

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

**30-2023-01331080-CU-PT-CJC**

TO ALL INTERESTED PERSONS: Petitioner: ROBIN LEE HALBROOK filed a petition with this court for a decree changing names as follows: ROBIN LEE HALBROOK TO ANGELA ROBIN KAANAANA. 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** 07/26/2023, 8:30 a.m.

D100 REMOTE

Central Justice Center  
700 Civic Center Drive

West Santa Ana, CA 92701 (To appear remotely, check in advance of the hearing for information about how to do so on the court's website. To find your court's website, go to [www.courts.ca.gov/find-my-court.htm](http://www.courts.ca.gov/find-my-court.htm))

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: Buena Park/Anaheim Independent

Date: 06/15/2023  
Judge Layne H. Melzer  
Judge of the Superior Court

**BP/ANA Independent**  
**6/23,30,7/7,14/23-132161**

Title Order No.: 2279986cad Trustee Sale No.: 86363 Loan No.: 399393675 APN: 069-302-25, 937-711-13 NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 2/25/2022. 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 7/21/2023 at 10:00 AM, CALIFORNIA TD SPECIALISTS, AS TRUSTEE as the duly appointed Trustee under and pursuant to Deed of Trust Recorded on 3/11/2022 as Instrument No. 2022000097902 in book N/A, page N/A of official records in the Office of the Recorder of Orange County, California, executed by: STEVEN K. TEDRAHN, SUCCESSION TRUSTEE OF THE TEDRAHN FAMILY TRUST DATED JUNE 20, 1986, as Trustor See Exhibit "B" Attached, as Beneficiary WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER FOR CASH (payable at time of sale in lawful money of the United States, by cash, a cashier's check drawn by a state or national bank, a check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, savings association, or savings bank specified in section 5102 of the Financial Code and authorized to do business in this state). At: At the front entrance to 8180 East Kaiser Blvd, (Please check in with Receptionist) Anaheim Hills, CA 92808, NOTICE OF TRUSTEE'S SALE - continued all right, title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County, California describing the land therein: See Exhibit "A" Attached Hereto And Made A Part Hereof. 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: 8421 HOLDER STREET BUENA PARK, CA 90620 AND 4852 CABANA DRIVE #101, HUNTINGTON BEACH, CA 92649. The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by

said Deed of Trust, with interest thereon, as provided in said note(s), advances, if any, under the terms of the Deed of Trust, estimated fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust, to-wit: \$788,695.76 (Estimated) Accrued interest and additional advances, if any, will increase this figure prior to sale. The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale, and a written Notice of Default and Election to Sell. The undersigned caused said Notice of Default and Election to Sell to be recorded in the county where the real property is located and more than three months have elapsed since such recordation. DATE: 6/22/2023 CALIFORNIA TD SPECIALISTS, AS TRUSTEE, as Trustee 8190 EAST KAISER BLVD., ANAHEIM HILLS, CA 92808 PHONE: 714-283-2180 FOR TRUSTEE SALE INFORMATION LOG ON TO: [www.stoxposting.com](http://www.stoxposting.com) CALL: 844-477-7869 PATRICIO S. INCE', VICE PRESIDENT CALIFORNIA TD SPECIALIST IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. "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 on 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 the outstanding lien 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 844-477-7869, or visit this internet Web site [www.stoxposting.com](http://www.stoxposting.com), using the file number assigned to this case T.S.# 86363. 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." For sales conducted after January 1, 2021: 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 (844) 477-7869, or visit this internet website [www.STOXPOSTING.com](http://www.STOXPOSTING.com), using the file number assigned to this case 86363 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. TS# 86363 / APN # 069-302-25 & 937-711-13 EXHIBIT "A" LEGAL DESCRIPTION PARCEL A: LOT 466 OF TRACT NO. 2135, IN THE CITY OF BUENA PARK, COUNTY OF ORANGE, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 61, PAGES 1 TO 8 INCLUSIVE OF MISCELLANEOUS MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY. EXCEPT UNTO THE GRANTOR HEREIN ALL CRUDE OIL, PETROLEUM, GAS, BREA, ASPHALTUM AND ALL KINDRED SUBSTANCES AND OTHER MINERALS IN AND/OR LYING UNDER SAID LAND WHICH WERE NOT RESERVED IN DEEDS RECORDED JUNE 28, 1954 IN BOOK 2758, PAGE 450, OFFICIAL RECORDS, AND JULY 21, 1954 IN BOOK 2774, PAGE 533, OFFICIAL RECORDS, TOGETHER WITH THE RIGHT TO ENTER INTO THAT PORTION OF SAID LAND UNDERLYING A PLANE 500 FEET BELOW THE SURFACE THEREOF, BUT WITHOUT THE RIGHT OF SURFACE ENTRY PARCEL B: Real property in the City of Huntington Beach, County of Orange, State of California, described as follows: A LEASEHOLD ESTATE CREATED BY THAT CERTAIN MEMORANDUM OF SUBLEASE AND GRANT DEED OF IMPROVEMENTS EXECUTED BY FRANK WOOLSEY AND CHARLES HERMANSEN, LESSOR, AND GREGORY S. WARNE AND JANET L. WARNE, HUSBAND AND WIFE AS JOINT TENANTS, LESSEE, AND SUBJECT TO ALL OF THE PROVISIONS THEREIN CONTAINED, AS DISCLOSED BY SAID DOCUMENT, DATED APRIL 21, 1981 RECORDED MAY 29, 1981 IN BOOK 14078, PAGE 72 OF OFFICIAL

RECORDS OF ORANGE COUNTY, CALIFORNIA. PARCEL 1: UNIT 13 IN BUILDING 6, ON LOTS A, B, C AND LOT 1 OF TRACT NO. 10658, SHOWN AND DESCRIBED IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, CONDOMINIUM PLAN ("PLAN") WHICH WAS RECORDED ON AUGUST 21, 1980, IN BOOK 13710, PAGES 1889, ET SEQ. OFFICIAL RECORDS OF ORANGE COUNTY, CALIFORNIA. PARCEL 2: AN UNDIVIDED ON ONE-HUNDRED TWENTIETH (1/20) INTEREST AS A TENANT IN COMMON IN A LEASEHOLD ESTATE IN AND TO ALL OF THE REAL PROPERTY, INCLUDING WITHOUT LIMITATION THE COMMON AREAS DEFINED IN THE DECLARATION ON LOTS A, B, C AND LOT 1 OF TRACT NO. 10658, IN THE CITY OF HUNTINGTON BEACH, COUNTY OF ORANGE, STATE OF CALIFORNIA, AS PER MAP RECORDED ON DECEMBER 27, 1979, IN BOOK 466, PAGES 37 AND 38 INCLUSIVE, OF MISCELLANEOUS MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY. EXCEPTING THEREFROM UNITS 1 THROUGH 20, INCLUSIVE, IN BUILDING 1 THROUGH VI, INCLUSIVE ON LOTS A, B, C AND LOT 1 OF TRACT NO. 10658, AS SHOWN ON THE PLAN. EXCEPTING THEREFROM, ALL IMPROVEMENTS AND APPURTENANCES LOCATED OR TO BE LOCATED ON SAID LOTS A, B, C AND LOT 1 OF TRACT NO. 10658. LEGAL DESCRIPTION CONTINUED EXCEPT THEREFROM ALL OIL, GAS, MINERALS AND OTHER HYDROCARBON SUBSTANCES LYING BELOW A DEPTH OF 500 FEET FROM THE SURFACE OF SAID PROPERTY, BUT WITH NO RIGHT OF SURFACE ENTRY, AS PROVIDED IN DEEDS OF RECORD. ALSO EXCEPT THE SUBSURFACE WATER RIGHTS, BUT WITHOUT THE RIGHT OF ENTRY TO THE SURFACE OR THE SUBSURFACE ABOVE A DEPTH OF 500 FEET AS DEDICATED ON THE MAP OF SAID TRACT. PARCEL 3: NON-EXCLUSIVE EASEMENTS FOR ACCESS, INGRESS, EGRESS, USE ENJOYMENT, DRAINAGE, ENCROACHMENT, SUPPORT, MAINTENANCE, REPAIRS AND FOR OTHER PURPOSES, ALL AS SHOWN IN THE PLAN AND AS DESCRIBED IN THE DECLARATION. PARCEL 4: EXCLUSIVE EASEMENTS APPURTENANT TO PARCELS 1 AND 2 DESCRIBED ABOVE, FOR USE AND OCCUPANCY FOR PATIOS AND DECKS IN TO AND OVER THOSE PORTIONS OF LOTS A, B, C AND LOT 1 OF TRACT NO. 10658, DEFINED AS RESTRICTED COMMON AREAS IN THE DECLARATION AS DESCRIBED AND ASSIGNED IN THE PLAN. TS# 86363 EXHIBIT 'B' BENEFICIARIES THE MORGENSTERN PROPERTY COMPANY, LLC DEFINED BENEFIT PENSION PLAN, AS TO A 15.00% (\$106,524.00) UNDIVIDED INTEREST; CHARLES MUGLER, AN UNMARRIED MAN, AS TO A 5.00% (\$35,508.00) UNDIVIDED INTEREST; EXPRESS EQUITY LENDING, INC., AS TO A 10.00% (\$71,016.00) UNDIVIDED INTEREST; TY ALLEN TAYLOR, A MARRIED MAN AS SOLE AND

SEPARATE PROPERTY, AS TO A 10.00% (\$71,016.00) UNDIVIDED INTEREST; MV FUND I, LLC, AS TO A 5.00% (\$35,508.00) UNDIVIDED INTEREST; JOSEPH P. FICE, AS TO A 5.00% (\$35,508.00) UNDIVIDED INTEREST; JOHN AND TONI OROSE, HUSBAND AND WIFE AS JOINT TENANTS, AS TO A 10.00% (\$71,016.00) UNDIVIDED INTEREST; 14 ENTERPRISE, LP, AS TO A 5.00% (\$35,508.00) UNDIVIDED INTEREST; THE ENTRUST GROUP INC. FBO RONALD F. CADY IRA #30858 LA, AS TO A 15.00% (\$106,524.00) UNDIVIDED INTEREST; PROVIDENT TRUST GROUP CDN FBO MICHAEL SLATER SEP IRA, AS TO A 15.00% (\$106,524.00) UNDIVIDED INTEREST; EDWARD GASTALDO, TRUSTEE EDWARD GASTALDO REVOCABLE LIVING TRUST DATED JUNE 2, 2010, AS TO A 5.00% (\$35,508.00) UNDIVIDED INTEREST. **Buena Park Independent** 6/30,7/7,14/2023-132429

APN: 938-28-256 TS No.: 22-04994CA TSG Order No.: 220666051-CA-VOI NOTICE OF TRUSTEE SALE UNDER DEED OF TRUST YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED JULY 25, 2007. 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 August 13, 2007 as Document No.: 2007000502614 of Official Records in the office of the Recorder of Orange County, California, executed by: Young H Kim, Jessica Kim, 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 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: July 24, 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.: 22-04994CA The street address and other common designation, if any, of the real property described above is purported to be: 70 Preston Lane, Buena Park, CA 90621. 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: \$181,740.05 (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](http://www.nationwideposting.com), for information regarding the sale of this property, using the file number assigned to this case, T.S.# 22-04994CA. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the internet website. The best way to verify postponement information is to attend the scheduled sale. NOTICE TO TENANT: You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call (916) 939-0772, or visit this internet website [www.nationwideposting.com](http://www.nationwideposting.com), using the file number assigned to this case 22-04994CA to find the date

**CHANGING YOUR NAME AND NEED TO PUBLISH?**

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**(714) 894-2575**

For all public notices, call us for information: 714.894.2575



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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. :22-04994CA 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.nationwidestposting.com or Call: (916) 939-0772. Dated: June 13, 2023 By: Trixie Obnimag Foreclosure Associate Affinia Default Services, LLC 301 E. Ocean Blvd., Suite 1720 Long Beach, CA 90802 (833) 290-7452 NPP0436404 To: BUENA PARK / ANAHEIM INDEPENDENT 06/30/2023, 07/07/2023, 07/14/2023 **Buena Park Independent 6/30,7/7,14/23-132430**

NOTICE OF PUBLIC SALE:Self-storage unit contents of the following customers containing household and other goods will be sold for cash at www.storagetreasures.com by CubeSmart to satisfy a lien on July 27th, 2023 at the approximate times listed below for each CubeSmart facility: 1:00 PM - 4:200 N. Harbor Blvd. Fullerton CA. 92835: Margarita Rothwell-Thomas, Ruisto Verastegui, Mario Martinez, AKA Mario F. Martinez, Jorge Sanchez, Adam Kessinger AKA Adam J. Kessinger. 7/7, 7/14/23 **CNS-3715290# BUENA PARK INDEPENDENT Buena Park Independent 7/7,14/2023-132438**

**SUMMONS (FAMILY LAW)** (CITACION Derecho familiar) **CASE NUMBER** (Numero del Caso) **23D002088** **NOTICE TO RESPONDENT:** (Aviso al Demandado): **ADALBERTO VIVANCO GONZALEZ** YOU ARE BEING SUED **PETITIONER'S NAME IS:** (Nombre del demandante): **MARGARITA RODRIGUEZ** NOTICE! You have been sued. Read the information 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 appearance will not protect you. If you do not file your response on time, the court may make orders affecting 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 immediately. Get help finding a lawyer at the California Courts Online Self-Help Center (www.courts.ca.gov/self-help) at the California

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Legal Services website (www.lawhelpca.org), or by contacting your local county bar association. NOTICE-RESTRaining ORDERS ARE ON PAGE 2: These restraining orders 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 enforcement officer who has received or seen a copy of them. **FEE WAIVER:** If you cannot 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 demandado. Lea la informacion a continuacion. Tiene 30 dias de calendario despues de haber recibido la entrega legal de esta Citacion y Peticion 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 audienciana de la corte no basta para protegerlo. Si no presenta su Respuesta a tiempo, la corte puede dar ordenes que afecten su matrimonio o pareja de hecho, sus bienes y la custodia de sus hijos. La corte tambien le puede ordenar que pague manutencion, y honorarios y costos legales. Para asesoramiento legal, pongase en contacto de inmediato con un abogado. Puede obtener informacion para encontrar un abogado en el Centro de Ayuda de las Cortes de California (www.sucorte.ca.gov), en el sitio web de los Servicios Legales de California (www.lawhelpca.org) o Poniendose en contacto con el colegio de abogados de su condado. **AVISO-LAS ORDENES DE RESTRICCIÓN SE ENCUENTRAN EN LA PAGINA 2:** Las ordenes de restriccion estan en vigencia en cuanto a ambos conyuges o miembros de la pareja de hecho hasta que se depida la peticion, se emita un fallo o la corte de otras ordenes. Cualquier agencia del orden publico que haya recibido o visto una copia de estas ordenes puede hacerlas acatar en cualquier lugar de California. **EXENCION DE CUOTOS:** Si no puede pagar la cuota de presentacion, pida al secretario un formulario de exencion 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 peticion de usted o de la otra parte. The name and address of the court is (El nombre y direccion de la corte es): Superior Court of California, County of Orange, 341 The City Drive South, Orange, CA 92868. **LAMOREAUX JUSTICE CENTER** The name, address, and telephone number of the petitioner's attorney, or the petitioner without an attorney, is (El nombre, direccion y el número de teléfono del abogado del demandante, o del demandante que no tiene abogado, es): MARGARITA RODRIGUEZ, 7652 MELROSE ST, BUENA PARK, CA 90621. 714-487-1732 Date: 03/27/2023 **DAVID H. YAMASAKI,** Clerk of the Court **Clerk, by (Secretario): J. Mills** Deputy (Adjunto) **Buena Park Independent**

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**ent 6/30,7/7,14,21/2023-132579**  
**SUPERIOR COURT OF THE STATE OF CALIFORNIA COUNTY OF ORANGE ESTATE OF YOSHIYUKI IZUHARA, DECEDED**  
**Case No.: 30-2019-01114118-PR-LA-CMC NOTICE OF SALE OF REAL PROPERTY AT PRIVATE SALE (PROBATE CODE §§10300, 10304)**  
1. NOTICE IS HEREBY GIVEN that, subject to confirmation by this court, on June 26, 2023, or thereafter within the time allowed by law, Jennifer S. Izuhara, as administrator of the estate of the above-named decedent, will sell at private sale to the highest and best net bidder on the terms and conditions stated below all right, title, and interest of the decedent at the time of death and all right, title, and interest that the estate has acquired in addition to that of the decedent at the time of death, in the real property located in Orange County, California.  
2. This property is commonly referred to as 8192 8th Street, Buena Park, CA 90621, assessor's parcel number (APN) 070-024-19, and is more fully described as follows:  
LOT 7 OF TRACT NO. 830, IN THE CITY OF BUENA PARK, COUNTY OF ORANGE, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 26, PAGE 5 OF MISCELLANEOUS MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY. EXCEPT THE SOUTH 135 FEET AND THE EAST 50 FEET OF THE WEST 50 FEET.  
3. The property will be sold subject to current taxes, covenants, conditions, restrictions, reservations, rights, rights of way, and easements of record, with the purchaser to assume any encumbrances of record.  
4. The property is to be sold on an "as is" basis, except for title.  
5. The personal representative has given an exclusive listing to Mac Mackenzie.  
6. Bids or offers are invited for this property and must be in writing. For questions and inquiries contact Mac Mackenzie at (949) 278-2379 at any time after the first publication of this notice and before any sale is made.  
7. The property will be sold on the following terms: Cash, or part cash and part credit, the terms of such credit to be acceptable to the undersigned and to the court, 10 percent of the amount of the bid to accompany the offer by certified check, and the balance to be paid on confirmation of sale by the court.  
8. Taxes, rents, operating and maintenance expenses, and premiums on insurance acceptable to the purchaser shall be prorated as of the date of recording of conveyance. Examination of title, recording of conveyance, transfer taxes, and any title insurance policy shall be at the expense of the purchaser or purchasers.  
9. The right is reserved to reject any and all bids.  
10. For further information contact Gene Rodriguez at (949) 310-9366.  
Date: Jennifer S. Izuhara Administrator of the Estate of Yoshiyuki Izuhara, Deceased  
Date: Gene Rodriguez Attorney for Jennifer S.

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Izuhara **Buena Park Independent 7/7,14,21/23-132597**  
**ORDER TO SHOW CAUSE FOR CHANGE OF NAME**  
**CASE NO. 30-2023-01332055**  
TO ALL INTERESTED PERSONS: Petitioner: MOHAMMAD HASSAN MOLAIIE SHARIF filed a petition with this court for a decree changing names as follows: MOHAMMAD HASSAN MOLAIIE SHARIF TO HENRY FRANKLIN CALLAWAY. THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.  
**NOTICE OF HEARING** 08/15/2023, 8:30 a.m. D100 REMOTE Central Justice Center 700 Civic Center Drive West Santa Ana, CA 92701 (To appear remotely, check in advance of the hearing for information about how to do so on the court's website. To find your court's website, go to www.courts.ca.gov/find-my-court.htm) 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: Buena Park/Anaheim Independent Date: 06/22/2023 Judge Layne H. Melzer Judge of the Superior Court **BP/ANA Independent 6/30,7/7,14,21/23-132498**  
**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 **JULY 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.STORAGETREASURES.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:**  
**"MICHAEL ANTHONY TRUJILLO"**

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"SABRINA J TORBERT" "JUAN ROSALES SANTIAGO" "OSCAR DIAZ TAPIA" "ALYSIA SAVA"  
ALL SALES ARE SUBJECT TO PRIOR CANCELLATION. TERMS, RULES, AND REGULATIONS AVAILABLE AT SALE. DATED THIS **"JULY 5th, 2023, AND JULY 12th, 2023"** BY STORAGE ETC PROPERTY MANAGEMENT, LLC. 2870 LOS FELIZ PLACE, LOS ANGELES, CA 90039, (323) 852-1400, 07/5/2023, 07/12/2023 **BP/A Independent 7/7,14/2023-132687**  
**NOTICE OF LIEN SALE AT PUBLIC AUCTION** Notice is hereby given that personal property in the following units will be sold at public auction on July 24, 2023 AFTER 10:00 AM Pursuant to the California Self-Store Facility Act the sale will be conducted at 1367 S Van Burien St Anaheim, CA 92806 The items sold are generally described as follows: Clothing, furniture, and/or other household items stored by the following persons:  
**U-BOX# Name** AA0500M Shirley Hovis AA9283M Shirley Hovis AA4867R Jacqueline Thomas AA3838N Tan Nguyen AA4417U Laurie Walker AA7514N Stephanie Niz AA6736B Judith Rogers AA1665P Brittnie Dobson AA5508C Jennifer Warren AA6032D Jennifer Warren AA2517F Jonathan Zaragoza AA7411R Jonathan Zaragoza AA2047F Michelle Marino AA8103N Jane Hill AA8107N Jane Hill 7/7, 7/14/23 **CNS-3714261# BUENA PARK INDEPENDENT Buena Park Independent 7/7,14/2023-132354**  
**ORDER TO SHOW CAUSE FOR CHANGE OF NAME**  
**CASE NO. 23FL000390**  
TO ALL INTERESTED PERSONS: Petitioner: DORA XIA a.k.a. YING-ZHEN XIA on behalf of HANSON XIAO, a minor filed a petition with this court for a decree changing names on behalf of a minor as follows: HANSON XIAO TO HENSON XIA. 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** 09/13/2023, 8:30 a.m. L74 REMOTE Lamoreaux Justice Center 341 The City Drive South Orange, CA 92868 (To appear remotely, check in advance of the hearing for information about how to do so on the court's website. To find your court's website, go to www.courts.ca.gov/find-my-court.htm) A copy of this Order to Show Cause shall be published at least once each week for four successive

**Legals-IND**

weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: Buena Park/Anaheim Independent Date: 06/28/2023 Judge Julie A. Palafox Judge of the Superior Court **BP/ANA Independent 7/7,7/14,7/21,7/28/23-132746**  
**NOTICE** Notice is hereby given per Section 21700 et seq. Of the California Business & Professions Code that the undersigned, Anaheim Fullerton Self & RV Storage, located at 711 E. La Palma Ave, Anaheim, County of Orange, California, will Conduct an online public lien sale on Bid13.com of the personal Property described below at 10:00 a.m. On July 18th, 2023. Undersigned will accept cash bids to satisfy a lien for past due rent and incidentals incurred. The storage spaces generally consist of the following: appliances, electronics, household furniture and beds, lamps, cabinets, sporting goods, bicycles, toys, baby and children's items, clothing, office furniture and equipment, hand and power tools, vehicle parts and accessories, boxes (contents unknown), musical instruments and other miscellaneous items. Name of Account Space Number **Fabiola Portugal B063 Rodrigo L. Bautista B081 Michael J. Churcher B248 Luis A. Rodriguez B310 Zane Yoshida B326 Cesilia M. Ruiz G020 Raymond Garcia U076 Bobbi S. Williams U071 Jeffrey L. Anderson U267 7/7, 7/14/23 CNS-3717469# BUENA PARK INDEPENDENT Buena Park Independent 7/7,14/2023-132686**  
**ORDER TO SHOW CAUSE FOR CHANGE OF NAME**  
**CASE NO. 23FL000618**  
TO ALL INTERESTED PERSONS: Petitioner: JOE GLENN JUAREZ and PRISCILLA SUAZO on behalf of DELANEY GLENDA JUAREZ SUAZO, a minor filed a petition with this court for a decree changing names on behalf of a minor as follows: DELANEY GLENDA JUAREZ SUAZO TO DILANI GLENDA JUAREZ SUAZO. 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** 09/13/2023, 8:30 a.m. L74 REMOTE Lamoreaux Justice Center 341 The City Drive South Orange, CA 92868 (To appear remotely, check in advance of the hearing for information about how to do so on the court's website. To find your court's website, go to www.courts.ca.gov/find-my-court.htm) A copy of this Order to Show Cause shall be pub-

**Legals-IND**

lished 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: Buena Park/Anaheim Independent Date: 06/29/2023 Judge Julie A. Palafox Judge of the Superior Court **BP/ANA Independent 7/7,7/14,7/21,7/28/23-132750**  
**NOTICE OF PUBLIC SALE:** Self-Storage unit contents of the following customer containing household and other goods will be sold for cash at www.storagetreasures.com by CubeSmart to satisfy a lien on July 26 2023 at the approximate times listed below for each CubeSmart facility: 2:00PM at 1628 S Anaheim way Anaheim CA 92805. For the following: Erick Peyton, Brenda Cardenas, Victoria Dillihunt, Frank Lauvaos, Amanda Merino, Anna Adams, Edward Worwell, Kathleen Bohlin Aguirre, Aka Kathleen L Aguirre, Matt Monda, Minerva Mendoza, Kathleen L Aguirre aka Kathleen Louise Bohlin, Lawren Kennedy, Stag Lane, Tia Harris, Talia Martin, Brandon W Houck, Veronica Limon, Armando Salgado 7/14, 7/21/23 **CNS-3718744# BUENA PARK INDEPENDENT Buena Park Independent 7/14,21/2023-132804**  
**ORDER TO SHOW CAUSE FOR CHANGE OF NAME**  
**CASE NO. 30-2023-01327374**  
TO ALL INTERESTED PERSONS: Petitioner: JESUS DANIEL ALARCON filed a petition with this court for a decree changing names as follows: JESUS DANIEL ALARCON TO DANIEL ALARCON. THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.  
**NOTICE OF HEARING** 08/17/2023, 8:30 a.m. D100 REMOTE Central Justice Center 700 Civic Center Drive West Santa Ana, CA 92701 (To appear remotely, check in advance of the hearing for information about how to do so on the court's website. To find your court's website, go to www.courts.ca.gov/find-my-court.htm) 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: Buena Park/Anaheim Independent Date: 06/28/2023 Judge Layne Melzer Judge of the Superior Court **BP/ANA Independent 7/14,21,28,8/4/23-132869**