

Legals-OCN	Legals-OCN	Legals-OCN	Legals-OCN	Legals-OCN	Legals-OCN	Legals-OCN	Legals-OCN
<p>T.S. No.: 9462-5232 TSG Order No.: FIN-22000822 A.P.N.: 100-081-16 NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 10/11/2006. 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. NBS Default Services, LLC, as the duly appointed Trustee, under and pursuant to the power of sale contained in that certain Deed of Trust Recorded 10/18/2006 as Document No. : 2006000704398, of Official Records in the office of the Recorder of Orange County, California, executed by: LUCIA CRIS-ANTOS A MARRIED WOMAN AS HER SOLE AND SEPARATE PROPERTY, as Trustor, WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER FOR CASH (payable in full at time of sale 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</p>	<p>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). 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, and as more fully described in the above referenced Deed of Trust. Sale Date & Time: 04/03/2023 at 1:30 PM Sale Location: At the North front entrance to the County Courthouse at 700 Civic Center Drive West, Santa Ana, CA 92701 The street address and other common designation, if any, of the real property described above is purported to be: 13271 SANDRA PL, GARDEN GROVE, CA 92843 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 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 said Deed of Trust, with interest thereon, as provided in said note(s), advances, if any, under the terms of the</p>	<p>Deed of Trust, estimated fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust, to-wit: \$38,761.72 (Estimated). Accrued interest and additional advances, if any, will increase this figure prior to sale. It is possible that at the time of sale the opening bid may be less than the total indebtedness due. 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</p>	<p>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 T.S.# 9462-5232. 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</p>	<p>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 T.S.# 9462-5232 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 appro-</p>	<p>priate real estate professional immediately for advice regarding this potential right to purchase. 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. NBS Default Services, LLC 14841 Dallas Parkway, Suite 425 Dallas, TX 75254 800-766-7751 For Trustee Sale Information Log On To: www.nationwideposting.com or Call: 916-939-0772. NBS Default Services, LLC, James Aranda, Foreclosure Associate This communication is an attempt to collect a debt and any information obtained will be used for that purpose. However, if you have received a discharge of the debt referenced herein in a bankruptcy proceeding, this is not an attempt to impose personal liability upon you for payment of that debt. In the event you have received a bankruptcy discharge, any action to enforce the debt will be taken against the property only. NPP0422138 To: ORANGE COUNTY NEWS 03/10/2023, 03/17/2023, 03/24/2023</p>	<p>Orange County News 3/10,17,24/2023-128632</p>	<p>NOTICE OF TRUSTEE'S SALE T.S. No. 21-00137-SC-CA Title No. 1771106 A.P.N. 133-361-11 ATTENTION RECORDER: THE FOLLOWING REFERENCE TO AN ATTACHED SUMMARY IS APPLICABLE TO THE NOTICE PROVIDED TO THE TRUSTOR ONLY PURSUANT TO CIVIL CODE 2923.3 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 04/17/2019. 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. 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</p>

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 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: Hoang Anh Thi Nguyen, a single woman Duly Appointed Trustee: National Default Servicing Corporation Recorded 04/23/2019 as Instrument No. 2019000131839 (or Book, Page) of the Official Records of Orange County, California. Date of Sale: 04/13/2023 at 12:00 PM Place of Sale: At the North front entrance to the County Courthouse, 700 Civic Center Drive West, Santa Ana, CA 92701 Estimated amount of unpaid balance and other charges: \$842,795.09 Street Address or other common designation of real property: 9872 Stanford Avenue, Garden Grove, CA 92841 A.P.N.: 133-361-11 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 the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the

mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 714-730-2727 or visit this internet website www.ndscorp.com/sales, using the file number assigned to this case 21-00137-SC-CA. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the internet website. The best way to verify postponement information is to attend the scheduled sale. NOTICE TO TENANT*: You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are a "representative of all eligible tenant buyers" you may be able to purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call 888-264-4010, or visit this internet website www.ndscorp.com, using the file number assigned to this case 21-00137-SC-CA to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as a "representative of all eligible tenant buyers" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. *Pursuant to Section 2924m of the California Civil Code, the potential rights described herein shall apply only to public auctions taking place on or after January 1, 2021, through December 31, 2025, unless later extended. Date: 03/10/2023 National Default Servicing Corporation c/o Tiffany and Bosco, P.A., its agent, 1455 Frazee Road, Suite 820 San Diego, CA 92108 Toll Free Phone: 888-264-4010 Sales Line 714-730-2727; Sales Website: www.ndscorp.com Connie Hernandez, Trustee Sales Representative A-4777450 03/17/2023, 03/24/2023, 03/31/2023

Orange County News
3/17,24,31/2023-128811

NOTICE OF PETITION TO ADMINISTER ESTATE OF:

NANCY LEE BROWN
CASE NO. 30-2023-01311350-PR-LA-CJC

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the WILL or estate, or both of NANCY LEE BROWN. A PETITION FOR PROBATE has been filed by GARY EDWARD BROWN in the Superior Court of

California, County of ORANGE. THE PETITION FOR PROBATE requests that GARY EDWARD BROWN be appointed as personal representative to administer the estate of the decedent. THE PETITION requests authority to administer the estate under the Independent Administration of Estates Act with limited authority. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority. A HEARING on the petition will be held in this court as follows: 04/19/23 at 1:30PM in Dept. C10 located at 700 CIVIC CENTER DRIVE WEST, SANTA ANA, CA 92701 NOTICE IN PROBATE CASES

The court is providing the convenience to appear for hearing by video using the court's designated video platform. This is a no cost service to the public. Go to the Court's website at [The Superior Court of California - County of Orange \(occourts.org\)](http://The Superior Court of California - County of Orange (occourts.org)) to appear remotely for Probate hearings and for remote hearing instructions. If you have difficulty connecting or are unable to connect to your remote hearing, call 657-622-8278 for assistance. If you prefer to appear in-person, you can appear in the department on the day/time set for your hearing. IF YOU OBJECT to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney. IF YOU ARE A CREDITOR or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code.

Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law. YOU MAY EXAMINE the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk. Attorney for Petitioner MATTHEW C. YU, ESQ. - SBN 256235, THE LAW OFFICE OF MATTHEW C. YU 3620 PACIFIC COAST HIGHWAY #200 TORRANCE CA 90505 3/17, 3/22, 3/24/23 **CNS-3679687#**

ORANGE COUNTY NEWS

Orange County News
3/17,22,24/23-128837

FICTITIOUS BUSINESS NAME STATEMENT
NO: 20236657560
SUNNY SPOT POOL-CARE, 9950 DEL RIO WAY, CYPRESS, CA 90630. County: Orange. This is a New Statement. Registrant(s): MIYEON KIM, 9950 DEL RIO WAY, CYPRESS, CA 90630. Have you started doing business yet? NO. This business is conducted by: AN INDIVIDUAL. Registrant /s/ MIYEON KIM. 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 03/06/2023.

Orange County News
3/10,3/17,3/24,3/31/23-128727

FICTITIOUS BUSINESS NAME STATEMENT
NO: 20236657546
RP REALTY, 706 E. HEIM AVE., ORANGE, CA 92865. County: Orange. This is a New Statement. Registrant(s): RALPH ARTHUR SAN ROMAN, 706 E. HEIM AVE., ORANGE, CA 92865. Have you started doing business yet? NO. This business is conducted by: AN INDIVIDUAL. Registrant /s/ RALPH SAN ROMAN. BROKER/OWNER 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 03/06/2023.

Orange County News
3/10,3/17,3/24,3/31/23-128729

FICTITIOUS BUSINESS NAME STATEMENT
NO: 20236656248
TURN ON ELECTRIC, 6572 KILLARNEY AVE., GARDEN GROVE, CA 92845. County: Orange. This is a New Statement. Registrant(s): MYNOR RENE HIDALGO, 6572 KILLARNEY AVE., GARDEN GROVE, CA 92845. Have you started doing business yet? NO. This business is conducted by: AN INDIVIDUAL. Registrant /s/ MYNOR HIDALGO 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 02/17/2023.

Orange County News
3/10,3/17,3/24,3/31/23-128718

FICTITIOUS BUSINESS NAME STATEMENT
NO: 20236655267
SLEEP LIFE MED, 1303 W. VALENCIA DR., #253, FULLERTON, CA 92833-4034. County: Orange. This is a New Statement. Registrant(s): VALERIE ANNE CACHO MD INC., 1303 W. VALENCIA DR., #253, FULLERTON, CA 92833-4034. Have you started doing business yet? YES 10/27/2022. This business is conducted by: A CORPORATION. Registrant /s/ VALERIE ANNE CACHO, 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 02/07/2023.

Orange County News
3/3,3/10,3/17,3/24/23-128484

FICTITIOUS BUSINESS NAME STATEMENT
NO: 20236657217
BROW BESTIE, 8942 GARDEN GROVE BLVD., STE. 218, GARDEN GROVE, CA 92844. County: Orange. This is a New Statement. Registrant(s) BROW BESTIE LLC., 10633 BLAKE ST., GARDEN GROVE, CA 92843. Have you started doing business yet? NO. This business is conducted by: LIMITED LIABILITY CO. Registrant /s/ ASHLEY MANIVONG, CHIEF EXECUTIVE OFFICER. I declare that all information in this statement is true and correct. (A registrant who declares as true information which he or she knows to be false is guilty of a crime.) This statement was filed with the County Clerk of Orange County on 03/01/2023.

Orange County News
3/10,3/17,3/24,3/31/23-128731

FICTITIOUS BUSINESS NAME STATEMENT
NO: 20236657663
a) CURE FOR CULTURE
b) T & R'S RIB SHACK, 3921 FRANKLIN AVE #A, FULLERTON, CA 92833. County: Orange. This is a New Statement. Registrant(s) REGINA LOUISE CORDERO & THOMAS AUGUSTINE CORDERO, 3921 FRANKLIN AVE #A, FULLERTON, CA 92833. Have you started doing business yet? NO. This business is conducted by: MARRIED COUPLE. Registrant /s/ REGINA CORDERO. 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 03/07/2023.

Orange County News
3/10,3/17,3/24,3/31/23-128772

ORDER TO SHOW CAUSE FOR CHANGE OF NAME
CASE NO. 30-2023-01311516
TO ALL INTERESTED PERSONS: Petitioner: VANTRINH THI TAN has filed a petition with this court for a decree changing name as follows: VANTRINH THI TAN to VANTRINA TAN. 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
05/04/2023 8:30 AM
D100 REMOTE
Central Justice Center
700 Civic Center Driver
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: 03/08/2023
JUDGE Layne H. Melzer
Judge of the Superior Court

Orange County News
3/17,3/24,3/30,4/7/23-128909

NOTICE OF PETITION TO ADMINISTER ESTATE OF:
BARRY EUGENE SMITH
aka BARRY E. SMITH
CASE NO. 30-2023-01311850-PR-PW-CJC

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of BARRY EUGENE SMITH aka BARRY E. SMITH. A PETITION FOR PROBATE has been filed by JODI CLAUDINE SMITH in the Superior Court of California, County of Orange. THE PETITION FOR PROBATE requests that JODI CLAUDINE SMITH be appointed as personal representative to administer the estate of the decedent. THE PETITION requests the decedent's will and codicils, if any, be admitted to probate. The will and any codicils are available for examination in the file kept by the court.

THE PETITION requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority. A HEARING on the petition will be held on **APRIL 20, 2023 at 1:30 PM in Dept. C8 located at 700 Civic Center Drive West, Santa Ana, CA 92701.**

The court is providing the convenience to appear for hearing by video using the court's designated video platform. This is a no cost service to the public. Go to the Court's website at [The Superior Court of California - County of Orange \(occourts.org\)](http://The Superior Court of California - County of Orange (occourts.org)) to appear remotely for Probate hearings and for remote hearing instructions. If you have difficulty connecting or are unable to connect to your remote hearing, call 657-622-8278 for assistance. If you prefer to appear in-person, you can appear in the department on the day/time set for your hearing. IF YOU OBJECT to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney. IF YOU ARE A CREDITOR or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law. YOU MAY EXAMINE the file kept by the court. If you are a person interested in the estate, you may file

with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk. Attorney for petitioner: MAX M. ALAVI, ESQ/ JUSTIN KINCHELOE, ESQ MAX M. ALAVI, ATTORNEY AT LAW 2424 SE BRISTOL ST., STE 300, NEWPORT BEACH, CA 92660 **Orange County News** 3/17,3/22,3/24/2023-128910

THE SUPERIOR COURT OF CALIFORNIA IN AND FOR THE COUNTY OF FRESNO

In the matter of
Petitioner: JADE FALCON
And
Respondent: GREGORY SANCHEZ

Case No.: 22CEFL04237
CITATION TO APPEAR

Date: 6/12/2023
Time: 2:30 p.m.
Dept.: 202

The People of the State of California
To GREGORY SANCHEZ: By order of this court, you are hereby cited to appear before the judge presiding in Department 202 of this court on 6/12/2023 at 2:30 p.m. then and there to show cause, if any you have, why LUCA GREY SANCHEZ, a minor, should not be declared free from your parental control according to the petition on file herein to free the minor for adoption.

The address of the court is: 1130 'O' Street, Fresno, CA 93721.

The following information concerns rights and procedures that relate to this proceeding for the termination of custody and control of LUCA GREY SANCHEZ as set forth in Section 7822 of the Family Code.

(1) At the beginning of the proceeding, the court will consider whether or not the interests of LUCA GREY SANCHEZ require the appointment of counsel. If the court finds that the interests of LUCA GREY SANCHEZ do require such protection, the court will appoint counsel to represent the minor, whether or not the minor is able to afford counsel. LUCA GREY SANCHEZ will not be present in court unless the minor so requests or the court so orders.

(2) If a parent of LUCA GREY SANCHEZ appears without counsel and is unable to afford counsel, the court must appoint counsel for parent, unless the parent knowingly and intelligently waives the right be represented by counsel. The court will not appoint the same counsel to represent both LUCA GREY SANCHEZ and the minor's parent.

(3) The court may appoint either the public defender or private counsel. If private counsel is appointed, he or she will receive a reasonable sum for compensation and expenses, the amount of which will be determined by the court. That amount must be paid by the real parties in interest, but not by the minor, in such proportions as the court believes to be just. If however, the court finds that any of the real parties in interest cannot afford counsel, the amount will be paid by the court.

(4) The Court may continue the proceeding for not more than 30 days as necessary to appoint counsel and to enable counsel to become acquainted with the case.

Dated: 3/13/2023
/s/ Dawn Annino, Clerk

OCN
Orange County News
3/17,24,31,4/7/23-128871

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 30-2023-01301214
TO ALL INTERESTED PERSONS: Petitioner: CONG TAM NGUYEN filed a petition with this court for a decree changing name as follows: CONG TAM NGUYEN to TAM CONG 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
04/25/2023 8:30AM.
D100 REMOTE
Central Justice Center
700 Civic Center Drive
West
Santa Ana, CA 92701

A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county:

Orange County News
DATE: 02/24/2023
JUDGE Layne H. Melzer
Judge of the
Superior Court

Orange County News
3/3,3/10,3/17,3/24/23-
128485

FICTITIOUS BUSINESS NAME STATEMENT
NO: 20236657661

BE BLESS BEAUTY, 11296 LOS ALAMITOS BLVD., LOS ALAMITOS, CA 90720 County: Orange. This is a New Statement. Registrant(s): BE BLESS BEAUTY, 5672 WINDCROFT DR., HUNTINGTON BEACH, CA 92649. Have you started doing business yet? NO. This business is conducted by: LIMITED LIABILITY CO. Registrant /s/ THAO HUYNH, CHIEF EXECUTIVE OFFICER. I declare that all information in this statement is true and correct. (A registrant who declares as true information which he or she knows to be false is guilty of a crime.) This statement was filed with the County Clerk of Orange County on 03/07/2023.

Orange County News
3/17,3/24,3/31,4/7/23-
128932

FICTITIOUS BUSINESS NAME STATEMENT
NO: 20236657395

AIR FILTRATION TECHNOLOGIES, 726 WEST ANGUS UNIT G, ORANGE, CA 92868. County: Orange. This is a New Statement. Registrant(s): JORDAN AMMANN, 19581 LARKRIDGE DR, YORBA LINDA, CA 92886. Have you started doing business yet? NO. This business is conducted by: INDIVIDUAL. Registrant /s/ JORDAN AMMANN, OWNER. 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 03/03/2023.

Orange County News
3/17,3/24,3/31,4/7/23-
128941

Legals-OCN
FICTITIOUS BUSINESS NAME STATEMENT
NO: 20236656629

ACRES, 226 SILK TREE, IRVINE, CA 92606. County: Orange. This is a New Statement. Registrant(s): ALEXANDER YI, 226 SILK TREE, IRVINE, CA 92606. Have you started doing business yet? NO. This business is conducted by: INDIVIDUAL. Registrant /s/ ALEXANDER YI. 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 02/23/2023.

Orange County News
3/17,3/24,3/31,4/7/23-
128942

FICTITIOUS BUSINESS NAME STATEMENT
NO: 20236657959

LOVE MY ROSIE SKIN, 10655 LOS ALAMITOS BLVD, LOS ALAMITOS, CA 90720. County: Orange. This is a New Statement. Registrant(s): LOVE MY ROSIE SKIN LLC, 3252 RUTH ELAINE DR, LOS ALAMITOS, CA 90720-3037. Have you started doing business yet? YES, 01/01/2015. This business is conducted by: LIMITED LIABILITY CO. Registrant /s/ KIMBERLY ROSE, 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 03/10/2023.

Orange County News
3/17,3/24,3/31,4/7/23-
128952

FICTITIOUS BUSINESS NAME STATEMENT
NO: 20236657596

RICHARDLEP3, 2857 E SOUTH ST, ANAHEIM, CA 92806. County: Orange. This is a New Statement. Registrant(s): MFL MARKETING SOLUTIONS INC, 2857 E SOUTH ST, ANAHEIM, CA 92806. Have you started doing business yet? YES, 11/06/2017. This business is conducted by: CORPORATION. Registrant /s/ RICHARDO LE, CHIEF EXECUTIVE OFFICER. I declare that all information in this statement is true and correct. (A registrant who declares as true information which he or she knows to be false is guilty of a crime.) This statement was filed with the County Clerk of Orange County on 03/06/2023.

Orange County News
3/17,3/24,3/31,4/7/23-
128954

FICTITIOUS BUSINESS NAME STATEMENT
NO: 20236656626

COASTAL SKINCARE, 20631 SUBURBIA LANE, HUNTINGTON BEACH, CA 92646. County: Orange. This is a New Statement. Registrant(s): BIANCA PEREZ, 20631 SUBURBIA LANE, HUNTINGTON BEACH, CA 92646. Have you started doing business yet? NO. This business is conducted by: INDIVIDUAL. Registrant /s/ BIANCA PEREZ. 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 02/23/2023.

Legals-OCN
Orange County News
3/17,3/24,3/31,4/7/23-
128955

FICTITIOUS BUSINESS NAME STATEMENT
NO: 20236657561

BUBBLY PAWS, 22421 EL TORO RD., STE 14, LAKE FOREST, CA 92630. County: Orange. This is a New Statement. Registrant(s): ALLSWELL ENTERPRISES, 25011 CALLE MADERA, LAKE FOREST, CA 92630. Have you started doing business yet? NO. This business is conducted by: CORPORATION. Registrant /s/ BRENT WILLIAM YUNEK, 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 03/06/2023.

Orange County News
3/17,3/24,3/31,4/7/23-
128960

FICTITIOUS BUSINESS NAME STATEMENT
NO: 20236657149

CUSTOM TENANCY SOLUTIONS, 555 ANTON BLVD #150, COSTA MESA, CA 92627-9262. County: Orange. This is a New Statement. Registrant(s): INNOVATIVE BUSINESS FUNDING, 555 ANTON BLVD #150, COSTA MESA, CA 92627. Have you started doing business yet? NO. This business is conducted by: LIMITED LIABILITY CO. Registrant /s/ LORI KELLETT, 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 02/28/2023.

Orange County News
3/17,24,31,4/7/23-128962

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Notice is hereby given that on April 11th, 2023; 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
Dionisio Pascual
Clothes and Mattress, AC Unit

Andres Lugo
Tools, household items, table, bins
Nenita Canas
Boxes and Kitchen
Betty Sehr Seaman
Clothes, toys, toy boxes, 2 bikes, shelf, mattress
Stephan Mitchell
Bags clothes, boxes
Tony Wong

Furniture, appliances, misc items in boxes
The auction will be listed and advertised on www.storage-treasures.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.
3/24, 3/31/23
CNS-3681295#

ORANGE COUNTY NEWS
Orange County News
3/24,31/23-128969

FICTITIOUS BUSINESS NAME STATEMENT
NO: 20236658180

WEST GROVE PIZZA COMPANY, 12155 VALLEY VIEW AVENUE STE

B, GARDEN GROVE, CA 92845-9284. County: Orange. This is a New Statement. Registrant(s): COPPER BELLE INC, 10708 LOS ALAMITOS BLVD, LOS ALAMITOS, CA 90720. Have you started doing business yet? NO. This business is conducted by: CORPORATION. Registrant /s/ JOSEPH MAGGIORE, 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 03/14/2023.

Orange County News
3/17,24,31,4/7/23-128976

FICTITIOUS BUSINESS NAME STATEMENT
NO: 20236654945

CHERSON WEISS ARCHITECTS, 606 CENTRAL AVE, SEAL BEACH, CA 90740. County: Orange. This is a Refile, previous No 20186503881.

T.S. No.: 2022-01330-CA

A.P.N.:090-261-14
Property Address: 12921 SAFFORD WEST, GARDEN GROVE, CA 92840

NOTICE OF TRUSTEE'S SALE

PURSUANT TO CIVIL CODE § 2923.3(a) and (d), THE SUMMARY OF INFORMATION REFERRED TO BELOW IS NOT ATTACHED TO THE RECORDED COPY OF THIS DOCUMENT BUT ONLY TO THE COPIES PROVIDED TO THE TRUSTOR.

NOTE: THERE IS A SUMMARY OF THE INFORMATION IN THIS DOCUMENT ATTACHED

注：本文件包含一个信息摘要

참고사항: 본 첨부 문서에 정보 요약서가 있습니다

NOTA: SE ADJUNTA UN RESUMEN DE LA INFORMACIÓN DE ESTE DOCUMENTO

TALA: MAYROONG BUOD NG IMPORMASYON SA DOKUMENTONG ITO NA NAKALAKIP
LƯU Ý: KÈM THEO ĐẦY LÀ BẢN THẢO BÀY TỎM LƯỢC VỀ THÔNG TIN TRONG TÀI LIỆU NÀY

IMPORTANT NOTICE TO PROPERTY OWNER:
YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 04/13/2006. 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.

Trustor: Socorro Ramirez Aleman, AN UNMARRIED WOMAN AND NANCY ALEMAN, A SINGLE WOMAN AS JOINT TENANTS
Duly Appointed Trustee: Western Progressive, LLC
Deed of Trust Recorded 04/28/2006 as Instrument No. 2006000287684 in book --, page-- and of Official Records in the office of the Recorder of Orange County, California,
Date of Sale: 05/01/2023 at 09:00 AM
Place of Sale: AUCTION.COM ROOM, DOUBLETREE BY HILTON HOTEL ANAHEIM - ORANGE COUNTY, 100 THE CITY DRIVE, ORANGE, CA 92868

Estimated amount of unpaid balance, reasonably estimated costs and other charges: \$ 535,742.68

Registrant(s): AM-PERSAND DESIGN INC., 606 CENTRAL AVE, SEAL BEACH, CA 90740. Have you started doing business yet? YES, 08/01/2008. This business is conducted by: CORPORATION. Registrant /s/ AVA WEISS, 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 02/02/2023.

Orange County News
3/17,24,31,4/7/23-128977

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 30-2023-01313078

TO ALL INTERESTED PERSONS: Petitioner: NGUYEN PHUONG NGOC LAM has filed a petition with this court for a decree changing name as follows: NGUYEN

NOTICE OF TRUSTEE'S SALE

THE TRUSTEE WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH, CASHIER'S CHECK DRAWN ON A STATE OR NATIONAL BANK, A CHECK DRAWN BY A STATE OR FEDERAL SAVINGS AND LOAN ASSOCIATION, A SAVINGS ASSOCIATION OR SAVINGS BANK SPECIFIED IN SECTION 5102 OF THE FINANCIAL CODE AND AUTHORIZED TO DO BUSINESS IN THIS STATE:

All right, title, and interest conveyed to and now held by the trustee in the herein-after described property under and pursuant to a Deed of Trust described as:

More fully described in said Deed of Trust.

Street Address or other common designation of real property: 12921 SAFFORD WEST, GARDEN GROVE, CA 92840
A.P.N.: 090-261-14

The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above.

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 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: \$ 535,742.68.

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.

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.

PHUONG NGOC LAM to JASPER PHUONG LAM. 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
05/11/2023 8:30 AM
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

The beneficiary of the Deed of Trust has executed and delivered to the undersigned a written request to commence foreclosure, and the undersigned caused a Notice of Default and Election to Sell to be recorded in the county where the real property is located.

NOTICE OF TRUSTEE'S SALE

NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on this 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)-960-8299 or visit this Internet Web site <https://www.altisource.com/loginpage.aspx> using the file number assigned to this case 2022-01330-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

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: 03/20/2023
JUDGE Layne H. Melzer
Judge of the
Superior Court

Orange County News
3/24,3/31,4/7,4/14/23-
129189

NOTICE OF PETITION TO ADMINISTER ESTATE OF:

MARIA DOLORES HURTADO SANCHEZ

CASE NO. 30-2023-01312611-PR-PW-CJC

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of MARIA DOLORES HURTADO SANCHEZ. A PETITION FOR PROBATE has been filed by CARMEN SANCHEZ TORRES in the Superior Court of California, County of Orange.

THE PETITION FOR

way to verify postponement information is to attend the scheduled sale.

NOTICE OF TRUSTEE'S SALE

NOTICE TO TENANT: You may have a right to purchase this property after the trustee auction, if conducted after January 1, 2021, pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you 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 (855)-976-3916, or visit this internet website <https://tracker.auction.com/sb1079>, using the file number assigned to this case 2022-01330-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, by remitting the funds and affidavit described in Section 2924m(c) of the Civil Code, so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as an "eligible tenant buyer" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase.

Date: March 10, 2023
Western Progressive, LLC, as Trustee for beneficiary C/o 1500 Palma Drive, Suite 238
Ventura, CA 93003
Sale Information Line: (866) 960-8299 <https://www.altisource.com/loginpage.aspx>

Trustee Sale Assistant

WESTERN PROGRESSIVE, LLC MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED MAY BE USED FOR THAT PURPOSE.

Orange County News
3/17,24,31/2023-118625

