



I didn't talk for a very long time

Jacob Sanchez
Diagnosed with autism

Lack of speech is a sign of autism. Learn the others at autismspeaks.org/signs.

Legals-OCN

SUMMONS

(FAMILY LAW)

(CITACION

Derecho familiar)

CASE NUMBER

(Numero del Caso)

21D008245

NOTICE TO

RESPONDENT:

(Aviso al

Demandante):

YONG KWAN KIM

YOU ARE BEING SUED

PETITIONER'S NAME IS:

(Nobre del

demandante):

KATHLEEN KANG

NOTICE! You have been

sued. Read the informa-

tion below.

You have 30 calendar

days after this summons

and petition are served on

you to file a response

(Form FL-120) at the court

and have a copy served

on the petitioner. A letter,

phone call, or court ap-

pearance will not protect

you. If you do not file your

response on time, the

court may make orders af-

fecting your marriage or

domestic partnership, your

property, and custody of

your children. You may be

ordered to pay support

and attorney fees and

costs. For legal advice,

contact a lawyer immedi-

ately. Get help finding a

lawyer at the California

Courts Online Self-Help

C e n t e r

([www.courts.ca.gov/self-](http://www.courts.ca.gov/self-help)

[help](http://www.courts.ca.gov/self-help)), at the California

Legal Services website

(www.lawhelpca.org), or

by contacting your local

county bar association.

NOTICE-RESTRaining

ORDERS ARE ON PAGE

2: These restraining or-

ders are effective against

both spouses or domestic

partners until the petition

is dismissed, a judgment

is entered, or the court makes

further orders. They are

enforceable anywhere in

California by any law en-

forcement officer who has

received or seen a copy of

them.

FEE WAIVER: If you can-

not pay the filing fee, ask

the clerk for a fee waiver

form. The court may order

you to pay back all or part

of the fees and costs that

the court waived for you or

the other party.

AVISO! Lo han de-

mandado. Lea la informa-

ción a continuación.

Tiene 30 días de calen-

dario despues de haber

recibido la entrega legal

de esta Citación y Peti-

ción para presentar una

Respuesta (formulario FL-

120) ante la corte y efectuar

la entrega legal de una

copia al demandante. Una

carta o llamada telefonica

o una audiencia de la

corte no basta para pro-

contacto de inmediato con

un abogado. Puede obten-

er informacion para encon-

trar un abogado en el

Centro de Ayuda de las

Cortes de California

(www.sucorte.ca.gov), en

el sitio web de los Servi-

cios Legales de California

(www.lawhelpca.org) o

Poniendose en contacto

con el colegio de

abogados de su condado.

AVISO-LAS ORDENES

DE RESTRICCION SE

ENCUENTRAN EN LA

PAGINA 2: Las ordenes

de restricción estan en vi-

gencia en cuanto a am-

bos conyuges o miembros

de la pareja de hecho

hasta que se depida la

petición, se emita un fallo

o la corte de otras

ordenes. Cualquier agen-

cia del orden publico que

haya recibido o visto una

copía de estas ordenes

puede hacerlas acatar en

cualquier lugar de Califor-

nia.

EXENCION DE CUOTOS:

Si no puede pagar la cuota

de presentación, pida al

secretario un formulario de

exención de cuotas. La

corte puede ordenar que

usted pague, ya sea en

parte o por completo, las

cuotas y costos de la corte

previamente exentos a

petición de usted o de la

otra parte.

The name and address of

the court is (El nombre y

dirección de la corte es):

Superior Court of Califor-

nia, County of Orange,

Lamoreaux Justice Cen-

ter- 341 The City Drive,

Orange, CA 92868-2305.

The name, address, and

telephone number of the

petitioner's attorney, or the

petitioner without an attor-

ney, is (El nombre,

dirección y el número de

teléfono del abogado del

demandante, o del de-

mandante que no tiene

abogado, es): KATHLEEN

KANG, 1624 N GILBERT

ST APT B, FULLERTON,

CA 92833. (808) 276-

9814.

Date: 11/24/2022

DAVID H. YAMASAKI,

Clerk of the Court

Clerk, by (Secretario):

MARIA GOMEZ

Deputy (Adjunto)

Orange County News

8/10,17,24,31/2022-

121655

T.S. No. 21-20428-SP-CA

Title No. 210327911-CA-

VOI A.P.N. 101-634-13

NOTICE OF TRUSTEE'S

SALE. YOU ARE IN DE-

FAULT UNDER A DEED

OF TRUST DATED

08/29/2006. UNLESS

YOU TAKE ACTION TO

PROTECT YOUR PROP-

ERTY, IT MAY BE SOLD

AT A PUBLIC SALE. IF

YOU NEED AN EXPLAN-

drawn by a state or feder-

al savings and loan asso-

ciation, savings bank spe-

cified 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 here-

inafter described property

under and pursuant to a

Deed of Trust described

below. The sale will be

made in an "as is" condi-

tion, but without covenan-

t or warranty, expressed or

implied, regarding title,

possession, or encum-

brances, to pay the re-

maining principal sum of

the note(s) secured by the

Deed of Trust, with in-

terest and late charges

thereon, as provided in the

note(s), advances, under

the terms of the Deed of

Trust, interest thereon,

fees, charges and ex-

penses of the Trustee for

the total amount (at the

time of the initial publica-

tion of the Notice of Sale)

reasonably estimated to

be set forth below. The

amount may be greater on

the day of sale. Trustor:

Mallory Johnson, a single

woman Duly Appointed

Trustee: National Default

Servicing Corporation Rec-

orded 09/06/2006 as In-

strument No.

2006000596271 (or Book,

Page) of the Official Re-

ords of Orange County,

CA. Date of Sale:

09/20/2022 at 1:30 PM

Place of Sale: At the North

Front Entrance to the

County Courthouse at 700

Civic Center Drive West,

Santa Ana, CA. 92701 Es-

timated amount of unpaid

balance and other

charges: \$414,891.63

Street Address or other

common designation of

real property: 12181

Pearce Avenue Garden

Grove, CA 92843 A.P.N.:

101-634-13 The under-

signed Trustee disclaims

any liability for any incor-

rectness of the street ad-

dress or other common

designation, if any, shown

above. If no street ad-

dress or other common

designation is shown, di-

rections to the location of

the property may be ob-

tained by sending a writ-

ten request to the benefi-

ciary within 10 days of the

date of first publication of

this Notice of Sale. If the

Trustee is unable to con-

vey title for any reason,

the successful bidder's

sole and exclusive reme-

dy shall be the return of

monies paid to the Trust-

ee, and the successful bid-

der shall have no further

cing 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 re-

ceive clear title to the

property. You are encour-

aged to investigate the ex-

istence, priority, and size

of outstanding liens that

may exist on this property

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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 or visit this Internet Web site www.ndscorp.com/sales, using the file number assigned to this case 22-00615-QQ-CA. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet 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 888-264-4010, or visit this internet website www.ndscorp.com, using the file number assigned to this case 22-00615-QQ-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. *Pursuant to Section 2924m of the California Civil Code, the potential rights described herein shall apply only to public auctions taking place on or after January 1, 2021, through December 31, 2025, unless later extended. Date: 08/12/2022 National Default Servicing Corporation c/o Tiffany & Bosco,

P.A., its agent, 1455 Frazee Road, Suite 820 San Diego, CA 92108 Toll Free Phone: 888-264-4010 Sales Line 855-219-8501; Sales Website: www.ndscorp.com By: Gabriela Sanchez, Trustee Sales Representative 08/24/2022, 08/31/2022, 09/07/2022 CPP352981
Orange County News 8/24,31,9/7/2022-121919

FICTITIOUS BUSINESS NAME STATEMENT NO. 20226641023 AMERICA'S FIRST FINANCIAL, Located at: 1 CORPORATE PARK STE 150, IRVINE, CA 92606. County: Orange. This is a New Statement. Registrant(s): PERFECT FINANCIAL LLC, 1 CORPORATE PARK STE 150, IRVINE, CA 92606. Have you started doing business yet? YES, 08/01/2022. This business is conducted by: LIMITED LIABILITY COMPANY. Registrant(s): /s/ JEANNETTE PRESTON, MANAGING 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 08/03/2022.
Orange County News 8/10,17,24,31/22-121650

FICTITIOUS BUSINESS NAME STATEMENT NO. 20226640103 CITY TRAILER PARK, Located at: 313 W. 1ST AVE, LA HABRA, CA 90631. County: Orange. This is a New Statement. Registrant(s): VMA LA HABRA 13, LLC, 3595 INLAND EMPIRE BLVD, BLDG 2, STE 2100, ONTARIO, CA 91764. Have you started doing business yet? YES, 02/05/2016. This business is conducted by: LIMITED LIABILITY COMPANY. Registrant(s): /s/ VICTOR MARTINEZ, MANAGING 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 07/25/2022.
Orange County News 8/10,17,24,31/22-121653

FICTITIOUS BUSINESS NAME STATEMENT NO. 20226640894 OPTIMO, Located at: 777 CENTER AVENUE SUITE 1100, HUNTINGTON BEACH, CA 92647. County: Orange. This is a New Statement. Registrant(s): FOREVER YOUNG AND FIT, LLC, 4165 DAVIS CUP DRIVE, HUNTINGTON BEACH, CA 92649. Have you started doing business yet? NO. This business is conducted by: LIMITED LIABILITY COMPANY. Registrant(s): /s/ SYLVIA LUNA, MANAGING 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 08/02/2022.
Orange County News 8/10,17,24,31/22-121672

FICTITIOUS BUSINESS NAME STATEMENT NO. 20226640578 FIRST THE MOMS, Located at: 24552 RAYMOND WAY #1273, LAKE

FOREST, CA 92630. County: Orange. This is a New Statement. Registrant(s): ROSABELLE NGUYEN-CUNNINGHAM, 25551 JACARANDA COURT, MISSION VIEJO, CA 92691. Have you started doing business yet? YES, 02/01/2022. This business is conducted by: INDIVIDUAL. Registrant(s): /s/ ROSABELLE NGUYEN-CUNNINGHAM. 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 07/28/2022.
Orange County News 8/17,24,31,9/7/22-121920

FICTITIOUS BUSINESS NAME STATEMENT NO. 20226641377 BROTHERS, Located at: 10919 EDINGER AVE, FOUNTAIN VALLEY, CA 92707. County: Orange. This is a New Statement. Registrant(s): MIKE MALIKSETIAN, 10919 EDINGER AVE, FOUNTAIN VALLEY, CA 92707. Have you started doing business yet? NO. This business is conducted by: INDIVIDUAL. Registrant(s): /s/ MIKE MALIKSETIAN, CEO. 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 08/09/2022.
Orange County News 8/17,24,31,9/7/22-121925

FICTITIOUS BUSINESS NAME STATEMENT NO. 20226640809 RAY HIEMSTRA FOR ORANGE COUNTY WATER DISTRICT 2022, Located at: 12742 MADRID CT, GARDEN GROVE, CA 92840-9284. County: Orange. This is a New Statement. Registrant(s): RAYMOND HIEMSTRA, 12742 MADRID CT, GARDEN GROVE, CA 92840. Have you started doing business yet? NO. This business is conducted by: INDIVIDUAL. Registrant(s): /s/ RAYMOND HIEMSTRA. 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 8/01/2022.
Orange County News 8/17,24,31,9/7/22-121935

FICTITIOUS BUSINESS NAME STATEMENT NO. 20226641399 PRIME SPEED SHOP, Located at: 3429 S LOWELL STREET, SANTA ANA, CA 92707. County: Orange. This is a New Statement. Registrant(s): BRANDEN KEITH WELLS, 3429 S LOWELL STREET, SANTA ANA, CA 92707. Have you started doing business yet? NO. This business is conducted by: INDIVIDUAL. Registrant(s): /s/ BRANDEN WELLS. 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 8/09/2022.
Orange County News 8/17,24,31,9/7/22-121937

T.S. No. 22-20052-SP-CA Title No. 220069966-CA-

VOI A.P.N. 133-303-04 NOTICE OF TRUSTEE'S SALE. YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 11/06/2006. 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(s) must be made payable to National Default Servicing Corporation), drawn on a state or national bank, a check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, savings association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state; will be held by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described below. The sale will be made in an "as is" condition, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. Trustor: Regina N. Ryba and Joel T. Biechele, wife and husband Duly Appointed Trustee: National Default Servicing Corporation Recorded 11/10/2006 as Instrument No. 2006000762014 (or Book, Page) of the Official Records of Orange County, CA. Date of Sale: 10/06/2022 at 1:30 PM Place of Sale: At the North Front Entrance to the County Courthouse at 700 Civic Center Drive West, Santa Ana, CA. 92701 Estimated amount of unpaid balance and other charges: \$165,904.38 Street Address or other common designation of real property: 12541 Lorraine Street Garden Grove, CA 92841 A.P.N.: 133-303-04 The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. The requirements of California Civil Code Section 2923.5(b)/2923.55(c) were fulfilled when the Notice of Default was recorded. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at

a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call or visit this Internet Web site www.ndscorp.com/sales, using the file number assigned to this case 22-20052-SP-CA. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet 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 888-264-4010, or visit this internet website www.ndscorp.com, using the file number assigned to this case 22-20052-SP-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. *Pursuant to Section 2924m of the California Civil Code, the potential rights described herein shall apply

only to public auctions taking place on or after January 1, 2021, through December 31, 2025, unless later extended. Date: 08/15/2022 National Default Servicing Corporation c/o Tiffany & Bosco, P.A., its agent, 1455 Frazee Road, Suite 820 San Diego, CA 92108 Toll Free Phone: 888-264-4010 Sales Line 855-219-8501; Sales Website: www.ndscorp.com By: Jennifer Hamlin, Trustee Sales Representative 08/24/2022, 08/31/2022, 09/07/2022 CPP352991
Orange County News 8/24,31,9/7/2022-121978

FICTITIOUS BUSINESS NAME STATEMENT NO. 20226641178 THE TASK KINGS, Located at: 300 SPECTRUM CENTER DR SUITE 400, IRVINE, CA 92618. County: Orange. This is a New Statement. Registrant(s): THE TASK KING LLC, 300 SPECTRUM CENTER DR SUITE 400, IRVINE, CA 92618. Have you started doing business yet? YES, 06/25/2022. This business is conducted by: LIMITED LIABILITY COMPANY. Registrant(s): /s/ MARCUS KING, MANAGING 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 08/05/2022.
Orange County News 8/10,17,24,31/22-121741

Title Order No.: 95523834 Trustee Sale No.: NR-51844-CA Ref No.: Tiburon North HOA APN No.:144-444-48 NOTICE OF TRUSTEE'S SALE (Notice Of Lien Sale Of Real Property Upon Lien For Homeowner's Association Dues) (California Civil Code §§ 5700 And 5710) YOU ARE IN DEFAULT UNDER A NOTICE OF DELINQUENT ASSESSMENT DATED 7/1/2019. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. THIS PROPERTY IS BEING SOLD SUBJECT TO THE RIGHT OF REDEMPTION CREATED IN CALIFORNIA CIVIL CODE SECTION 5715(b). On 9/14/2022 at 3:00 PM, Nationwide Reconveyance, LLC As the duly appointed Trustee under and pursuant to Notice of Delinquent Assessment, recorded on 7/9/2019 as Document No. 2019000244113 Book XX Page XX and an Amendment recorded on 3/30/2022 as instrument no. 2022000123452 of Official Records in the Office of the Recorder of Orange County, California, property owned by: Gary O. Poteet, Jr. and Sandra K. Poteet, husband and wife, as community property and described as follows: As more fully described on the referenced Assessment Lien 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 savings and loan association, savings asso-

ciation, or savings bank specified in section 5102 of the Financial Code and authorized to do business in this state.) AT: ON THE FRONT STEPS TO THE ENTRANCE OF THE ORANGE CIVIC CENTER, 300 E. CHAPMAN AVENUE, ORANGE, CA 92866. All right, title and interest under said Notice of Delinquent Assessment in the property situated in said County, describing the land therein: 144-444-48. The street address and other common designation, if any, of the real property described above is purported to be: 16108 Musala CT Fountain Valley, CA 92708 The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum due under said Notice of Delinquent Assessment, with interest thereon, as provided in said notice, advances, if any, estimated fees, charges, and expenses of the Trustee, to-wit: \$43,321.73 Estimated Accrued Interest and additional advances, if any, will increase this figure prior to sale. The claimant, Tiburon North Homeowners Association under said Notice of Delinquent Assessment heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale, and a written Notice of Default and Election to Sell. The undersigned caused said Notice of Default and Election to Sell to be recorded in the county where the real property is located and more than three months have elapsed since such recordation. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call (714) 986-9342 or

visit this Internet Web site www.superiordefault.com, using the file number assigned to this case NR-51844-CA. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. PLEASE NOTE THAT WE ARE A DEBT COLLECTOR Date 8/16/2022 Nationwide Reconveyance, LLC For Sales Information Please Call (714) 986-9342. By: Rhonda Rorie, Trustee (TS# NR-51844-CA SDI-24259)

Orange County News
8/24,31,9/7/2022-122026

FICTITIOUS BUSINESS NAME STATEMENT **NO. 20226640543**

a) **JOANN DICKINSON** **AUTHOR b) TWO SWEET PEAS PUBLISHING**, Located at: 22111 WOOD ISLAND LANE, HUNTINGTON BEACH, CA 92646. County: Orange. This is a New Statement. Registrant(s): JOANN DICKINSON HOMES, INC, 22111 WOOD ISLAND LANE, HUNTINGTON BEACH, CA 92646. Have you started doing business yet? YES, 03/01/2022. This business is conducted by: CORPORATION. Registrant(s): /s/ JOANN DICKINSON, PRESIDENT. 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 07/28/2022.

Orange County News
8/10,17,24,31/22-121684

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

30-2022-01262003

TO ALL INTERESTED PERSONS: Petitioner: JAMES DINH filed a petition with this court for a decree changing name as follows: JAMES DINH TO TRIEN MINHNGOC DINH. 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

09/06/2022 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: 08/04/2022

JUDGE Layne H Melzer

Judge of the

Superior Court

Orange County News

8/10,17,24,31/22 -121688

APN: 130-512-15 Order: 5945802 TS-220510 NOTICE OF TRUSTEE'S SALE UNDER DEED OF

TRUST YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 3/15/2006 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. NOTICE is hereby given that C.N.A. FORECLOSURE SERVICES, INC. A CALIFORNIA CORPORATION, as trustee, or successor trustee, or substituted trustee pursuant to the Deed of Trust executed by Angelica Zamorano, a married woman as her sole and separate property Recorded on 3/20/2006 as Instrument No. 2006000177743, of Official records in the office of the County Recorder of Orange County, California, and pursuant to the Notice of Default and Election to Sell thereunder recorded 5/19/2022 as Instrument No. 2022000187427 of said Official Records, WILL SELL on 9/14/2022 At the North front entrance to the County Courthouse at 700 Civic Center Drive West, Santa Ana, CA 92701 at 1:30 p.m. AT PUBLIC AUCTION TO THE HIGHEST BIDDER FOR CASH (payable at the time of sale in lawful money of the United States), all right, title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County and State hereinafter described. The property address and other common designation, if any, of the real property described above is purposed to be: 6802 Park Avenue, Garden Grove, CA The undersigned Trustee disclaims any liability for any incorrectness of 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 the Notice of Sale is: \$148,488.55 (estimated). In addition to cash, the Trustee will accept a cashier's check drawn by a state or federal credit union or a check drawn by 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. In the event tender other than cash is accepted the Trustee may withhold the issuance of the Trustee's Deed until funds become available to the payee or endorsee as a matter of right. Said sale will be made, but without covenant or warranty, express or implied regarding title, possession or encumbrances, to satisfy the indebtedness secured by said Deed, advances thereunder, with interest as provided therein, and the unpaid principal balance of the Note secured by said Deed with interest thereon as provided in said Note, fees, charges and expenses of the trustee and the trusts created by said Deed of Trust. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership

of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 916-939-0772 or visit this internet website www.nationwideposting.com, using the file number assigned to this case 220510 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, using the file number assigned to this case 220510 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 potential right to purchase." FOR SALES INFORMATION CALL: 916-939-0772 C/O C.N.A. FORECLOSURE SERVICES, INC., A CALIFORNIA CORPORATION as said Trustee. 2020 CAMINO DEL RIO N. #230 SAN DIEGO, CALIFORNIA 92108 (619) 297-6740 DATE: 8/18/2022 C.N.A. Foreclosure Services, Inc., a California

Corporation KIMBERLY CURRAN TRUSTEE SALE OFFICER NPP0415079 To: ORANGE COUNTY NEWS 08/24/2022, 08/31/2022, 09/07/2022

Orange County News
8/24,31,9/7/2022-122116

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

30-2022-01274028

TO ALL INTERESTED PERSONS: Petitioner: ANDREA LEE filed a petition with this court for a decree changing name as follows: ANDREA LEE to JOON JOONOK LEE. 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

10/25/2022 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: 08/09/2022

JUDGE Layne H Melzer

Judge of the

Superior Court

Orange County News

8/17,24,31,9/7/22 -121913

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

30-2022-01273695

TO ALL INTERESTED PERSONS: Petitioner: SONIA BALBUENA filed a petition with this court for a decree changing name as follows: SONIA BALBUENA to SONYA NAVARRETE. 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

10/13/2022 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: 08/05/2022

JUDGE Layne H Melzer

Judge of the

Superior Court

Orange County News

8/10,17,24,31/22 -121716

FICTITIOUS BUSINESS NAME STATEMENT **NO. 20226639970**

THE CHOI CO, Located at: 4971 RIDGLEA AVE, BUENA PARK, CA 90621. County: Orange. This is a New Statement. Registrant(s): BENISON CHOI, 4971 RIDGLEA AVE, BUENA PARK, CA 90621. Have you started doing business yet? NO. This business is conducted by: I N D I V I D U A L . Registrant(s): /s/ BENISON CHOI. 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 07/21/2022.

Orange County News
8/10,17,24,31/22-121751

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

30-2022-01274021

TO ALL INTERESTED PERSONS: Petitioner: UYEN THI PHUONG DO filed a petition with this court for a decree changing name as follows: UYEN THI PHUONG DO to KYLA UYEN DO. 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

10/18/2022 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:

JUDGE Layne H Melzer

Judge of the

Superior Court

Orange County News

8/17,24,31,9/7/22 -121930

T.S. No. 22001266-1 CA APN: 937-675-27 NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 10/24/2006. 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 a 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 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: TIMOTHY J. MOREY, AN UNMARRIED MAN Duly Appointed Trustee: ZBS Law, LLP Deed of Trust Recorded on 10/31/2006, as Instrument No. 2006000736230 of Official Records of Orange County, California; Date of Sale: 09/21/2022 at 03:00 PM Place of Sale: On the front steps to the entrance of the Orange Civic Center, 300 E. Chapman, Orange, CA Estimated amount of unpaid balance and other charges: \$185,363.43 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 12743 SPRINGBROOK WAY STANTON, CA 90680 Described as follows:

Parcel 1: Unit 470, in the City of Stanton, County of Orange, State of California, consisting of certain airspace and surface elements, as shown and described in the Lot 8 Condominium Plan recorded on September 15, 1983, as Instrument No. 83-406812, official records of Orange County, California. Parcel 2: An undivided one-twenty-first (1/21st) interest in and to Lot 8 of Tract No. 11773, in the City of Stanton, County of Orange, State of California, as per Map recorded in Book 505, Pages 32 to 38 inclusive, of Miscellaneous Maps, in the Office of the County Recorder of said County, including without limitation, the common areas defined in the declaration of covenants, conditions, restrictions and reservation of easements for Crosspointe Village, recorded May 18, 1983 as Instrument No. 83-211044 Official records of said County, and in the Notice of Annexation and Addition of Territory and Supplemental Declaration for Phase 12 of Crosspointe Village, recorded September 20, 1983 as Instrument No. 83-413780 official records of said County. Excepting therefrom, Units Numbered 469 through 483 and 490 through 495 as shown in the Lot 8 Condominium Plan referred to in Parcel 1 above. Also excepting therefrom, all minerals, oil, gas, petroleum, other hydrocarbon substances, and all underground water in or under or which may be produced from said lot which underlie a plane parallel to and 550 feet below the present surface of said lot for the purpose of prospecting for, the exploration, development, production, extraction, and taking of said minerals, oil, gas, petroleum, other hydrocarbon substances, and water from said lot by means of mines, wells, derricks, or other equipment from surface locations on adjoining or

neighboring land or lying outside of the above-described lot, it being understood that the owner of such minerals, as set forth above, shall have no right to enter upon the surface or any portion thereof above said plane parallel to and 550 feet below the present surface of said lot for any purposes whatsoever, as reserved in the deed recorded August 6, 1984. Parcel 3: Non-exclusive easements for access, ingress, egress, use, enjoyment, drainage, encroachment, support, maintenance, repairs, and for other purposes, as described in the declaration referred to in parcel 2 above, including, without limitation, the right to use and enjoyment of Lot E of said Tract No. 11773. Parcel 4: A non-exclusive easement for ingress and egress over the common areas and association property located in phases of development annexed to Phase 12, as defined in the Notice of Annexation referred to in Parcel 2 above, such easement is appurtenant to Parcels 1, 2 and 3 described above, and shall become effective as to each of said phases upon the close of escrow for the sale of a Condominium in each such phase, the common areas referred to herein as to each of said phases shall be as described in the declaration and in the Notice of Addition of Territory and Condominium Plan or Plans for each of said phases, excepting therefrom any residential buildings thereon and any portion thereof which may be designated as restricted common areas in a Notice of Addition of Territory Covering such phases. Parcel 5: An exclusive easement appurtenant to Parcels 1 and 2 described above, for use for patio purposes, over that portion of said Lot 8 of Tract No. 11773, defined as restricted common areas in the declaration and Notice of Annexation, and described and assigned in the Lot 8 Condominium Plan. Parcel 6: An exclusive easement appurtenant to Parcels 1 and 2 described above, for use for air conditioning pad purposes over that portion of said Lot 8 of Tract No. 11773, defined and described as restricted common areas in the declaration of annexation, upon which is situated the air conditioning pad which supports or will support the air conditioning compressor serving said Parcel 1. A.P.N #: 937-675-27 The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not 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 re-

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ceive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 866-266-7512 or visit this Internet Web site www.elitepostandpub.com using the file number assigned to this case 22001266-1 CA. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet 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 Web site www.elitepostandpub.com using the file number assigned to this case 22001266-1 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. Dated: 08/25/2022 ZBS Law, LLP, as Trustee 30 Corporate Park, Suite 450, Irvine, CA 92606 For Non-Automated Sale Information, call: (714) 848-7920 For Sale Information: 866-266-7512 or 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 a bankruptcy, this notice is for informational purposes only and does not constitute a demand

Legals-OCN

for payment or any attempt to collect such obligation. EPP 35288 Pub Dates 08/31, 09/07, 09/14/2022
Orange County News 8/31,9/7,14/22-122500

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 30-2022-01275438
TO ALL INTERESTED PERSONS: Petitioner: GAYANA UAT filed a petition with this court for a decree changing name as follows: GAYANA UAT to GIYA UAT. 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 10/27/2022 8:30AM. D100 REMOTE
Central Justice Center 700 Civic Center Drive W 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: 08/17/2022
JUDGE Layne H Melzer Judge of the Superior Court
Orange County News 8/24,31,9/7,14/2022 - 122183

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 30-2022-01274577
TO ALL INTERESTED PERSONS: Petitioner: SPENCER ANGEL STERN filed a petition with this court for a decree changing name as follows: SPENCER ANGEL STERN to SPENCER BOBBY STERN. 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 10/20/2022 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: 08/11/2022
JUDGE Layne H Melzer Judge of the Superior Court
Orange County News 8/17,24,31,9/7/22 -121928

Legals-OCN

Notice is hereby given, StorQuest Self Storage will sell at public sale by competing bidding the personal property of:
-VILLA, FIDENCIO
-Nogueta, Tenoch
-Tomas Alcocer
-FARIAS, Carlos
-Huan-Yi Lin
-Cruz Perez, Fabiola
-Contreras, Adrien R.
Property to be sold: misc. household goods, furniture, tools, clothes, boxes, toys, electronics, sporting goods, and personal content. Auction Company: www.StorageTreasures.com. The sale ends at 11:00 AM on the 9th of September 2022 at the property where said property has been stored and which is located at StorQuest Self Storage 500 S. Walnut St. Anaheim, CA 92802. Goods must be paid in cash and removed at the time of sale. Sale is subject to cancellation in the event of settlement between owner and obligated party.
8/24, 8/31/22
CNS-3617679#
ORANGE COUNTY NEWS
Orange County News 8/24,31/2022-122085

NOTICE OF SALE OF ABANDONED PROPERTY
Notice is hereby given that pursuant to Sections 21700-21716 of the Business and Professions Code, Section 2328 of the UCC, Section 535 of the Penal Code and provisions of the Penal Code and provisions of the Civil Code, SANTA STORAGE, 11284 WESTMINSTER AVE, GARDEN GROVE, CA 92843, County of Orange, State of California, will sell by competitive bidding of the following units. Auction to be conducted through online auction services of WWW.LOCKER-FOX.COM, with bids opening on or after 12:00pm, September 1st, 2022 and closing on or after 12:00pm, September 8th, 2022.
The personal goods stored therein by the following may include but are not limited to: MISC HOUSEHOLD GOODS, PERSONAL ITEMS, FURNITURE, CLOTHING AND/OR BUSINESS ITEMS/FIXTURES.
Purchase must be made in cash and paid at the time of sale. All Goods are sold as is and must be removed within 24-hours of the time of purchase. Santa Storage Reserves the right to retract bids. Sale is subject to adjournment.

Elise Algaron
Luis Fernando Cardenas
Macedonia
Maria Cesareo
Candy Garcia
Guadalupe Guerrero
Thao Le
Leonardo Rojas
Shannon Shrader
Yessenia V. Tenas
Orange County News 8/24,31/22-121991

NOTICE OF TRUSTEE'S SALE Trustee Sale No. : 00000008694663 Title Order No. : DS7300-19006549 FHA/VA/PMI No.: 194-023265-703 ATTENTION RECORDER: THE FOLLOWING REFERENCE TO AN ATTACHED SUMMARY APPLIES ONLY TO COPIES PROVIDED TO THE TRUSTOR, NOT TO THIS RECORDED ORIGINAL NOTICE. YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 07/05/2018. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC

Legals-OCN

LIC 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 07/20/2018 as Instrument No. 2018000265438 of official records in the office of the County Recorder of ORANGE County, State of CALIFORNIA. EXECUTED BY: DAVID JUAREZ, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY AND OSCAR URRUTIA, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY AND MARLON SAN ROMAN, A SINGLE MAN AND MARIA E. MONJARAZ, A SINGLE WOMAN AS JOINT TENANTS, WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH, CASHIER'S 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: 10/03/2022 TIME OF SALE: 9:00 AM PLACE OF SALE: Doubletree by Hilton Hotel Anaheim - Orange County, 100 The City Drive, Orange, CA 92868, Auction.com Room. STREET ADDRESS and other common designation, if any, of the real property described above is purported to be: 9122 HEALEY DRIVE, GARDEN GROVE, CALIFORNIA 92841 APN#: 133-191-11 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 \$710,893.67. 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 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 833-561-0243 for information regarding the trustee's sale or visit this Internet Web site WWW.SALES.BDF-GROUP.COM for information regarding the sale of this property, using the file number assigned to this case 00000008694663. 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 web site WWW.SALES.BDF-GROUP.COM using the file number assigned to this case 00000008694663 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. 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. Concourse Street, Suite 350 Ontario, CA 91764 (866) 795-1852 Dated: 08/25/2022 A-4757985 08/31/2022, 09/07/2022,

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aged 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 833-561-0243 for information regarding the trustee's sale or visit this Internet Web site WWW.SALES.BDF-GROUP.COM for information regarding the sale of this property, using the file number assigned to this case 00000008694663. 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 web site WWW.SALES.BDF-GROUP.COM using the file number assigned to this case 00000008694663 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. 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. Concourse Street, Suite 350 Ontario, CA 91764 (866) 795-1852 Dated: 08/25/2022 A-4757985 08/31/2022, 09/07/2022,

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09/14/2022
Orange County News 8/31,9/7,14/22-122526

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 30-2022-01275619
TO ALL INTERESTED PERSONS: Petitioner: KATHRYN MARGARET NESS filed a petition with this court for a decree changing name as follows: KATHRYN MARGARET NESS to KATHRYN MARGARET VAN BLERK. 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 10/26/2022 8:30AM. D100 REMOTE
Central Justice Center 700 Civic Center Drive W 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: 08/18/2022
JUDGE Layne H Melzer Judge of the Superior Court
Orange County News 8/24,31,9/7,14/2022 - 122185

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 22FL000740
TO ALL INTERESTED PERSONS: Petitioner: THU HUU BAO NGUYEN and TRI MINH NGUYEN on behalf of TRUC MINH NGUYEN, a minor filed a petition with this court for a decree changing name as follows: TRUC MINH NGUYEN to LUCAS TRUC MINH NGUYEN. 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 10/05/2022 8:30 AM. 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: 8/12/2022
JUDGE Julie A Palafox Judge of the Superior Court
Orange County News 8/17,24,31,9/7/22 -121921

Legals-OCN

FICTITIOUS BUSINESS NAME STATEMENT NO. 20226640851
KUMON MATH & READING CENTER OF GARDEN GROVE-WEST. Located at: 11891 VALLEY VIEW STREET, GARDEN GROVE, CA 92845. County: Orange. This is a Change, previous No. 20176487467. Registrant(s): JASMINE WONG CZACH, 5781 MYRA AVENUE, CYPRESS, CA 90630. Have you started doing business yet? YES. 11/01/2017. This business is conducted by: INDIVIDUAL. Registrant(s): /s/ JASMINE CZACH. 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 8/02/2022.
Orange County News 8/31,9/7,14,21,22-122509

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 30-2022-01273836
TO ALL INTERESTED PERSONS: Petitioner: JOHNNY RUBEN LOPEZ OCAMPO filed a petition with this court for a decree changing name as follows: JOHNNY RUBEN LOPEZ OCAMPO to JOHNNY RUBEN LOPEZ. 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 10/18/2022 8:30AM. D100 REMOTE
Central Justice Center 700 Civic Center Drive W 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: 08/08/2022
JUDGE Layne H Melzer Judge of the Superior Court
Orange County News 8/31,9/7,14,21/2022 - 122543

FICTITIOUS BUSINESS NAME STATEMENT NO. 20226641835
VIGA FOODS. Located at: 12333 STRATHMORE DR, GARDEN GROVE, CA 92840. County: Orange. This is a New Statement. Registrant(s): VICTOR FELIPE GARCIA, 12333 STRATHMORE DR, GARDEN GROVE, CA 92840. Have you started doing business yet? NO. This business is conducted by: INDIVIDUAL. Registrant(s): /s/ VICTOR GARCIA. 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 8/15/2022.
Orange County News 8/31,9/7,14,21/22-122558