN
Notice is hereby given that the undersigned will sell at public online auction pursuant to Division 8, Chapter 10 of the California Business and Professions Code commencing with Section 21700 the following miscellaneous personal property to-wit identified by tenant name and storage unit number.
Veronica Torres Pina unit 71
Lizbeth Avelar unit 142
Richard Smith unit 72
This sale will be competitive bidding on the 13th day of May 2026 at 9AM on the website Storageauctions.com. The property is stored at location, which is located at 13623 Hwy 8 Business, El Cajon, CA 92021 County of San Diego State of California. The landlord reserves the right to bid at the sale. Purchases must be made with cash and paid for at the time of purchase. All purchased goods are sold "as-is" and must be removed at time of sale. This sale is subject to prior cancellation in the event of settlement between land-

Legal Notices-CAL

**CNS-4038042#
ECC/EI Cajon Eagle
5/1/26-163007**

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 26CU020815C
TO ALL INTERESTED PERSONS: Petitioner: MARIO CHOLAGH; RONA CHOLAGH on behalf of minor filed a petition with this court for a decree changing names as follows: ANALIYA MARIO CHOLAGH to ANALYA MARIO CHOLAGH. 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
06/04/2026
8:30 a.m., Dept. 61
Superior Court
330 West Broadway
San Diego, CA 92101
(To appear remotely, check in advance of the hearing for informa-

Legal Notices-CAL

**CNS-4038042#
ECC/EI Cajon Eagle
5/1/26-163007**

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 26CU017296C
TO ALL INTERESTED PERSONS: Petitioner: JAIRO MANOSALVA filed a petition with this court for a decree changing names as follows: JAIRO MANOSALVA to JAI MANOSALVA. 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
05/18/2026
8:30 a.m., Dept. C-61
Superior Court
330 West Broadway
San Diego, CA 92101
(To appear remotely, check in advance of the hearing for informa-

Legal Notices-CAL

LIEN SALE

On 05/14/2026 at 3070 DEL SOL BLVD. SAN DIEGO, CA a Lien Sale will be held on a 2011 L N D R V I N : SALSUK2D4XBA707396 STATE: CA LIC: 6YSB650 at 10:00 AM
East County Californian 5/01/2026-163006

Legal Notices-CAL

NOTICE OF HEARING

8:30 a.m., Dept. 61
Superior Court
330 West 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
NOTICE OF PUBLIC HEARING FOR EXTENSION OF THE ESSENTIAL HOUSING ORDINANCE

INVITATION TO BID

The City of Santee invites bids for the Citywide Slurry Seal and Roadway Maintenance Program 2026 Project, CIP 2026-02. Sealed bids will be received by the City of Santee at the Office of the City Clerk, 10601 Magnolia Avenue, Building 3, Santee, CA 92071, until 10:00 a.m. on May 14, 2026 at which time they will be publicly opened and read. Work to be done includes the furnishing of all labor, materials and equipment necessary for crack sealing, asphalt patching, concrete, ARAM, slurry seal and all related and necessary work as defined in the contract documents.

The City shall award the Contract to the bidder submitting the lowest bid and is deemed responsive and responsible by the City as defined in the Notice to Contractors Inviting Bids. Award of the Base Bid will be based upon funds available. The work is to be constructed within Fifty (50) working days from the Notice to Proceed including material lead time. Engineers estimate for the Base Bid is \$963,000.00. The contractor shall possess a valid Class "A" license at the time of bid submission.

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

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

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

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

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

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

Contract Documents, including plans, specifications and proposal forms, may be examined and/or downloaded on the City's website at www.cityofsanteeca.gov. 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 4/24,5/1/2026-162731

NOTICE OF SALE

The following is/are to be lien sold by Western Towing on May 8, 2026 @ 6990 MISSION GORGE RD SAN DIEGO CA 92120 at 10:00am
YEAR/MAKE/MODEL: 2018 FORD FOCUS
VIN: 1FADP3F29JL209444
PLATE: UVW8275, VA
East County Californian 5/1/2026 -162665

NOTICE OF SALE

The following is/are to be lien sold by Western Towing on May 7, 2026 @ 8710 MIRAMAR PLACE SAN DIEGO CA 92121 at 10:00am
YEAR/MAKE/MODEL: 2019 HYUNDAI KONA
VIN: KM8K5CA59KU316980
PLATE: JKA2993, NY
East County Californian 5/1/2026 -162659

NOTICE OF SALE

The following is/are to be lien sold by Western Towing on May 6, 2026 @ 1187 WALNUT AVE CHULA VISTA CA 91911 at 10:00am
YEAR/MAKE/MODEL: 2017 FORD FUSION
VIN: 3FA6P0HD9HR299468
PLATE: 9SBY162, CA
East County Californian 5/1/2026 -162658

NOTICE OF VEHICLE LIEN SALE

The following Vehicle will be lien sold at 9:00 a.m. on May 14, 2026.
Call # Year Make Model Color VIN License # State Engine No.#
3387603 2018 Subaru Outback Red 4S4BSANC6J3256263 9VPN308 CA
Vehicles Location: 123 35th St, San Diego, CA 92102
3385829 2006 Freightliner FB65 White 4UZZAAZDDX6CW23826 6449D1 NV
3388195 2021 Chevrolet Trailblazer Silver KL79MUSL3MB152713 8WFFH474 CA
Vehicles Location: 2444 Barham Dr, Escondido, CA 92029
3386369 2020 Nissan Versa Grey 3N1CN8EV8LL863091 9RIR007 CA
3388453 2023 Nissan Sentra Black 3N1AB8CV6PY226907 9EFF031 CA
Vehicles Location: 4334 Sheridan Ln, San Diego CA 92120
3388167 2023 Mazda MX-5 Miata White JM1NDAD77P0558512 9KAU890 CA
3388364 2020 Toyota Camry Black 4T1G11AK3LU991303 TDG2677 TX
Vehicles Location: 3333 National Ave, San Diego, CA 92113
3387729 2020 Hyundai Veloster Black KMHTG6AFLU020938 8XA1SB AZ
Vehicles Location: 3801 Hicock St, San Diego CA 92110
EC Californian 5/1/2026-162997

NOTICE OF PUBLIC HEARING FOR EXTENSION OF THE ESSENTIAL HOUSING ORDINANCE

Notice is hereby given by the **PLANNING & BUILDING DEPARTMENT**, of the **CITY OF SANTEE** that a **PUBLIC HEARING** on this item will be held before the **SANTEE CITY COUNCIL** at 6:30 p.m., Wednesday, May 13, 2026:

SUBJECT:

Urgency Ordinance 592, adopted on August 25, 2021, enacted the City of Santee's (City) Essential Housing Program. The ordinance is currently set to expire on August 25, 2026. In order to continue supporting housing production and affordability, the City is proposing to extend the program for an additional three (3) years.

More information on the Essential Housing Ordinance can be found on the City's website at the following link:

<https://www.cityofsanteeca.gov/departments/planning-building/essential-housing>

LOCATION:

Citywide

ENVIRONMENTAL STATUS:

This Ordinance is exempt from the requirements of the California Environmental Quality Act (CEQA) pursuant to Public Resources Code section 21080(a), CEQA Guidelines section 15378(b)(2), and CEQA Guidelines section 15061(b)(3).

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.

LOCATION:

Citywide

ENVIRONMENTAL STATUS:

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LOCATION:

Citywide

ENVIRONMENTAL STATUS:

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LOCATION:

Citywide

ENVIRONMENTAL STATUS:

This Ordinance is exempt from the requirements of the California Environmental Quality Act (CEQA) pursuant to Public Resources Code section 21080(a), CEQA Guidelines section 15378(b)(2), and CEQA Guidelines section 15061(b)(3).

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.

LOCATION:

Citywide

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Legal Notices-CAL

DATE: 04/20/2026
Michael S. Groch
Judge of the
Superior Court
East County Californian - 162817
4/24,5/1,8,15/2026

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 May 8th 2026 at approx. 2:00 PM at www.storage-treasures.com: Annette Garzon, Brad White
East County Californian 4/24,5/1/2026 162707

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO.

26CU021325C

TO ALL INTERESTED PERSONS: Petitioner: JOHANNA STAFFORD filed a petition with this court for a decree changing names as follows: JOHANNA ELIZABETH STAFFORD to JOHANNA ELIZABETH MURRAY. 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
06/08/2026

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

DATE: 04/17/2026
Michael S. Groch
Judge of the
Superior Court
East County Californian - 162835
4/24,5/1,8,15/2026

Legal Notices-CAL

Title Order No.: 99100391 Trustee Sale No.: 88360 Loan No.: 399553721 APN: 383-351-40-00 NOTICE OF TRUSTEE'S SALE YOU ARE IN DE-

Legal Notices-CAL

FAULT UNDER A DEED OF TRUST DATED 11/11/2024 . 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. On 5/11/2026 at 10:30 AM, CALIFORNIA TD SPECIALISTS, AS TRUSTEE as the duly appointed Trustee under and pursuant to Deed of Trust Recorded on 11/13/2024 as Instrument No. 2024-0315371 in book //, page // of official records in the Office of the Recorder of San Diego County, California, executed by: MICHAEL WALSH, AN UNMARRIED MAN AS TO AN UNDIVIDED 50% INTEREST AND CHRISTINE ECHEVERRIA, AN UNMARRIED WOMAN AS TO AN UNDIVIDED 50% INTEREST, as Trustor ROGER ANDERSON TRUSTEE OF THE RWA TRUST DATED MARCH 14, 2014, as Beneficiary WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER FOR CASH (payable at time of sale in lawful money of the United States, by cash, a cashier's check drawn by a state or national bank, a check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, savings association, or savings bank specified in section 5102 of the Financial Code and authorized to do business in this state). At: At the entrance to the East County Regional Center by the statue, 250 E. Main Street, El Cajon, CA 92020, NOTICE OF TRUSTEE'S SALE - continued all right, title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County, California describing the land therein: LOT 81 OF SUNSET, IN THE CITY OF SANTEE, COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO MAP THEREOF NO. 6766, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAN DIEGO COUNTY, ON OCTOBER 27, 1970. EXCEPT THEREFROM THE MINERALS, OIL, GAS, AND OTHER HYDROCARBON SUBSTANCES LYING BELOW THE SURFACE OF SAID LAND. 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: 8710 WAHL STREET SANTEE, CA 92071. The undersigned Trustee disclaims any liability for any incorrect-

Legal Notices-CAL

ness of the street address and other common designation, if any, shown herein. Said sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by said Deed of Trust, with interest thereon, as provided in said note(s), advances, if any, under the terms of the Deed of Trust, estimated fees, charges and expenses of the Trustee and of trusts created by said Deed of Trust, to-wit: \$300,531.52 (Estimated). Accrued interest and additional advances, if any, will increase this figure prior to sale. The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale, and a written Notice of Default and Election to Sell. The undersigned caused said Notice of Default and Election to Sell to be recorded in the county where the real property is located and more than three months have elapsed since such recordation. DATE: 4/3/2026 CALIFORNIA TD SPECIALISTS, AS TRUSTEE, AS TRUSTEE, ANAHEIM HILLS, CA 92808 PHONE: 714-283-2180 FOR TRUSTEE SALE INFORMATION LOG ON TO www.stoxposting.com CALL: 844-477-7869 PATRICIO S. INCE, VICE PRESIDENT CALIFORNIA TD SPECIALIST IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. "NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid on a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of the outstanding lien that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should

Legal Notices-CAL

be aware that the same lender may hold more than one mortgage or deed of trust on the property. "Please be advised that the trustee may require entity or trust bidders at this trustee's sale to provide Information, documentation and/or certification of the vesting instructions and the data required to be reported pursuant to FINCEN regulations effective for transfers of residential real property to covered transferees on or after March 1, 2026. The required information must be provided to the trustee before a trustee's deed upon sale will be issued for covered transfer. Additional information regarding these regulations and the required transferee information and certifications can be found at <https://www.federalregister.gov/documents/2024/08/29/2024-19198/anti-money-laundering-regulations-for-residential-real-estate-transfers-and-https://www.fincen.gov/rre-faqs#d5> NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and if applicable, the rescheduled time and date for the sale of this property, you may call 844-477-7869, or visit this internet Web site www.stoxposting.com, using the file number assigned to this case T.S.# 88360. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale." For sales conducted after January 1, 2021: NOTICE TO TENANT: You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call (844) 477-7869, or visit this internet web-

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site www.STOXPOSTING.com, using the file number assigned to this case 88360 to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid; by remitting the funds and affidavit described in Section 2924m(c) of the Civil Code; so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as an "eligible tenant buyer" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. Disclosure In compliance with CA civil code 2924f(F), the opening bid for the foreclosure sale is based on a valuation provided t the trustee by the lender of the lender's representative. The trustee does not determine, verify, or opine on the accuracy of this valuation and makes no representation regarding the market value of the property subject to foreclosures (the "Property"). The trustee's compliance or non-compliance with CA civil code 2924f(f) shall not be construed as an opinion, warranty, or representation regarding (i) the priority of the deed of trust being foreclosed, (ii) the condition of title to the Property, or (iii) any other matters affecting the Property, including the value of the Property. The trustee relies solely on the trustee's sale guaranty and/or Information provided by the lender regarding the lien priority and title condition and does not Independently verify such Information. All bidders are solely responsible for conducting their own Independent due diligence regarding the loan, the Property, its value, the lien priority of the deed of trust being foreclosed, and the condition of the title to the Property. The trustee assumes no liability for the accuracy or completeness of any information provided by third parties, including the lender. The valuation used to determine the minimum opening bid applies only to the Initially scheduled sale date. Any postponement or continuation of the sale does not obligate the trustee to obtain or rely upon a new valuation, nor does it alter the trustee's limited role in the process. **ECC/Santee Star 4/17,24,5/1/2026-162401**

T.S. No. 25-77123 APN: 502-021-21-00 NOTICE OF TRUST-

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EE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 3/12/2008. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state will be held by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described below. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. Trustor: JAMES WEISMANN, A MARRIED MAN AS HIS SOLE & SEPARATE PROPERTY Duly Appointed Trustee: ZBS LAW, LLP Deed of Trust recorded 3/28/2008, as Instrument No. 2008-0164963, of Official Records in the office of the Recorder of San Diego County, California, Date of Sale: 5/11/2026 at 10:30 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: \$653,685.30 Note: Because the Beneficiary reserves the right to bid less than the total debt owed, it is possible that at the time of the sale the opening bid may be less than the total debt owed. Street Address or other common designation of real property: 11591 SHADOW RANCH ROAD LA MESA, CALIFORNIA 91941 Described as follows: AS MORE FULLY DESCRIBED ON SAID DEED OF TRUST. A.P.N #: 502-021-21-00 The under-

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signed 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 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. IMPORTANT NOTICE: Starting March 1, 2026, Federal Law may prohibit ZBS Law from issuing a Trustee's Deed Upon Sale in connection with this trustee's sale until information about the winning bidder is reported to the U.S. Treasury's Financial Crimes Enforcement Network. See, 31 CFR § 103.320 (https://www.ecfr.gov/current/title-31/subtitle-B/chapter-X/part-1031/subpart-C/section-1031.320). If this trustee's sale qualifies as a "reportable transfer" under 31 CFR § 1031.320(b), and you, as buyer, qualify as a "transferee entity" under 31 CFR § 1031.320(e)(1) or "transferee trust" under 31 CFR § 1031.320(e)(2), you will be obligated to provide information about the Beneficial Owner(s) of the transferee to ZBS Law or ZBS Law's designated representative. If you qualify as an exempt entity or trust under 31 CFR § 1031.320(n)(10)-(11), you may be required to provide evidence of the exemption supported by a declaration under penalty of perjury. If the Trustee's Deed Upon Sale cannot be issued due to a qualified trans-

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feree's failure or inability to provide the necessary reporting information, the qualified transferee will be responsible for all fees and costs to re-notice the trustee's sale. 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) 266-7512 or visit this internet website www.elitepostandpub.com, using the 25-77123. 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 (866) 266-7512, or visit this internet website www.elitepostandpub.com, using the 25-77123 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. Dated: 4/7/2026 ZBS LAW, LLP, as Trustee 30 Corporate Park, Suite 450 Irvine, CA 92606 For Non-Auto-

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mated Sale Information, call: (714) 848-7920 For Sale Information: (866) 266-7512 www.elitepostandpub.com Michael Busby, Trustee Sale Officer This office is enforcing a security interest of your creditor. To the extent that your obligation has been discharged by a bankruptcy court or is subject to an automatic stay of bankruptcy, this notice is for informational purposes only and does not constitute a demand for payment or any attempt to collect such obligation. EPP 47499 Pub Dates 0 4 / 1 7 , 0 4 / 2 4 , 0 5 / 0 1 / 2 0 2 6 **ECC/La Mesa Forum 4/17,24,5/1/2026-162496**

Title Order No.: 2750853CAD Trustee Sale No.: 88557 Loan No.: 399508017 APN: 382-041-02-00, 382-041-04-00 NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 3/14/2024 . 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. On 5/11/2026 at 10:30 AM, CALIFORNIA TD SPECIALISTS, AS TRUSTEE as the duly appointed Trustee under and pursuant to Deed of Trust Recorded on 3/27/2024 as Instrument No. 2024-0075453 in book IIII, page IIII of official records in the Office of the Recorder of San Diego County, California, executed by: MF & M VENTURES LLC, A CALIFORNIA LIMITED LIABILITY COMPANY, as Trustor SEE ATTACHED EXHIBIT "B", as Beneficiary WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER FOR CASH (payable at time of sale in lawful money of the United States, by cash, a cashier's check drawn by a state or national bank, a check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, savings association, or savings bank specified in section 5102 of the Financial Code and authorized to do business in this state). At: At the entrance to the East County Regional Center by the statue, 250 E. Main Street, El Cajon, CA 92020, NOTICE OF TRUSTEE'S SALE - continued all right, title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County, California describing the land therein: See Exhibit "A" Attached Hereto And Made A Part Hereof. The property heretofore

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described as is". The street address and other common designation, if any, of the real property described above is purported to be: 9470-72 MARILLA DR AND 9474 MARILLA DR LAKESIDE, CA 92040. The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by said Deed of Trust, with interest thereon, as provided in said note(s), advances, if any, under the terms of the Deed of Trust, estimated fees, charges and expenses of the Trustee and of trusts created by said Deed of Trust, to-wit: \$1,081,656.62 (Estimated). Accrued interest and additional advances, if any, will increase this figure prior to sale. The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale, and a written Notice of Default and Election to Sell. The undersigned caused said Notice of Default and Election of Sell to be recorded in the county where the real property is located and more than three months have elapsed since such recordation. DATE: 4/8/2026 CALIFORNIA TD SPECIALISTS, AS TRUSTEE, as Trustee 8190 EAST KAISER BLVD., ANAHEIM HILLS, CA 92808 PHONE: 714-283-2180 FOR TRUSTEE SALE INFORMATION LOG ON TO : www.stoxposting.com CALL: 844-477-7869 PATRICIO S. INCE', VICE PRESIDENT CALIFORNIA TD SPECIALIST IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. "NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid on a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the

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existence, priority, and size of the outstanding lien that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. "Please be advised that the trustee may require entity or trust bidders at this trustee's sale to provide Information, documentation and/or certification of the vesting instructions and the data required to be reported pursuant to FINCEN regulations effective for transfers of residential real property to covered transferees on or after March 1, 2026. The required information must be provided to the trustee before a trustee's deed upon sale will be issued for covered transfer. Additional information regarding these regulations and the required transferee information and certifications can be found at https://www.federalregister.gov/documents/2024/08/29/2024-19198/anti-money-laundering-regulations-for-residential-real-estate-transfers and https://www.fincen.gov/rr-e-faqs#d5 NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and if applicable, the rescheduled time and date for the sale of this property, you may call 844-477-7869, or visit this internet Web site www.stoxposting.com, using the file number assigned to this case T.S.# 88557. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale." For sales conducted after January 1, 2021: NOTICE TO TENANT: You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able

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to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call (844) 477-7869, or visit this internet website www.STOXPOSTING.com, using the file number assigned to this case 88557 to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid; by remitting the funds and affidavit described in Section 2924m(c) of the Civil Code; so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as an "eligible tenant buyer" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. Disclosure in compliance with the CA civil code 2924f(F), the opening bid for the foreclosure sale is based on a valuation provided t the trustee by the lender of the lender's representative. The trustee does not determine, verify, or opine on the accuracy of this valuation and makes no representation regarding the market value of the property subject to foreclosures (the "Property"). The trustee's compliance or non-compliance with CA civil code 2924f(f) shall not be construed as an opinion, warranty, or representation regarding the deed of trust being foreclosed, (ii) the condition of title to the Property, or (iii) any other matters affecting the Property, including the value of the Property. The trustee relies solely on the trustee's sale guaranty and/or Information provided by the lender regarding the lien priority and title condition and does not independently verify such Information. All bidders are solely responsible for conducting their own independent due diligence regarding the loan, the Property, its value, the lien priority of the deed of trust being foreclosed, and the condition of the title to the Property. The trustee assumes no liability for the accuracy or completeness of any information provided by third parties, including the lender. The valuation used to determine the minimum opening bid applies only to the Initially scheduled sale date. Any postponement or continuation of the sale does not obligate the trustee

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to obtain or rely upon a new valuation, nor does it alter the trustee's limited role in the process. EXHIBIT "A" LEGAL DESCRIPTION THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS: PARCEL 1: THAT CERTAIN PORTION OF LOT SEVENTY-FOUR (74), RIVERVIEW FARMS, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO MAP THEREOF NO. 1683, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTH WEST CORNER OF SAID LOT 74, THENCE SOUTH 81° 06' EAST ALONG THE NORTHERLY LINE THEREOF 1103.4 FEET TO THE NORTH EAST CORNER THEREOF; THENCE SOUTH 21°09' WEST ALONG THE NORTHERLY LINE THEREOF 242.44 FEET; THENCE NORTH 75° 28' 30" WEST 1035.84 FEET TO A POINT IN THE WESTERLY LINE OF SAID LOT WHICH IS DISTANT THEREON 137.00 FEET SOUTH-ERLY FROM SAID NORTH WEST CORNER; THENCE NORTH 0°02' EAST ALONG SAID WEST-ERLY LINE 137.00 FEET TO SAID NORTH WEST CORNER AND THE POINT OF BEGINNING. ASSESSOR PARCEL'S NO: 382-041-02 & PARCEL 2: THAT PORTION OF LOT 74 OF RIVERVIEW FARMS, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO MAP THEREOF NO. 1683, FILED IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, AS DESCRIBED IN DOCUMENT RECORDED MAY 3, 1978 AS FILE/PAGE NO. 78-179310 OFFICIAL RECORDS OF SAID COUNTY, EXCEPTING THEREFROM THAT PORTION LYING SOUTHERLY OF THE FOLLOWING DESCRIBED LINE: BEGINNING AT THE SOUTHEASTERLY CORNER OF SAID LOT 74, SAID CORNER BEING ON A CURVE TO THE RIGHT, CONCAVE EASTERLY, HAVING A RADIUS OF 820.30 FEET, A RADIAL LINE FROM SAID CORNER BEARS SOUTH 79° 19'38" EAST, THENCE NORTHERLY ALONG THE EASTERLY BOUNDARY OF SAID LOT 74 AND ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 1°40'35" AN ARC LENGTH OF 24.00 FEET TO THE TRUE POINT OF BEGIN-

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NING, THENCE LEAVING SAID EASTERLY BOUNDARY, NORTH 75° 48' 31" WEST 262.71 FEET TO AN INTERSECTION WITH THE SOUTHERLY BOUNDARY OF SAID LOT 74, DISTANT THEREON NORTH 70° 37' 00" WEST 264.92 FEET FROM SAID SOUTHEASTERLY CORNER OF LOT 74. SAID INTERSECTION BEING THE POINT OF ENDING. CONTAINING 4.52 ACRES, MORE OR LESS. PURSUANT TO CERTIFICATE OF COMPLIANCE CASE NO. C04-0105BA(C)1 AND SHOWN AS PARCEL A RECORDED MAY 25, 2005 AS INSTRUMENT NO. 2005-0440132 OF OFFICIAL RECORDS. NOTE: For information purposes only, for which the Company assumes no liability for any inaccuracies or omissions, the purported street address of said land as determined from the latest County Assessor's Roll is: 9470-72 MARILLA DRIVE, Lakeside, CA 92040 9474 MARILLA DRIVE, Lakeside, CA 92040 WFG Form No. 3174406 CLTA Guarantee Revised 1-07-2017 & Loan Number: MFM032024 Dated: MARCH 14, 2024 Property Address: 9470-72 MARILLA DR AND 9474 MARILLA DR., LAKESIDE, CA 92040 A.P.N.# 382-041-02-00 AND 382-041-04-00 EXHIBIT "B" LENDER DESCRIPTION SOUTHERN CAL INVESTMENTS AS TO A \$500,000/\$930,000 UNDIVIDED INTEREST AND GHASTINGS, LLC AS TO A \$430,000/\$930,000 UNDIVIDED INTEREST **ECC/Lakeside Leader 4/17,24,5/1/2026-162530**

NOTICE OF TRUSTEE'S SALE TS No. CA-25-1028181-AB Order No.: YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 2/6/2023. 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, or cash equivalent if deemed acceptable to the trustee, 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 duly appointed trustee. The sale will be made, but

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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 advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE. Trustor(s): ANDREW MONTEFORTE, A SINGLE MAN, AND JOSHUA HENRY, A SINGLE MAN, EACH TO AN UNDIVIDED 50% INTEREST AS TENANTS IN COMMON Recorded: 2/8/2023 as Instrument No. 2023-0032352 of Official Records in the office of the Recorder of SAN DIEGO County, California; Date of Sale: 5/15/2026 at 09:00 AM Place of Sale: At the Entrance of the East County Regional Center, 250 E. Main Street, El Cajon, CA 92020 Amount of unpaid balance and other charges: \$675,359.87 The purported property address is: 1640 GREENFIELD DR, EL CAJON, CA 92021 Assessor's Parcel No. : 507-180-05-00 All bidders, at the date, time, and place of the scheduled sale, will be required to show satisfactory support to the auctioneer of their ability to pay the amount they intend to bid, unless arrangements have been made with the trustee prior to the scheduled 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

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lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 800-280-2832 for information regarding the trustee's sale or visit this internet website http://www.qualityloan.com, using the file number assigned to this foreclosure by the Trustee: CA-25-1028181-AB. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the internet website. The best way to verify postponement information is to attend the scheduled sale. NOTICE TO TENANT: You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call 619-645-7711, or visit this internet website http://www.qualityloan.com, using the file number assigned to this foreclosure by the Trustee: CA-25-1028181-AB to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as an "eligible tenant buyer" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. NOTICE TO PROSPECTIVE OWNER-OCCUPANT:

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Any prospective owner-occupant as defined in Section 2924m of the California Civil Code who is the last and highest bidder at the trustee's sale shall provide the required affidavit or declaration of eligibility to the auctioneer at the trustee's sale or shall have it delivered to QUALITY LOAN SERVICE CORPORATION by 5 p.m. on the next business day following the trustee's sale at the address set forth in the below signature block. NOTICE TO PROSPECTIVE POST-SALE OVER BIDDERS: For post-sale information in accordance with Section 2924m(e) of the California Civil Code, use file number CA-25-1028181-AB and call (866) 645-7711 or login to: <http://www.qualityloan.com>. The above statutorily mandated notices to Tenant, Prospective Owner-Occupant, and Prospective Post-Sale Over Bidders are brief summaries of what may be required under Section 2924m of the California Civil Code. Compliance with all relevant provisions will be required. The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. If the sale is set aside for any reason, including if the Trustee is unable to convey title, the Purchaser at the sale shall be entitled only to a return of the monies paid to the Trustee. This shall be the Purchaser's sole and exclusive remedy. The purchaser shall have no further recourse against the Trustor, the Trustee, the Beneficiary, the Beneficiary's Agent, or the Beneficiary's Attorney. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holders right's against the real property only. Date: QUALITY LOAN SERVICE CORPORATION 2763 Camino Del Rio S San Diego, CA 92108 619-645-7711 For NON SALE information only Sale Line: 800-280-2832 Or Login to: <http://www.qualityloan.com> Post-Sale Information (CCC 2924m(e)): (866) 645-7711 Reinstatement or Payoff Line: (866) 645-7711 Ext 5318 QUALITY LOAN SERVICE CORPORATION TS No.: CA-25-1028181-AB IDSPub #0314236 4/17/2026 4/24/2026 5/1/2026

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NOTICE OF TRUSTEE'S SALE UNDER A NOTICE OF DELINQUENT ASSESSMENT AND CLAIM OF LIEN Order No: LTT-SG2500471 TS No: A25-03019 YOU ARE IN DEFAULT UNDER A NOTICE OF DELINQUENT ASSESSMENT AND CLAIM OF LIEN, DATED 05/06/2025. 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 PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. NOTICE is hereby given that Witkin & Neal, Inc., as duly appointed trustee pursuant to that certain Notice of Delinquent Assessment and Claim of Lien (hereinafter referred to as "Lien"), recorded on 05/16/2025 as instrument number 2025-0130777 in the office of the County Recorder of SAN DIEGO County, California, and further pursuant to the Notice of Default and Election to Sell thereunder recorded on 8-15-2025 as instrument number 2025-0226245 in said county and further pursuant to California Civil Code Section 5675 et seq. and those certain Covenants, Conditions and Restrictions recorded on 8/10/2018 as instrument number 2018-0328246, WILL SELL on 05/11/2026, 10:00 A.M., At the entrance to the East County Regional Center by the statue, 250 E. Main St., El Cajon, CA at public auction to the highest bidder for lawful money of the United States payable at the time of sale, all right, title and interest in the property situated in said county as more fully described in the above-referenced Lien. The purported owners of said property are: Dina Strauss, an unmarried woman and Mary Dziuba, a married woman as her sole and separate property, as joint tenants. The property address and other common designation, if any, shown herein. The total amount of the unpaid balance of the obligation secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of this Notice of Sale is: \$18,385.36. The opening bid at the foreclosure sale may be more or less than this estimate. In addition to cash, trustee will accept a cashier's check drawn

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on a state or national bank, a check drawn on a state or federal credit union or a check drawn on 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 this state. If tender other than cash is accepted, the trustee may withhold issuance of the Trustee's Deed Upon Sale until funds become available to the payee or endorsee as a matter of right. In its sole discretion, the seller (foreclosing party) reserves the right to withdraw the property from sale after the opening credit bid is announced but before the sale is completed. The opening bid is placed on behalf of the seller. Said sale shall be made, but without covenant or warranty, express or implied regarding title, possession or encumbrances, to satisfy the indebtedness secured by said Lien, advances thereunder, with interest as provided in the Declaration or by law plus the fees, charges and expenses of the trustee. If you have previously received a discharge in bankruptcy, you may have been released from personal liability for this debt in which case this notice is intended to exercise the secured party's rights against the real property only. THIS PROPERTY IS BEING SOLD IN AN "AS-IS" CONDITION. 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. Please be advised that the trustee may require entity or trust bidders at this trustee's sale to provide information, documentation and/or

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certification of the vesting instructions and the data required to be reported pursuant to FINCEN regulations effective for transfers of residential real property to covered transferees on or after March 1, 2026. If requested, that information must be provided to the trustee before a trustee's deed upon sale will be issued. Additional information regarding these regulations and the required transferee information and certifications can be found at https://www.fincen.gov/rre-faqs#D_5 and <https://www.federalregister.gov/documents/2024/08/29/2024-19198/anti-money-laundering-regulations-for-residential-real-estate-transfers>. NOTICE TO PROPERTY OWNER AND ALL OTHER INTERESTED PARTIES: 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 this 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: A25-03019. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the internet website. The best way to verify postponement information is to attend the scheduled sale. NOTICE TO TENANT: You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call 916-939-0772, or visit this internet website www.nationwideposting.com, using the file number assigned to this case A25-03019 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 no-

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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. IMPORTANT NOTICE: Notwithstanding anything to the contrary contained herein, the sale shall be subject to the following as provided in California Civil Code Section 5715: "A non judicial foreclosure sale by an association to collect upon a debt for delinquent assessments shall be subject to a right of redemption. The redemption period within which the separate interest may be redeemed from a foreclosure sale under this paragraph ends 90 days after the sale." Witkin & Neal, Inc. as said Trustee 5805 SEPULVEDA BLVD., SUITE 670, SHERMAN OAKS, CA 91411 - Tele.: (818) 845-8808 By: Susan Paquette, Trustee Sales Officer Dated: 04/07/2026 THIS NOTICE IS SENT FOR THE PURPOSE OF COLLECTING A DEBT. THIS FIRM IS ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED BY OR PROVIDED TO THIS FIRM OR THE CREDITOR WILL BE USED FOR THAT PURPOSE. NPP0487666 To: S A N T E E S T A R 0 4 / 1 7 / 2 0 2 6 , 0 4 / 2 4 / 2 0 2 6 , 0 5 / 0 1 / 2 0 2 6 ECC/Santee Star 4/17,24,5/1/2026-162614

NOTICE OF TRUSTEE'S SALE Trustee Sale No.: 00000010471811 Title Order No.: DEF2551287CA FHA/VA/PMI No.: 044-5721240-703 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 03/20/2017. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. BARRETT DAFFIN FRAPPIER TREDER AND WEISS, LLP, as duly appointed Trustee under and pursuant to Deed of Trust Recorded on 03/24/2017 as Instrument No. 2017-0135180 of official records in the office of the County Recorder of SAN DIEGO County, STATE OF CALIFORNIA. EXECUTED BY: EDUARDO GUERRERO JR., A SINGLE MAN, WILL SELL AT

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PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH OR CHECK/CASH EQUIVALENT or other form of payment authorized by California Civil Code 2924h(b), (payable at time of sale in lawful money of the United States). DATE OF SALE: 06/12/2026 TIME OF SALE: 9:00 AM PLACE OF SALE: Entrance of the East County Regional Center, East County Regional Center, 250 E. Main Street, El Cajon, CA 92020. STREET ADDRESS and other common designation, if any, of the real property described above is purported to be: 12220 ROYAL ROAD, EL CAJON, CALIFORNIA 92021 APN#: 400-020-40-00 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 remaining principal sum of the note(s) secured by said Deed of Trust, with interest thereon, as provided in said note(s), advances, under the terms of said Deed of Trust, fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of the unpaid balance of the obligation secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is \$291,648.80. 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. 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 li-

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ens 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 833-561-0243 for information regarding the trustee's sale or visit this Internet Web site WWW.SALES.BDFGROUP.COM for information regarding the sale of this property, using the file number assigned to this case 00000010471811. 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 833-561-0243, or visit this internet website WWW.SALES.BDFGROUP.COM using the file number assigned to this case 00000010471811 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

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"eligible tenant buyer" or "eligible bidder," you should consider contacting the county recorder's office or appropriate real estate professional immediately for advice regarding this potential right to purchase. FOR TRUSTEE SALE INFORMATION PLEASE CALL: 833-561-0243 WWW.SALES.BDFGROUP.COM BARRETT DAFFIN FRAPPIER TREDER AND WEISS, LLP IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. BARRETT DAFFIN FRAPPIER TREDER AND WEISS, LLP as Trustee 3990 E. Conours Street, Suite 350 Ontario, CA 91764 (866) 795-1852 Dated: 04/09/2026 A-4871307 0 4 / 1 7 / 2 0 2 6 , 0 4 / 2 4 / 2 0 2 6 , 0 5 / 0 1 / 2 0 2 6 ECC/EI Cajon Eagle 4/17,24,5/1/2026-162619

NOTICE OF TRUSTEE'S SALE File No.:25-361431 A.P.N.:497-171-37-00 Property Address.: 11033 ROCKWOOD ROAD, EL CAJON, CA 92020. YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED JANUARY 04, 2008. 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. 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. The property described heretofore is being sold "as is". 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

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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 Beneficiary's bid at said sale may include all or part of said amount. The amount may be greater on the day of sale. Trustor(s): JUVENAL AREVALO, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY Duly Appointed Trustee: Robertson, Anschutz, Schneid and Crane, LLP DEED OF TRUST Recorded on January 11, 2008 at Instrument No 2008-0012800 of Official Records in the office of the Recorder of SAN DIEGO County, California Sale Date: 5/13/2026 Sale Time: 10:00 AM Sale Location: At the entrance to the East County Regional Center by statue, 250 E. Main Street, El Cajon, CA 92020. Amount of unpaid balance and other charges: \$356,567.68 (Estimated) Street Address or other common designation of real property: 11033 ROCKWOOD ROAD, EL CAJON, CA 92020. See Legal Description - Exhibit "A" attached hereto to and made a part hereof. 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. NOTICE TO POTENTIAL BIDDER(S): 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.

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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(S): 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 (866-684-2727) or visit the website <http://www.servicelinkasap.com>, using the file number assigned to this case 25-361431. 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(S): Effective January 1, 2021, you may have a right to purchase this property after the trustee auction pursuant to California Civil Code Section 2924m. 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 (866-684-2727) or visit the website <http://www.servicelinkasap.com>, using the file number assigned to this case 25-361431 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 trust-

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ee'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. Robertson, Anschutz, Schneid and Crane, LLP Date: 3/16/2026 By: Emma Taylor Authorized Signatory 13010 Morris Road, Suite 450 Alpharetta, GA 30004 Phone: 858-997-1304 SALE INFORMATION CAN BE OBTAINED ONLINE AT [HTTP://WWW.SERVICELINKASAP.COM](http://WWW.SERVICELINKASAP.COM) FOR AUTOMATED SALES INFORMATION, PLEASE CALL (866-684-2727) The above-named trustee may be acting as a debt collector attempting to collect a debt. Any information obtained may be used for that purpose. CA DPFI Debt Collection License # 11461-99; NMLS ID 2591653. To the extent your original obligation was discharged or is subject to an automatic stay of bankruptcy under Title 11 of the United States Code, this notice is for compliance and/or informational purposes only and does not constitute an attempt to collect a debt or to impose personal liability for such obligation. However, a secured party retains rights under its security instrument, including the right to foreclose its lien. LEGAL DESCRIPTION - EXHIBIT A PARCEL 1: THAT PORTION OF THE NORTH HALF OF THE SOUTH WEST QUARTER OF SECTION 23, TOWNSHIP 16 SOUTH, RANGE 1 WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY APPROVED MARCH 3, 1859, DESCRIBED AS FOLLOWS: BEGINNING AT ENGINEER'S STATION 15 PLUG 43.18 ON THE CENTER LINE OF THAT CERTAIN COUNTY ROAD, AS SHOWN ON MAP OF ROAD SURVEY NO. 694, ON FILE IN THE OFFICE OF THE COUNTY SURVEYOR; THENCE ALONG SAID CENTER LINE AS FOLLOWS: SOUTH 84 DEGREES 17 MINUTES EAST TO 60.26 FEET; THENCE NORTH DEGREES 43 MINUTES EAST 30.00 FEET; THENCE NORTH 37 DEGREES 05 MINUTES EAST 116.01 FEET TO THE TRUE POINT OF BEGINNING; THENCE RETRACING SOUTH 37 DEGREES 05 MINUTES WEST 116.01 FEET AND SOUTH 5 DEGREES 43 MINUTES WEST 30.00 FEET TO SAID CENTER LINE OF THE COUNTY ROAD; THENCE ALONG

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SAID CENTER LINE SOUTH 84 DEGREES 17 MINUTES EAST 57.50 FEET TO THE BEGINNING OF A 600 FOOT RADIUS CURVE, CONCAVE NORTHERLY; THENCE EASTERLY ALONG SAID CURVE, 125.66 FEET THROUGH AN ANGLE OF 12 DEGREES 00 MINUTES; THENCE NORTH 83 DEGREES 43 MINUTES EAST 110.67 FEET; THENCE LEAVING SAID CENTER LINE NORTH 6 DEGREES 17 MINUTES WEST 30 FEET TO A POINT IN THE NORTHERLY LINE OF SAID COUNTY ROAD, SAID POINT BEING THE BEGINNING OF A 13.59 FOOT RADIUS CURVE, CONCAVE WESTERLY A RADIAL LINE OF SAID CURVE BEARING SOUTH 6 DEGREES 17 MINUTES EAST TO SAID POINT; THENCE COUNTER CLOCKWISE ALONG SAID CURVE, 36.79 FEET TO A POINT IN THE CENTER LINE OF THAT CERTAIN COUNTY ROAD KNOWN AS NEW SURVEY NO. 118 AND SHOWN ON THE MAP THEREOF ON FILE IN THE OFFICE OF THE COUNTY SURVEYOR; THENCE ALONG SAID CENTER LINE NORTH 71 DEGREES 29 MINUTES WEST 122.83 FEET AND NORTH 3 DEGREES 15 MINUTES WEST 34.00 FEET TO THE SOUTH EAST CORNER OF LAND DESCRIBED IN DEED TO GERALD P. SANDERS AND WIFE, RECORDED MAY 27, 1966, AS FILE NO. 88519 OF OFFICIAL RECORDS; THENCE SOUTH 86 DEGREES 45 MINUTES WEST 94.00 FEET TO THE MOST EASTERLY CORNER OF LAND DESCRIBED IN DEED TO ROBERT L. READ, RECORDED MAY 18, 1965, AS FILE NO. 88611 OF OFFICIAL RECORDS, BEING POINT "A" OF THIS DESCRIPTION; THENCE SOUTH 24 DEGREES 07 MINUTES 10 SECONDS WEST, 40.00 FEET TO THE TRUE POINT OF BEGINNING. EXCEPTING THEREFROM THAT PORTION THEREOF LYING WITHIN FUTURE DRIVE AS CONVEYED TO THE COUNTY OF SAN DIEGO BY DEED RECORDED JUNE 5, 1972, AS FILE NO. 142137 OF OFFICIAL RECORDS OF SAID SAN DIEGO COUNTY. PARCEL 2: AN EASEMENT AND RIGHT OF WAY FOR ROAD PURPOSES, TO BE USED IN COMMON WITH THE GRANTORS AND OTHERS OVER THAT PORTION OF THE NORTH HALF OF THE SOUTH WEST QUARTER OF SECTION 23, TOWNSHIP 16 SOUTH, RANGE 1

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WEST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, ACCORDING TO UNITED STATES GOVERNMENT SURVEY APPROVED MARCH 3, 1859, DESCRIBED AS FOLLOWS: COMMENTING AT A POINT IN THE CENTER LINE OF THE 40 FOOT COUNTY ROAD KNOWN AS NEW SURVEY 118 AS SHOWN ON THE MAP THEREOF ON FILE IN THE OFFICE OF THE COUNTY SURVEYOR OF SAID SAN DIEGO COUNTY, DISTANT THEREON SOUTH 3 DEGREES 15 MINUTES EAST 51 FEET FROM THE NORTHERLY TERMINUS OF THAT CERTAIN COURSE IN SAID CENTER LINE HAVING A BEARING OF SOUTH 3 DEGREES 15 MINUTES EAST 90 FEET; THENCE AT RIGHT ANGLES TO SAID CENTER LINE SOUTH 86 DEGREES 45 MINUTES WEST 20 FEET TO THE WESTERLY LINE OF SAID COUNTY ROAD AND THE TRUE POINT OF BEGINNING; THENCE CONTINUING SOUTH 86 DEGREES 45 MINUTES WEST, 32.02 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE NORTHERLY AND HAVING A RADIUS OF 25 FEET; THENCE WESTERLY ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 54 DEGREES 48 MINUTES 39 SECONDS A DISTANCE OF 23.91 FEET TO THE BEGINNING OF A REVERSE CURVE HAVING A RADIUS OF 34 FEET; THENCE COUNTER CLOCKWISE ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL ANGLE OF 138 DEGREES 3 MINUTES 10 SECONDS, A DISTANCE OF 81.92 FEET TO THE BEGINNING OF A CURVE EASTERLY AND HAVING A RADIUS OF 40 FEET, WITH RADIAL CENTER AT SAID POINT "A" IN PARCEL 1 ABOVE; THENCE COUNTER CLOCKWISE ALONG THE ARC OF SAID CURVE THROUGH A CENTRAL A-4867543 0 4 / 1 7 / 2 0 2 6 , 0 4 / 2 4 / 2 0 2 6 , 0 5 / 0 1 / 2 0 2 6 **ECC/EI Cajon Eagle 4/17, 24, 5/1/2026-162620**

T.S. No.: 2025-20132-CA APN: 578-280-16-25 Property Address: 1624 PRESIOCA ST 25, SPRING VALLEY, CA 91977 NOTICE OF TRUSTEE'S SALE: YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 8/4/2022. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU

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NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state will be held by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described below. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. Trustor: MONA LISA RUSSELL, AN UNMARRIED WOMAN Duly Appointed Trustee: Nestor Solutions, LLC Deed of Trust Recorded 8/5/2022 as Instrument No. 2022-0319645 in Book -- Page -- of Official Records in the office of the Recorder of San Diego County, California Date of Sale: 6/3/2026 at 10:00 AM Place of Sale: At the entrance to the East County Regional Center by the statue, 250 E. Main St., El Cajon, CA 92020 Amount of unpaid balance and other charges: \$402,540.81 Street Address or other common designation of real property: 1624 PRESIOCA ST 25 SPRING VALLEY, CA 91977 A.P.N.: 578-280-16-25 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

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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. Please be advised that the highest bidder ("purchaser") at this trustee's sale may be required to provide information, documentation and/or certification as mandated by applicable federal law, and entity and trust purchaser should be prepared to provide beneficial ownership information as required by federal reporting requirements effective for transfers of residential real property that covered transferees on or after March 1, 2026. If applicable, the required information must be provided to the trustee before a trustee's deed will be issued for covered transfers. Additional information regarding these regulations and the required transferee information and certifications can be found at <https://www.federalregister.gov/documents/2024/08/29/2024-19198/anti-money-laundering-regulations-for-residential-real-estate-transfers-and-gifts>: https://www.fincen.gov/rr-e-faqs#D_5. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call or (888) 902-3989 or visit these internet websites www.nestortrustee.com, using the file number assigned to this case 2025-20132-CA. Information about post-

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ponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. NOTICE TO TENANTS: You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call or (888) 902-3989 or visit these internet websites www.nestortrustee.com, using the file number assigned to this case 2025-20132-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: 4/20/2026 Nestor Solutions, LLC 214 5th Street, Suite 205 Huntington Beach, California 92648 Sale Line: (888) 902-3989 Amanda Guillen, Trustee Sale Officer This 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 delinquency, 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 47642 Pub Dates 05/01, 05/08, 05/15/2026 **ECC/Spring Valley Bulletin 5/1, 8, 15/2026-162828**