

Legals-IND

ORDER TO SHOW CAUSE FOR **CHANGE OF NAME** CASE NO. 30-2023-01367346

TO ALL INTERESTED PERSONS: Petitioner: JOE HERNANDEZ II filed a petition with this court for a decree changing names as follows: JOE HERNAN-DEZ II to JUDE HERNAN-THE COURT OR-DERS that all persons in-terested in this matter shall appear before this court at the hearing indicated behearing indicated be low to show cause, if any, why the petition for change of name should not be of name should not be granted. Any person ob-jecting to the name changes described above must file a written objection that includes the réasons for the objection at least two court days be-fore 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

NOTICE OF HEARING 01/30/2024, 8:30 a.m. D100 REMOTE

grant the petition without a

Central Justice Center 700 Civic Center Drive West

Santa Ana, CA 92701 (To appear remotely, check in advance of the 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)

www.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 weeks prior to the date set for hearing on the petition in the following newspa-per of general circulation, printed in this county: Buena Park/Anaheim In-dependent

dependent Date: 12/15/2023

Judge Layne H. Melzer Judge of the Superior Court

Buena Park Independent ent 12/22,29/23,1/5,12/24-137684

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO.

CASE NO.
30-2023-01367299
TO ALL INTERESTED
PERSONS: Petitioner:
MAHDOKHT DOREEN
MASRORI, filed a petition with this court for a decree changing names as follows: MAHDOKHT DOREEN MAHDOKHT

Legals-IND

SOBHANI. 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 peti-tion should not be granted. If no written objection is timely filed, the court may grant the petition without a

earing.
NOTICE OF HEARING

01/30/2024, 8:30 a.m. D100 REMOTE Central Justice Center 700 Civic Center Drive

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 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 newspa-per of general circulation, printed in this county: Buena Park/Anaheim In-

dependent Date: 12/14/2023 Judge Layne Melzer Judge of the Superior

Buena Park Independent 12/29/23,1/5,12,19/24-

137790

NOTICE OF PETITION TO ADMINISTER ES-TATE OF: GAIL I. PARKS AKA GAIL I. LARUE CASE NO. 30-2022-01293557-PR-LA-CMC

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the WILL or estate, or both of GAIL I. PARKS AKA GAIL I.

LARUE. A PETITION FOR PROBATE has been filed by SHILA LEE in the Superi-or Court of California, County of ORANGE. THE PETITION FOR PROBATE requests that SHILA LEE be appointed

as personal representative to administer the estate of the decedent.

THE PETITION requests

authority to administer the

estate under the Inde-pendent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Be-fore taking certain very im-portant actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consen-ted to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not

grant the authority.
A HEARING on the petition will be held in this court as follows: 05/16/24 at 1:30PM in Dept. CM06 located at 3390 HARBOR BLVD., COSTA MESA, CA 92626 92626

NOTICE IN PROBATE CASES

The court is providing the convenience to appear for hearing by video using the court's designated video platform. This is a no cost service to the public. Go to the Court's website at The Superior Court of Califor Superior Court of California - County of Orange (occourts.org) to appear remotely for Probate hearing and for remote hearing instructions. If you ing 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 a second or the se ance. 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 be-fore the hearing. Your ap-pearance may be in perpearance may be in person or by your attorney. IF YOU ARE A CREDIT-OR 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 ative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general person-al representative, as defined in section 58(b) of defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or per-sonal 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 credit-or. You may want to con**Legals-IND**

sult 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. In Pro Per Petitioner

SHILA LEE 8571 WESTERN AVEN-UE, APT. #A BUENA PARK CA 90620 12/29/23, 1/5, 1/12/24

CNS-3768736#
BUENA PARK INDEPENDENT Buena Park Independent 12/29/23,1/5,12/24-

ORDER TO SHOW CAUSE FOR CHANGE OF NAME

CHANGE OF NAME
CASE NO.
30-2023-01368948
TO ALL INTERESTED
PERSONS: Petitioner:
MILLENNI GONZALEZ, filed a petition with this court for a decree changing names as follows: MILLENNI GONZALEZ to MILLENI GONZALEZ.
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 de-scribed 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 ing 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.

IOTICE OF HEARING 02/06/2024, 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 pub-lished at least once each week for four successive weeks prior to the date set

Legals-IND

for hearing on the petition in the following newspa-per of general circulation, printed in this county: Buena Park/Anaheim Independent

Date: 12/26/2023 Judge Nick A. Dourbetas Judge of the Superior

Buena Park Independent 12/29/23,1/5,12,19/24-

NOTICE OF TRUSTEE'S NOTICE OF TRUSTEES SALE Trustee Sale No.: 00000009700428 Title Order No.: 150-2355390-05 FHA/VA/PMI No.: YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 414/3/2017 UN DATED 11/17/2017. UN-LESS YOU TAKE AC-TION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUB-LIC SALE. IF YOU NEED AN EXPLANATION OF AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. BARRETT DAFFIN FRAPPIER TREDER and WEISS, LLP, as duly appointed Trustee under and pursuant to Deed of Trust Recorded on 11/21/2017 as Instrument No Instrument 2017000503572 of official records in the office of the records in the office of the County Recorder of OR-ANGE County, State of CALIFORNIA. EXECUTED BY: DALILA MITCHELL, A MARRIED WOMAN AS HER SOLE AND SEPARATE PROPERTY, AND ELVENIA HUNTER, AN UNMARRIED WOMAN, AS JOINT TENANTS WILL SELL AT TENANTS, WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH, CASHIER'S CHECK/CASH EQUIVALENT or other form of payment authorized by Cali-fornia Civil Code 2924h(b), (payable at time of sale in (payable at time of sale in lawful money of the United States). DATE OF SALE: 02/06/2024 TIME OF SALE: 12:00 PM PLACE OF SALE: AT THE NORTH FRONT ENTRANCE TO THE COUNTY COURTHOUSE, 700 CIVIC CENTER DRIVE WEST SANTA 700 CIVIC CENTER DRIVE WEST, SANTA ANA, CA 92701. STREET ADDRESS and other common designation, if any, of the real property demon designation, if any, of the real property described above is purported to be: 8485 JUPITER DR, BUENA PARK, CALIFORNIA 90620 APN#: 070-573-21 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 coven-

made, but without coven-

ant or warranty, expressed or implied, regard-

ing title, possession, or en-cumbrances, to pay the re-

cumbrances, to pay the re-maining principal sum of the note(s) secured by said Deed of Trust, with in-terest thereon, as provided in said note(s), advances In said note(s), advances, under the terms of said Deed of Trust, fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of the unnaid ball. amount of the unpaid balance of the obligation secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is \$723,850.32. The benefi-ciary 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 sountly where the in the county where the real property is located. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at 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 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 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. NO-TICE 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, pursu-ant to Section 2924g of the California Civil Code. The law requires that informa-

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 833-561-0243 for may call 833-561-0243 for information regarding the trustee's sale or visit this Internet Web site W W W . S A L E S . B D F - GROUP.COM for information regarding the sale of this property, using the file number assigned to this case 00000009700428. Information about postponeformation about postpone-ments 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 proporty after the trustee and erty 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 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 trustarter the date of the trust-ee sale, you can call 833-561-0243, or visit this in-ternet website WWW.SALES.BDF-GROUP.COM using the file number assigned to this case th is case 000000009700428 to find the date on which the trustee's sale was held the amount of the last and highest bid, and the ad-dress 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 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 hould consider contact. should consider contact-ing an attorney or appro-priate real estate professional immediately for ad-

vice regarding this potential right to purchase. FOR TRUSTEE SALE IN-

FORMATION PLEASE

TAINED WILL BE USED FOR THAT PURPOSE. BARRETT DAFFIN FRAP-

TRFDFR

WEISS, LLP as Trustee 3990 E. Concours Street, Suite 350 Ontario, CA

91764 (866) 795-1852 Dated: 12/27/2023 A-4805427 01/05/2024,

01/12/2024, 01/19/2024 Buena Park Independent 1/5,12,19/2024

ORDER TO SHOW CAUSE FOR

CHANGE OF NAME CASE NO.

23FL001117

TO ALL INTERESTED PERSONS: Petitioner: GUADALUPE SELENE

SANCHEZ and MOHA-

MAD ALI EL MASRI or behalf of ASHTYN AXL

ELMASRI and DYLAN PHOENIX ELMASRI, minors, filed a petition with

this court for a decree

changing names as fol-lows: ASHTYN AXL EL-

changing
lows: ASHTYN AXL ELMASRI to ASHTYN AXL
EL MASRI and DYLAN
PHOENIX ELMASRI to
DYLAN PHOENIX EL

**ASDI THE COURT OR-

DERS that all persons in

terested in this matter shall

appear before this court at

the hearing indicated be-

low 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 reas-

ons for the objection at

least two court days be-fore the matter is sched-

uled 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

NOTICE OF HEARING

02/15/2024, 1:30 p.m. L74 REMOTE

Lamoreaux Justice Center 341 The City Drive South Orange, CA 92868-3205

(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-

A copy of this Order to Show Cause shall be pub-

lished at least once each

week for four successive weeks prior to the date set

for hearing on the petition in the following newspa-per of general circulation, printed in this county:

Buena Park/Anaheim In-

Judge Julie A. Palafox Judge of the Superior Court

Buena Park Independent 12/29/23,1/5,12,19/24-137998

ORDER TO SHOW CAUSE FOR CHANGE OF NAME

CASE NO.

TO ALL INTERESTED PERSONS: Petitioner:

LILIA MEJIA-SALAZAR, filed a petition with this court for a decree chan-

COURT ORDERS that all

matter shall appear before

this court at the hearing indicated below to show

dicated below to show cause, if any, why the peti-

tion for change of name should not be granted. Any person objecting to the

name changes described above must file a written

dependent Date: 11/30/2023

my-court.htm)

138026

reasons for the objection at least two court days be the matter is scheduled to be heard and must appear at the hearing to show cause why the peti-tion should not be granted. If no written objection is timely filed the court may grant the petition without a NOTICE OF HEARING

02/06/2024, 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) 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 newspa-per of general circulation, printed in this county: Buena Park/Anaheim Independent Date: 12/26/2023 Judge Nick A. Dourbetas Judge of the Superior

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 30-2023-01368878 ALL INTERESTED PERSONS: Petitioner YANRAN CHEN filed a pe tition with this court for a decree changing names as follows: YANRAN as follows: YANRAN CHEN to ELIZABETH YANRAN CHEN. THE

COURT ORDERS that all persons interested in this

matter shall appear before

Buena Park Independ-

ent 1/5,12,19,26/24-138074

this court at the hearing in-dicated below to show cause, if any, why the peti-tion 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 be-fore the matter is scheduled to be heard and must appear at the hearing to show cause why the peti-tion should not be granted. If no written objection is timely filed, the court may grant the petition without a NOTICE OF HEARING 02/22/2024, 8:30 a.m. D100

Central Justice Center 700 Civic Center Drive West

Santa Ana, CA 92701 (To appear remotely check in advance of th 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.btm)

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 newspa-per of general circulation, printed in this county: Buena Park/Anaheim Independent Date: 12/22/2023

Judge Layne Melzer Judge of the Superior Court

Buena Park Independent 1/5,12,19,26/24-138129

NOTICE OF PETITION TO ADMINISTER ESTATE OF: GUDELIO CALDERON CASE NO. 30-2023-01346915-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 GUDELIO CAL-A Petition for PROBATE

Legals-IND

has been filed by: ANGEL CALDERON, in the Super-ior Court of California, County of ORANGE. The Petition for Probate requests that ANGEL CALDERON be appointed as personal representative to administer the estate of the decedent.

The Petition requests the

decedent's will and codi-cils, 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 author-ity 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 will be granted unless an interested person files an objection to the petition and shows good cause why the court should not

grant the authority.
A hearing on the petition will be held in this court as

02/07/2024 at 1:30 PM in Dept. CM05 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 within the later of either (1) four months from the date of first issuance of letters to a general personal representative as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under sec-tion 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law You may examine the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court

Attorney for Petitioner: JAMES A. LONG, 10604

TRADEMARK PARKWAY NORTH, SUITE 300, RANCHO CUCAMONGA, 91730. (909) 329-Buena Park/Anaheim Independent 1/12,19,26/2024-138207

Legals-IND

the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can re-ceive clear title to the property. You are encour-aged to investigate the ex-TS No.: MAEF.577-168
APN: 017-381-04 Title Order No.: 2357544CAD NOTICE OF TRUSTEE'S
SALE YOU ARE IN DEFAULT UNDER A DEED
OF TRUST DATED
12/16/2019. UNLESS istence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title OF TRUST DATED 12/16/2019. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROP-ERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANinsurance 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 ATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU aware that the same lender may hold more than one mortgage or deed of AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidust on the property. NO OWNER: The sale date der for cash, cashier's check drawn on a state or shown on this notice of sale may be postponed national bank, check one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the drawn by a state or feder-al credit union, or a check drawn by a state or federal savings and loan asso-ciation, or savings associ-ation, or savings bank spe-California Civil Code. The law requires that information about trustee sale cified in Section 5102 of postponements be made the Financial Code and authorized to do business available to you and to the public, as a courtesy to in this state will be held by those not present at sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the reschedthe duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the here-inafter described property uled time and date for the sale of this property, you may call (855) 976-3916 or under and pursuant to a visit this Internet Website https://tracker.auction.com/sb1079, using the file Deed of Trust described below. The sale will be made, but without covennumber assigned to this case MAEF.577-168. Inwarranty pressed or implied, regarding title, possession, or enformation about postponecumbrances, to pay the rements that are very short maining principal sum of the note(s) secured by the Deed of Trust, with in-terest and late charges thereon, as provided in the 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. thereon, as provided in the note(s), advances, under the terms of the Deed of The best way to verify Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publicais to attend the scheduled sale. For sales conducted after January 1, 2021: NO-TICE TO TENANT: You may have a right to purtion of the Notice of Sale) tion of the Notice of Sale, reasonably estimated to the set forth below. The chase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If amount may be greater on the day of sale. Trustor: Terrence E Lappin, A Widyou are an "eligible tenant ower Duly Appointed Trustee: PROBER AND you can purchase the property if you match RAPHAEL, ALC Recorded 12/20/2019 as Instruthe last and highest bid placed at the trustee auc-tion. If you are an "eligible ment No. 2019000535110 in book N/A, page N/A of Official Records in the of-fice of the Recorder of Orbidder," you may be able to purchase the property if you exceed the last and bidder ange County, California, Date of Sale: 2/5/2024 at 9:00 AM Place of Sale: Doubletree by Hilton Hotel 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, Anaheim - Orange County, 100 The City Drive, Orange, CA 92868, Auction.com Room Amount of unpaid balance and other charges: \$392,601.61 Street Adyou can call (855) 976-3916, or visit this internet website https://tracker.auc tion.com/sb1079, using the file number assigned to this case MAEF 577-168 dress or other common designation of real propto find the date on which 1400 FALLENLEÄF the trustee's sale was STREET LA HABRA CALIFORNIA 9063 held, the amount of the last and highest bid, A.P.N.: 017-381-04 The the address of the trustee undersigned Trustee dis-claims any liability for any Second, you must send a written notice of intent to place a bid so that the incorrectness of the street address or other common trustee receives it no more designation, if any, showr above. If no street adthan 15 days after the trustee's sale. Third, you must submit a bid so that dress or other common designation is shown, directions to the location of the trustee receives it no more than 45 days after the trustee's sale. If you the property may be obtained by sending a writ-ten request to the benefi-ciary within 10 days of the think you may qualify as an "eligible tenant buyer" or "eligible bidder," you date of first publication of this Notice of Sale. NO-TICE TO POTENTIAL BIDDERS: If you are conshould consider contacting an attorney or appro-priate real estate professional immediately for adsional immediately for advice regarding this potential right to purchase. Date: 1/4/2024 PROBER AND RAPHAEL, ALC 20750 Ventura Blvd. #100 Woodland Hills, California 91364 Sale Line: (855) 976-3916 Phone Number: 818-227-0100 Rita Terzyan, Trustee Sale Officer NPP0445385 To: BUENA sidering 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

ee Sale Officer NPP0445385 To: BUENA

PARK / ANAHEIM INDE-PENDENT 01/12/2024 01/19/2024 01/26/2024 Buena Park/Anaheim In dependent 1/12,19,26/24-138235

Legals-IND

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

TO ALL INTERESTED PERSONS: Petitioner: MACARIUS GEORGE RIZK filed a petition with this court for a decree changing names as fol-lows: MACARIUS GEORGE RIZK to MI-CHAEL LIONEL LOVE. 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 obection is timely filed, the court may grant the peti-ion without a hearing. NOTICE OF HEARING 02/20/2024, 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

in the following newspa-per of general circulation, printed in this county: Buena Park/Anaheim Independent Date: 01/04/2024 Judge Lavne Melzer Judge of the Superior Court

Buena Park Independent 1/12,19,26,2/2/24-138259 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 ap-pearance will not protect you. If you do not file your response on time. 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 C e n t e r (www.courts.ca.gov/self-help), at the California

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO.

Legals-IND

your court's website, go to www.courts.ca.gov/findmv-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

(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: (Nobre del demandante MARGARITA RODRIG-UEZ NOTICE! You have been sued. Read the information below. You have 30 calendar days after this summons

dirección v el número de teléfono del abogado del demandante, o del demandante que no tiene PARK, C 487-1732

both spouses or domestic partners until the petition is partners until the petition is dismissed, a judgment is enterd, or the court makes further orders. They are enforceable anywhere in California by any law en-forcement officer who has received or seen a copy of FEE WAIVER: If you can-not 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 calen-dario despues de haber

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(www.lawhelpca.org), or by contacting your local county bar association. NOTICE-RESTRAINING ORDERS ARE ON PAGE

2: These restraining or-ders are effective against

recibido la entrega legal de esta Citacion y Peti-cion para presentar una Respuesta (formulario FL-120) ante la corte y efectu-ar 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 pareia de hecho, sus bienes y la custodia de sus hijos. La corte tambien le puede ordenar que pague manutencion, y honorarios y costos le-gales. 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 California Cortes de (www.sucorte.ca.gov), en el sitio web de los Servicios Legales de California (www.lawhelpca.org) o (www.lawnelpca.org) of Poniendose en contacto con el colegio de abogados de su condado AVISO-LAS ORDENES DE RESTRICCION SE ENCUENTRAN EN LA PACINA 2: Las ardanas PAGINA 2: Las ordenes gencia en cuanto a ambos convuges o miembros de la pareja de hecho hasta que se depida la peticion, se emita un fallo o la corte de otras ordenes. Cualquier agen-cia del orden publico que haya recibido o visto una copia de estas ordenes puede hacerias acatar en

cualquier lugar de Califor-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 dirección de la corte es) Superior Court of Califor nia, County of Orange Lamoreaux Justice Cen-ter- 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

mandante que no tiene abogado, es): MARGAR-ITA RODRIGUEZ, 7652 MELROSE ST, BUENA PARK, CA 90621, 714-Date: 03/27/2023 DAVID H. YAMASAKI Clerk of the Court Clerk, by (Secretario) J.MILLS Deputy (Adjunto)
STANDARD FAMILY LAW RESTRAINING ORDERS **Legals-IND Legals-IND**

cia en comun o propiedad comunit-aria) 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.

138304

Buena Park Independ-

Notice of public sale: self

storage cube contents of

the following customers containing household and

other goodswill be sold for

cash by CubeSmart Management, LLC 1628 S Anaheim Way Anaheim,

CA 92805 to satisfy a lien on 1/24/24 at approx 2:00

PM at www.storagetreas-

res.com. Eddie Torres, Teresa E. Fernandez, vi-ridiana Franco, Cesar Luna, Rosie Soto, Aimee Sell, Isaiah Velasquez, Edgar Daniel Xicotencatl

Bautista, James Ryerson, Taryn Calkum, Michael Talili, Jayson Gilliam, Johnathan Orea, Carl

Ould, Natalia Delgado, Crystal Zamarripa, Kim-Crystal Zamarripa, Kimberly Juarez, Rob A Pago-

BUENA PARK INDE-PENDENT

Buena Park Independent 1/5,12/24-137847

aga. 1/5, 1/12/24

CNS-3768509#

01/12,19,26,2/2/24 -

written consent of the oth-or an order of the court; g, borrowing against, can ansferring, disposing of, or I the beneficiaries of any or other coverage, includ ind their minor children; grring, encumbering, hypo-, concealing, or in any way g of any property, real or II, whether community, ommunity, or separate, he written consent of the ty or an order of the court,

eating a horproduct consists of fying a nonprobate transfer in anner that affects the disposi-of property subject to the trans-without the written consent of ther party or an order of the t. Before revocation of a non-ate transfer can take effect or a rvivorship to property can

ed extraordinary expendif-least five business days pri-curring these extraordinary itures and account to the r all extraordinary expendifs are effective. However, you use community property, -community property or your parate property to pay an at-to help you or to pay court ENES DE RESTRICCIÓN ANDAR DE DERECHO FA-

citar un pasaporte nuevo o de uesto para los hijos menores, el consentimiento previo por es-o de la otra parte o sin una or-

o de la otra parte o sin una or-de la corte; obrar, pedir prestado, cancelar, isferir, deshacerse o cambiar el ibre de los beneficiarios de cu-pier seguro u otro tipo de cober-i, como de vida, salud, vehículo iscapacidad, que tenga como eficiario(s) a las partes y su(s) (s) menor(es):

de cualquier propiedad, in ole o personal, ya sea comunit cuasicomunitaria o separada ides personales y comerciales ira satisfacer las necesidades

testamentaria de manera testamentaria de manera ecte la asignación de una dad sujeta a transferencia, onsentimiento por escrito de parte o una orden de la nates de que se pueda elim-revocación de una transfer-no testamentaria, se debe

cualquier gasto ex propuesto por lo menos abiles antes de realiz dir cuenta a la corte de ar a un abogado que lo ay-ara pagar los costos de la

cost you pay to-affordable health information, visit

O—ACCESO A SEGURO DE ID MÁS ECONÓMICO: Ne-JD MAS ECONOMICO: ¿Ne-a a seguro de salud a un costo uible, ya sea para usted o al-n en su hogar? Si es así, e presentar una solicitud con red California. Covered Calilo puede ayudar a reducir el e paga por seguro de sa-quible y de alta calidad. ener más información, vis-

-IMPORTANT IN-

es de este caso llega a falle

PROPERTY

Legals-IND

Legals-IND

SALE: Self-storage Cube contents of the following

customers containing household and other

goods will be sold for cash by CubeSmart Manage-ment, LLC 4200 N. Har-bor Blvd. Fullerton CA

92835 to satisfy a lien on January 25th, 2024, at approx. 1:00PM at www.stor-

agetreasures.com: Ruisto Verastegui, Yamina Es-queda, Massara Moumne, Brianna Carmona, Marion

BUENA PARK INDE-PENDENT Buena Park Independ-

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 30-2024-01371184

TO ALL INTERESTED PERSONS: Petitioner: HY-UN SOOK CHOI filed a

petition with this court for a

decree changing names as follows: HYUN SOOK CHOI to HYUN SOOK

HONG

COURT ORDERS that all

persons interested in this

ent 1/5,12/24-137711

Calhoun 1/5, 1/12/24 CNS-3767607#

Notice is hereby given that the undersigned intends to sell the personal property described below to enforce a lien imposed on said property pursuant to the California Self Storage Act. Items will be sold at www.storagetreasures.co m by competitive bidding ending on 1/24/2024 at 2:30 PM. Property has been stored and is located at A-1 Self Storage, 420 E. Lambert Rd. La Habra, CA 90631. Sale subject to cancellation up to the time of sale, company reserves the right to refuse any online bids. Property to be sold as follows: misc. household goods, computers, electronics, tools, personal items, furniture, clothing, office furniture & equipment, sporting goods, etc.; belonging to the following: Steven Sherman

Kiesh Johnson Timothy Domis Auction by StorageTreasures com 480-397-6503 1/12/24 CNS-3768430# BUFNA PENDENT Buena Park Independent 1/5,12/24-138141

BID ADVERTISEMENT

Project Name: Vista: District Office & Outdoor Spaces

Bid Deadline: February 13, 2024 at 5:00 p.m. Place of Bid Receipt: icanedo@redhookcap.com

Documents will be available on January 16, 2024

Response Package are on via link

https://drive.google.com/drive/folders/1-nWbsMVX48CT_qK2y4R3xtl2qCaOQfxH?usp=drive_lin All bids shall be made and presented only on the forms

Contractor's License Classification Required: B

-Bid Conference/Job Walk on Febru-

ary 5, 2024 at 10:00 a.m. on the site of the proposed project. The group will meet on the front entrance of 601 N. Fairview St. Santa Ana, CA 92703 to walk both sites. Each bidder and all subcontractors shall be a licensed

contractor pursuant to the California Business and Pro-fessions Code and be licensed to perform the work called for in the Contract Documents. Each bid must strictly conform with and be responsive to the Contract Documents as defined in the General Conditions The Owner's Representative reserves the right to reject

any or all bids or to waive any irregularities or informalities in any bids or in the bidding. The bid of any party who has been delinquent or unfaithful in the performance of any former contract may be rejected. The bid of any party that cannot show a commitment to a 4-month construction schedule for the outdoor play areas and an 8-month construction schedule for the District Office, including TCO, will not be accepted. Pursuant to California Labor Code section 1720 et seq

Pursuant to California Labor Code section 1720 et seq., it shall be mandatory upon the Contractor to whom the contract is awarded, and upon any subcontractor under such Contractor, to pay not less than the general prevailing rate of per diem wages in the locality in which this work is to be performed for each craft or type of worker needed to execute the contract, including holiday and overtime work as well as employer payments for health and welfare, pension, vacation, and similar numbers.

No bidder may withdraw any bid after the bid is closed for review, February 13, 2024 by 5 pm.

Separate payment and performance bonds, each in an amount equal to 100% of the total contract amount, are required, and shall be provided to the Owner's Representative prior to execution of the contract and shall be in the form set forth in the Contract Documents.

All bonds (bid, performance, and payment) must be issued by a California admitted surety as defined in California Code of Civil Procedure section 995.120. This project is partially or wholly financed with City

State and/or Federal funds and, accordingly, the Contractor must abide by all Federal, State, and local regulations regarding equal employment, and all applicable Federal and State Labor Standards Provisions, including but not limited to: Affirmative Action (see LABAVN

http://www.labavn.org/).

2. Federal and City Business Inclusion and HUD Section 3 good faith efforts if applicable.

3. Federal and State labor compliance

4. City-certified Workmen's Compensation, General Liability and Property Insurance.

NOTICE OF SALE ABAN-DONED PERSONAL

PARK INDE-

matter shall appear before this court at the hearing indicated below to show cause, if any, why the peti-tion 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 be fore 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

Legals-IND

03/06/2024, 8:30 a.m. D-100 Central Justice Center

(To appear remotely, check in advance of the

A copy of this Order to Show Cause shall be pub-lished at least once each

NOTICE OF HEARING

700 Civic Center Drive West Santa Ana, CA 92701

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/findmy-court.htm)

Judge of the Superior Court for hearing on the petition in the following newspa Buena Park Independper of general circulation, printed in this county: Buena Park/Anaheim In-138359 CITY OF BUENA PARK

Legals-IND

weeks prior to the date set

PUBLIC MEETING NOTICE

The City of Buena Park Community Development Block Grant (CDBG) Committee will hold a public meeting in the Council Chamber of the Civic Center, 6650 Beach Boulevard, Buena Park, California, on Thursday, February 1, 2024, at 6:00 p.m., or as soon thereafter as can be heard, to discuss activity funding for the upcoming 2024-2025 CDBG program year. All interested parties are encouraged to attend the

Legals-IND

ent 1/12,19,26,2/2/24-

Date: 01/09/2024

meeting and may speak regarding this item. The entire meeting agenda will be available to view three days before the meeting at www.buenapark.com. person with impairment pursuant to the Americans

with Disability Act who needs special accomishould call the City Clerk at (714) 562-3750. If you would like to participate in the public hearing and would like translation in Chinese, Korean, Spanish, Tagalog, or Vietnamese, please contact the City Clerk's Office at (714) 562-3750, 48-hours prior to the meeting

Further information may be obtained from the Economic Development Division, (714) 562-3586.

Adria M. Jimenez, MMC Director of Government and Community Relations/City Clerk Buena Park Independent 1/12/2024-138249

NOTICE INVITING BIDS
ANAHEIM UNION HIGH SCHOOL DISTRICT

NOTICE IS HEREBY GIVEN that the Anaheim Union High School District, acting by and through its Governing Board, hereinafter referred to as "District", will receive prior to 11:00 A.M. P.S.T. ON THE 31st DAY OF January. 2024 sealed bids for the award of a Contract for the following:

BID NO. 2024-13 ANAHEIM HIGH SCHOOL TEMPORARY PARKING LOT PAVING

All bids shall be made and presented only on the forms presented by the District. Bids shall be received in the office of the PURCHASING DEPARTMENT AT 501 CRESCENT WAY, ANAHEIM, CALIFORNIA and shall be opened and publicly read aloud at the above stated time and place. Any bids received after the time specified above or after any extensions due to material changes shall be returned unopened.

Note: Pursuant to Public Contract Code section 20103.8, the selection process selected does not preclude the District from using any of the additive or deductive alternates from the Contract after the lowest responsible responsive bidder has been determined.

Bids shall be received in the place identified above, and shall be opened and publicly read aloud at the above. Bids shall be received in the place identified above, and shall be opened and publicly read aloud at the above-

Bids shall be received in the place identified above, and shall be opened and publicly read aloue at the above stated time and place.

The bid documents are available at 501 Crescent Way, Anaheim, CA, 92801, in the Purchasing Department. Each bidder shall be a licensed contractor pursuant to the California Business and Professions Code, to perform the work called for in the Contract Documents. The successful bidder must possess a valid and active C12 license as required at the time of award and throughout the duration of this Contract. The Contractor's California State License number shall be clearly stated on the bidder's proposal.

Contractor's Subcontractors shall be licensed pursuant to California law for the trades necessary to perform the work called for in the Contract Documents.

Each bid must strictly conform with and be responsive to the Contract Documents as defined in the General Condi

tions.

The District reserves the right to reject any or all bids or to waive any irregularities or informalities in any bids or in the bidding. Each bidder shall submit with its bid, on the form furnished with the Contract Documents, a list of the designated

subcontractors on this Project as required by the Subletting and Subcontracting Fair Practices Act, California Public Contract Code section 4100 et seq.

In accordance with California Public Contract Code section 22300, the District will permit the substitution of securities for any moneys withheld by the District to ensure performance under the Contract. At the request and expense of the Contractor, securities equivalent to the amount withheld shall be deposited with the District, or with a state or federally chartered bank as the escrow agent, who shall then pay such moneys to the Contractor. Upon satisfactory completion of the Contract, the securities shall be returned to the Contractor.

Each bidder's bid must be accompanied by one of the following forms of bidder's security: (1) cash; (2) a cashier's bond expecting the position of the District: (3) a certified check made payable to the District; or (4) a hidder's bond expecting the contractor of the contractor of the contractor of the position of the District.

Each bidder's bid must be accompanied by one of the following forms of bidder's security: (1) cash; (2) a cashier's check made payable to the District; (3) a certified check made payable to the District; or (4) a bidder's bond executed by a California admitted surety as defined in Code of Civil Procedure section 995.120, made payable to the District in the form set forth in the Contract Documents. Such bidder's security must be in an amount not less than ten percent (10%) of the maximum amount of bid as a guarantee that the bidder will enter into the proposed Contract, if the same is awarded to such bidder, and will provide the required Performance and Payment Bonds, insurance certificates and any other required documents. In the event of failure to enter into said Contract or provide the necessary documents, said security will be forfeited.

The Contractor and all Subcontractors shall comply with the requirements set forth in Division 2, Part 7, Chapter 1 of the Labor Code. The District has obtained from the Director of the Department of Industrial Relations the general prevailing rate of per diem wages and the general prevailing rate for holiday and overtime work in the locality in which this work is to be performed for each craft, classification or type of worker needed to execute the Contract These per diem rates, including holiday and overtime work, as well as employer payments for health and welfare pension, vacation, and similar purposes, are on file at the District, and are also available from the Director of the Department of Industrial Relations. Pursuant to California Labor Code section 1720 et seq., it shall be mandatory upon the Contractor to whom the Contract is awarded, and upon any subcontractor under such Contractor, to pay not less than the said specified rates to all workers employed by them in the execution of the Contract. upon the Contractor to whom the Contract is awarded, and upon any subcontractor under such Contractor, to pay not less than the said specified rates to all workers employed by them in the execution of the Contract. A Contractor or Subcontractor shall not be qualified to bid on, be listed in a bid proposal, subject to the requirements of Section 4104 of the Public Contract Code, or engage in the performance of any contract for public work as defined in this chapter, unless currently registered and qualified to perform public work pursuant to Section 1725.5. It is not a violation of this section for an unregistered contractor to submit a bid that is authorized by Section 7029.1 of the Business and Professions Code or by Section 10164 or 20103.5 of the Public Contract Code provided the contractor is registered to perform public work pursuant to Section 1725.5 at the time the contract is awarded awarded.

This Project is a public works project as defined in Labor Code section 1720. Each Contractor bidding on this Project and all Subcontractors (of any tier) performing any portion of the work must comply with the Labor Code sections 1725.5 and 1771.1 and must be properly and currently registered with the California Department of Industrial Relations ("DIR") and qualified to perform public works pursuant to Labor Code section 1725.5 throughout the

duration of the Project.

Monitoring and enforcement of the prevailing wage laws and related requirements will be performed by the Labor Commissioner/ Department of Labor Standards Enforcement (DLSE). The Contractor and all Subcontractors shall furnish certified payroll records as required pursuant Labor Code section 1776 directly to the Labor Commissioner in accordance with Labor Code section 1771.4 on at least on a monthly basis (or more frequently if required by the District or the Labor Commissioner) and in a format prescribed by the Labor Commissioner.

No bidder may withdraw any bid for a period of at least one (1) calendar year after the date set for the opening of

Separate payment and performance bonds, each in an amount equal to 100% of the total Contract amount, are required, and shall be provided to the District prior to execution of the Contract and shall be in the form set forth in the Contract Documents.

All bonds (Bid, Performance, and Payment) must be issued by a California admitted surety as defined in California Code of Civil Procedure section 995.120.

Where applicable, bidders must meet the requirements set forth in Public Contract Code section 10115 et seq., Military and Veterans Code section 999 et seq. and California Code of Regulations, Title 2, Section 1896.60 et seq regarding Disabled Veteran Business Enterprise ("DVBE") Programs. Forms are included in this Bid Package. Any request for substitutions pursuant to Public Contracts Code section 3400 must be made at the time of Bid on the Substitution Request form set forth in the Contract Documents and included with the bid.

No telephone or facsimile machine will be available to bidders on the District premises at any time. It is each bidder's sole responsibility to ensure its bid is timely delivered and received at the location designated as precified above. Any bid received at the designated location after the scheduled closing time for received of bids.

specified above. Any bid received at the designated location after the scheduled closing time for receipt of bids shall be returned to the bidder unopened.

ADVERTISED: January 12, 2024 & January 19, 2024

Brad Minami Anaheim Union High School District Director, Purchasing and Central Services 714/999-3602

BP/Anaheim Independent 1/12,19/2024-138363

Buena Park Independent 1/12,19/24-138278