

APN: 930-14-659 TS No.: CA05000376-22-1 TO No.: 220543922-CA-VOI NOTICE OF TRUSTEE'S SALE (The above statement is made pursuant to CA Civil Code Section 2923.3(d)(1). The Summary will be provided to Trustor(s) and/or vested owner(s) only, pursuant to CA Civil Code Section 2923.3(d)(2).) YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED December 27, 2012. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On April 17, 2023 at 09:00 AM, Auction.com Room, Doubletree by Hilton Hotel Anaheim - Orange County, 100 The City Drive, Orange, CA 92868, MTC Financial Inc. dba Trustee Corps, as the duly Appointed Trustee, under and pursuant to the power of sale contained in that certain Deed of Trust Recorded on January 7, 2013 as Instrument No. 201300009961, of official records in the Office of the Recorder of Orange County, California, executed by CAROLYN MORGAN, A SINGLE WOMAN, as Trustor(s), in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., as Beneficiary, as nominee for BONDCORP REALTY SERVICES, INC., as Beneficiary, WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER, in lawful money of the United States, all payable at the time of sale, that certain property situated in said County, California describing the land therein as: SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF EXHIBIT "A" PARCEL 1:

UNIT NO. 59, CONSISTING OF CERTAIN AIRSPACE AND SURFACE ELEMENTS, AS SHOWN AND DESCRIBED IN THE CONDOMINIUM PLAN FOR RENAISSANCE TOWNHOMES-PHASE 10 RECORDED NOVEMBER 21, 1995 AS INSTRUMENT NO. 95-516953, OF OFFICIAL RECORDS OF ORANGE COUNTY, CALIFORNIA, WHICH UNIT IS LOCATED ON LOT 3 OF TRACT NO. 14917, AS SHOWN ON A MAP RECORDED IN BOOK 720, PAGES 6 THROUGH 9 INCLUSIVE OF MISCELLANEOUS MAPS, RECORDS OF ORANGE COUNTY, CALIFORNIA. PARCEL 2: AN UNDIVIDED 1/8TH FEE SIMPLE INTEREST AS A TENANT IN COMMON IN AND TO MODULE A AS SHOWN ON THE PLAN, DEFINED AS "COMMON AREA" IN THE DECLARATION OF RENAISSANCE TOWNHOMES RECORDED MAY 24, 1995 AS INSTRUMENT NO. 95-221343, AND IN THE NOTICE OF ANNEXATION FOR PHASE 10 OF RENAISSANCE TOWNHOMES RECORDED NOVEMBER 21, 1995 AS INSTRUMENT NO. 95-516955 (COLLECTIVELY THE "DECLARATION"), BOTH OF OFFICIAL RECORDS OF ORANGE COUNTY, CALIFORNIA. PARCEL 3: MON-EXCLUSIVE EASEMENTS FOR ACCESS, USE, ENJOYMENT, DRAINAGE, ENCROACHMENT, SUPPORT, MAINTENANCE AND REPAIRS, ALL AS DESCRIBED IN THE DECLARATION, AND IN THE MASTER DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS AND RESERVATION OF EASEMENTS FOR CALIFORNIA RENAISSANCE RECORDED MAY 24, 1995 AS INSTRUMENT NO. 95-221342, AS AMENDED BY THE FIRST AMENDMENT TO MASTER DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS AND RESERVATION OF EASEMENTS FOR CALIFORNIA RENAISSANCE RECORDED JUNE 16, 1995 AS INSTRUMENT NO. 95-256800, AND IN THE NOTICE OF ANNEXATION FOR CALIFORNIA RENAISSANCE RECORDED NOVEMBER 21, 1995 AS INSTRUMENT NO. 95-516954, ALL OF OFFICIAL RECORDS OF ORANGE COUNTY, CALIFORNIA (COLLECTIVELY, THE "MASTER DECLARATION"). PARCEL 4: EXCLUSIVE USE EASEMENTS APPURTENANT TO PARCELS 1 AND 2 DESCRIBED ABOVE, FOR USE FOR FRONT YARD, PORCH AND COURT YARD PURPOSES, AS SHOWN AND ASSIGNED IN THE PLAN. The property heretofore described is being sold "as is". The street address and other common designation, if any, of the real property described above is purported to be: 1125 EAST BROADWAY, ANAHEIM, CA 92805 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 without covenant or warranty, express or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the Note(s) secured by said Deed of Trust, with interest thereon, as provided in said Note(s), advances if any, under the terms of the Deed of Trust, estimated fees, charges and expenses of the Trustee and

of the trusts created by said Deed of Trust. The total amount of the unpaid balance of the obligations secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of this Notice of Trustee's Sale is estimated to be \$53,989.74 (Estimated). However, prepayment premiums, accrued interest and advances will increase this figure prior to sale. Beneficiary's bid at said sale may include all or part of said amount. In addition to cash, the Trustee will accept a cashier's check 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 California Financial Code and authorized to do business in California, or other such funds as may be acceptable to the Trustee. In the event tender other than cash is accepted, the Trustee may withhold the issuance of the Trustee's Deed Upon Sale until funds become available to the payee or endorsee as a matter of right. The property offered for sale excludes all funds held on account by the property receiver, if applicable. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee and the successful bidder shall have no further recourse. Notice to Potential 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 Auction.com at 800.280.2832 for information regarding the Trustee's Sale or visit the Internet Website address www.Auction.com for information regarding the sale of this property, using the file number assigned to this case, CA05000376-

22-1. 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 NOTICE TO TENANT FOR FORECLOSURES AFTER JANUARY 1, 2021 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 sale. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call 800.280.2832, or visit this internet website www.Auction.com, using the file number assigned to this case CA05000376-22-1 to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as an "eligible tenant buyer" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. Date: March 3, 2023 MTC Financial Inc. dba Trustee Corps TS No. CA05000376-22-1 17100 Gillette Ave Irvine, CA 92614 Phone: 949-252-8300 TDD: 711 949.252.8300 By: Loan Quema, Authorized Signatory SALE INFORMATION CAN BE OBTAINED ONLINE AT www.Auction.com FOR AUTOMATED SALES INFORMATION PLEASE CALL: Auction.com at 8 0 0 . 2 8 0 . 2 8 3 2 NPP0422188 To: INDEPENDENT 03/22/2023, 03/29/2023, 04/05/2023 **I n d e p e n d e n t** **3/22,29,4/5/23-128947**

SUMMONS
(CITACION JUDICIAL)
CASE NUMBER

(Numero del Caso)
30-2022-01251538-CU-BC-NJC

NOTICE TO DEFENDANT:

(Aviso al Demandado):
CARLOS L PACO, DORA L CARDENAS, CARLOS CARDENAS, ZELTZIN VARGAS-GARCIA, Does

1-50 YOU ARE BEING SUED BY PLAINTIFF:

(Lo esta demandando el demandante)
KATE IWANAMI

NOTICE! You have been sued. The court may decide against you without your being heard unless you respond within 30 days. Read the information below. You have 30 calendar days after this summons and legal papers are served on you to file a written response at this court and have a copy served on the plaintiff. A letter or phone call will not protect you. Your written response must be in proper legal form if you want the court to hear your case. There may be a court form

that you can use for your response. You can find these court forms and more information at the California Courts Online Self-Help Center (www.courtinfo.ca.gov/selfhelp), your county law library, or the courthouse nearest you. If you cannot pay the filing fee, ask the court clerk for a fee waiver form. If you do not file your response on time, you may lose the case by default, and your wages, money, and property may be taken without further warning from the court.

There are other legal requirements. You may want to call an attorney right away. If you do not know an attorney, you may want to call an attorney referral service. If you cannot afford an attorney, you may be eligible for free legal services from a nonprofit legal services program. You can locate these nonprofit groups at the California Legal Services Website (www.lawhelpcalifornia.org), the California Courts Online Self-Help Center (www.courtinfo.ca.gov/selfhelp), or by contacting your local court of county bar association.

NOTE: The court has a statutory lien for waived fees and costs on any settlement or arbitration award of \$10,000.00 or more in a civil case. The court's lien must be paid before the court will dismiss the case.

AVISO! Lo han demandado Si no responde dentro de 30 dias, la corte puede decidir en su contra sin escuchar su version. Lea la informacion a continuacion.

Tiene 30 dias de calendario despues de que le entreguen esta citacion y papeles legales para presentar una respuesta por escrito en esta corte y hacer que se entregue una copia al demandante. Una carta o una llamada telefonica no lo protegen. Su respuesta por escrito tiene que estar en formato legal correcto si desea que procesen su caso en la corte. Es posible que haya un formulario que usted pueda usar su repuesta. Puede encontrar estos formularios de la corte y mas informacion en el Centro de Ayuda de las Cortes de California (www.sucorte.ca.gov), en la biblioteca de leyes de su condado o en la corte que le quede mas cerca. Si no puede pagar la cuota de presentacion, pida al secretario de la corte que le de un formulario de exencion de pago de cuotas. Si no presenta su respuesta a tiempo, puede perder el caso por incumplimiento y la corte le podra quitar su sueldo, dinero y bienes sin mas advertencia.

Hay otros requisitos legales. Es recomendable que llame a un abogado inmediatamente. Si no conoce a un abogado, puede llamar a un servicio de remision a abogados. Si no puede pagar a un abogado, es posible que cumpla con los requisitos para obtener servicios legales gratuitos de un programa de servicios legales sin fines de lucro. Puede encontrar estos grupos sin fines de lucro en el sitio web de California Legal Services (www.lawhelpcalifornia.org), en el Centro de Ayuda de las Cortes de California (www.sucorte.ca.gov) o poniendose en contacto con la corte o el colegio de abogados locales.

AVISO: Por ley, la corte tiene derecho a reclamar las cuotas y los costos extintos por imponer un gravamen sobre cualquier recuperacion de \$10,000.00 o mas de valor recibida mediante un acuerdo o una concesion

de arbitraje en un caso de derecho civil. Tiene que pagar el gravamen de la corte antes de que la corte pueda desechar el caso. The name and address of the court is (El nombre y direccion de la corte es): Superior Court of California, County of Orange, 700 Civic Center Drive, Santa Ana, CA 92701. The name, address, and telephone number of plaintiff's attorney, or plaintiff without an attorney, is (El nombre, direccion y el número de teléfono del abogado del demandante, o del demandante que no tiene abogado, es): KATE M. IWANAMI, ESQ. 5052 CLAIREMONT DR., #17371, SAN DIEGO, CA 92177. 619-551-4900 Date: 03/28/2022

David H. Yamasaki, Clerk of the Court
Clerk, by (Secretario)
Mauricio Luna
Deputy (Adjunto)

NOTICE TO THE PERSON SERVED: You are served

As an individual defendant
Independent

3/22,29,4/5,12/2023-128810

APN: 126-093-12 TS No.: 22-02868CA TSG Order No.: 210211928-CA-VOI NOTICE OF TRUSTEE SALE UNDER DEED OF TRUST YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED SEPTEMBER 20, 2005. 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. Affinia Default Services, LLC, as the duly appointed Trustee, under and pursuant to the power of sale contained in that certain Deed of Trust Recorded October 20, 2005 as Document No.: 2005000844325 of Official Records in the office of the Recorder of Orange County, California, executed by: JOSE LAUDERMER R. RIVERA AND ROSARIO RIVERA, HUSBAND AND WIFE AS JOINT TENANTS, as Trustor, will be sold 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 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 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: April 12, 2023 Sale Time: 1:30 PM Sale Location: At the North front entrance to the County Courthouse at 700 Civic Center Drive West, Santa Ana, CA 92701 File No.: 22-02868CA; 9462-7269 The street address and other common designation, if any, of the real property described above is purported to be: 409 SOUTH DALE AVE, ANAHEIM, CA 92804. 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 Deed of Trust, estimated fees, charges and expenses of the trusts created by said Deed of Trust, to-wit: \$139,244.74 (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 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 for information regarding the trustee's sale or visit this internet website, www.nationwideposting.com, for information regarding the sale of this property, using the file number assigned to this case, T.S.# 22-02868CA. 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, us-

CHANGING YOUR NAME AND NEED TO PUBLISH?
For all public notices, please call us for rates and information:
(714) 894-2575

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ing the file number assigned to this case 22-02868CA 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. File No.: 22-02868CA; 9462-7269 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. For Trustee Sale Information Log On To: www.nationwideposting.com or Call: (916) 939-0772. Dated: March 13, 2023 By: Kellee Vollendorff Foreclosure Associate Affinia Default Services, LLC 301 E. Ocean Blvd., Suite 1720 Long Beach, CA 90802 (833) 290-7452 NPP0421569 To: INDEPENDENT 03/22/2023, 03/29/2023, 04/05/2023 **Independent 3/22,29,4/5/23-129019**

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO.

30-2023-01313522
TO ALL INTERESTED PERSONS: Petitioner: EUGENE COLEMAN LIDIE filed a petition with this court for a decree changing names as follows: EUGENE COLEMAN LIDIE to COLEMAN LIDIE. 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

05/16/2023, 8:30 a.m.
D100 REMOTE
Orange County Superior Court
Central Justice Center
700 Civic Center Drive West
Santa Ana, CA 92701
A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county:
Independent
Date: 03/21/2023
Judge Layne Melzer
Judge of the Superior Court

Independent 3/29,4/5,4/12,4/19/23-129233

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO.

23FL000225
TO ALL INTERESTED PERSONS: Petitioner: LAQUANN MOORE, on behalf of KAMAYA EILEEN ANGELES

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MOORE-TEAVE, a minor filed a petition with this court for a decree changing names as follows: KAMAYA EILEEN ANGELES MOORE-TEAVE to KAMAYA EILEEN ANGELES MOORE. 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

04/26/2023, 1:30 p.m.
L74 REMOTE
Orange County Superior Court
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:
Independent
Date: 03/20/2023
Judge Julie A. Palafox
Judge of the Superior Court

Independent 3/29,4/5,4/12,4/19/23-129319

Independent 3/29,4/5,4/12,4/19/23-129319

Notice of Public Sale Notice is hereby given pursuant to California Civil Code Section 798.56a and California Commercial Code Section 7210 that the following described property will be sold by Hometown Ponderosa (Warehouse) at public auction to the highest bidder for cash, in lawful money of the United States, or a cashier's check payable to Hometown Ponderosa, payable at time of sale, on Tuesday, April 18, 2023 at 10:00 a.m., at the following location: 2300 S. Lewis St., Park Office, Anaheim, Ca 92802. Said sale is to be held without covenant or warranty as to possession, financing, encumbrances, or otherwise on an "as is," "where is" basis. Upon sale, the mobilehome must be removed from the Premises. The property which will be sold is described as follows: Manufacturer: Domus Trade Name: Domus Year: 1970 H.C.D. Decal No: LAX7730 Serial No.: SH234U, SH234X The current location of the subject property is: 2300 S. Lewis St., Space 44, Anaheim, Ca 92802. The public auction will be made to satisfy the lien for storage of the above-described property that was deposited by Nicole Bible aka Nicole (Bible) Wazewski aka Nicole Helen Wazewski and Philip Bible aka Philip Shane Bible with Hometown Ponderosa. The total amount due on this property, including estimated costs, expenses and advances as of the date of the public sale, is \$37,464.63. The auction will be made for the purpose of satisfying the lien on the property, together with the cost of the sale. Dated: March 29, 2023 Hart Kienle Pentecost By: Ryan J. Egan, Esq. Authorized Agent for Hometown Ponderosa Contact: Julie Rosario (714) 432-8700 (IFS# 30084

may be a junior lien. If you

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03/29/23,04/05/23)
Independent 3/29,4/5/23-129371

T.S. No.: 9462-5820 TSG Order No.: DEF-502640 A.P.N.: 363-451-09 NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 07/06/2015. 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 07/10/2015 as Document No.: 2015000362556, of Official Records in the office of the Recorder of Orange County, California, executed by: MICHAEL A. LAMADRID, TRUSTEE OF THE MICHAEL A. LAMADRID LIVING TRUST ESTABLISHED JANUARY 20, 2011, 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 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: 05/01/2023 at 9:00 AM Sale Location: Auction.com Room Doubletree by Hilton Hotel Anaheim - Orange County, 100 The City Drive, Orange, CA 92868 The street address and other common designation, if any, of the real property described above is purported to be: 5487 E BIG SKY LN, ANAHEIM, CA 92807-4674 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 Deed of Trust, estimated fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust, to-wit: \$81,866.35 (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

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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 1-800-280-2832 or visit this internet website, www.auction.com, using the file number assigned to this case T.S.# 9462-5820. 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 855-976-3916, or visit this internet website https://tracker.auction.com/sb1079/, using the file number assigned to this case T.S.# 9462-5820 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. 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.auction.com or Call:

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1-800-280-2832. 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 referred 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. NPP0422616 To: INDEPENDENT 04/05/2023, 04/12/2023, 04/19/2023 **Independent 4/5,12,19/23-129500**

NOTICE OF PETITION TO ADMINISTER ESTATE OF DOROTHY EMAGENE LEHMAN

Case No. 30-2023-01313563-PR-OP-CJC
To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of DOROTHY EMAGENE LEHMAN A PETITION FOR PROBATE has been filed by Robert Raymond Jensen in the Superior Court of California, County of ORANGE. THE PETITION FOR PROBATE requests that Robert Raymond Jensen 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 26, 2023 at 1:30 PM in Dept. No. C10 located at 700 CIVIC CENTER DRIVE W, 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) 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

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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: THOMAS M DUROSS ESQ SBN 278656 DUROSS LAW APC 505 N SEPULVEDA BLVD STE 12 MANHATTAN BEACH CA 90266-3241 CN995562 LEHMAN Apr 5,7,12, 2023 Buena Park/Anaheim Independent 4/5,7,12/2023-129539**

PlayMaker Network LLC Unit B19 at 5652 Firestone Warehousing LLC / ReadySpaces located at 5652 Firestone Blvd, South Gate CA 90280 will be sold to the highest bidder at www.storageareas.com on 4/24/23 at 12:00pm to satisfy the owner's lien for rent in accordance with CA law. All contents sold "as is" and by office only. Seller neither warrants title to any items sold and does not make any express or implied warranties to any item sold. **Independent 4/5,7/2023-129573**

NOTICE OF PUBLIC LIEN SALE

Pursuant to the California Self-Service Storage Facility Act, (B&P Code 21700et. seq.), the undersigned will sell at public auction, on **April 18th, 2023** personal property including but not limited to business equipment, electronics, furniture, clothing, tools and/or other miscellaneous items located at:

A-AMERICAN SELF STORAGE Via Storageauctions.net @ 3:00 pm, at **7282 Walnut Ave Buena Park, CA 90620 714-994-2900**

ANAHEIM UNION HIGH SCHOOL DISTRICT
501 CRESCENT WAY
ANAHEIM, CALIFORNIA 92801

NOTICE TO BIDDERS

In accordance with Public Contract Code 20111, NOTICE IS HEREBY GIVEN THAT the Board of Trustees of the Anaheim Union High School District, County of Orange, State of California, will receive sealed bids up to but no later than **APRIL 13 2023, at 12:00 p.m. PST**. The bid must be submitted and received online through the AUHSD Online Bonfire Bidding Hub: <https://auhsd.bonfirehub.com>

RFP No. 2023-34 POOL CHEMICALS AND RELATED ITEMS

For assistance, please contact Todd Gangnath, Buyer at gangnath_t@auhds.us or by phone at 714-999-3599.

The Governing Board of Trustees of the Anaheim Union High School District reserves the right to reject any and all bids received in whole or part, to waive any irregularities in the bids or bidding, and to be the sole judges of suitability of products offered.

Brad Minami
Director, Purchasing and Central Services
Anaheim Union High School District
Anaheim Independent 3/29,4/5/2023-129390

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STORED BY THE FOLLOWING PERSONS:

Ruth Rodriguez
Angela Raffaele
Carlos Arciniaga
Denise Laird - 2
Wes Roczye
Rachel Alvarez
Jasmine Woodson

All sales are subject to prior or cancellation. Terms, rules and regulations available at sale. By A-American Storage Management Co. Inc. (310)914-4022. **Independent 4/5,12/2023-129574**

NOTICE OF PUBLIC SALE

PURSUANT TO THE CALIFORNIA SELF-SERVICE STORAGE FACILITY ACT (B & P CODE 21700 ET SEQ.) THE UNDERSIGNED WILL SELL AT PUBLIC AUCTION, ON **APRIL 27, 2023**, THE PERSONAL PROPERTY INCLUDING BUT NOT LIMITED TO: FURNITURE CLOTHING, ELECTRONICS, TOOLS, BUSINESS EQUIPMENT, APPLIANCES AND/OR MISC. HOUSEHOLD ITEMS

LOCATED AT:

STORAGE ETC ANAHEIM 900 E. ORANGETHORPE AVE ANAHEIM, CA 92801 714-992-2874 TIME: 12:00 P.M.

THE AUCTION WILL BE LISTED AND ADVERTISED ON WWW.STORAGEAREAS.COM

PURCHASES MUST BE MADE WISH CASH OR CREDIT/DEBIT CARD ONLY AND PAID AT THE ABOVE REFERENCED FACILITY IN ORDER TO COMPLETE THE TRANSACTION

STORED BY THE FOLLOWING PERSONS:

"ARGELIA M NARVAEZ"

"SABRINA J TORBERT"

"MARIA LILIA MORALES"

"DARREN J FARRAGO"

"YASMIN VERA"

ALL SALES ARE SUBJECT TO PRIOR CANCELLATION. TERMS, RULES, AND REGULATIONS AVAILABLE AT SALE.

DATED THIS **APRIL 5TH, 2023 AND APRIL 12th, 2023** BY STORAGE ETC

PROPERTY MANAGEMENT. LLC.

2870 LOS FELIZ PLACE,

LOS ANGELES, CA 90039,

(323) 852-1400,

04/5/2023, 04/12/2023

Anaheim Independent 4/5,12/2023-129596