

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 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: 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

Legals-OCN common designation of real property: 10311 JEN-RICH 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](http://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 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 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

Legals-OCN signed 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

ORDER TO SHOW CAUSE FOR CHANGE OF NAME  
CASE NO. 23FL001114  
TO ALL INTERESTED PERSONS: Petitioner: NADEZHDA POLYAKOVA and ILYA POLYAKOV on behalf of FEDOR POLYAKOV, a minor, filed a petition with this court for a decree changing name as follows: FEDOR POLYAKOV to THEODORE LIAM POLYAKOV. 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  
02/15/2024  
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](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: 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

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY  
Notice is hereby given that on **January 10, 2024**; 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:  
155 S. Adams St  
Anaheim CA 92802  
(714)-563-0388  
10:00 AM

Legals-OCN Jaime Cortez Boxes, totes, tools Paul Boldra Household, boxes, totes Cindy Salisbury Household, boxes, decorations Krisanta Sanchez Luggage, Boxes Tyandra Rogers Household, boxes Laura Quintana Bags, clothes, boxes Ronald Sherbino Boxes, car parts, household William Gentry Boxes, clothes The auction will be listed and advertised on [www.storage-treasures.com](http://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.  
12/22, 12/29/23  
CNS-3765153#  
ORANGE COUNTY NEWS  
Orange County News 12/22,29/23-137493

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](http://www.courts.ca.gov/self-help)), at the California Legal Services website ([www.lawhelpca.org](http://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 información a continuación. Tiene 30 días de calendario después de haber recibido la entrega legal de esta Citación y Petición para presentar una Respuesta (formulario FL-120) ante la corte y efectuar la entrega legal de una copia al demandante. Una carta o llamada telefónica o una audiencia de la corte no basta para protegerlo. Si no presenta su Respuesta a tiempo, la corte puede dar ordenes

Legals-OCN que afecten su matrimonio o pareja de hecho, sus bienes y la custodia de sus hijos. La corte también le puede ordenar que pague manutención, y honorarios y costos legales. Para aseguramiento legal, pongase en contacto de inmediato con un abogado. Puede obtener información para encontrar un abogado en el Centro de Ayuda de las Cortes de California ([www.sucorte.ca.gov](http://www.sucorte.ca.gov)), en el sitio web de los Servicios Legales de California ([www.lawhelpca.org](http://www.lawhelpca.org)) o Poniéndose en contacto con el colegio de abogados de su condado. AVISO-LAS ORDENES DE RESTRICCIÓN SE ENCUENTRAN EN LA PAGINA 2: Las ordenes de restricción están en vigencia en cuanto a ambos conyugues o miembros de la pareja de hecho hasta que se depida la petición, se emita un fallo o la corte de otras ordenes. Cualquier agencia del orden público 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 presentación, pida al secretario un formulario de exención de cuotas. La corte puede ordenar que usted pague, ya sea en parte o por completo, las cuotas y costos de la corte previamente exentos a petición de usted o de la otra parte.  
The name and address of the court is (El nombre y dirección de la corte es): 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, dirección y el número de teléfono 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 nonprobate transfer can take effect or a right of survivorship to property can be

Legals-OCN 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 RESTRICCIÓN DE ESTÁNDAR DE RELACION FAMILIAR  
En forma inmediata, usted y su cónyuge 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 reemplazo 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, vehículo 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 asignación 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 revocación 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 días hábiles antes de realizarlo, y rendir cuenta a la corte de todos los gastos extraordinarios realizados después 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](http://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 ob-

Legals-OCN tener más información, visite [www.coveredca.com](http://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 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)  
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

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

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. 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 12/15,22,29/23,1/5/24-137577

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

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

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO.

23FL000958 TO ALL INTERESTED PERSONS: Petitioner: ASHLEY LYNN MAJORS on behalf of ABBIGAIL GRACE WRENN and LANDON THOMAS WRENN, minors, filed a petition with this court for a decree changing name as follows: ABBIGAIL GRACE WRENN to ABBIGAIL GRACE MAJORS and LANDON THOMAS WRENN to LANDON THOMAS MAJORS. 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

03/27/2024 8:30 a.m. REMOTE Orange County Superior Court 341 The City Drive Orange, CA 92863-1570

(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: 10/05/2023 JUDGE Julie A. Palafox Judge of the Superior Court Orange County News 12/22,29/23,1/5,12/24-137694

NOTICE OF TRUSTEE'S SALE UNDER DEED OF TRUST APN: 089-375-02 Order: 05948054 TS-230301 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 12/13/2019 UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. NOTICE is hereby given that C.N.A. FORECLOSURE SERVICES, INC. A CALIFORNIA CORPORATION, as trustee, or successor trustee, or substituted trustee pursuant to the Deed of Trust executed by Lam Thi My Nguyen, as a widow Recorded on 12/20/2019 as Instrument No. 2019000535906, of Official records in the office of the County Recorder of Orange County, California, and pursuant to the Notice of Default and Election to Sell thereunder recorded 3/15/2023 as Instrument No. 2023000058153 of said Official Records, WILL SELL on 1/17/2024 At the North front entrance to the County Courthouse at 700 Civic Center Drive West, Santa Ana, CA 92701 at 1:30 p.m. AT PUBLIC AUCTION TO THE HIGHEST BIDDER FOR CASH (payable at the time of sale in lawful money of the United States), all right, title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County and State hereinafter described. The property address and other common designation, if any, of the real property described above is purported to be: 10181 Lampson Avenue, Garden Grove, CA The undersigned Trustee disclaims any liability for any incorrectness of the property address and other common designation, if any, shown herein. The total amount of unpaid balance of the obligation secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is: \$536,475.64 (estimated). In addition to cash, the Trustee will accept a cashier's check drawn by a state or federal credit union or a check drawn by state or federal savings and loan association, savings association or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state. In the event tender other than cash is accepted the Trustee may withhold the issuance of the Trustee's Deed until funds become available to the payee or endorsee as a matter of right. Said sale will be made, but without covenant or warranty, express or implied regarding title, possession or encumbrances, to satisfy the indebtedness secured by said Deed, advances thereunder, with interest as provided therein, and the unpaid principal balance of the Note secured by said Deed with interest thereon as provided in said Note, fees, charges and expenses of the trustee and the trusts created by said Deed of Trust. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not

automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 916-939-0772 or visit this internet website www.nationwideposting.com, using the file number assigned to this case 230301 Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the internet website. The best way to verify postponement information is to attend the scheduled sale. NOTICE TO TENANT: You may have a right to purchase this property after the trustee auction, pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call 916-939-0772, or visit this internet website www.nationwideposting.com, using the file number assigned to this case 230301 to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as an "eligible tenant buyer" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding potential right to purchase." FOR SALES INFORMATION CALL : 916-939-0772 C/O C.N.A. FORECLOSURE SERVICES, INC., A CALIFORNIA CORPORATION as said Trustee. 2020 CAMINO DEL RIO N. #230 SAN DIEGO, CALIFORNIA 92108 (619) 297-6740 DATE: 12/18/2023 C.N.A. Foreclosure Ser-

ices, Inc., a California Corporation KIMBERLY CURRAN TRUSTEE SALE OFFICER NPP0444880 To: ORANGE COUNTY NEWS 12/22/2023, 12/29/2023, 01/05/2024 Orange County News 12/22,29/23,1/5/2024-137713 FICTITIOUS BUSINESS NAME STATEMENT NO: 20236675319 a) HORNSUP REPUBLIC 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 NOTICE TO CREDITORS OF BULK SALE (Sec. 6101-6111 UCC) Escrow No. 107-042346 Notice is hereby given that a Bulk Sale is about to be made. The name(s), and business address(es) to the seller(s) are: JNS Healthy Food Inc., 141 E Imperial Highway, Ste A & B, Fullerton, CA 92835 Doing Business as: Garbanzo Mediterranean Fresh All other business name(s) and address(es) used by the Seller(s) within three years, as stated by the Seller(s), is/are: The Simple Greek The location in California of the chief executive office of the seller is: Same as above The name(s) and business address of the Buyer(s) is/are: Hatem Ibrahim Shehata Kawashti, 13900 Fiji Way, Apt 311, Marina Del Rey, CA 90292 The assets to be sold are described in general as: the trade name of the business, leasehold interest, leasehold improvements, goodwill, inventory of stock, covenant not to compete, franchise rights, furniture, fixtures and equipment, and are located at: 141 E Imperial Highway, Ste A & B, Fullerton, CA 92835 The Bulk Sale is intended to be consummated at the office of: The Heritage Escrow Company, 2550 Fifth Avenue, Suite 800, San Diego CA 92103 and the anticipated date of sale/transfer is 01/11/2024, pursuant to Division 6 of the California Code. This bulk sale is subject to California Uniform Commercial Code Section 6106.2. [If the sale is subject to Sec. 6106.2, the following information must be provided] the name and address of the person with whom claims may be filed is: The Heritage Escrow Company, 2550 Fifth Avenue, Suite 800, San Diego CA 92103, Escrow No. 107-042346, Escrow Officer: Christopher Portillo and the last date for filing claims shall be 01/10/2024, which is the business day before the sale date specified above. By: /s/ Hatem Ibrahim Shehata Kawashti 12/22/23 CNS-3766713# ORANGE COUNTY NEWS Orange County News 12/22/23-137644

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY Notice is hereby given that on January 9th, 2024. 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: 480 W Crowther Ave Placentia CA 92870 714.524.7552 11:00am Abby Richardson Household items Peggy Averitt Household items Kaylee Neff Household items Richard Dennis Household items Jaime DeLacruz Household items Stephanie Bruce Household items 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. 12/22, 12/29/23 CNS-3763495# ORANGE COUNTY NEWS Orange County News 12/22,29/23-137360 NOTICE TO CREDITORS OF BULK SALE (UCC Sec. 6105) Escrow No. 7160-TL NOTICE IS HEREBY GIVEN that a bulk sale is about to be made. The name(s), business address(es) of the Seller(s), are: KANOK THAI LLC, 1302 SOUTH KINGS COURT DRIVE ANAHEIM, CA 92804 Doing Business as: KANOK THAI BISTRO All other business name(s) and address(es) used by the Seller(s) within the past three years, as stated by the Seller(s), is/are: NONE The location in California of the Chief Executive Officer of the Seller(s) is: NONE The name(s) and address of the Buyer(s) is/are: SOOKTHAM LLC, 1542 KIOWA CREST DRIVE DIAMOND BAR, CA 91765 The assets being sold are described in general as: FURNITURE, FIXTURES & EQUIPMENTS, INVENTORY, GOODWILL, ABC LICENSE, LEASE, LEASEHOLD AND COVENANT NOT TO COMPLETE and are located at: 1450 BAKER STREET, SUITE C, COSTA MESA, CA 92626 The bulk sale is intended to be consummated at the office of: ANNEXE ESCROW, 1717 WEST ORANGEWOOD AVENUE, STE. D, ORANGE, CA 92868 and the anticipated sale date is 01/11/24 The bulk sale is subject to California Uniform Commercial Code Section 6106.2 YES The name and address of the person with whom claims may be filed is: ANNEXE ESCROW, 1717 WEST ORANGEWOOD AVENUE, STE. D, ORANGE, CA 92868 and the last date for filing claims shall be 01/10/24, which is the business day before the sale date specified above. Dated: 12/6/23 Buyer: SOOK THAM LLC BY: /S/ THUMAKORN SOOKTHAM, MANAGING MEMBER 12/22/23 CNS-3767468# ORANGE COUNTY NEWS Orange County News 12/22/23-137644

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY Notice is hereby given that on January 10, 2024; 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: 1705 S State College Blvd Anaheim, Ca 92806 (714) 308-1789 2:00 PM Nova Pest Control Bait Stations Bridget Chowen Bed Frame, End Tables, Bicycles, Boxes Mike Moran Tools, Luggage, Bike Adelyn Cruz Dresser, Clothes, Shoes, Boxes, Shoes Garrett Coelho Furniture, Boxes Daniel Amaro Bed, Armoire, Dresser, Table, Chairs, Bookshelf, Boxes Laurence Maftei Tools 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. 12/22, 12/29/23 CNS-3765565# ORANGE COUNTY NEWS Orange County News 12/22,29/23-137554 SST II 7611 Talbert Ave LLC will hold an online auction to enforce a lien imposed on said property, as described below, pursuant to the California self-storage facility act California business and professions code 10 division 8 chapter 21700, on or after 1/8/2024 at 1:00 pm at SmartStop Self Storage 7611 Talbert Ave Huntington Beach, CA 92648, 714-625-2385. All interested bidders may go to www.selfstorageauction.com to register and see photos of the items available for sale. Management reserves the right to withdraw any unit from sale at any time. Unless specify all contents in storage unit are consider household and other goods. Eric Eugene Cleaver,A045D,Martin Joseph Reinhardt Jr.,B040,Benjamin Weil,B046,Hai Nguyen,C038,Bethany Anne Collazo, D022,Kathleen Ann Cresswell,F029 Orange County News 12/22,29/2023-137749 FICTITIOUS BUSINESS NAME STATEMENT NO: 20236676494 CHEWIE AND MELLOW, 2222 MICHELSON DR STE 236, IRVINE, CA 92612. County: Orange. This is a New Statement. Registrant(s): THIRTY DESSERTS, 606 SOLVAY AISLE, IRVINE, CA 92606-0833. Have you started doing business yet? NO. This business is conducted by: CORPORATION. Registrant /s/ JUN-CHAO YAO, CHIEF OPERATING 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 11/13/2023. Orange County News 12/22,29/23, 1/5,12/2024-137773