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**SUPERIOR COURT OF CALIFORNIA  
IN AND FOR THE  
COUNTY OF ALAMEDA**  
SWIFT FINANCIAL, LLC,  
f/k/a SWIFT FINANCIAL  
CORPORATION, a  
Delaware limited liability  
company,  
Petitioner,  
vs.  
CONWAY VENTURES  
INC., a California corpora-  
tion, d/b/a FULFILLCO,  
d/b/a LOGIC FULFILL-  
MENT; and SANT MAI, an  
individual,  
Respondents.

**Case No. RG21100706  
NOTICE OF HEARING  
CONCERNING  
PETITION TO CONFIRM  
CONTRACTUAL  
ARBITRATION AWARD**  
Date: 08/23/2022  
Time: 9:30 a.m.  
Dept: 511  
Reservation ID:  
923160330065  
Petition Filed: June 1,  
2021

TO ALL PARTIES AND  
TO THEIR ATTORNEYS  
OF RECORD:  
PLEASE TAKE NOTICE  
that, on August 23, 2022,  
at 9:30 a.m., in Depart-  
ment 511 of  
the above-entitled court,  
located at 1225 Fallon  
Street, Oakland, CA  
94612, Petitioner Swift  
Financial, LLC, f/k/a Swift  
Financial Corporation will  
and hereby does petition  
the Court for an order con-  
firming Swift's contractual  
arbitration award. This Pe-  
tition is based on the Peti-  
tion to Confirm the Con-  
tractual Arbitration Award  
and its supporting exhibits,  
which were filed with the  
Court on June 1, 2021,  
and any argument to be  
made at the hearing.  
Pursuant to Local Rule  
3.30(d), the court adopts  
the tentative ruling proced-  
ure set out in California  
Rules of Court, rule  
3.1308(a)(1). The tentat-  
ive ruling or notice to ap-  
pear will generally be  
available by 4:00 p.m. two  
court days prior to the  
scheduled hearing and no  
later than 3:00 p.m. the  
court day before the hear-  
ing. Unless the court di-  
rects otherwise, the court's  
tentative ruling will be  
available online or by call-  
ing (866) 223-2244. The  
process for viewing a tentat-  
ive ruling online are sub-  
ject to change. Instruc-

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tions for access to tentat-  
ive rulings online can be  
found at  
<http://www.alameda.courts.ca.gov/Pages.aspx/Tentative-Rulings>. Whenever a tentative ruling has not been issued, the parties are to appear at the hearing unless otherwise ordered.

Dated: June 17, 2022  
Respectfully submitted,  
WEINTRAUB TOBIN  
CHEDIAK COLEMAN  
GRODIN  
Law Corporation  
By: /s/ Anders L. Bostrom  
Anders L. Bostrom  
State Bar No. 332939  
Attorneys for Petitioner  
Swift Financial, LLC  
**Orange County News  
7/1,8,15,22/22-120276**

**COPYRIGHT NOTICE**  
CLC11302020JPM

I. Name: JAVARI PRINCE  
MOSBERGEN©

II. The address of the  
known place of business  
is: c/o 1001 W Imperial  
Hwy #3793, La Habra, CA  
[RFD:90632] note: I Jac-  
ob-Jordan of the Mosber-  
gen family come forth as  
the executor public and  
private for the name JAV-  
ARI PRINCE MOSBER-  
GEN©. ALL RIGHTS RE-  
SERVED perpetually. The  
original known place of ex-  
istence for the entity  
known as JAVARI  
PRINCE MOSBERGEN©  
is [c/o 126 West Electric  
Avenue] near; La Habra,  
California Republic. The  
agent for this entity is a liv-  
ing-breathing flesh and  
blood and comprehensive  
man, notice I am indigen-  
ous/original to the land  
mass referenced by given  
names, California, Amer-  
ica and Amexem North  
America. Notice: All rights  
reserved re common-law  
copyright of JAVARI  
P R I N C E  
MOSBERGEN©—as well  
as any and all derivatives  
and variations in the  
spelling of said trade  
name/trade-mark—Com-  
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2020 JAVARI PRINCE  
MOSBERGEN©' by Jac-  
ob-Jordan: Mosbergen, At-  
torney-in-fact for JAVARI  
PRINCE MOSBERGEN©'.  
Said common-law trade  
name/trademark, JAVARI  
PRINCE MOSBERGEN©',  
may neither be used, nor  
reproduced, neither in  
whole nor in part, nor in  
any manner whatsoever,  
without the prior, express,  
written consent and ac-  
knowledge of Jacob-  
Jordan: Mosbergen, At-  
torney-in-fact for JAVARI  
PRINCE MOSBERGEN©'  
as signified by the red-ink  
signature of Jacob-Jordan:  
Mosbergen ©'.

**Orange County News  
7/1,8,15,22/22-120040**

**FICTITIOUS BUSINESS  
NAME STATEMENT  
NO. 20226638072**

**JACOBS SERVICES,**  
Located at: 26033 CAPE  
DR, UNIT 501, LAGUNA  
NIGUEL, CA 92677.  
County: Orange. This is a  
New Statement. Regis-  
trant(s): JACOB EM-  
MANUEL POLO, 26033  
CAPE DR, UNIT 501, LA-  
GUNA NIGUEL, CA  
92677. Have you started  
doing business yet? NO.  
This business is conduc-  
ted by: INDIVIDUAL. Re-  
gistrant(s): /s/ JACOB  
POLO. I declare that all in-  
formation in this state-  
ment 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  
06/27/2022.

**Orange County News  
7/1,8,15,22/22-120376**

**NOTICE OF TRUSTEE'S  
SALE TS No. CA-22-  
897863-BF Order No.:  
220022136-CA-VOI YO**



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ARE IN DEFAULT UNDER A DEED OF TRUST DATED 12/26/2006. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state, will be held by duly appointed trustee. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE. Trustor(s): MAGDALENO RODRIGUEZ JR, A MARRIED MAN AS HIS SOLE & SEPARATE PROPERTY Recorded: 1/2/2007 as Instrument No. 2007000000993 of Official Records in the office of the Recorder of ORANGE County, California; Date of Sale: 8/8/2022 at 9:00 AM Place of Sale: At the Doubletree by Hilton Hotel Anaheim - Orange County, 100 The City Drive, Orange, CA 92868 in the Auction.com Room Amount of unpaid balance and other charges: \$448,815.77 The purported property address is: 13802 JACKSON STREET, GARDEN GROVE, CA 92843 Assessor's Parcel No.: 101-315-06 NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The

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law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 800-280-2832 for information regarding the trustee's sale or visit this internet website <http://www.qualityloan.com>, using the file number assigned to this foreclosure by the Trustee: CA-22-897863-BF. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the internet website. The best way to verify postponement information is to attend the scheduled sale. NOTICE TO TENANT: You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call 800-280-2832, or visit this internet website <http://www.qualityloan.com>, using the file number assigned to this foreclosure by the Trustee: CA-22-897863-BF 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. 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

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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> Reinstatement Line: (866) 645-7711 Ext 5318 Quality Loan Service Corp. TS No.: CA-22-897863-BF ID-SPub #0179463 7/8/2022 7/15/2022 7/22/2022  
**Orange County News 7/8,15,22/2022-120461**

**NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY**  
Notice is hereby given that on August 2, 2022;Extra Space Storage will sell at public auction, to satisfy the lien of the owner, personal property described below belonging to those individuals listed below at the following locations:  
**10741 Dale Ave Stanton, CA 90680 (714)-293-5867 10:00 AM**  
Luis Tellez Pardo Metal, plastic drums  
James Allen De Vogel Bed, boxes of clothes, books  
Jasmine Caballero Personal items  
James Allen De Vogel Boxes, dressers, lamps  
Tim Pierson Tools, equipment  
Trina Gonzales Boxes  
Jerimie James Lewczuk Personal items  
Kathleen Carrington Household and personal goods  
Bradley Alan McMillan Tools, equipment  
Kayla Oneal Bed sets, boxes of personal goods  
Kenneth Braden Wood furniture, clothes  
Nicole Worsley Clothes, shoes, paperwork, wardrobe stuff  
Janina Czarnacki Furniture, clothing, personal items  
Dina Marie Lapone Houseware, boxes of clothes, personal totes  
Roger Malthouse Auto parts, household items,  
Sergio Bernal Tools  
Richard Schneider Tools  
Felipe Ochoa Furniture, boxes, tools  
**155 S. Adams St Anaheim, CA 92802 (714) 563-0388 12:00 PM**  
Christina Rose Smith Boxes, Totes, Sports Equipment  
Gilberto Aguilar Totes, boxes, Toys, Powerwheel  
Anabel Moralez Boxes, Totes, Luggage, Clothes  
Selina Fee Boxes, Stroller, Toys  
**8180 E. Old Canal Rd Anaheim Hills, CA 92807 (714) 403-3794 12:00 PM**  
Valerie Stevens Animal Crates, Boxes, Clothing  
Valerie Stevens Clothes, Appliances, Misc Items  
George Yamashita Household Items  
Jason Brice Toolchest, Household Items  
Holli Thrash Household Items  
**1761 W Katella Ave Anaheim, CA 92804 (714)-922-3019 11:00 AM**  
Mark Krause Suit case,sleeping bag, luggage  
Patricia Louise Adamson 99cent store products,recyclable bags,kitchen supplies  
Patrick Enewally Boxes, luggage, bags, clothing  
The auction will be listed and advertised on [www.storage-treasures.com](http://www.storage-treasures.com). Purchases must be made with cash only and

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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. 7/15, 7/22/22  
**CNS-3602874# ORANGE COUNTY NEWS Orange County News 7/15,22/2022-120545**

**COPYRIGHT NOTICE**  
CLC08132018JUM  
I. Name: JAYLEA JORDYN MOSBERGEN©  
II. The address of the known place of business is: c/o 1001 W Imperial Hwy #3793, La Habra, CA [RFD:90632] note: I Jacob-Jordan of the Mosbergen family come forth as the executor public and private for the name JAYLEA JORDYN MOSBERGEN©. ALL RIGHTS RESERVED perpetually. The original known place of existence for the entity known as JAYLEA JORDYN MOSBERGEN© is St. Jude Medical Center, 101 East Valencia Mesa Drive Fullerton, California Republic. The agent for this entity is a living-breathing flesh and blood and comprehensive man, notice I am indigenous/original to the land mass referenced by given names, California, America and Amexem North America. Notice: All rights reserved re common-law copyright of JAYLEA JORDYN MOSBERGEN©—as well as any and all derivatives and variations in the spelling of said trade name/trade-mark—Common Law Copyright © 2018 JAYLEA JORDYN MOSBERGEN© by Jacob-Jordan: Mosbergen, Attorney-in-fact for JAYLEA JORDYN MOSBERGEN©. Said common-law trade name/trademark, JAYLEA J O R D Y N MOSBERGEN©', may neither be used, nor reproduced, neither in whole nor in part, nor in any manner whatsoever, without the prior, express, written consent and acknowledgement of Jacob-Jordan: Mosbergen, Attorney-in-fact for JAYLEA JORDYN MOSBERGEN© as signified by the red-ink signature of Jacob-Jordan: Mosbergen ©'.  
**Orange County News 7/1,8,15,22/22-120041**

**ORDER TO SHOW CAUSE FOR CHANGE OF NAME**  
**CASE NO. 22FL000588**  
TO ALL INTERESTED PERSONS: Petitioner: ROSALINO OVANDO JACINTO and LAUREANA ASCENCIO-CORRIL on behalf of EYMI OVANDO ASCENCIO, a minor filed a petition with this court for a decree changing name as follows: EYMI OVANDO ASCENCIO to AMY OVANDO ASCENCIO. 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**  
08/17/2022 1:30 PM.  
L74 REMOTE

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Lamoreaux Justice Center 341 The City Drive South Orange, CA 92868  
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: Orange County News  
DATE: 06/29/2022  
JUDGE Julie A Palafox Judge of the Superior Court  
**Orange County News 7/8,15,22,29/22 -120553**

**FICTITIOUS BUSINESS NAME STATEMENT**  
**NO. 20226638008**  
**JRC REAL ESTATE SERVICES AND PROPERTY MANAGEMENT**, Located at: 9515 PETTSWOOD, HUNTINGTON BEACH, CA 92646. County: Orange. This is a Change, previous No. 20176480473. Registrant(s): MICHELLE CASTILLO, 9515 PETTSWOOD, HUNTINGTON BEACH, CA 92646. Have you started doing business yet? YES, 12/12/2018. This business is conducted by: INDIVIDUAL. Registrant(s): /s/ MICHELLE CASTILLO. 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 06/24/2022.  
**Orange County News 7/1,8,15,22/22-120408**

**FICTITIOUS BUSINESS NAME STATEMENT**  
**NO. 20226636980**  
**WALK ON THE BARK SIDE**, Located at: 12192 QUARTZ CIRCLE, GARDEN GROVE, CA 92843. County: Orange. This is a New Statement. Registrant(s): ARMANDO QUIROZ, 12192 QUARTZ CIRCLE, GARDEN GROVE, CA 92843. Have you started doing business yet? NO. This business is conducted by: INDIVIDUAL. Registrant(s): /s/ ARMANDO QUIROZ. 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 06/13/2022.  
**Orange County News 7/8,15,22,29/22-120555**

**ORDER TO SHOW CAUSE FOR CHANGE OF NAME**  
**CASE NO. 22FL000582**  
TO ALL INTERESTED PERSONS: Petitioner: RAFAEL MAGDALENO FLORES & ROSA ISELA PEREZ GALLARDO on behalf of JAYDEN FLORES and KHLOE DALEYZA FLORES, minors filed a petition with this court for a decree changing name as follows: a) JAYDEN FLORES to JAYDEN MAGDALENO PEREZ b) KHLOE DALEYZA FLORES to KHLOE DALEYZA MAGDALENO PEREZ. 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.

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uled 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**  
08/17/2022 1:30 PM.  
L74 REMOTE  
Lamoreaux Justice Center 341 The City Drive South Orange, CA 92868  
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: Orange County News  
DATE: 06/21/2022  
JUDGE Julie A Palafox Judge of the Superior Court  
**Orange County News 7/8,15,22,29/22 -120558**

**FICTITIOUS BUSINESS NAME STATEMENT**  
**NO. 20226637486**  
**ALSCO**, Located at: 1750 S. ZEYN STREET, ANAHEIM, CA 92802. County: Orange. This is a New Statement. Registrant(s): ALSCO INC (DOING BUSINESS IN CALIFORNIA AS "STEINER CORPORATION"), 505 EAST 200 SOUTH, SALT LAKE CITY, UT 84102. Have you started doing business yet? YES, 10/01/2001. This business is conducted by: CORPORATION. Registrant(s): /s/ SHANDA MAPLE, SECRETARY. 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 06/18/2022.  
**Orange County News 7/8,15,22,29/22-120581**

**ORDER TO SHOW CAUSE FOR CHANGE OF NAME**  
**CASE NO. 30-2022-01267854-CUPT-CJC**  
TO ALL INTERESTED PERSONS: Petitioner: MARIA DEL ROSARIO SOBERANIS DE PERALTA filed a petition with this court for a decree changing name as follows: MARIA DEL ROSARIO SOBERANIS DE PERALTA to SHARO SOBERANIS. 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**  
09/08/2022 8:30AM.  
D100 REMOTE  
Central Justice Center 700 Civic Center Drive 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: Orange County News  
DATE: 07/01/2022  
JUDGE Layne H Melzer Judge of the Superior Court  
**Orange County News 7/8,15,22,29/22 -120587**

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**FICTITIOUS BUSINESS NAME STATEMENT**  
**NO. 20226637307**  
**WORLD OF DOG TRAINING CENTRAL OC**, Located at: 8276 CONSTANTINE DRIVE, HUNTINGTON BEACH, CA 92646. County: Orange. This is a New Statement. Registrant(s): ELIZABETH CALDERON, 8276 CONSTANTINE DRIVE, HUNTINGTON BEACH, CA 92646. Have you started doing business yet? NO. This business is conducted by: INDIVIDUAL. Registrant(s): /s/ ELIZABETH CALDERON. 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 06/16/2022.  
**Orange County News 7/8,15,22,29/22-120538**

**NOTICE OF LIEN SALE AT PUBLIC AUCTION**  
Notice is hereby given that personal property in the following units will be sold at public auction on August 9, 2022 AFTER 09:30 AM Pursuant to the California Self-Store Facility Act the sale will be conducted at Garden Grove U-Haul Center, 13042 Fairview St, Garden Grove, CA 92843 The items sold are generally described as follows: Clothing, furniture, and/or other household items stored by the following persons:  
**UNIT # NAME**  
122 Julio Castillo  
301 Rene Koeul  
217 Vui Phan  
109 Briana Buxton  
7/15, 7/22/22  
**CNS-3604426# ORANGE COUNTY NEWS Orange County News 7/15,22/2022-120663**

Trustee Sale No. 8215 Loan No. 732 VO 21 Title Order No. 91222355 NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 08/08/2020. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On 8/8/2022 at 1:30PM, GOLDEN WEST FORECLOSURE SERVICE, INC. as the duly appointed Trustee under and pursuant to Deed of Trust Recorded on 08/13/2020 Instrument No. 2020000408146 of official records in the Office of the Recorder of Orange County, California, executed by: THUY T. VO, AN UNMARRIED WOMAN, as Trustor, 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: THE NORTH FRONT ENTRANCE TO THE COUNTY COURTHOUSE AT 700 CIVIC CENTER DRIVE WEST, SANTA ANA, CA 92701, 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 da



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scribing the land therein: PARCEL 1: UNIT 26, IN THE CITY OF GARDEN GROVE, COUNTY OF ORANGE, STATE OF CALIFORNIA, AS SHOWN AND DEFINED ON THAT CERTAIN CONDOMINIUM PLAN RECORDED FEBRUARY 19, 1982 AS INSTRUMENT NO. 82-058595, OF OFFICIAL RECORDS OF ORANGE COUNTY, CALIFORNIA. PARCEL 2: AN UNDIVIDED 1/124TH INTEREST IN AND TO LOT 1 OF TRACT NO. 11246, IN THE CITY OF GARDEN GROVE, COUNTY OF ORANGE, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 487 PAGE(S) 16 AND 17 OF MISCELLANEOUS MAPS INCLUSIVE, RECORDS OF ORANGE COUNTY, CALIFORNIA, TOGETHER WITH ALL IMPROVEMENTS THEREON. EXCEPTING THEREFROM CONDOMINIUM UNITS 1 THROUGH 124 INCLUSIVE LOCATED THEREON. EXCEPT THEREFROM ALL OIL, GAS, MINERALS AND OTHER HYDROCARBON SUBSTANCES, LYING BELOW A DEPTH OF 500 FEET FROM THE SURFACE OF SAID PROPERTY, BUT WITH NO RIGHT OF SURFACE ENTRY, WHERE THEY HAVE BEEN PREVIOUSLY RESERVED IN INSTRUMENTS OF RECORD. PARCEL 3: THE EXCLUSIVE EASEMENT OVER AND RIGHT TO USE FOR PARKING CARPORT NO. 47 AS SAID CARPORT IS SHOWN ON THE CONDOMINIUM PLAN WHICH EASEMENT AND RIGHT IS APPURTENANT TO PARCEL 1 HEREIN. APN: 939-88-026 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: 10521 LAKESIDE DR., UNIT P, GARDEN GROVE, CA 92840. 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 the trusts created by said Deed of Trust, to-wit: \$252,018.27 (Estimated). Accrued interest and additional advances, if any, will increase this figure prior to sale. The Beneficiary may elect to bid less than the full credit bid. The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale, and a written Notice of Default and Election to Sell. The undersigned caused said Notice of Default and Election to Sell to be recorded in the county where the real property is located and more than three months have elapsed since such recordation. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a

**Legals-OCN**

trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call (916) 939-0772 or visit this internet website [www.nationwideposting.com](http://www.nationwideposting.com), using the file number assigned to this case 8215. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the internet website. The best way to verify postponement information is to attend the scheduled sale. NOTICE TO TENANT: You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call (916) 939-0772, or visit this internet website [www.nationwideposting.com](http://www.nationwideposting.com), using the file number assigned to this case 8215 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. 7/8/22 GOLDEN WEST FORECLOSURE SERVICE, INC., as Trustee 611 Veterans Blvd., Suite 206, Redwood City, CA 94063-1401 (650) 369-2150 (Phone), (916) 939-0772 TRUSTEE'S SALE INFORMATION Michael

**Legals-OCN**

D. Orth, President NPP0413711 To: ORANGE COUNTY NEWS PUB: 07/15/2022, 07/22/2022, 07/29/2022 **Orange County News 7/15,22,29/2022-120691**

**NOTICE OF LIEN SALE AT PUBLIC AUCTION**

Notice is hereby given that personal property in the following units will be sold at public auction on August 9, 2022 AFTER 09:30 AM Pursuant to the California Self-Store Facility Act the sale will be conducted at Westminster U-Haul Center, 7422 Garden Grove Bl Westminster, CA 92683 The items sold are generally described as follows: Clothing, furniture, and/or other household items stored by the following persons: SPACE NAME W226 Merle Bivens W228 Merle Bivens 26 Alvin Dias W305 Michael Nivens W307 Heather Chrisco W255 Marlene Matysek W249 Heather Chrisco 36 Juan Mora W264 Yi Yang W107 Austin Peach 7/15, 7/22/22 **CNS-3604422# ORANGE COUNTY NEWS** **Orange County News 7/15,22/2022-120662**

**ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 30-2022-01268705**

TO ALL INTERESTED PERSONS: Petitioner: POUYA SOLTANMOHAMADI filed a petition with this court for a decree changing name as follows: POUYA SOLTANMOHAMADI to POUYA SOLTAN. 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 09/15/2022 8:30AM.**

D100 REMOTE Central Justice Center 700 Civic Center Drive 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: **Orange County News 7/15,22,29,8/5/22 -120754**

**FICTITIOUS BUSINESS NAME STATEMENT NO. 20226637409**

**ANAHEIM PORTOFINO INN & SUITES**, Located at: 1831 S HARBOR BLVD, ANAHEIM, CA 92802. County: Orange. This is a New Statement. Registrant(s): DC PORTOFINO PROPERTY, LLC, 5314 NORTH RIVER RUN DRIVE, SUITE 330, PROVO, UT 84604. Have you started doing business yet? NO. This business is conducted by: LIMITED LIABILITY COMPANY. Registrant(s): /s/ JOEL SYBROWSKY, M A N A G I N G

**Legals-OCN**

MEMBER/MANAGER. 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 06/17/2022. **Orange County News 7/15,22,29,8/5/22-120772**

BSC 221965

Notice of Sale of Real Property at Private Sale Case #A157823

In the Superior Court of California, for the County of Orange

In the matter of the Conservatorship of the Estate of Edward Brunk, Conservatee

Notice is hereby given that the undersigned will sell at Private sale to the highest and best bidder, subject to confirmation of said Superior Court, on or after the 25TH day of July, 2022 at the office of Law Offices of Cheryl L. Walsh, APC, 31431 Rancho Viejo Road, Ste. 102, San Juan Capistrano, California 92675 the right, title and interest of said Conservatee and all the right, title and interest the estate has acquired in addition to that of said Conservatee in and to all the certain real property situated in the city of Garden Grove County of Orange, State of California, particularly described as follows: Lot 77 of Tract 1539, as shown on a map thereof recorded in book 120, pages 45, 46, 47 and 48 of Miscellaneous Maps, records of Orange County, California (Parcel No. 130-214-07) commonly known as 12091 Emerald Street, Garden Grove, California. APN#130-214-07

More commonly known as 12091 Emerald Street, Garden Grove, California 92845

Terms of the sale are cash in lawful money of the United States on confirmation of sale, or part cash and balance upon such terms and conditions as are acceptable to the personal representative. Three percent (3%) of amount bid to be deposited with bid. Bids or offers to be in writing and will be received at the aforesaid office at any time after the first publication hereof and before date of sale.

Dated: 7/12/22

Mary Brunk, Conservator of the Estate

Attorney(s) at Law: Cheryl L. Walsh, Esq., Law Offices of Cheryl L. Walsh, APC, 31431 Rancho Viejo Road, Ste. 102, San Juan Capistrano, CA 92675

**Orange County News 7/15,7/20,7/22/2022-120790**

**FICTITIOUS BUSINESS NAME STATEMENT NO. 20226638329**

**COUNTRY AMERICAN REAL ESTATE**, Located at: 7891 BIRCHWOOD CIR, LA PALMA, CA 90623. County: Orange. This is a Refile, 2 0 1 7 6 4 9 0 2 0 1. Registrant(s): MICHAEL NIEHLE, 7891 BIRCHWOOD CIR, LA PALMA, CA 90623. Have you started doing business yet? YES, 11/01/1989. This business is conducted by: I N D I V I D U A L. Registrant(s): /s/ MICHAEL NIEHLE. 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 06/29/2022.

**Orange County News 7/15,22,29,8/5/22-120796**

**Legals-OCN****NOTICE OF LIEN SALE AT PUBLIC AUCTION**

Notice is hereby given that personal property in the following units will be sold at public auction on August 9, 2022 AFTER 09:30 AM Pursuant to the California Self-Store Facility Act the sale will be conducted at Midway U-Haul Center, 15182 Beach Bl Westminster, CA 92683 The items sold are generally described as follows: Clothing, furniture, and/or other household items stored by the following persons:

UNIT # NAME

301 Omar Baluja

327 Darling Rosales

254 Brenda Blaine

7/15, 7/22/22

**CNS-3604418#**

**ORANGE COUNTY NEWS**

**Orange County News 7/15,22/2022-120661**

**FICTITIOUS BUSINESS NAME STATEMENT NO. 20226638858**

**J.D INDUSTRIES**, Located at: 114 THOMPSON AVE, FULLERTON, CA 92833. County: Orange. This is a New Statement. Registrant(s): JESUS DIAZ, 114 THOMPSON AVE, FULLERTON, CA 92833. Have you started doing business yet? YES, NO. This business is conducted by: INDIVIDUAL. Registrant(s): /s/ JESUS DIAZ. 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 07/08/2022.

**Orange County News 7/15,22,29,8/5/22-120822**

**ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 22FL000641**

TO ALL INTERESTED PERSONS: Petitioner: WANG, PENG and NIU, NA on behalf of EVELYN MARIE WANG, a minor filed a petition with this court for a decree changing name as follows: EVELYN MARIE WANG to EVERLY MARY WANG. 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 08/31/2022 1:30 PM.**

L74 REMOTE

Lamoreaux Justice Center 341 The City Drive South

Orange, CA 92868

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: **Orange County News DATE: 07/15/2022 JUDGE Julie A Palafox Judge of the Superior Court**

**Orange County News 7/22,29,8/5,12/22 -120969**

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

Notice is hereby given that the undersigned will sell at Private sale to the highest and best bidder, subject to confirmation of said Superior Court, on or after the 25TH day of July, 2022 at the office of Law Offices of Cheryl L. Walsh, APC, 31431 Rancho Viejo Road, Ste. 102, San Juan Capistrano, California 92675 the right, title and interest of said Conservatee and all the right, title and interest the estate has acquired in addition to that of said Conservatee in and to all the certain real property situated in the city of Garden Grove County of Orange, State of California, particularly described as follows: Lot 77 of Tract 1539, as shown on a map thereof recorded in book 120, pages 45, 46, 47 and 48 of Miscellaneous Maps, records of Orange County, California (Parcel No. 130-214-07) commonly known as 12091 Emerald Street, Garden Grove, California. APN#130-214-07

**Orange County News 7/15,22,29,8/5/22-120796**

**Legals-OCN****CASE NO. 30-2022-01270096**

TO ALL INTERESTED PERSONS: Petitioner: UYEN LE DUY TRAN filed a petition with this court for a decree changing name as follows: UYEN LE DUY TRAN to CHLOE LE TRAN. 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 09/27/2022 8:30AM.**

D100 REMOTE

Central Justice Center

700 Civic Center Drive

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: **Orange County News DATE: 07/15/2022 JUDGE Layne H Melzer Judge of the Superior Court**

**CNS-3606255#**

**ORANGE COUNTY NEWS**

**Orange County News 7/22,29/2022-120863**

**CITY OF GARDEN GROVE NOTICE INVITING SEALED BIDS PROJECT NO. CP1286000**

Notice is hereby given that sealed bids for providing material, equipment, and labor for **Project No. CP1286000 "Orangewood Avenue - Dale Street Water Improvements Project"** will be received by the Garden Grove City Clerk's Office. The Garden Grove City Hall lobby is temporarily closed for construction therefore, bids delivered in-person will be received at the temporary City services building lobby located at 12860 Euclid Street, Garden Grove, CA 92840; call the City Clerk's Office at 714-741-5040 upon arrival. If submitting by mail, send to City of Garden Grove, City Clerk's Office, 11222 Acacia Parkway, Garden Grove, CA 92840.

The project consists of constructing approximately 6,100 linear feet of new 8-inch PVC pipe and 1,700 linear feet of 12-inch PVC pipe to replace undersized 6-inch water mains at Orangewood Avenue, Nearing Drive, Yorkshire Avenue, Poes Street, Mossler Street, Moen Street, and Hopi Road in the unincorporated area of Orange County. This replacement project will also address fire flow deficiencies.

The construction includes the installation of new fire hydrants and water service laterals, fittings and appurtenances, trenching, shoring, backfilling, compaction, asphalt repair and replacement, and pipe disinfection and testing. This project will require (but not limited to) protecting existing utilities, coordination with utility owners and customers, traffic control plans, permits and implementation, construction surveying, cutting and capping of existing water mains and service laterals to be abandoned, temporary offsets of the existing water main crossing new water main, water shutdown coordination and notification, water system tie-in/connection locations, demolition and disposal of asbestos cement pipe, traffic striping, traffic loop detector replacement, and appurtenant work. The project may require construction phasing based on unforeseen conflicts/findings and or scheduling with Bryant Elementary School. This project should be complete within one hundred and eighty total working days (180) from the notice to proceed. Engineer's estimate on this project is around \$3,457,550 dollars.

The plans, specifications and contract documents may be purchased from ARC for the price of one hundred and sixty-seven dollars and one cent (\$167.01). The price does not include tax or shipping and handling if needed. The documents may be made available for "will call" or shipped directly to you. Please contact:

ARC

345 Clinton Street

Costa Mesa, CA 92626

[www.e-arc.com/ca/costamesa](http://www.e-arc.com/ca/costamesa)

949-660-1150 (ask for the Planwell Department)

or e-mail your order to [costamesa.planwell@e-arc.com](mailto:costamesa.planwell@e-arc.com)

Bids are due to the City Clerk's Office on **Monday, August 29, 2022 by 11:00 a.m.**, and will be opened in the conference room at the temporary City services office located at 12860 Euclid Street, Garden Grove, CA 92840. The bid opening will be teleconferenced; teleconferencing information will be made available at least 7 days ahead of the bid opening date. Direct ANY and ALL questions to Ms. Carina Dan, Project Manager, (714) 741-5346.

/s/ Teresa Pomeroy, CMC

City Clerk

Date: July 19, 2022

**Orange County News 7/22,29/2022-121045**

**Legals-OCN****Orange County News 7/22,29,8/5,12/22 -120977****NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY**

Notice is hereby given that on August 9th, 2022; Extra Space Storage will sell at public auction, to satisfy the lien of the owner, personal property described below belonging to those individuals listed below at the following locations:

**4664 Lincoln Ave**

**Cypress, CA 90630**

**(714) 737-7813**

**11:00 AM**

Austin Moreno

Household Items

Gayle Tiopengco

Furnitures, Appliances, Boxes

Fawntasia Marcroft

Grills, Tubs, Catering, Personal

Andres Lugo

Tools, household Items, Table, Bins

The auction will be listed and advertised on

[www.storagetreasures.com](http://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.

7/22, 7/29/22

**CNS-3606255#**

**ORANGE COUNTY NEWS**

**Orange County News 7/22,29/2022-120863**