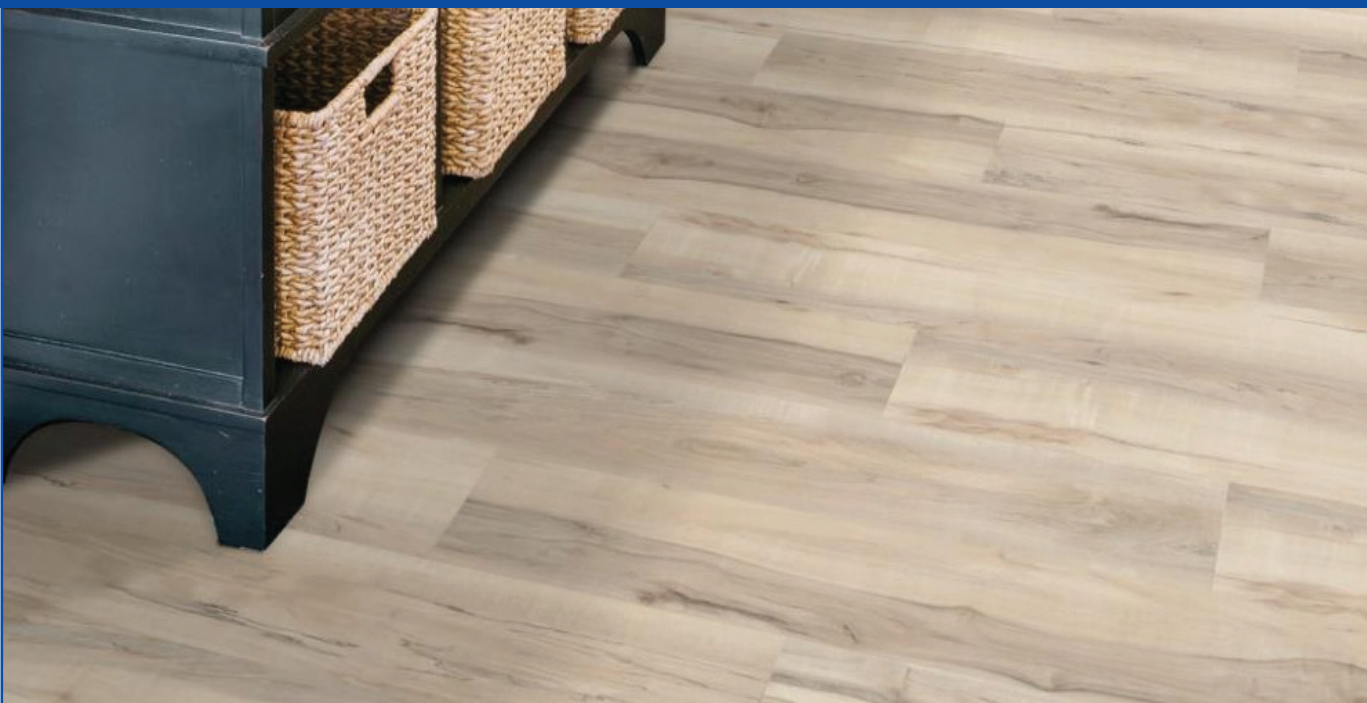


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Legals-OCN

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 26FL000465

TO ALL INTERESTED PERSONS: Petitioner: MAURICIO REYEZ filed a petition with this court for a decree changing names as follows: MAURICIO REYEZ to MAURICIO REYES CRUZ. 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
 09/21/2026
 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:
 Orange County News
 Date: 05/19/2026

Legals-OCN

Supervising Judge Eric J. Wersching
 Judge of the Superior Court
Orange County News 6/3,10,17,24/2026 - 164109

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 26FL000061

TO ALL INTERESTED PERSONS: Petitioner: CONSUELO JASMIN ZEPEDA filed a petition with this court for a decree changing names as follows: CONSUELO JASMIN ZEPEDA to JASMIN ZEPEDA. 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
 08/17/2026
 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

Legals-OCN

for hearing on the petition in the following newspaper of general circulation, printed in this county:
 Orange County News
 Date: 05/04/2026
 Temporary Judge Patricia Grace
 Judge of the Superior Court
Orange County News 6/3,10,17,24/2026 - 164120

SUMMONS (CITACION JUDICIAL) CASE NUMBER (Numero del Caso): 30-2025-01530602-CU-PO-CJC NOTICE TO DEFENDANT: (Aviso al Demandado): RONG LIANG; and DOES 1 through 50, inclusive YOU ARE BEING SUED BY PLAINTIFF: (Lo esta demandando el demandante)

SOUTHERN CALIFORNIA EDISON COMPANY NOTICE! You have been sued. The court may decide against you without your being heard unless you respond within 30 days. Read the information below. You have 30 CALENDAR DAYS after this summons and legal papers are served on you to file a written response at this court and have a copy served on the plaintiff. A letter or phone call will not protect you. Your written response must be in proper legal form if you want the court to hear your case. There may be a court form that you can use for your response. You can find these court forms and more information at the California Courts Online Self-Help Center (www.courtinfo.ca.gov/self-help), your county law library, or the courthouse nearest you. If you cannot pay the filing fee, ask the court clerk for a fee waiver form. If you do not file your response on time, you

Legals-OCN

may lose the case by default, and your wages, money, and property may be taken without further warning from the court. There are other legal requirements. You may want to call an attorney right away. If you do not know an attorney, you may want to call an attorney referral service. If you cannot afford an attorney, you may be eligible for free legal services from a nonprofit legal services program. You can locate these nonprofit groups at the California Legal Services Web site (www.lawhelpcalifornia.org), the California Courts Online Self-Help Center (www.courtinfo.ca.gov/self-help), or by contacting your local court of county bar association. NOTE: The court has a statutory lien for waived fees and costs on any settlement or arbitration award of \$10,000 or more in a civil case. The court's lien must be paid before the court will dismiss the case.

AVISO! Lo han demandado. Si no responde dentro de 30 dias, la corte puede decidir en su contra sin escuchar su version. Lea la informacion a continuacion. Tiene 30 DIAS DE CALENDARIO despues de que le entreguen esta citacion y papeles legales para presentar una respuesta por escrito en esta corte y hacer que se entregue una copia al demandante. Una carta o una llamada telefonica no lo protegen. Su respuesta por escrito tiene que estar en formato legal correcto si desea que procesen su caso en la corte. Es posible que haya un formulario que usted pueda usar para su respuesta. Puede encontrar estos formularios de la corte y mas informacion en el Centro de Ayuda de las Cortes de California

Legals-OCN

(www.sucorte.ca.gov), en la biblioteca de leyes de su condado o en la corte que le quede mas cerca. Si no puede pagar la cuota de presentacion, pida al secretario de la corte que le de un formulario de exencion de pago de cuotas. Si no presenta su respuesta a tiempo, puede perder el caso por incumplimiento y la corte le podra quitar su sueldo, dinero y bienes sin mas advertencia.

Hay otros requisitos legales. Es recomendable que llame a un abogado inmediatamente. Si no conoce a un abogado, puede llamar a un servicio de remision a abogados. Si no puede pagar a un abogado, es posible que cumpla con los requisitos para obtener servicios legales gratuitos de un programa de servicios legales sin fines de lucro. Puede encontrar estos grupos sin fines de lucro en el sitio web de California Legal Services, (www.lawhelpcalifornia.org), en el Centro de Ayuda de las Cortes de California, (www.sucorte.ca.gov) o poniendose en contacto con la corte o el colegio de abogados locales. AVISO: Por ley, la corte tiene derecho a reclamar las cuotas y los costos exentos por imponer un gravamen sobre cualquier recuperacion de \$10,000 o mas de valor recibida mediante un acuerdo o una concesion de arbitraje en un caso de derecho civil. Tiene que pagar el gravamen de la corte antes de que la corte pueda desear el caso. The name and address of the court is (El nombre y direccion de la corte es): Superior Court of California, 700 Civic Center Drive West, Santa Ana, CA 92701, Central Justice Center.

Legals-OCN

The name, address, and telephone number of plaintiff's attorney, or plaintiff without an attorney, is (El nombre, direccion y el número de teléfono del abogado del demandante, o del demandante que no tiene abogado, es): Jenus K. Nourafchan, Esq., Levy & Nourafchan, LLP, 9454 Wilshire Boulevard, Suite 500, Beverly Hills, California 90212, (310) 274-9993, (310) 888-3255. Date: 12/03/2025
 David H. Yamasaki, Clerk of the Court
 Clerk, by (Secretario) V. Perez
 Deputy (Adjunto)
NOTICE TO THE PERSON SERVED: You are served

Orange County News 6/3,10,17,24/2026-164121

NOTICE OF PETITION TO ADMINISTER ESTATE OF: Alexander Lazarev
CASE NO. 30-2026-01571817-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 Alexander Lazarev, A PETITION FOR PROBATE has been filed by Phornthip Srisai in the Superior Court of California, County of Orange THE PETITION FOR PROBATE requests that Phornthip Srisai 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 un-

Legals-OCN

less 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: Date: July 29, 2026; Time: 1:30 p.m. Dept.: CM08; Address of the Court: 3390 Harbor Blvd., Costa Mesa, CA 92626. 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 Trevor Zink, Esq. (SBN: 218860) Omni Law Group, APC 1940 Hamilton Ave San Jose, CA 95125 (408) 879-8500

Orange County News 6/19,24,26/2026-164286

NOTICE OF PETITION TO ADMINISTER ESTATE OF: BERT LEE JORDAN CASE NO. 30-2026-01565252-PR-LA-CMC

To all heirs, beneficiaries, creditors, and persons who may otherwise be interested in the WILL or estate, or both of BERT LEE JORDAN.

A PETITION FOR PROBATE has been filed by LEE JORDAN in the Superior Court of California, County of ORANGE.

THE PETITION FOR PROBATE requests that LEE JORDAN 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: 07/08/26 at 1:30PM in Dept. CM08 located at 3390 HARBOR BLVD., COSTA MESA, CA 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 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 657-622-8452 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.

In Pro Per Petitioner LEE JORDAN 7921 12TH STREET WESTMINSTER CA 92683

6/19, 6/24, 6/26/26 CNS-4053339#

ORANGE COUNTY NEWS

Orange County News 6/19,24,26/2026-164510

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY

Please take notice SmartStop Self Storage located at 580 E Lambert Rd La Habra, CA 90631 intends to hold an auction of the goods stored in the following units to satisfy the lien of the owner. The sale will occur as an online auction via www.storage-treasures.com on 7/14/2026 at 1 PM or after. Contents include personal property described below belonging to those individuals listed below. C011, Duane Priest Sr.: Electronics, boxes, totes; D070, Jose Pavon: Gardening tools, totes, work supplies; E042, Alan McDonald: Furniture, appliances, electronics. Purchase must be paid at the above referenced facility in order to complete the transaction. SmartStop Self Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property. Please contact the property with any questions 562-236-6583

CN128443 07-14-2026 Jun 24, 2026 Orange County News 6/24/2026-164557

NOTICE TO CREDITORS OF BULK SALE (UCC Sec. 6105)

LEGAL NOTICE NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN THAT THE ZONING ADMINISTRATOR OF THE CITY OF GARDEN GROVE WILL HOLD A PUBLIC HEARING IN THE COMMUNITY MEETING CENTER, 11300 STANFORD AVENUE, GARDEN GROVE, CALIFORNIA, ON THE DATE * INDICATED BELOW TO RECEIVE AND CONSIDER ALL EVIDENCE AND REPORTS RELATIVE TO THE APPLICATION(S) DESCRIBED BELOW:

• THURSDAY, 9:00 A.M., JULY 9, 2026

The City of Garden Grove Zoning Administrator will hold a Public Hearing in the Community Meeting Center, to consider the request listed below. Members of the public who wish to comment on matters before the Zoning Administrator, in lieu of doing so in person, may submit comments by emailing public-comment@ggcity.org no later than 3:00 p.m. the day prior to the meeting. The comments will be provided to the Zoning Administrator as part of the meeting record.

CONDITIONAL USE PERMIT NO. CUP-300-2026

A request for Conditional Use Permit approval to allow a new liquor store to operate with a new original Alcoholic Beverage Control (ABC) "Type 21" (Off-Sale General) License. In addition, a recommendation that the Zoning Administrator revoke the previous Conditional Use Permit No. CUP-075-2016. The site is located at 9240 Garden Grove Boulevard, Unit G17 in the GGMU-2 (Garden Grove Boulevard Mixed Use 2) zone. In conjunction with the request, the Zoning Administrator will also consider a determination that the project is categorically exempt from the California Environmental Quality Act (CEQA).

ALL INTERESTED PARTIES are invited to attend said hearing and express opinions or submit evidence for or against the proposal as outlined above, on July 9, 2026. If you challenge the application in Court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the Zoning Administrator at, or prior to, the public hearing. Further information on the above may be obtained at the Planning Services Division, City Hall, 11222 Acacia Parkway, or by telephone at (714) 741 5312.

DATE: June 18, 2026 PUBLISH: June 24, 2026 Orange County News 6/24/2026-164595

Escrow No.: 828408-JT NOTICE IS HEREBY GIVEN that a bulk sale is about to be made. The name(s), business address(es) of the Seller(s), are:

Gao Collective Inc., a California corporation, 401 S. Magnolia Avenue, Anaheim, CA 92804

Doing Business as: Mayflower Express All other business name(s) and address(es) used by the Seller(s) within the past three years, as stated by the Seller(s), is/are: None

The location in California of the Chief Executive Officer of the Seller(s) is: None

The name(s) and address of the Buyer(s) is/are: Harbor Hawaiian BBQ Inc., a California corporation 2015 1/2 Lynbrook Avenue, Anaheim, CA 92804-2117

The assets to be sold are described in general as: All Furniture, Fixtures and Equipment and are located at: 401 S. Magnolia Avenue, Anaheim, CA 92804-2117

The bulk sale is intended to be consummated at the office of: Central Escrow Group, Inc., 1675 Hanover Road, City of Industry, CA 91748 and the anticipated sale date is 7/13/26.

The bulk sale is subject to California Uniform Commercial Code Section 6106.2 YES

The name and address of the person with whom claims may be filed is: Central Escrow Group, Inc., 1675 Hanover Road, City of Industry, CA 91748 and the last date for filing claims shall be 7/10/26 which is the business day before the sale date specified above.

Dated: 6/10/2026 Buyer: Harbor Hawaiian BBQ Inc., a California corporation

By: S/ Tim Liang, CEO & CFO 6/24/26

CNS-4054256#

ORANGE COUNTY NEWS

Orange County News 6/24/2026-164601

NOTICE OF PETITION TO ADMINISTER ESTATE OF: SCOT MURPHY CASE NO. 30-2026-01577868-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 SCOT MURPHY.

A PETITION FOR PROBATE has been filed by REBECCA MCDOUGALL in the Superior Court of California, County of Orange.

THE PETITION FOR PROBATE requests that REBECCA MCDOUGALL be appointed as personal representative to administer the estate of the decedent.

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

THE PETITION requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.)

The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority. A HEARING on the petition will be held on JULY 15, 2026 9:00 AM 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

NOTICE CALLING FOR BIDS

DISTRICT: Garden Grove Unified School District

BID NUMBER: 2516 Food Services Supplies

BID & SAMPLE DEADLINE: August 7, 2026 at 12:00PM

PLACE OF RECEIPT: Garden Grove Unified School District

GGUSD Business Services Purchasing Department, Attention: Monique Bracamonte 10331 Stanford Avenue, Garden Grove, CA 92840

NOTICE IS HEREBY GIVEN that the Garden Grove Unified School District of Orange County, California, acting by and through its Governing Board, hereinafter referred to as "DISTRICT," will receive up to, but not later than, the above stated bid deadline, sealed bids at the place identified above for the award of a contract for Bid No. 2516, Food Services Supplies. It is the Bidder's sole responsibility to ensure that their bid is received prior to the scheduled closing time for receipt of bids. In accordance with Government Code § 53068, any bid received after the scheduled closing time for receipt of bid shall be returned to the Bidder unopened.

Time is of the essence. Each bid must conform and be responsive to the bid documents, which are available online at: https://www.ggusd.us/departments/purchasing. Bidders will be responsible for reproducing all documents related to this bid. No Bidder may withdraw any bid for a period of sixty (60) calendar days after the date set for the opening of bids.

Any questions regarding bid documents shall be reduced to writing and e-mailed to Monique Bracamonte (mbracamonte@ggusd.us), Buyer, no later than July 17, 2026, by 10:00AM. Answers to questions will be posted as an official addendum online at: https://www.ggusd.us/departments/purchasing on or before July 29, 2026, by 5:00PM.

The District reserves the right to reject any or all bids or to waive any irregularities or informalities therein. The award of the contract, if made by the District, will be by action of the Governing Board.

Dated this June 24, 2026

GARDEN GROVE UNIFIED SCHOOL DISTRICT By: Kathy Seo Assistant Director of Business Services Orange County News 6/24,7/1/2026-164656

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 657-622-8452 for assistance. If you prefer to appear in-person, you can appear in the department on the day/time set for your hearing.

IF YOU OBJECT to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney. IF YOU ARE A CREDITOR or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to 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.

Petitioner: REBECCA MCDOUGALL, 5437 E MAPLE CREEK RD, FRANKLIN, ID 83237. TEL: 559-853-8113.

LEGAL NOTICE NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN THAT THE PLANNING COMMISSION OF THE CITY OF GARDEN GROVE WILL HOLD A PUBLIC HEARING IN THE COMMUNITY MEETING CENTER, 11300 STANFORD AVENUE, GARDEN GROVE, CALIFORNIA, ON THE DATE * INDICATED BELOW TO RECEIVE AND CONSIDER ALL EVIDENCE AND REPORTS RELATIVE TO THE APPLICATION(S) DESCRIBED BELOW:

• THURSDAY, 7:00 P.M., JULY 16, 2026

Members of the public who wish to comment on matters before the Commission, in lieu of doing so in person, may submit comments by emailing public-comment@ggcity.org no later than 3:00 p.m. the day of the meeting. The comments will be provided to the Commission as part of the meeting record.

SITE PLAN NO. SP-177-2026

A request for Site Plan approval to construct a new two-story residential building consisting of four (4) units along with associated site improvements on a 0.35-acre lot. The project would retain the existing residential dwelling and demolish the garage to accommodate the proposed development. The site is at 13042 Safford Street in the GGMU-2 (Garden Grove Boulevard Mixed Use 2) zone. In conjunction with the request, the Planning Commission will also consider a determination that the project is categorically exempt from the California Environmental Quality Act (CEQA).

SITE PLAN NO. SP-117-2022 (TE1)

A request for a one-year time extension for the entitlement approved under Site Plan No. SP 117-2022, which allowed the construction of six (6) three-story, multi-family residential units with two-car garages on a 16,329 square-foot (0.37 acres) lot. The site is at 12771 Lorna Street in the R-3 (Multiple-Family Residential) zone. A California Environmental Quality Act (CEQA) determination is not required as the project was previously exempted.

SITE PLAN NO. SP-111-2022 (TE3) TENTATIVE PARCEL MAP NO. PM-2021-190 (TE3)

A request to approve a one-year time extension for the approved entitlements under Site Plan No. SP-111-2022 and Tentative Parcel Map No. PM-2021-190, as modified by Minor Modification No. 1, which allowed the consolidation of two (2) existing parcels into a single 1.86-acre parcel, and the construction of a five-story mixed-use development on the 1.86-acre site consisting of 5,312 square feet of retail space, 3,548 square feet for an art gallery use, 10,745 square feet of medical space, and 52 apartment units. Pursuant to the State Density Bonus Law, in exchange for reserving three (3) units for very-low income, the project qualifies for a density bonus, concessions, waivers, and reduced parking. The site is at 10201 and 10231 Garden Grove Boulevard in the GGMU-2 (Garden Grove Boulevard Mixed Use 2) zone. A California Environmental Quality Act (CEQA) determination is not required as the project was previously exempted.

ALL INTERESTED PARTIES are invited to attend said Hearing and express opinions or submit evidence for or against the proposal as outlined above, on July 16, 2026. If you challenge the application in Court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the Planning Commission at, or prior to, the public hearing. Further information on the above may be obtained at the Planning Services Division, City Hall, 11222 Acacia Parkway, or by telephone at (714) 741 5312.

DATE: JUNE 18, 2026 PUBLISH: JUNE 24, 2026 Orange County News 6/24/2026-164596

Orange County News 6/24,7/1,8/2026-164658

STORAGE TREASURES AUCTION

Extra Space Storage, on behalf of itself or its affiliates, Life Storage or Storage Express, will hold a public auction to satisfy Extra Space's lien, by selling personal property described below belonging to those individuals listed below at the location indicated.

10741 Dale Ave Stanton, CA 90680

July 7, 2026 11:30 AM

Chris Ross Delanee Barajas Itzel Ventura Robert Nash Constantin Alexandru Jazmin Campos Teresa Lafay Simon

The auction will be listed and advertised on www.storage-treasures.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Extra Space Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.

6/24/26 CNS-4052543#

ORANGE COUNTY NEWS

Orange County News 6/24/2026-164430

LEGAL NOTICE NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN THAT THE PLANNING COMMISSION OF THE CITY OF GARDEN GROVE WILL HOLD A PUBLIC HEARING IN THE COMMUNITY MEETING CENTER, 11300 STANFORD AVENUE, GARDEN GROVE, CALIFORNIA, ON THE DATE * INDICATED BELOW TO RECEIVE AND CONSIDER ALL EVIDENCE AND REPORTS RELATIVE TO THE APPLICATION(S) DESCRIBED BELOW:

• THURSDAY, 7:00 P.M., JULY 16, 2026

Members of the public who wish to comment on matters before the Commission, in lieu of doing so in person, may submit comments by emailing public-comment@ggcity.org no later than 3:00 p.m. the day of the meeting. The comments will be provided to the Commission as part of the meeting record.

SITE PLAN NO. SP-177-2026

A request for Site Plan approval to construct a new two-story residential building consisting of four (4) units along with associated site improvements on a 0.35-acre lot. The project would retain the existing residential dwelling and demolish the garage to accommodate the proposed development. The site is at 13042 Safford Street in the GGMU-2 (Garden Grove Boulevard Mixed Use 2) zone. In conjunction with the request, the Planning Commission will also consider a determination that the project is categorically exempt from the California Environmental Quality Act (CEQA).

SITE PLAN NO. SP-117-2022 (TE1)

A request for a one-year time extension for the entitlement approved under Site Plan No. SP 117-2022, which allowed the construction of six (6) three-story, multi-family residential units with two-car garages on a 16,329 square-foot (0.37 acres) lot. The site is at 12771 Lorna Street in the R-3 (Multiple-Family Residential) zone. A California Environmental Quality Act (CEQA) determination is not required as the project was previously exempted.

SITE PLAN NO. SP-111-2022 (TE3) TENTATIVE PARCEL MAP NO. PM-2021-190 (TE3)

A request to approve a one-year time extension for the approved entitlements under Site Plan No. SP-111-2022 and Tentative Parcel Map No. PM-2021-190, as modified by Minor Modification No. 1, which allowed the consolidation of two (2) existing parcels into a single 1.86-acre parcel, and the construction of a five-story mixed-use development on the 1.86-acre site consisting of 5,312 square feet of retail space, 3,548 square feet for an art gallery use, 10,745 square feet of medical space, and 52 apartment units. Pursuant to the State Density Bonus Law, in exchange for reserving three (3) units for very-low income, the project qualifies for a density bonus, concessions, waivers, and reduced parking. The site is at 10201 and 10231 Garden Grove Boulevard in the GGMU-2 (Garden Grove Boulevard Mixed Use 2) zone. A California Environmental Quality Act (CEQA) determination is not required as the project was previously exempted.

ALL INTERESTED PARTIES are invited to attend said Hearing and express opinions or submit evidence for or against the proposal as outlined above, on July 16, 2026. If you challenge the application in Court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the Planning Commission at, or prior to, the public hearing. Further information on the above may be obtained at the Planning Services Division, City Hall, 11222 Acacia Parkway, or by telephone at (714) 741 5312.

DATE: JUNE 18, 2026 PUBLISH: JUNE 24, 2026 Orange County News 6/24/2026-164596

BSC 228629

In re: The Nancy R. Bell Trust, Dated September 17, 1992

Case No: 30-2022-01274525-PR-TR-CJC

Court Order Publication to reflect Orange County News as periodical to be used for publication Notice of Hearing scheduled for July 22, 2026 at 9:00 a.m.in department CM05:

LAWRENCE ROSEN MUST RESPOND TO THE COURT'S ORDERS FOLLOWING A PETITION FOR ORDERS AS FOLLOWS:

1.) NOTICE TO BE ISSUED BY LAWRENCE ROSEN PURSUANT TO PROBATE CODE § 16061.7;

2.) LAWRENCE ROSEN MUST PROVIDE AN ACCOUNTING OF TRUST ASSETS PURSUANT TO PROBATE CODE §17200;

3.) REMOVAL OF LAWRENCE ROSEN AS TRUSTEE OF THE NANCY BELL TRUST;

4.) ATTORNEY FEES AS AGAINST LAWRENCE ROSEN; AND

5.) ORDER TO SHOW CAUSE RE: SANCTIONS FOR FAILING TO ACCOUNT AND SURCHARGE AS TO Lawrence Rosen

Orange County News 6/17,6/24,7/1,7/8/2026-164358

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