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ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 30-2025-01455876-CU-PT-CJC

TO ALL INTERESTED PERSONS: Petitioner: MANUEL BRYCE LUJAN filed a petition with this court for a decree changing names as follows: MANUEL BRYCE LUJAN to BRYCE JOHN LUJAN. 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.

if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.

NOTICE OF HEARING
04/11/2025
8:30 a.m. L52
Lamoreaux Justice Center
341 The City Drive South
Orange, CA 92868

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

A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: Buena Park/Anaheim Independent
Date: 01/30/2025
Judge Julie A Palafox
Judge of the Superior Court

Buena Park Independent - 2/7,14,21,28/25-149971

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 30-2025-01455560

TO ALL INTERESTED PERSONS: Petitioner: CECILIA PONCE filed a petition with this court for a decree changing names as follows: CECILIA PONCE to CECILIA BAJENIO PONCE. 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
03/11/2025
8:30 a.m. D100
REMOTE
Central Justice Center
700 Civic Center Drive
West
Santa Ana, CA 92701

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

A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: Buena Park/Anaheim Independent
Date: 01/28/2025
Judge David J. Hesseltine
Judge of the Superior Court

Buena Park Independent - 2/7,14,21,28/25-149970

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 25FL000097

TO ALL INTERESTED PERSONS: Petitioner: KENIA CASTRO on behalf of AUDRINA BAILEY MARTINEZ, a minor, filed a petition with this court for a decree changing names as follows: AUDRINA BAILEY MARTINEZ to AUDRINA BAILEY CASTRO. 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
03/11/2025
8:30 a.m. D100
REMOTE
Central Justice Center
700 Civic Center Drive
West
Santa Ana, CA 92701

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

A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: Buena Park/Anaheim Independent
Date: 01/14/2025
Judge David J. Hesseltine
Judge of the Superior Court

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

A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: Buena Park/Anaheim Independent
Date: 01/27/2025
Judge David J. Hesseltine
Judge of the Superior Court

Buena Park Independent - 2/7,14,21,28/25-149973

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 30-2025-01452479

TO ALL INTERESTED PERSONS: Petitioner: YAN SIM filed a petition with this court for a decree changing names as follows: YAN SIM to YAN SIM KIM. THE COURT ORDERS that all persons interested in this matter 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
03/11/2025
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 must be published at least once each week for four successive weeks before the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: Buena Park/Anaheim Independent
Date: 01/27/2025
Judge David J. Hesseltine
Judge of the Superior Court

Buena Park Independent - 2/7,14,21,28/25-150031

Buena Park Independent - 2/7,14,21,28/25-150027

AMENDED ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 30-2024-01438692

TO ALL INTERESTED PERSONS: Petitioner: JUVENTINA MARIA CASTRO filed a petition with this court for a decree changing names as follows: JUVENTINA MARIA CASTRO to MAYA JUVENTINA CASTRO. THE COURT ORDERS that all persons interested in this matter 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
03/25/2025
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 must be published at least once each week for four successive weeks before the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: Buena Park/Anaheim Independent
Date: 02/03/2025
Judge David J. Hesseltine
Judge of the Superior Court

Bruena Park Independent - 2/14,21,28,3/7/25-150265

NOTICE OF PETITION TO ADMINISTER ESTATE OF: MARY KATHLEEN YURO, aka MARY KATHLEEN SMITH CASE NO. 30-2025-01459559-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 MARY KATHLEEN YURO, aka MARY KATHLEEN SMITH. A Petition for PROBATE has been filed by: AARON YURO in the Superior Court of California, County of ORANGE.

The Petition for Probate requests that AARON YURO be appointed as personal representative to administer the estate of the decedent. The petition requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however,

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 30-2025-01457578

TO ALL INTERESTED PERSONS: Petitioner: YUN AH KIM filed a petition with this court for a decree changing names as follows: YUN AH KIM to EUNCHO KIM. THE COURT ORDERS that all persons interested in this matter 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
03/25/2025
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)

ated 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
03/25/2025
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 must be published at least once each week for four successive weeks before the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: Buena Park/Anaheim Independent
Date: 02/03/2025
Judge David J. Hesseltine
Judge of the Superior Court

Bruena Park Independent - 2/14,21,28,3/7/25-150265

NOTICE OF PETITION TO ADMINISTER ESTATE OF: MARY KATHLEEN YURO, aka MARY KATHLEEN SMITH CASE NO. 30-2025-01459559-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 MARY KATHLEEN YURO, aka MARY KATHLEEN SMITH. A Petition for PROBATE has been filed by: AARON YURO in the Superior Court of California, County of ORANGE.

The Petition for Probate requests that AARON YURO be appointed as personal representative to administer the estate of the decedent. The petition requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however,

the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.

A hearing on the petition will be held in this court as follows: APR 03, 2025 at 1:30 PM in Dept. CM07, 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 section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law. You may examine the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk. Attorney for petitioner: SHANNON C. PAPA ZIS

ated 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.

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03/25/2025
8:30 a.m. D100
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Central Justice Center
700 Civic Center Drive
West
Santa Ana, CA 92701

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A copy of this Order to Show Cause must be published at least once each week for four successive weeks before the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: Buena Park/Anaheim Independent
Date: 02/03/2025
Judge David J. Hesseltine
Judge of the Superior Court

Bruena Park Independent - 2/14,21,28,3/7/25-150265

NOTICE OF PETITION TO ADMINISTER ESTATE OF: MARY KATHLEEN YURO, aka MARY KATHLEEN SMITH CASE NO. 30-2025-01459559-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 MARY KATHLEEN YURO, aka MARY KATHLEEN SMITH. A Petition for PROBATE has been filed by: AARON YURO in the Superior Court of California, County of ORANGE.

The Petition for Probate requests that AARON YURO be appointed as personal representative to administer the estate of the decedent. The petition requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however,

the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.

A hearing on the petition will be held in this court as follows: APR 03, 2025 at 1:30 PM in Dept. CM07, 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 section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law. You may examine the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk. Attorney for petitioner: SHANNON C. PAPA ZIS

Attorney for petitioner: SHANNON C. PAPA ZIS

ESQ/ ORLANDO R. FLORES, ESQ FERRUZZO & FERRUZZO, LLP, 3737 BIRCH STREET, SUITE 400, NEWPORT BEACH, CA 92660. (949) 608-6900. BSC 226426

Buena Park/Anaheim Independent - 2/21,2/26,2/28/2025-150313

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 25FL000089

TO ALL INTERESTED PERSONS: Petitioner: JAECHUL PARK and HONGSOON AHN on behalf of HYON PARK, a minor, filed a petition with this court for a decree changing names as follows: HYON PARK to GREG HYON PARK. THE COURT ORDERS that all persons interested in this matter appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.

NOTICE OF HEARING
05/15/2025
8:30 a.m. L74
REMOTE
Lamoreaux Justice Center
341 The City Drive South
Orange, CA 92868

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

A copy of this Order to Show Cause must be published at least once each week for four successive weeks before the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: Buena Park/Anaheim Independent
Date: 01/29/2025
Judge Julie A. Palafox
Judge of the Superior Court

Buena Park Independent - 2/7,14,21,28/25-150068

NOTICE OF PETITION TO ADMINISTER ESTATE OF: HANSON PAO-SANG WONG CASE NO.

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of HANSON PAO-SANG WONG. A Petition for PROBATE has been filed by: SHANNON C. PAPA ZIS in the Superior Court of California, County of ORANGE.

The Petition for Probate requests that SHANNON C. PAPA ZIS be appointed as personal representative to administer the estate of the decedent. The petition requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however,

the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.

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To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of HANSON PAO-SANG WONG.

A Petition for PROBATE has been filed by: GRACE TENG in the Superior Court of California, County of ORANGE.

The Petition for Probate requests that GRACE TENG be appointed as personal representative to administer the estate of the decedent.

The petition requests the decedent's will and codicils, if any, be admitted to probate. The will and any codicils are available for examination in the file kept by the court.

The petition requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.

A hearing on the petition will be held in this court as follows: APR 02, 2025 at 1:30 PM in Dept. CM08, 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 section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law.

You may examine the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request

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for Special Notice form is available from the court clerk.

Attorney for petitioner: JEFF G. CARCHIDI, ESQ; GARRET CARCHIDI LLP; 1101 DOVE ST., STE 100, NEWPORT BEACH, CA 92660. (949) 833-1066. BSC 226441

Buena Park/Anaheim Independent 2/26, 2/28, 3/5/2025-150435**NOTICE OF LIEN SALE AT PUBLIC AUCTION**

Notice is hereby given that U-Haul Co. of North Orange County storage auction will take place online on March 20, 2025 AFTER 10:30 AM at Jmauctiononline.com

Pursuant to the California Self-Store Facility Act the sale will be conducted at 626 S. Anaheim Blvd., Anaheim, CA 92805

The items sold are generally described as follows: Clothing, furniture, and/or other household items stored by the following persons:

UNIT # NAME
275 Rita Martinez
206 Rita Martinez
1004 Leticia Morales
265 Manuel Gonzalez
1123 enque Reyes
2/21, 2/28/25
CNS-3896072#

BUENA PARK INDEPENDENT Buena Park Independent 2/21, 28/25-150234**NOTICE TO CREDITORS OF BULK SALE**

(Sec. 6101-6111 UCC)
Escrow No. 107-042846

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: PTL GROUP HOLDINGS INC. 6942 LINCOLN AVENUE, BUENA PARK, CA 90620
Doing Business as: LINCOLN EXPRESS CARWASH

All other business name(s) and address(es) used by the Seller(s) within three years, as stated by the Seller(s), is/are: NONE
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: AJCA2025 STAR CC INC. 11513 TAGUS DRIVE, BAKERSFIELD, CA 93311
The assets to be sold are described in general as: THE TRADE NAME OF BUSINESS, FURNITURE, FIXTURES AND EQUIPMENT, GOODWILL AND COVENANT NOT TO COMPETE, and are located at: 6942 LINCOLN AVENUE, BUENA PARK, CA 90620

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 03/18/25, 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. 107-042846, Escrow Officer: Christopher Portillo and the last date for filing claims shall be 03/17/25, which is the business day before the sale date specified above. AJCA2025 STAR CC INC. By: /s/ BARBARA YAM, PRESIDENT 2/28/25
CNS-3898882#

BUENA PARK INDE-**Legals-IND****PENDENT Buena Park Independent 2/28/25-150512**

File No. 48073158
Notice of Trustee's Sale
You Are In Default Under A Deed Of Trust Dated June 4, 2004. 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: Fred C. Martinez and Di- anne J. Martinez, husband and wife as joint tenants Duly Appointed Trustee: IDEA Law Group, PC Registered June 9, 2024 as Instrument No. 2004000522393 of Official Records in the office of the Recorder of Orange County, California. Street Address or other common designation of real property: 5390 Los Monteros Yorba Linda, CA 92887 A.P.N.: 353-432-03 Date of Sale: March 27, 2025 at 12:00 PM Place of Sale: At The North Front Entrance To The County Courthouse, 700 Civic Center Drive West, Santa Ana, CA 92701 Amount of unpaid balance and other charges: \$687,361.65, Estimated. 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 encour-

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aged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. Notice To Property Owner: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call (866) 539-4173 or visit this Internet Website <https://www.servicelinkauction.com/>, using the file number assigned to this case 48073158. 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 may call (866) 539-4173 or visit this Internet Website <https://www.servicelinkauction.com/>, using the file number assigned to this case 48073158 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. The Notice to Tenant pertains to sales occurring after January 1, 2021. Date: February 17, 2025 IDEA Law Group, PC 1651 East 4th Street, Suite 124 Santa Ana, CA 92701 Foreclosure Department: (877) 353-2146 Sale Information Only: (866) 539-4173 Sale Website: <https://www.servicelinkauction.com/> Yvette Ylagan, Foreclosure Officer Please Be Advised That This Law Firm May Be Acting As A Debt Collector, Attempting To Collect A Debt And Any Information Obtained Will Be Used For That Purpose. IDEA Law Group, P.C.

Legals-IND**California Debt Collection License No. 11455-99 Buena Park Independent 2/28, 3/7, 14/2025-150534****ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 30-2025-01459309**

TO ALL INTERESTED PERSONS: Petitioner: MICHAEL FRANCIS MAGDANGAL filed a petition with this court for a decree changing names as follows: MICHAEL FRANCIS MAGDANGAL to MICHAEL LAXAMANA MAGDANGAL. THE COURT ORDERS that all persons interested in this matter appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.

NOTICE OF HEARING 04/03/2025 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 must be published at least once each week for four successive weeks before the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: Buena Park/Anaheim Independent

Date: 02/11/2025
Judge David J. Hesselstine
Judge of the Superior Court
Bruena Park Independent - 2/14, 21, 28, 3/7/25-150264

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 30-2025-01461553

TO ALL INTERESTED PERSONS: Petitioner: ADRIAN JOSEPH QUEZADA filed a petition for a decree changing names as follows: ADRIAN JOSEPH QUEZADA to ADRIAN JOSEPH MARTINEZ. THE COURT ORDERS that all persons interested in this matter appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.

NOTICE OF HEARING 04/15/2025 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

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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 must be published at least once each week for four successive weeks before the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: Buena Park Independent

Date: 02/21/2025
Judge David J. Hesselstine
Judge of the Superior Court
Bruena Park Independent - 2/28, 3/7, 14, 21/25-150574

Notice of Public Sale of Personal Property pursuant to the California Self-Service Storage Facility Act (CA Bus. & Prof. Code §21700, et seq.). EZ Storage of Buena Park, L.P. will hold an on-line public auction to sell personal property described below belonging to those individuals listed below at the following facility location: 8251 Orangethorpe Ave., Buena Park CA 90621 **03/18/25, at 10:00 AM** the contents of the following spaces which include boxes, household items, furniture, appliances, clothing and other miscellaneous items. Facility phone # is (714) 994-4231.

Spc# Name
0909G Mary Jo Delago
0909H Antonio Sebastian Araz
0913B Hee Sang Lee
0914H Imelda B Pulat
0915G Kadiri L Mjadhani
0927J Helen Rochelle Bennett

The auction will be listed and advertised on the website www.storage-treasures.com, and all rules, terms and conditions stated on that website, and not inconsistent with this notice, shall apply. Bids may be made on-line starting 10 days before the date of the on-line auction. The winning bid amount must be paid in cash only at the above-referenced facility within 48 hours after the auction close time. The on-line auction sale of the contents of the storage unit shall be deemed "completed" only upon receipt by the above-named company holding the on-line auction sale of the cash, in full, from the winning bidder. In the event the winning bidder has not submitted payment of the amount of the winning bid within 48 hours of the auction close time, sale of the contents of the storage unit will be offered to the next highest bidder, and so on. In the event any

NOTICE OF HEARING 04/17/2025 8:30 a.m. L74 REMOTE

Lamoreaux Justice Center
341 The City Drive South
Orange, CA 92868
(To appear remotely, check in advance of the hearing for information about how to do so on the court's website. To find your court's website, go to www.courts.ca.gov/find-my-court.htm)

A copy of this Order to Show Cause must be published at least once each week for four successive weeks before the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: Buena Park Independent

Date: 01/03/2025
Judge Eric J. Wersching
Judge of the Superior Court
Buena Park Independent - 2/28, 3/7, 14, 21/25-150616

NOTICE TO PROPOSERS

NOTICE IS HEREBY GIVEN that the Buena Park School District in California, acting by and through its Governing Board, will receive up to, but no later than, 4:00 pm PST, March 17, 2025, sealed proposals for: Transportation Services for Special Education Students **RFP#2503 BPSD-Transportation Services-02212025**

The proposal must be submitted to the Buena Park School District, 6885 Orangethorpe Ave. CA, 90620 - ATTN: Karina Mesa, Contract Specialist, by mail-in or drop-off no later than **4:00 pm on, March 17, 2025**, at which time the District will publicly open proposals. Proposals will not be read at the time of receipt. The District will go through the review process and post results as noted in the bid document. It is the sole responsibility of the Proposer to ensure responses are received at the proper time and location.

Proposals shall be presented in accordance with the specifications. Proposal specifications may be obtained on the district's website at: www.bpsd.us

Any questions regarding this notice should be directed to Karina Mesa, Contract Specialist, karmesa@bpsd.us. Questions must be submitted no later than **4:00 p.m. on March 10, 2025**.

The Governing Board reserves the right to reject any and all proposals and any and all items of such proposals. This RFP shall also be subject to any and all applicable laws, regulations and standards. Governing Board of the BUENA PARK SCHOOL DISTRICT
Publication: Buena Park Independent: Feb. 21, 2025 & Feb. 28, 2025
Buena Park Independent 2/21, 28/2025-150440

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lock installed on the storage unit by the winning bidder remains on the unit more than 72 hours after the winning bidder has paid the winning bid amount, the company which held the auction may remove such lock and all items of personal property remaining in the storage unit shall be deemed legally "abandoned" under California law and, without any notice to the winning bidder being legally required, may be disposed of by the company which held the auction in any way as it may choose.
Buena Park Independent 2/28/2025-150592

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 25FL000004

TO ALL INTERESTED PERSONS: Petitioner: JAMES CHUNG and KARINE POY on behalf of GUILIA CHUNG, a minor, filed a petition with this court for a decree changing names as follows: GUILIA RUTH CHUNG to MAITE RUTH CHUNG. THE COURT ORDERS that all persons interested in this matter appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.

NOTICE OF HEARING 04/17/2025 8:30 a.m. L74 REMOTE

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

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

A copy of this Order to Show Cause must be published at least once each week for four successive weeks before the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: Buena Park Independent

Date: 01/03/2025
Judge Eric J. Wersching
Judge of the Superior Court
Buena Park Independent - 2/28, 3/7, 14, 21/25-150616

NOTICE TO PROPOSERS

NOTICE IS HEREBY GIVEN that the Buena Park School District in California, acting by and through its Governing Board, will receive up to, but no later than, 4:00 pm PST, March 17, 2025, sealed proposals for: Transportation Services for Special Education Students **RFP#2503 BPSD-Transportation Services-02212025**

The proposal must be submitted to the Buena Park School District, 6885 Orangethorpe Ave. CA, 90620 - ATTN: Karina Mesa, Contract Specialist, by mail-in or drop-off no later than **4:00 pm on, March 17, 2025**, at which time the District will publicly open proposals. Proposals will not be read at the time of receipt. The District will go through the review process and post results as noted in the bid document. It is the sole responsibility of the Proposer to ensure responses are received at the proper time and location.

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Any questions regarding this notice should be directed to Karina Mesa, Contract Specialist, karmesa@bpsd.us. Questions must be submitted no later than **4:00 p.m. on March 10, 2025**.

The Governing Board reserves the right to reject any and all proposals and any and all items of such proposals. This RFP shall also be subject to any and all applicable laws, regulations and standards. Governing Board of the BUENA PARK SCHOOL DISTRICT
Publication: Buena Park Independent: Feb. 21, 2025 & Feb. 28, 2025
Buena Park Independent 2/21, 28/2025-150440