

ORDER TO
SHOW CAUSE FOR
CHANGE OF NAME
CASE NO.

30-2023-01331312

TO ALL INTERESTED PERSONS: Petitioner: VALEN THOMAS ANDREASIAN filed a petition with this court for a decree changing names as follows: VALEN THOMAS ANDREASIAN to VALEN THOMASZ ANDREASIAN. 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

08/10/2023 at 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:

Seal Beach Sun

DATE: 06/16/2023

Judge of the
Superior Court

Seal Beach Sun

6/22,29,7/6,13/23-132157

ORDER TO
SHOW CAUSE FOR
CHANGE OF NAME
CASE NO.

30-2023-01333133

TO ALL INTERESTED PERSONS: Petitioner: Andrea marienlyonellpine Dominguez has filed a petition with this court for a decree changing names as follows: Andrea marienlyonellpine Dominguez to Andrea Marienlyonellpinesraineylapizlazulimoon Dominguez. 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

08/17/2023 at 8:30 a.m.

D100 REMOTE

Central Justice Center
700 Civic Center Drive W
Santa Ana, CA 92701

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:

Seal Beach Sun

DATE: 06/28/2023

Judge Layne H. Melzer
Judge of the
Superior Court

Seal Beach Sun

7/13,20,27,8/3/23-132778

SHOW CAUSE FOR
CHANGE OF NAME
CASE NO.

30-2023-01326499

TO ALL INTERESTED PERSONS: Petitioner: ANIKA DREW ANDREASEN filed a petition with this court for a decree changing names as follows: ANIKA DREW ANDREASEN to ANIKA DELPHINIUM BUKY. 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

07/19/2023 at 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:

Seal Beach Sun News

DATE: 05/22/2023

Judge Layne Melzer

Judge of the
Superior Court

Seal Beach Sun

6/22,29,7/6,13/23-132158

FICTITIOUS BUSINESS
NAME STATEMENT
NO: 20236664464

A N A & C H E L I BOUTIQUE, 2111 W 17TH ST APT H27, SANTA ANA, CA 92706. County: Orange. This is a New statement. Registrant(s): GRISEL ANABEL PELAYO HERNANDEZ, 2111 W 17TH ST APT H27, SANTA ANA, CA 92706. Have you started doing business yet? NO This business is conducted by: INDIVIDUAL. Registrant /s/ GRISEL PELAYO HERNANDEZ. I declare that all information in this statement is true and correct. (A registrant who declares as true information which he or she knows to be false is guilty of a crime.) This statement was filed with the County Clerk of Orange County on 05/31/2023.

Seal Beach Sun

6/22,29,7/6,13/23-132324

FICTITIOUS BUSINESS
NAME STATEMENT
NO: 20236665764

a) BAC REAL ESTATE GROUP b) BAC RE GROUP c) REPUBLIQUE GROUP, 4701 VON KARMAN AVE. #327, NEWPORT BEACH, CA 92660. County: Orange. This is a New statement. Registrant(s): BAC REAL ESTATE GROUP, INC, 4701 VON KARMAN AVE. #327, NEWPORT BEACH, CA 92660. Have you started doing business yet? NO This business is conducted by: CORPORATION. Registrant /s/ TYLER KROFF, PRESIDENT. I declare that all information in this statement is true and correct. (A registrant who declares as true information which he or she knows to be false is guilty of a crime.)

This statement was filed with the County Clerk of Orange County on 06/16/2023.

Seal Beach Sun

6/22,29,7/6,13/23-132325

FICTITIOUS BUSINESS
NAME STATEMENT
NO: 20236665716

SEVEN EIGHT REALTY LLC, 1500 W BALBOA BLVD STE 204, NEWPORT BEACH, CA 92663. County: Orange. This is a New statement. Registrant(s): SEVEN EIGHT REALTY LLC, 104 15TH ST UNIT 7, NEWPORT BEACH, CA 92663. Have you started doing business yet? NO This business is conducted by: LIMITED LIABILITY CO. Registrant /s/ BAYLEE LEAVITT, MANAGING MEMBER/MANAGER. I declare that all information in this statement is true and correct. (A registrant who declares as true information which he or she knows to be false is guilty of a crime.) This statement was filed with the County Clerk of Orange County on 06/15/2023.

Seal Beach Sun

6/22,29,7/6,13/23-132326

FICTITIOUS BUSINESS
NAME STATEMENT
NO: 20236665715

THE RIVERS JOURNEY: COUNSELING & WELLNESS SERVICES, 238 S REDWOOD AVE, BREA, CA 92821. County: Orange. This is a New statement. Registrant(s): INDIVIDUAL AND FAMILY COUNSELING AND WELLNESS SERVICES, 238 S REDWOOD AVE, BREA, CA 92821. Have you started doing business yet? NO This business is conducted by: CORPORATION. Registrant /s/ CATHERINE WARD, PRESIDENT. I de-

clare that all information in this statement is true and correct. (A registrant who declares as true information which he or she knows to be false is guilty of a crime.) This statement was filed with the County Clerk of Orange County on 06/15/2023.

Seal Beach Sun

6/22,29,7/6,13/23-132327

NOTICE OF PUBLIC
SALE OF

PERSONAL PROPERTY Notice is hereby given that on **August 1st, 2023**; Extra Space Storage will sell at public auction, to satisfy the lien of the owner, personal property described below belonging to those individuals listed below at the following locations:

**3592 Cerritos Ave
Los Alamitos, CA 90720
(562) 594-6662
1:00 PM**

Robert Beltran
Household Goods
Renita Ferris-Norman
Household Goods
Bertha Guzman Lopez
Holiday Decorations
Jesse Benson
Household Goods, Hutch
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.
7/13, 7/20/23
CNS-3716784#

**HUNTINGTON HARBOUR SUN-JOURNAL
Huntington Harbour Sun
Journal 7/13,20/23-132608**

NOTICE OF WARE-

HOUSE LIEN & PUBLIC
SALE

CERTIFIED MAIL - RETURN RECEIPT REQUESTED

PAULA M DANIELS 80 HUNTINGTON ST 645 LAGUNA BEACH, CA 92652
PAULA M DANIELS 80 Huntington Street, Space 645 Huntington Beach, CA 92648

NOTICE IS HEREBY GIVEN that PAULA M DANIELS is in default of payment of the charges and expenses described below for storage of the goods described below on the property of Surf City Beach Cottages, 80 Huntington Street, Space 645, Huntington Beach, CA 92648, from 12/1/2022 to 12/31/2022.

This notice constitutes a demand for payment of all charges, expenses and costs listed below.

PAYMENT MUST BE MADE WITHIN TEN (10) DAYS FROM THE TIME YOU RECEIVE THIS NOTICE, AND UNLESS PAYMENT IS RECEIVED BY THE UNDERSIGNED, THE LISTED GOODS WILL BE ADVERTISED FOR SALE AND SOLD BY AUCTION, PURSUANT TO COMMERCIAL CODE SECTION 7210(b)(2) ON 7/31/2023, AT 10:00 AM AT:

Surf City Beach Cottages
80 Huntington Street
Space 645
Huntington Beach, CA 92648

The goods referred to herein are described as: Mobilehome: 1969 BUDDY

Serial Number(s): B C 9 0 3 1 5 X X / B C 9 0 3 1 5 X X U

Decal Number: ABE8770

The amounts due and payable for storage of the

goods are as follows: Storage Charges for the period from 12/1/2022 to 12/31/2022: \$2,718.56. In addition to the Storage Charges set forth above, Surf City Beach Cottages claims the amount of Eighty-One Dollars and Seven Cents, (\$81.07) per day from January 1, 2023, to the date of the aforementioned sale of the goods, and for the reasonable expenses in the amount of \$850.00 for this proceeding to enforce the lien.

DATED: June 22, 2023

By: /s/ Robin McBride, Authorized Agent for Surf City Beach Cottages (714) 480-6828

7/13, 7/20/23

CNS-3714909#

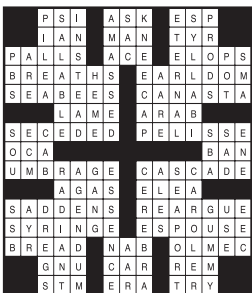
**HUNTINGTON HARBOUR SUN-JOURNAL
Huntington Harbour Sun
Journal 7/13,20/23-132417**

NOTICE OF TRUSTEE'S SALE UNDER DEED OF TRUST Loan No.: 202152/RODJACH INVESTMENT PROPERTIES RESS Order No.: 2022-78109 A.P. NUMBER 178-341-45 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 09/03/2021, UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. NOTICE IS HEREBY GIVEN, that on 07/31/2023, at 01:30PM of said day, At the North front entrance to the County Courthouse at 700 Civic Center Drive West, Santa Ana, CA 92701, RESS Financial Corporation, a California

corporation, as duly appointed Trustee under and pursuant to the power of sale conferred in that certain Deed of Trust executed by RODJACH INVESTMENT PROPERTIES, LLC, A CALIFORNIA LIMITED LIABILITY COMPANY recorded on 09/10/2021, in Book N/A of Official Records of ORANGE County, at page N/A, Recorder's Instrument No. 2021000567115, by reason of a breach or default in payment or performance of the obligations secured thereby, including that breach or default, Notice of which was recorded 9/6/2022 as Recorder's Instrument No. 2022000298611, in Book n/a, at page n/a, WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER FOR CASH, lawful money of the United States, evidenced by a Cashier's Check drawn on a state or national bank, or the equivalent thereof drawn on any other financial institution specified in section 5102 of the California Financial Code, authorized to do business in the State of California, ALL PAYABLE AT THE TIME OF SALE, all right, title and interest held by it as Trustee, in that real property situated in said County and State, described as follows: Lot 204 of Tract No. 5360, per Map recorded in Book 200, Pages 6 - 14, inclusive of Misc. Maps. Refer to Deed of Trust for full Legal Description. The street address or other common designation of the real property hereinabove described is purported to be: 16871 SAYBROOK LANE, HUNTINGTON BEACH, CA 92649. The undersigned disclaims all liability for any incorrectness in

CLUES ACROSS

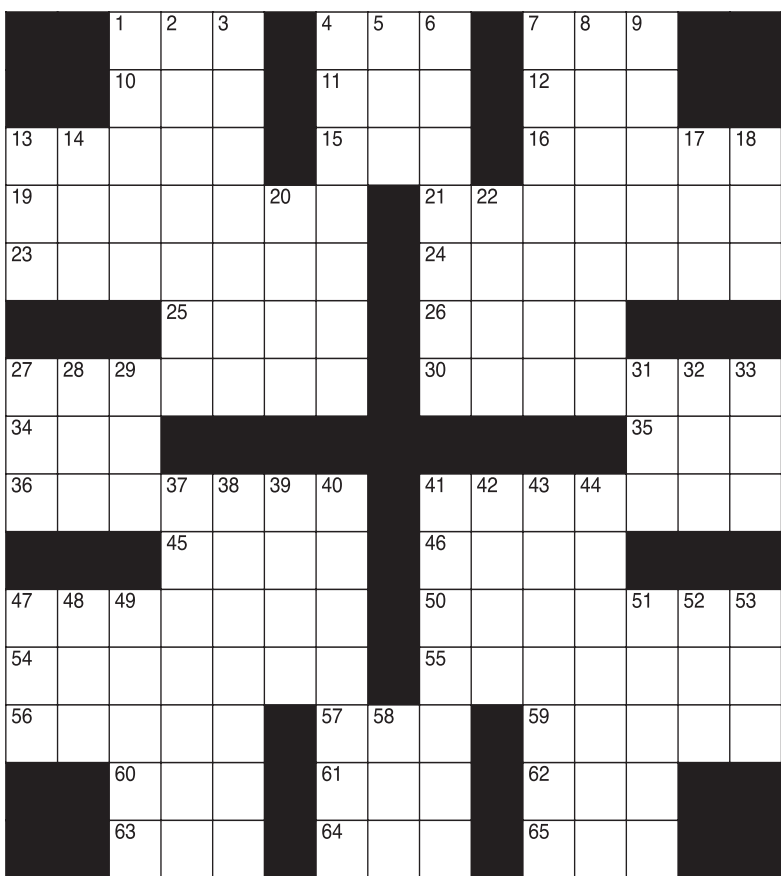
- Indicates tire pressure
- Request
- Clairvoyance
- 007's creator
- Adult male
- Scandinavian god of battle
- Cloths spread on a coffin
- Breeze through
- Ladyfish genus
- It's good to take them
- Noble-governed territory
- Members of U.S. Navy
- Card game resembling rummy
- Affected by injury
- Member of a Semitic people
- Left
- Woman's cloak
- S. American plant
- Prohibit
- Offense



- Dish soap brand
- Ottoman military commanders
- Ancient Greek City
- Makes unhappy
- Discuss again
- Medical instrument
- Promote
- A beloved carb
- Tag the base runner to get him out
- Prehistoric people
- Large African antelope
- Vehicle
- Georgia rockers
- Scientific instrument (abbr.)
- A major division of geological time
- Attempt

CLUES DOWN

- Plant of the nettle family
- Fit to be sold
- Rather
- Collected
- A baglike structure in a plant or animal
- Patella
- Ageless
- Lists of course requirements
- Pokes at
- TV network
- They _



- Cooking hardware
- U.S. Army title
- Iron-containing compound
- Swiss river (alt. spelling)
- Former French coin
- Electronic counter-measures
- Taxi
- Helps little firms

- Woeful
- Midway between northeast and east
- Glowing
- Tasks which should be done
- An informal body of friends
- Intrinsic nature
- Neural structures
- Brews
- Where ships un-

- load cargo
- Singer
- Sino-Soviet block (abbr.)
- Southwest Scotland town
- Most worthless parts
- Viscous
- Put to work
- Old world, new
- Swiss river

said street address or other common designation. Said sale will be made without warranty, express or implied regarding title, possession, or other encumbrances, to satisfy the unpaid obligations secured by said Deed of Trust, with interest and other sums as provided therein; plus advances, if any, thereunder and interest thereon; and plus fees, charges, and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of said obligations at the time of initial publication of this Notice is \$1,020,811.79. In the event that the deed of trust described in this Notice of Trustee's Sale is secured by real property containing from one to four single-family residences, the following notices are provided pursuant to the provisions of Civil Code section 2924f: **NOTICE TO POTENTIAL BIDDERS:** If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. **NOTICE TO PROPERTY OWNER:** The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee's sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 916-939-0772 or visit this Internet Website www.nationwideposting.com, using the file number assigned to this case 2022-78109. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not be immediately 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. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call 1.866.684.2727, or visit this internet website www.servicelinkasap.com, using the file number assigned to this case 23-00099-2FNT to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as an "eligible tenant buyer" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. Dated: 06/29/2023 RESS Financial Corporation, a California corporation, as Trustee By: ANGELA GROVES, TRUSTEE SALE OFFICER 1780 Town and Country Drive, Suite 105, Norco, CA 92860-3618 (SEAL) Tel.: (951) 270-0164 or (800)343-7377 FAX: (951)270-2673 Trustee's Sale Information: (916) 939-0772 or www.nationwideposting.com NPP0437156 To: HUNTINGTON HARBOUR SUN JOURNAL 07/06/2023, 07/13/2023, 07/20/2023 **Huntington Harbour Sun Journal 7/6,13,20/2023-132630**

three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call 916-939-0772 for information regarding the trustee's sale, or visit this internet website <https://www.nationwideposting.com> for information regarding the sale of this property, using the file number assigned to this case 2022-78109 to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as an "eligible tenant buyer" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. Dated: 06/29/2023 RESS Financial Corporation, a California corporation, as Trustee By: ANGELA GROVES, TRUSTEE SALE OFFICER 1780 Town and Country Drive, Suite 105, Norco, CA 92860-3618 (SEAL) Tel.: (951) 270-0164 or (800)343-7377 FAX: (951)270-2673 Trustee's Sale Information: (916) 939-0772 or www.nationwideposting.com NPP0437156 To: HUNTINGTON HARBOUR SUN JOURNAL 07/06/2023, 07/13/2023, 07/20/2023 **Huntington Harbour Sun Journal 7/6,13,20/2023-132630**

Notice of Public Sale
Pursuant to the California Self Service Storage Facility Act (B&P Code 21700 ET seq.) The undersigned will sell at public auction on Thursday July 27, 2023 at 3:00 pm. Personal property including but not limited to furniture, clothing, tools and/or other household items located at: The sale will take place online at www.selfstorageauction.com.
Dean A Pinchera
Lisa C Conner
James R Reeves
Jensen L Abellana
Robert A Stephen
Tracy D Crossman
Michael B McDonnell
Chad Michael Crisafi
Anna Marie Perelman
Donald Benjamin Stokes
Brittany Nichole Valadez
Daniel Jacob Houston
Linda A Wernecke
Deborah A Mundy
Ryan P Garrity
Shelly M. Mokol
All sales are subject to prior or cancellation. All terms, rules and regulations are available online at www.selfstorageauction.com. Dated this July 13, 2023 and July 20, 2023 by Seaciff Self Storage, 18100 Kovacs Lane, Huntington Beach, CA, 92648 (714) 375-1700 7/13, 7/20/23 **CNS-3718757# HUNTINGTON HARBOUR SUN-JOURNAL Huntington Harbour Sun Journal 7/13,20/23-132805**

NOTICE OF TRUSTEE'S SALE Trustee Sale No. 23-00099-2FNT Loan No: *****041/Luxe Ventures APN 178-541-12 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, ASSIGNMENT OF LEASES AND RENTS, FIXTURE FILING, AND SECURITY AGREEMENT DATED NOVEMBER 23, 2021. 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 PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On July 27, 2023, at 12:00 PM, at the North front entrance to the County Courthouse, 700 Civic Center Drive West, Santa Ana, CA 92701, FIDELITY NATIONAL TITLE COMPANY, as the duly appointed Trustee (the "Trustee"), under and pursuant to the power of sale contained in that certain Deed of Trust, Assignment of Leases and Rents, Fixture Filing, and Security Agreement recorded on November 29, 2021, as instrument No. 2021000722798 of official records in the office of the Recorder of Orange County, CA, executed by: Luxe Ventures, LLC, a California Limited Liability Company, as Trustor (the "Trustor"), in favor of Arixa Secured Income Fund, LLC, a California Limited Liability Company, as Beneficiary, and any modifications thereto are collectively referred to herein from time to time as the "Deed of Trust", WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER, in lawful money of the United States, all payable at the time of sale, that certain property situated in said County, California describing the land therein as: LOT 1 IN BLOCK 109 OF "SUNSET BEACH", IN THE CITY OF HUNTINGTON BEACH, COUNTY OF ORANGE, STATE OF CALIFORNIA, AS SHOWN ON A MAP THEREOF RECORDED IN BOOK 3, PAGES 39 AND 40, MISCELLANEOUS MAPS, RECORDS OF SAID ORANGE COUNTY. **NOTICE TO POTENTIAL BIDDERS:** If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the Property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the Property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the Property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this Property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the Property. **NOTICE TO PROPERTY OWNER:** The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this Property, you may call 1.866.684.2727 or visit this Internet Website www.servicelinkasap.com, using the file number assigned to this case 23-00099-2FNT 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 real Property heretofore described is being sold "as is". The street address and other common designation, if any, of the real Property described above is purported to be: 16995 8th Street, Huntington Beach, CA 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 without covenant or warranty, express or implied, regarding title, possession, or encumbrances, to pay the remaining unpaid balance of the obligations secured by and pursuant to the power of sale contained in that certain Deed of Trust (together with any modifications thereto). The total amount of the unpaid balance of the obligations secured by the Property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of this Notice of Trustee's Sale is estimated to be \$ 3 , 0 8 4 , 9 5 0 . 2 0 (Estimated), provided, however, prepayment premiums, accrued interest and advances will increase this figure prior to sale. Beneficiary's bid at said sale may include all or part of said amount. In addition to cash, the Trustee will accept a cashier's check drawn on a state or national bank, a check drawn by a state or federal credit union or a check drawn by a state or federal savings and loan association, savings association or savings bank specified in Section 5102 of the California Financial Code and authorized to do business in California, or other such funds as may be acceptable to the trustee. In the event tender

using the file number assigned to this case 23-00099-2FNT. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not be immediately be reflected in the telephone information or on the Internet Website. The best way to verify postponement information is to attend the scheduled sale. **NOTICE TO TENANT:** You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call 1.866.684.2727, or visit this internet website www.servicelinkasap.com, using the file number assigned to this case 23-00099-2FNT 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 real Property heretofore described is being sold "as is". The street address and other common designation, if any, of the real Property described above is purported to be: 16995 8th Street, Huntington Beach, CA 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 without covenant or warranty, express or implied, regarding title, possession, or encumbrances, to pay the remaining unpaid balance of the obligations secured by and pursuant to the power of sale contained in that certain Deed of Trust (together with any modifications thereto). The total amount of the unpaid balance of the obligations secured by the Property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of this Notice of Trustee's Sale is estimated to be \$ 3 , 0 8 4 , 9 5 0 . 2 0 (Estimated), provided, however, prepayment premiums, accrued interest and advances will increase this figure prior to sale. Beneficiary's bid at said sale may include all or part of said amount. In addition to cash, the Trustee will accept a cashier's check drawn on a state or national bank, a check drawn by a state or federal credit union or a check drawn by a state or federal savings and loan association, savings association or savings bank specified in Section 5102 of the California Financial Code and authorized to do business in California, or other such funds as may be acceptable to the trustee. In the event tender

other than cash is accepted, the Trustee may withhold the issuance of the Trustee's Deed Upon Sale until funds become available to the payee or endorsee as a matter of right. The Property offered for sale excludes all funds held on account by the Property receiver, if applicable. DATE: June 28, 2023 FIDELITY NATIONAL TITLE COMPANY, TRUSTEE 23-00099-2FNT 5170 Golden Foot-hill Parkway, Suite 130 El Dorado Hills, CA 95762 916-636-0114 **SALE INFORMATION CAN BE OBTAINED ON LINE AT www.servicelinkasap.com AUTOMATED SALES INFORMATION PLEASE CALL 1.866.684.2727 A-4789658 07/06/2023, 07/13/2023, 07/20/2023 Huntington Harbour Sun Journal 7/6,13,20/2023-132632**

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY
Notice is hereby given that on **August 1, 2023**; Extra Space Storage will sell at public auction, to satisfy the lien of the owner, personal property described below belonging to those individuals listed below at the following locations: **6942 Garden Grove Blvd Westminster CA 92683 (714)897-6221 3:00 PM**
Kathy Tran
Household items
William Lopez
Tools, drawer, clothes shoes home appliances
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. 7/13, 7/20/23 **CNS-3718305# HUNTINGTON HARBOUR SUN-JOURNAL Huntington Harbour Sun Journal 7/13,20/23-132779**

NOTICE OF PETITION TO ADMINISTER ESTATE OF: JOHN MARK GAHRING CASE NO. 30-2023-01307521-PR-PL-CMC
To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of JOHN MARK GAHRING.
A Petition for PROBATE has been filed by: KATHRYN L TALLAA in the Superior Court of California, County of ORANGE. The Petition for Probate requests that KATHRYN L TALLAA 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:
JULY 27, 2023, at 1:30 PM in Dept. CM06, 3390 Harbor Blvd Costa Mesa, CA 92626
The court is providing the convenience to appear for hearing by video using the court's designated video platform. This is a no cost service to the public. Go to the Court's website at The Superior Court of California - County of Orange (occourts.org) to appear remotely for Probate hearings and for remote hearing instructions. If you have difficulty connecting or are unable to connect to your remote hearing, call 657-622-8278 for assistance. If you prefer to appear in-person, you can appear in the department on the day/time set for your hearing. If you object to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney. If you are a creditor or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court 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: SHAWN M. OLSON, ESQ., OLSON LAW FIRM, 7372 PRINCE DRIVE, SUITE 104, HUNTINGTON BEACH, CA 92647. 714-

847-2500
Huntington Harbour Sun Journal 7/6,13,20/2023-132663

NOTICE OF PETITION TO ADMINISTER ESTATE OF: DO HWAN PARK CASE NO. 30-2023-01334043-PR-PL-CMC
To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of DO HWAN PARK.
A Petition for PROBATE has been filed by: TERI NUGENT in the Superior Court of California, County of ORANGE. The Petition for Probate requests that TERI NUGENT 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:
AUG 10, 2023 at 1:30 PM in Dept. CM6, 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: SHAWN M. OLSON, ESQ., OLSON LAW FIRM, 7372 PRINCE DRIVE, SUITE 104, HUNTINGTON BEACH, CA 92647. 714-

CITY OF SEAL BEACH NOTICE OF PUBLIC HEARING

NOTICE IS HEREBY GIVEN that the City Council of the City of Seal Beach ("City") will hold a public hearing on July 24, 2023, at 7:00 p.m. or as soon thereafter as the matter may be heard, in the Council Chambers of the City located at 211 8th Street, Seal Beach, to consider the following item:

Confirming the adjustment of the bidding threshold for public works contracts to \$40,232 pursuant to Section 1010 of the City Charter. The purpose of the adjustment is to allow the City to increase its bidding threshold for the acquisition of goods and services consistent with the percentage increase in construction costs as reflected in the difference between the Engineering News Record Construction Cost Index - 20 City Average for June 1, 2023, as compared to June 1, 2022.

At the above time and place all interested persons may be heard if so desired. Written comments may also be submitted and should be addressed to the City Council c/o the City Clerk, City Hall, 211 8th Street, Seal Beach, and such comments should be received prior to the hearing date. If the proposed actions are challenged 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 City Clerk at or prior to the public hearing.

FURTHER INFORMATION on this item may be obtained at the City Clerk's Office or by telephone: 562-431-2527 ext. 1305.

Dated this 26th day of June 2023
Gloria D. Harper, City Clerk
City of Seal Beach
Seal Beach Sun 7/6,13/2023-132472

tions 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 sec-

tion 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: DEBORAH COEL & PEILIN NGO, LAW OFFICE OF DEBORAH COEL, 33

BROOKLINE, ALISO VIEJO, CA 92656. (949) 682-8019.

Seal Beach Sun 7/13, 7/20, 7/27/2023-132771



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