

Legals-IND

FICTITIOUS BUSINESS NAME STATEMENT NO. 20216622777
HARMANI CARE SPECIALIST, Located at: 7121 21ST STREET, 8, WESTMINSTER, CA 92683-9268. County: Orange. This is a New Statement. Registrant(s): SELESA IOSIA-POULAVA, 7121 21ST STREET, 8, WESTMINSTER, CA 92683. Have you started doing business yet? YES, 02/05/2015. This business is conducted by: INDIVIDUAL. Registrant(s): /s/ SELESA IOSIA-POULAVA. I declare that all information in this statement is true and correct. (A registrant who declares as true information which he or she knows to be false is guilty of a crime.) This statement was filed with the County Clerk of Orange County on 12/14/2021.

Buena Park/Anaheim Independent
12/29/21,1/5,12,19/22-113582

FICTITIOUS BUSINESS NAME STATEMENT NO. 20216622780
POLY PROPERTY SERVICES, Located at: 7121 21ST STREET, 8, WESTMINSTER, CA 92683-9268. County: Orange. This is a New Statement. Registrant(s): SELESA IOSIA-POULAVA, 7121 21ST STREET, 8, WESTMINSTER, CA 92683. Have you started doing business yet? NO. This business is conducted by: INDIVIDUAL. Registrant(s): /s/ SELESA IOSIA-POULAVA. I declare that all information in this statement is true and correct. (A registrant who declares as true information which he or she knows to be false is guilty of a crime.) This statement was filed with the County Clerk of Orange County on 12/14/2021.

Buena Park/Anaheim Independent
12/29/21,1/5,12,19/22-113583

NOTICE OF PUBLIC LIEN SALE
 Pursuant to the California Self-Service Storage Facility Act, (B&P Code 21700et. seq.), the undersigned will sell at public auction, on February 2nd, 2022 personal property including but not limited to business equipment, electronics, furniture, clothing, tools and/or other miscellaneous items located at:

BUENA PARK SELF STORAGE Via StorageAuctions.net @ 6:30 pm, at 7111 McNeil Lane, Buena Park, CA. 91352. 714-736-5426

STORED BY THE FOLLOWING PERSONS:
 Yunes Nadilsi #410
 Milka Isaac #391
 David Hsueh #413
 Eric Dixon #240
 Shirley Wesco #189
 Duatin Reush #290
 Michael Defeo #327

All sales are subject to prior cancellation. Terms, rules and regulations available at sale. By Buena Park Self Storage LLC. 714-736-5426
Buena Park Independent
01/19/26/2022-114277

NOTICE OF TRUSTEE'S SALE Title No. 8752614 ALS No. 2019-4241 YOU ARE IN DEFAULT OF A LIEN, DATED 06/11/2019. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. NOTICE IS

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HEREBY GIVEN THAT: On 02/02/2022, at 01:30PM, ASSOCIATION LIEN SERVICES, as duly appointed Trustee under and pursuant to a certain Lien, recorded on 06/13/2019, as instrument number 2019000205614, of the official records of ORANGE County, California. WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER FOR LAWFUL MONEY OF THE UNITED STATES, OR A CASHIERS CHECK at: At the North front entrance to the County Courthouse at 700 Civic Center Drive West, Santa Ana, CA 92701. The street address and other common designations, if any, of the real property described above is purported to be: 435 W. CENTER STREET PROMENADE #308, ANAHEIM, CA 92805 Assessor's Parcel No. 938-233-68 The owner(s) of the real property is purported to be: ROBERT W. BUCHANAN AND ALBERT D. BUCHANAN The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designations, 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 a note, homeowner's assessment or other obligation secured by this lien, with interest and other sum as provided therein: plus advances, if any, under the terms thereof and interest on such advances, plus fees, charges, expenses of the Trustee and trust created by said lien. 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 \$32,521.51. Payment must be in cash, a cashier's check drawn on a state or national bank, a check drawn by a state bank or federal credit union, or a check drawn by a state or federal savings & loan association, savings association, or savings bank specified in section 5102 of the Financial Code and authorized to do business in this state. The real property described above is being sold subject to the right of redemption. The redemption period within which real property may be redeemed ends 90 days after the 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 the resources, you should be aware that the same lender may hold more than

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one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call (916) 939-0772 (Nationwide Posting and Publication) for information regarding the trustee's sale or visit this internet website www.nationwideposting.com for information regarding the sale of this property, using the file number assigned to this case TS# 2019-4241. 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 schedule sale. NOTICE TO TENANT: You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call (916) 939-0772 (Nationwide Posting and Publication), or visit this internet website www.nationwideposting.com, using the file number assigned to this case TS# 2019-4241 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 fifteen (15) days after the trustee's sale. Third, you must submit a bid so that the trustee receives it no more than forty-five (45) days after the trustee's sale. If you think you may qualify as an "eligible tenant buyer" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. The beneficiary of said Lien hereto 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 has been recorded. The undersigned caused said Notice of Default and Election to Sell to be recorded in the County where the real property is located. Date: 12/15/2021 Association Lien Services, as Trustee P.O. Box 64750, Los Angeles, CA 90064 (310) 207-2027 By: MEGAN PAMULA, TRUSTEE OFFICER NPP0397721 To: I N D E P E N D E N T 01/05/2022, 01/12/2022, 01/19/2022
I n d e p e n d e n t
1/5,12,19/22-113705

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FICTITIOUS BUSINESS NAME STATEMENT NO. 20216623074
M & L CONSULTING, Located at: 2509 W BERYL AVE, ANAHEIM, CA 92804. County: Orange. This is a New Statement. Registrant(s): MOHAMMAD LUTFI, 2509 W BERYL AVE, ANAHEIM, CA 92804. Have you started doing business yet? YES, 02/15/2021. This business is conducted by: I N D I V I D U A L . Registrant(s): /s/ MOHAMMAD LUTFI, OWN-ER. I declare that all information in this statement is true and correct. (A registrant who declares as true information which he or she knows to be false is guilty of a crime.) This statement was filed with the County Clerk of Orange County on 12/17/2021.
Buena Park/Anaheim Independent
1/5,12,19,26/22-113917

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 30-2021-01239236

TO ALL INTERESTED PERSONS: Petitioner: MARIA GUADALUPE ORTEGA OCEJO filed a petition with this court for a decree changing names as follows: MARIA GUADALUPE ORTEGA OCEJO to MARIA GUADALUPE ALVAREZ. THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.
NOTICE OF HEARING
 02/22/2022, 8:30 a.m.
 D100 REMOTE
 Central Justice Center
 700 Civic Center Drive
 West
 Santa Ana, CA 92701

A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: Independent
 Date: 01/05/2022
 Judge Layne H Melzer
 Judge of the Superior Court
Anaheim Independent
1/12,19,26,2/2/2022-114002

NOTICE OF TRUSTEE'S SALE. YOU ARE IN DEFAULT UNDER A NOTICE OF DELINQUENT ASSESSMENT. 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. Date of Sale: 02/01/2022 at 9:00 AM. Place of Sale: AT THE NORTH FRONT ENTRANCE TO THE COUNTY COURTHOUSE AT 700 CIVIC CENTER DRIVE WEST, SANTA ANA, CA 92701. NOTICE is hereby given that First American Title Insurance Company, a Nebraska Corporation, 1 First American Way, Santa Ana, CA in care of: 400 S. Rampart

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Blvd, #290 Las Vegas, NV 89145 - Phone: (800) 251-8736, duly appointed Trustee under Notice of Delinquent Assessment ("NDA"), and pursuant to Notice of Default and Election to Sell ("NOD"), will sell at public auction for cash, lawful money of the United States of America, (a cashier's check payable to said Trustee drawn on a state or national bank, a state or federal credit union, or a state or federal savings and loan association, or savings bank as specified in section 5102 of the Financial Code and authorized to do business in this state) all right, title and interest now held under said NDA, to wit: Multiple Timeshare Estates as shown as Legal Description Variables on Schedule "1" (as described in the Declaration recorded on 08/19/1997 as Instrument No. 19970396357 as amended) located at 465 W. Orangewood Avenue, Anaheim, CA, 92802 with APN shown herein. The Trustee disclaims any liability for any incorrectness of the street address shown herein. All recording references contained herein and on Schedule "1" attached hereto are in the County of Orange, California. Said sale will be made, without covenant or warranty, expressed or implied, as to title, possession, or encumbrances, to pay the remaining principal sum due under said NDA, plus accrued interest thereon to the date of sale, estimated fees, charges, as shown in sum due on Schedule "1" together with estimated expenses of the Trustee in the amount of \$600.00. The claimant, Dolphin's Cove Owner's Association, Inc., a California nonprofit mutual benefit corporation, under NDA delivered to Trustee 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

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since such recordation. First American Title Insurance Company, a Nebraska Corporation. APN: 137-191-28. Batch ID: Foreclosure HOA 112459-DC61-HOA. Schedule "1": Lien Recording Date and Reference: 10/05/2021; Inst: 2021000612250; NOD Recording Date and Reference: 10/07/2021; Inst: 2021000618349; Contract No., Legal Description Variables, Owner(s), Sum Due: 600001986, UNDIVIDED INTEREST: 1/6936 UNIT TYPE: 1bd USE PERIOD: FLOATING HIGH INTERVAL CODE NO: DB266Z-14, MICHAEL D. SIMINGTON and JUDY N. SIMINGTON, Trustees of the MICHAEL D. AND JUDY N. SIMINGTON LIVING TRUST, DATED JANUARY 13, 2000, \$2,152.83; 600008940, UNDIVIDED INTEREST: 1/13872 UNIT TYPE: 1bd USE PERIOD: FLOATING HIGH INTERVAL CODE NO: D2541BD-180, JESUS Q. PEREZ and MARIA T. PEREZ, \$1,076.46; 600203962, UNDIVIDED INTEREST: 1/6936 UNIT TYPE: 2bd USE PERIOD: FLOATING HIGH INTERVAL CODE NO: D2242BD-29A, STEPHANIE SONNTAG AND THE UNRECORDED INTEREST OF THE SPOUSE OF STEPHANIE SONNTAG and CHRISTOPHER SONNTAG AND THE UNRECORDED INTEREST OF THE SPOUSE OF CHRISTOPHER SONNTAG, \$2,042.45.
Anaheim Independent
1/12,19,26/2022-114003

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THE UNRECORDED INTEREST OF THE SPOUSE OF JOE JOHN ROS, \$1,899.45; 600103204, UNDIVIDED INTEREST: 1/13872 UNIT TYPE: 1bd USE PERIOD: FLOATING HIGH INTERVAL CODE NO: D2301BD-16E, BILLY JUSTIN WILLIS and ALEISHA JO WILLIS, \$1,488.34; 600112189, UNDIVIDED INTEREST: 1/13872 UNIT TYPE: 1bd USE PERIOD: FLOATING HIGH INTERVAL CODE NO: D2541BD-180, JESUS Q. PEREZ and MARIA T. PEREZ, \$1,076.46; 600203962, UNDIVIDED INTEREST: 1/6936 UNIT TYPE: 2bd USE PERIOD: FLOATING HIGH INTERVAL CODE NO: D2242BD-29A, STEPHANIE SONNTAG AND THE UNRECORDED INTEREST OF THE SPOUSE OF STEPHANIE SONNTAG and CHRISTOPHER SONNTAG AND THE UNRECORDED INTEREST OF THE SPOUSE OF CHRISTOPHER SONNTAG, \$2,042.45.
Anaheim Independent
1/12,19,26/2022-114003

FICTITIOUS BUSINESS NAME STATEMENT NO. 20216623790

ANAHEIM HEALTH AND WELLNESS, Located at: 501 NORTH BROOKHURST ST STE 303, ANAHEIM, CA 92801. County: Orange. This is a New Statement. Registrant(s): STEPHEN SOONG HEALTH CENTER, 5404 WHITSETT AVE. STE 88, VALLEY VILLAGE, CA 91607. Have you started doing business yet? YES, 06/01/2021. This business is conducted by: CORPORATION Registrant(s): /s/ STEPHEN SOONG, CHIEF EXECUTIVE OFFICER. I declare that all information in this statement is true and correct. (A registrant who declares as true information which he or she knows to be false is guilty of a crime.) This statement was filed with the County Clerk of Orange County on 12/30/2021.
Buena Park/Anaheim Independent
1/19,26,2/2,9/22-114233

CHANGING YOUR NAME AND NEED TO PUBLISH?

For all public notices, please call us for rates and information:

(714) 894-2575