

**Legals-OCN**

T.S. No. 23-65556 APN: 098-064-25 NOTICE OF TRUSTEE'S SALE PURSUANT TO CIVIL CODE § 2923.3(a), 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. YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 12/8/2022. 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 PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state will be held by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described below. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. Trustor: RYAN EBERLE, AN UNMARRIED Man duly Appointed Trustee: ZBS Law, LLP Deed of Trust recorded 12/9/2022, as Instrument No. 2022000402611, of Official Records in the office of the Recorder of Orange County, California, Date of Sale: 2/5/2024 at 3:00 PM Place of Sale: On the front steps to the entrance of the Orange Civic Center, 300 E. Chapman,

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Orange, CA Estimated amount of unpaid balance and other charges: \$183,010.06 Note: Because the Beneficiary reserves the right to bid less than the total debt owed, it is possible that at the time of the sale the opening bid may be less than the total debt owed. Street Address or other common designation of real property: 9750 CROSBY AVENUE, GARDEN GROVE, CALIFORNIA 92844 Described as follows: LOTS 50 AND 51 OF TRACT NO. 1165, IN THE CITY OF GARDEN GROVE, COUNTY OF ORANGE, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 43, PAGES 3, 4 AND 5, INCLUSIVE OF MISCELLANEOUS MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY. EXCEPT THE EAST 40 FEET OF SAID LOT 50. A.P.N #: 098-064-25 The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can 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 (866) 266-7512 or visit this Internet Web site www.elitepostandpub.com, using the file number assigned to this case 23-65556. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. NOTICE TO TENANT: You may have a right to purchase this property

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after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call (866) 266-7512, or visit this internet website www.elitepostandpub.com, using the file number assigned to this case 23-65556 to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as an "eligible tenant buyer" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. Dated: 11/28/2023 ZBS Law, LLP, as Trustee 30 Corporate Park, Suite 450 Irvine, CA 92606 For Non-Automated Sale Information, call: (714) 848-7920 For Sale Information: (866) 266-7512 www.elitepostandpub.com Michael Busby, Trustee Sale Officer This office is enforcing a security interest of your creditor. To the extent that your obligation has been discharged by a bankruptcy court or is subject to an automatic stay of bankruptcy, this notice is for informational purposes only and does not constitute a demand for payment or any attempt to collect such obligation. EPP 38775 Pub Dates 12/01, 12/08, 12/15/2023 **Orange County News 12/1, 8, 15/23-137194**

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T.S. No.: 23-9537 Loan No.: \*\*3680 APN: 099-402-06 NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 11/4/2005. 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. A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state will be held by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described below. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon,

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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: Johnny Phan And Sileela Thungton, Husband And Wife, As Joint Tenants Duly Appointed Trustee: Prestige Default Services, LLC Recorded 11/29/2005 as Instrument No. 2005000953259 in book --, page -- of Official Records in the office of the Recorder of Orange County, California, Date of Sale: 1/3/2024 at 1:30 PM Place of Sale: At the North front entrance to the county courthouse at 700 Civic Center Drive West, Santa Ana, CA 92701 Amount of unpaid balance and other charges: \$412,110.06 Street Address or other common designation of real property: 10311 JENNIFER AVENUE GARDEN GROVE CA 92843 A.P.N.: 099-402-06 The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can 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. All checks payable to Prestige Default Services, LLC. 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 23-9537. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. NOTICE TO TENANT: You may have a right to purchase this property

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ment information is to attend the scheduled sale. NOTICE TO TENANT: You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call (916) 939-0772, or visit this internet website www.nationwideposting.com, using the file number assigned to this case 23-9537 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: 12/4/2023 Prestige Default Services, LLC 1920 Old Tustin Ave. Santa Ana, California 92705 Questions: 949-427-2010 Sale Line: (916) 939-0772 Patricia Sanchez, Trustee Sale Officer NPP0444222 To: ORANGE COUNTY NEWS 12/08/2023, 12/15/2023, 12/22/2023 **Orange County News 12/8, 15, 22/2023-137323**

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per of general circulation, printed in this county: Orange County News DATE: 11/20/2023 JUDGE Mary Kreber-Vari-papa Judge of the Superior Court **Orange County News 12/8, 15, 22, 29/23-137385**

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per of general circulation, printed in this county: Orange County News DATE: 11/20/2023 JUDGE Mary Kreber-Vari-papa Judge of the Superior Court **Orange County News 12/8, 15, 22, 29/23-137385**

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**NOTICE OF PETITION TO ADMINISTER ESTATE OF: ALBERT SANTOS CASE NO. 30-2023-01365130-PR-PW-CMC** To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of ALBERT SANTOS. A PETITION FOR PROBATE has been filed by MILDRED SANTOS-RIOS in the Superior Court of California, County of Orange. THE PETITION FOR PROBATE requests that MILDRED SANTOS-RIOS 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 **FEB 15, 2024 at 1:30 PM in Dept. CM06 3390 Harbor Blvd, Costa Mesa, CA 92626** 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 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 con-

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ult 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: MONICA GOEL, ESQ. TREDWAY, LUMSDAINE & DOYLE, LLP 3900 KILROY AIRPORT WAY, STE 240, LONG BEACH, CA 90806. (562) 923-0971 **Orange County News 12/13, 12/15, 12/20/2023-137448**

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**NOTICE TO CREDITORS OF BULK SALE AND OF INTENTION TO TRANSFER ALCOHOLIC BEVERAGE LICENSE** (U.C.C. 6105 et seq. and B & P 24073 et seq.) Escrow No: 00036560TT Notice is hereby given that a bulk sale of assets and a transfer of alcoholic beverage license is about to be made. The names and addresses of the Seller/Licensee are: Hoa An, Inc. 14291 Euclid Street Ste D101, Garden Grove, CA 92843 The business is known as: Hoa An Restaurant The names and addresses of the Buyer/Transferee are: Christopher Duy Chau 14291 Euclid Street Ste D101, Garden Grove, CA 92843 As listed by the Seller/Licensee, all other business names and addresses used by the Seller/Licensee within three years before the date such list was sent or delivered to the Buyer/Transferee are: (if none, so state.) Bo Ke Restaurant, 12921 Fern Street, Stanton, CA 90680 The assets to be sold are described in general as: BUSINESS INCLUDING FURNITURE, FIXTURES AND EQUIPMENT, GOODWILL, TRADE-NAME, LEASE AND LEASEHOLD IMPROVEMENTS and are located at: 14291 Euclid Street Ste D101, Garden Grove, CA 92843 The kind of license to be transferred is: 41-ON-SALE BEER AND WINE-EATING PLACE now issued for the premises located at: 14291 Euclid Street Ste D101, Garden Grove, CA 92843 The anticipated date of the sale/transfer is UPON ABC APPROVAL at the office of Apex Escrow, Inc. 15440 Beach Blvd. #131, Westminster, CA 92683, The amount of the purchase price or consideration in connection with the transfer of the license and business is the sum of \$50,000.00, which consists of the following: DESCRIPTION AMOUNT CASH \$50,000.00 It has been agreed between the Seller/Licensee and the intended Buyer/Transferee, as required by Sec. 24073 of the Business and Professions Code, that the consideration for the transfer of the business and license is to be paid only after the transfer has been approved by the Department of Alcoholic Beverage Control. Dated: 11/27/2023 Hoa An, Inc. /S/ By: Timmothy Nguyen, President /S/ By: Thuy Kim Thi Le, Secretary /S/ Christopher Duy Chau 12/15/23 **CNS-3765093# ORANGE COUNTY NEWS Orange County News 12/15/23-137492**

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**NOTICE TO CREDITORS OF BULK SALE AND OF INTENTION TO TRANSFER ALCOHOLIC BEVERAGE LICENSE** (U.C.C. 6105 et seq. and B & P 24073 et seq.) Escrow No: 00036560TT Notice is hereby given that a bulk sale of assets and a transfer of alcoholic beverage license is about to be made. The names and addresses of the Seller/Licensee are: Hoa An, Inc. 14291 Euclid Street Ste D101, Garden Grove, CA 92843 The business is known as: Hoa An Restaurant The names and addresses of the Buyer/Transferee are: Christopher Duy Chau 14291 Euclid Street Ste D101, Garden Grove, CA 92843 As listed by the Seller/Licensee, all other business names and addresses used by the Seller/Licensee within three years before the date such list was sent or delivered to the Buyer/Transferee are: (if none, so state.) Bo Ke Restaurant, 12921 Fern Street, Stanton, CA 90680 The assets to be sold are described in general as: BUSINESS INCLUDING FURNITURE, FIXTURES AND EQUIPMENT, GOODWILL, TRADE-NAME, LEASE AND LEASEHOLD IMPROVEMENTS and are located at: 14291 Euclid Street Ste D101, Garden Grove, CA 92843 The kind of license to be transferred is: 41-ON-SALE BEER AND WINE-EATING PLACE now issued for the premises located at: 14291 Euclid Street Ste D101, Garden Grove, CA 92843 The anticipated date of the sale/transfer is UPON ABC APPROVAL at the office of Apex Escrow, Inc. 15440 Beach Blvd. #131, Westminster, CA 92683, The amount of the purchase price or consideration in connection with the transfer of the license and business is the sum of \$50,000.00, which consists of the following: DESCRIPTION AMOUNT CASH \$50,000.00 It has been agreed between the Seller/Licensee and the intended Buyer/Transferee, as required by Sec. 24073 of the Business and Professions Code, that the consideration for the transfer of the business and license is to be paid only after the transfer has been approved by the Department of Alcoholic Beverage Control. Dated: 11/27/2023 Hoa An, Inc. /S/ By: Timmothy Nguyen, President /S/ By: Thuy Kim Thi Le, Secretary /S/ Christopher Duy Chau 12/15/23 **CNS-3765093# ORANGE COUNTY NEWS Orange County News 12/15/23-137492**

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

For all public notices, please call us for rates and information:

**(714) 894-2575**

SSST II 580 E Lambert Rd, LLC will hold an online auction to enforce a lien imposed on said property...

Orange County News

12/8,15/23-137366

SUMMONS (FAMILY LAW) (CITACION)

Derecho familiar CASE NUMBER (Numero del Caso) 22D003780 NOTICE TO RESPONDENT: (Aviso al Demandado): JOSE RUIZ SANCHEZ YOU ARE BEING SUED PETITIONER'S NAME IS: (Nombre del demandante): MARICELA ROMERO

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 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 audiencia de la corte no basta para pro-

tegerio. 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 RESTRICCION SE ENCUENTRAN EN LA PAGINA 2: Las ordenes de restricción estan en vigencia en cuanto a ambos conyuges o miembros de la pareja de hecho o 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): Lamoreaux Justice Center, 341 The City Drive South, Orange, CA 92868 The name, address, and telephone number of the petitioner's attorney, or the petitioner without an attorney, is (El nombre, direccion y el numero de telefono del abogado del demandante, o del demandante que no tiene abogado, es): MARICELA ROMERO, 4917 PROGRESSO ST, SANTA ANA CA 92703 Phone: 714-350-1258

Date: August 31, 2023 DAVID H. YAMASAKI, Clerk of the Court Clerk, by (Secretario): Deputy (Adjunto) J MILLS STANDARD FAMILY LAW RESTRAINING ORDERS Starting immediately, you and your spouse or domestic partner are restrained from:

- 1. removing the minor children of the parties from the state or applying for a new or replacement passport for those minor children without the prior written consent of the other party or an order of the court;
2. cashing, borrowing against, canceling, transferring, disposing of, or changing the beneficiaries of any insurance or other coverage, including life, health, automobile, and disability, held for the benefit of the parties and their minor children;
3. transferring, encumbering, hypothecating, concealing, or in any way disposing of any property, real or personal, whether community, quasi-community, or separate, without the written consent of the other party or an order of the court, except in the usual course of business or for the necessities of life; and
4. creating a nonprobate transfer or modifying a nonprobate transfer in a manner that affects the disposition of property subject to the transfer, without the written consent of the other party or an order of the court. Before revocation of a non-

probate transfer can take effect or a right of survivorship to property can be eliminated, notice of the change must be filed and served on the other party. You must notify each other of any proposed extraordinary expenditures at least five business days prior to incurring these extraordinary expenditures and account to the court for all extraordinary expenditures made after these restraining orders are effective. However, you may use community property, quasi-community property, or your own separate property to pay an attorney to help you or to pay court costs. ORDENES DE RESTRICCION ESTANDAR DE DERECHO FAMILIAR En forma inmediata, usted y su conyuge o pareja de hecho tienen prohibido:

- 1. llevarse del estado de California a los hijos menores de las partes, o solicitar un pasaporte nuevo o de repuesto para los hijos menores, sin el consentimiento previo por escrito de la otra parte o sin una orden de la corte;
2. cobrar, pedir prestado, cancelar, transferir, deshacerse o cambiar el nombre de los beneficiarios de cualquier seguro u otro tipo de cobertura, como de vida, salud, vehiculo y discapacidad, que tenga como beneficiario(s) a las partes y su(s) hijo(s) menor(es);
3. transferir, gravar, hipotecar, ocultar o deshacerse de cualquier manera de cualquier propiedad, inmueble o personal, ya sea comunitaria, cuasicomunitaria o separada, sin el consentimiento escrito de la otra parte o una orden de la corte, excepto en el curso habitual de actividades personales y comerciales o para satisfacer las necesidades de la vida; y
4. crear o modificar una transferencia no testamentaria de manera que afecte la asignacion de una propiedad sujeta a transferencia, sin el consentimiento por escrito de la otra parte o una orden de la corte. Antes de que se pueda eliminar la revocacion de una transferencia no testamentaria, se debe presentar ante la corte un aviso del cambio y hacer una entrega legal de dicho aviso a la otra parte. Cada parte tiene que notificar a la otra sobre cualquier gasto extraordinario propuesto por lo menos cinco dias habiles antes de realizarlo, y rendir cuenta a la corte de todos los gastos extraordinarios realizados despues de que estas ordenes de restricción hayan entrado en vigencia. No obstante, puede usar propiedad comunitaria, cuasicomunitaria o suya separada para pagar a un abogado que lo ayude o para pagar los costos de la corte.

NOTICE—ACCESS TO AFFORDABLE HEALTH INSURANCE: Do you or someone in your household need affordable health insurance? If so, you should apply for Covered California. Covered California can help reduce the cost you pay towards high quality affordable health care. For more information, visit www.coveredca.com. Or call Covered California at 1-800-300-1506. AVISO—ACCESO A SEGURO DE SALUD MÁS ECONÓMICO: ¿Necesita seguro de salud a un costo asequible, ya sea para usted o alguien en su hogar? Si es así, puede presentar una solicitud con Covered California. Covered California lo puede ayudar a reducir el

costo que paga por seguro de salud asequible y de alta calidad. Para obtener más información, visite www.coveredca.com. Llame a Covered California al 1-800-300-0213. WARNING—IMPORTANT INFORMATION California law provides that, for purposes of division of property upon dissolution of a marriage or domestic partnership or upon legal separation, property acquired by the parties during marriage or domestic partnership in joint form is presumed to be community property. If either party to this action should die before the jointly held community property is divided, the language in the deed that characterizes how title is held (i.e., joint tenancy, tenants in common, or community property) will be controlling, and not the community property presumption. You should consult your attorney if you want the community property presumption to be written into the recorded title to the property. ADVERTENCIA—IMPORTANTE INFORMACIÓN De acuerdo a la ley de California, las propiedades adquiridas por las partes durante su matrimonio o pareja de hecho en forma conjunta se consideran propiedad comunitaria para fines de la división de bienes que ocurre cuando se produce una disolución o separación legal del matrimonio o pareja de hecho. Si cualquiera de las partes de este caso llega a fallecer antes de que se divida la propiedad comunitaria de tenencia conjunta, el destino de la misma quedará determinado por las cláusulas de la escritura correspondiente que describen su tenencia (por ej., tenencia conjunta, tenencia en común o propiedad comunitaria) y no por la presunción de propiedad comunitaria. Si quiere que la presunción comunitaria quede registrada en la escritura de la propiedad, debería consultar con un abogado. PETITION FOR DISSOLUTION (DIVORCE) OF MARRIAGE CASE NUMBER: 22D003780 LEGAL RELATIONSHIP: We are married. RESIDENCE REQUIREMENTS: Petitioner has been a resident of this state for at least six months and of this county for at least three months immediately preceding the filing of this Petition. STATISTICAL FACTS: Date of marriage: 07/19/2013 Date of separation: 08/15/2014 Time from date of marriage to date of separation: 11 years 5 months. MINOR CHILDREN: There are no minor children. LEGAL GROUNDS: Divorce of the marriage or domestic partnership based on irreconcilable differences. SPOUSAL OR DOMESTIC PARTNER SUPPORT: Terminate the court's ability to award support to Petitioner, Respondent. SEPARATE PROPERTY: Confirm as separate property the assets and debts in Property Declaration (form FL-160) AND COMMUNITY AND QUASI-COMMUNITY PROPERTY: There are no such assets or debts that I know of to be divided by the court. OTHER REQUESTS: Attorney's fees and costs payable by Respondent. I HAVE READ THE RESTRAINING ORDERS ON THE BACK OF THE SUMMONS, AND I UNDERSTAND THAT THEY APPLY TO ME WHEN THIS PETITION IS FILED.

I declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct. Date: 08/28/2023 /s/ MARICELA ROMERO Orange County News 12/15,22,29/23,1/5/24-137542

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 30-2023-01366387

TO ALL INTERESTED PERSONS: Petitioner: MARQUIS OMAR CLAY, filed a petition with this court for a decree changing name as follows: MARQUIS OMAR CLAY to MARQUIS OMAR KAWASAKI. 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 01/23/2024 8:30 a.m. D-100 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, 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: Orange County News DATE: 12/11/2023 JUDGE Walter P. Schwarm Judge of the Superior Court Orange County News 12/15,22,29/23,1/5/24-137577

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 30-2023-01366397

TO ALL INTERESTED PERSONS: Petitioner: AIMEE ASAKO CLAY, filed a petition with this court for a decree changing name as follows: AIMEE ASAKO CLAY to AIMEE ASAKO KAWASAKI. 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 01/23/2024 8:30 a.m. D-100 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: Orange County News DATE: 12/11/2023 JUDGE Walter P. Schwarm Judge of the Superior Court Orange County News 12/15,22,29/23,1/5/24-137578

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Notice is hereby given that on December 26th, 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 Walton Ernesto Quezada Mattresses, tv Dongho Ha Furniture-washer & dryer. Eric Mizer Boxes, Bike, Papers, TV 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. 12/8, 12/15/23 CNS-3763496# ORANGE COUNTY NEWS Orange County News 12/8,15/23-137361

ORDINANCE NO. 2948

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GARDEN GROVE AMENDING SECTIONS 14.12.010, 14.12.030, AND 14.12.050 OF CHAPTER 14.12 (RATES) OF TITLE 14 (WATER) OF THE MUNICIPAL CODE RELATING TO WATER RATES AND CHARGES, AND METER FAILURES City Attorney's Summary

This Ordinance amends Sections 14.12.010, 14.12.030, and 14.12.050 of the Garden Grove Municipal Code to authorize, for a period of five (5) years, future adjustments in the Bi-Monthly Minimum Charge, Capital Improvement Charge, Commodity Delivery Charge, and Private Fire Service Charge of water rates and future automatic adjustments to reflect adopted increases or decreases in wholesale charges for water established by other public agencies from which the City purchases water. The Ordinance further makes a minor clarification to the provision pertaining to meter failures.

The foregoing Ordinance was passed by the City Council of the City of Garden Grove on the 12th day of December 2023.

/s/ STEVE JONES MAYOR ATTEST:

/s/ TERESA POMEROY, CMC CITY CLERK

STATE OF CALIFORNIA ) COUNTY OF ORANGE ) SS: CITY OF GARDEN GROVE )

I, TERESA POMEROY, City Clerk of the City of Garden Grove, do hereby certify that the foregoing Ordinance was introduced for first reading and passed to second reading on November 28, 2023, with a vote as follows:

AYES: COUNCIL MEMBERS: (6) O'NEILL, TRAN, DOVINH, KLOPFENSTEIN, NGUYEN-PENALOZA, JONES NOES: COUNCIL MEMBERS: (1) BRIETIGAM ABSTAIN: COUNCIL MEMBERS: (0) NONE

and was passed on December 12, 2023, by the following vote:

AYES: COUNCIL MEMBERS: (6) O'NEILL, TRAN, DOVINH, KLOPFENSTEIN, NGUYEN-PENALOZA, JONES NOES: COUNCIL MEMBERS: (1) BRIETIGAM ABSTAIN: COUNCIL MEMBERS: (0) NONE

/s/ TERESA POMEROY, CMC CITY CLERK Orange County News 12/15/2023-137607

FICTITIOUS BUSINESS NAME STATEMENT NO: 20236675319 a) HORNSUP REPU-BLICK b) LABEL BLACK c) BOURGEOIS BROKE d) DASVALE, 1439 WEST CHAPMAN AVENUE SUITE 121, ORANGE, CA 92868. County: Orange. This is a New Statement. Registrant(s): ABACUS INC, 1439 WEST CHAPMAN AVENUE SUITE 121, ORANGE, CA 92868. Have you started doing business yet? NO. This business is conducted by: CORPORATION. Registrant /s/ ALEXANDER VALDEZ, 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 10/25/2023. Orange County News 12/8,15,22,29/23-137435

FICTITIOUS BUSINESS NAME STATEMENT NO: 20236675829

AQUALUTIONS, 5621 CATHY LANE, CYPRESS, CA 90630-4540. County: Orange. This is a New Statement. Registrant(s): DAVID SCOTT WADE, 5621 CATHY LANE, CYPRESS, CA 90630-4540. Have you started doing business yet? YES, 09/15/2023. This business is conducted by: INDIVIDUAL. Registrant /s/ DAVID WADE. 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 11/01/2023. Orange County News 12/15,22,29,01/05/24-137611