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<p>Remodeled 1st Floor Apt 3901 Green, Los Alamitos 1st Floor, 2 Bdrms, 1 Bath Remodeled, Laminate Flrs New Shower/Sinks & Toilet Private Garage for Storage 2 Private Parking Spaces Rent: \$2795 Avail Now</p>	<p>Remodeled House for Rent 3650 Hackett St, Long Beach 2 Bedroom 1 Bath, 980 Sq Ft Brand New Kitchen & Bathrm Inside Washer/Dryer Hookups Canned Lights, Private Pool 2 Car Garage and Driveway Rent: \$3650 Avail Now</p>
<p>2 Story Furnished House 324 17th St, Seal Beach 3 Bedrooms, 2 1/2 Baths 1700 sqft, Gas Fireplace All Furnished Throughout Patio, 2 Parking Spaces All utilities included +Wifi Rent: \$5200 Avail 3/1/25</p>	<p>Upstairs Apt w/NEW KITCHEN 10636 Chestnut St, Los Alamitos, 2 Bdrms, 2 Baths, Inside Laundry Air Conditioning RENTED Living Space, Laminate & Carpeted Flooring Balcony & Separate Storage Rm Rent: \$2850 Avail: Now</p>
<p>16661 Blanton B Hunt Bch Upstairs 1 Bdrm 1 Bathroom New Spacious Private RENTED Living Space Community Laundry, Fans Rent: \$2395 Avail 10/18/25</p>	<p>Cozy 2 Bd Apt with Parking 128 13th St A/B, Seal Beach First Floor, 2 Bd, 1.75 Ba Apt Laminate Floors, Ceiling Fans New Stove, Granite Counters Separate Entrances, Storage Freshly Painted, 1 Pkg Space Rent: \$2595 Avail Now</p>

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ESOTERIC ASTROLOGY AS NEWS FOR WEEK JANUARY 7 - 13, 2026

INTERIOR MOMENT IN TIME FOR HUMANITY

Christmas Day this year (2025) occurs under a PisWinter and the New Year of 2026. It is a deep interior moment for humanity at this time. At the beginning of another new year. Let us share a few preparatory thoughts. There has been so much apocalyptic rhetoric in the past years. I suggest we turn instead toward a dedicated, more positive, self-creative state of mind. As a new era is unfolding it's most important for humanity to ponder upon new potentialities, new probabilities, new ways of living. Realities on our planet at present are held within a paradigm (and acceptance) of unsustainability and destruction. It's time now for humanity to step into a new world and on the Path of Return. This choice will be given with more clarity as 2026 further unfolds.

Epiphany has just occurred. A time to realize the old cannot be restored and all things new and transformative will appear. It's like a new Renaissance. We remember the Renaissance (appearance of Ray 7, new rhythms, new archetypes), from the 14th to 17th centuries, ended the Dark Ages for humanity. And now, as then, a new world is emerging as the old passes away. Economic adjustments will continue and accelerate, signifying the 1st Initiation for humanity, a new birth into new awareness and responsibility. As awareness grows, new realities will also appear, new tasks and new revolutionary ideas and entrepreneurs.

Uranus will release new electrical energy, as Neptune and Saturn enter Aries. Under Aries, humanity begins to understand its true identity which is the world server and savior. Ancient

RISA'S STARS

scientific teachings, long suppressed, will create break throughs, offering intelligence and hope to humanity.

January 6 was the festival of Epiphany or Three Kings (Zoroastrian astrologers and scholars) day. Epiphany means something is being revealed, to humanity. Two thousand years ago, at the beginning of the Pisces Age, Epiphany revealed the prophecy that the Piscean World Teacher was fulfilled. We are now at the threshold of the Aquarian Age. And we once again are awaiting the new World Teacher to appear. It too has been prophesied.

Epiphany lasts from January 6 to aFebruary 2 - Candlemas day, and the day between winter and spring. Then our Christmas trees become Valentine trees!

ARIES: Your work in the world will be illuminated by promptings and impressions from above, asking you to initiate new ideas: new possibilities creating new probabilities creating new outcomes not reflecting the past. You will have to meet important people, becoming one yourself. You will have to act with humility while attaining goals. Develop what is necessary to solidify this task. Only you can do this.

TAURUS: It's important to contact people close by and far away concerning future plans, actions, agendas, and matters of a legal nature. The outer aspects of these interactions hide a deep spiritual purpose. With strength and calmness speak the truth of your aims and purposes while also listening carefully to other(s). There are seeds of enlightenment in their words. Be not afraid to ask for all that is

needed. Read Matthew 7:7.

GEMINI: You hold within yourself secret talents. Whether you know of them or not isn't important. They need to be intentionally called forth. Ask that they appear in your mind's eye so you can recognize and further cultivate them. Do not be secretive about resources. However you must protect them. Pay all debts - physical, emotional, mental, spiritual. You and another may need to travel somewhere to discover information. What and where would that be?

CANCER: Jupiter, the planet of love and wisdom is calling you to a spiritual task. Jupiter, the planet of benevolence, is central to the Aquarian Age. You are to provide more love to your groups and communities you interact with. You are to be wise and distribute truth with pure reason and wisdom to those around you. Not gossip, not opinion, not another's point of view, but the truth within your heart. This will protect, guide and safeguard you.

LEO: In terms of work and responsibilities, are you the communicator to co-workers and colleagues? Leo is the sign with love in the heart. But sometimes that love is obscured by hurts, sadness and imperfect interactions in relationships (all relationships are). Sometimes we turn away from people, lavishing our love on pets, gardens, climbing rocks, fashions, new creations. It might be good to think of all the people you've known. Lovingly they think of you. Leo is love. Aquarius is friendship.

VIRGO: It's a special time for you to think upon what studies, research, vocations and

avocations you want to pursue. To ponder upon what creativity, talents, gifts and skills you possess. It's good to think back on how you've cared for loved ones and what more you want to do serving others in the future. I see you in a garden, clematis, cactus blooming, pale roses and hops climbing a tall gate. Create this. For the summer.

LIBRA: You're thinking about family and friends, love and relationships and what you need. Friends are sometimes Libra's family. You're attempting to deepen contacts in order to have an intact family and deeper foundation. It may bring up childhood wounds (as it should). We cannot heal or understand until wounds surface. You have the strength to face this, the wisdom to understand it and the love, latent and in potential, to heal. In emotional crisis, take Ignatia Amara, the homeopath that soothes and settles ancient grief.

SCORPIO: You need more interactions and interchanges with people as intelligent and as passionate as you. You need exchanges of ideas and beliefs so you can grow and expand with new values. You also need to ponder upon new plans for the future. A new foundation of thought needs to deepen your mind to meet the challenges of the new sciences. Stay focused on the field of economics. Note what's changing financially in the world on a daily basis.

SAGITTARIUS: Your sense of identity has expanded based upon a change of values. Compare your today's values with those fourteen then twenty-one years ago. You've deep-

ened into greater creativity, responsibility and climbed to a level of success. You now ask, "What's next?" Some Sags wonder if they care anymore. Everything is a developmental level. To some archers I say, "Stand in the Light," for your journey has been long and arduous. To others, I tell them, "You're stepping into the unknown. Remain there for a while."

CAPRICORN: You communicate these days with great depth of feeling. Don't worry if people step back. Your life-force is showing through, filled with love, intention and conviction. You speak with commanding force. You'll be asked to organize things, to show leadership and drive, to offer others direction and ideas that become, for them, ideals. You do this already. Avoid those who resist. Just love them more. Do you know Capricorn's glyph is almost the signature of God?

AQUARIUS: You're going to enter into an internal state for a while, interacting and investigating things deep within; things confidential, religious and personal. Ultimately they are creative. Do not feel caught up in self-criticism or limitations. They only mean you're working toward overcoming. Place yourself first in the coming days. Praise others and maintain vibrant health. Someone far away calls to you. Respond.

PISCES: Careful telling people about future hopes, wishes and dreams. They may not be understood. Careful with your time each day. Plan early what your actions will be. Outline a time schedule. Use discipline - the first step toward working under the Will of God. Things Piscean are coming to an end. This is good. Speak softly, vibrantly and always with love (another discipline). It will soothe disappointments and stabilize all endeavors. Be a friend to everyone, everywhere and all the time.

Risa is founder and director of the Esoteric & Astrological Studies & Research Institute in Santa Cruz. Risa can be reached by email at risagoodwill@gmail.com. Her website is www.nightlightnews.com.

All real estate advertised herein for sale or for rent is subject to the Federal Fair Housing Act, which makes it illegal to advertise any preference, limitation, or discrimination based on race, color, religion, sex, such preference, limitation or discrimination. SUN Newspapers will not knowingly accept any advertising for real estate which is in violation of the law. All persons are hereby informed that all dwellings advertised are available on an equal opportunity basis. To complain of discriminations, call HUD toll-free at: 1-800-347-3739

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SUMMONS
(CITACION JUDICIAL)
CASE NUMBER
(Numero del Caso)
30-2025-01509982-CU-PA-NJC
Judge Nathan Vu
NOTICE TO DEFENDANT:
(Aviso al Demandado):
ANDREW AUSTIN; JON AUSTIN; and DOES 1 TO 10, inclusive
YOU ARE BEING SUED BY PLAINTIFF:
(Lo esta demandando el demandante)

ABDULLAH ALQURAINI; JOSE ARROYO; MAHAD MUKHTAR; and RAMI ZEIN

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/selfhelp), 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 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/selfhelp), 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 \$10,000.00 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 días, la corte puede decidir en su contra sin escuchar su versión. Lea la información a continuación.

Tiene 30 días de calendario después de que le entreguen esta citación 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 telefónica 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 su respuesta. Puede encontrar estos formularios de la corte y mas información en el Centro de Ayuda de las Cortes de California (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 presentación, pida al secretario de la corte que le de un formulario de exención de pago de cuotas. Si no presenta su respuesta

a tiempo, puede perder el caso por incumplimiento y la corte le podrá 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 remisión 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 poniéndose 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 recuperación de \$10,000.00 o mas de valor recibida mediante un acuerdo o una concesión de arbitraje en un caso de derecho civil. Tiene que pagar el gravamen de la corte antes de que la corte pueda desechar el caso. The name and address of the court is (El nombre y dirección de la corte es):

ORANGE COUNTY SUPERIOR COURT, NORTH JUSTICE CENTER, 1275 NORTH BERKELEY AVENUE, FULLERTON, CA 92832.

The name, address, and telephone number of plaintiff's attorney, or plaintiff without an attorney, is (El nombre, dirección y el número de teléfono del abogado del demandante, o del demandante que no tiene abogado, es): SAM NORDEAN; NORDEAN LAW, APC - 18301 IRVINE BLVD., TUSTIN, CA 92780; 888-254-3222. Date: 09/10/2025

David H. Yamasaki, Clerk of the Court
K. Climer
Deputy (Adjunto)

NOTICE TO THE PERSON SERVED: You are served.
Huntington Harbour Sun Journal
12/18,25/2025.1/1,8/2026-159292

JONATHAN W. WEINBERG, ESQ. (SBN 215590)
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San Mateo, California 94402
Telephone (650) 353-4503
Facsimile (650) 312-1803

Attorneys for **Kevin J. Vitelli, Administrator of the Estate of Cleto Lucio Vitelli**

SUPERIOR COURT OF THE STATE OF CALIFORNIA
IN AND FOR THE COUNTY OF ORANGE - UNLIMITED JURISDICTION

ESTATE OF CLETO LUCIO VITELLI, aka CLETO L. VITELLI and CLETO VITELLI
Deceased.
KEVIN J. VITELLI, Administrator

Case No: 30-2023-1366857-PR-LA-CMC

NOTICE OF INTENTION TO SELL REAL PROPERTY AT PRIVATE SALE

Notice is hereby given that, subject to the con-

firmation by the above-entitled Court, on or after January 15, 2026, at 9:00 a.m., or thereafter within the time allowed by law, the undersigned Administrator of the **Estate of Cleto Lucio Vitelli, et al**, will sell at private sale to the highest and best net bidder on the terms and conditions hereinafter mentioned, all right, title and interest of the decedent at the time of death and all right, title and interest that the Estate has acquired in addition to that of the decedent at the time of death, in the real property located in the City of Seal Beach and the County of Orange, California, more particularly described as follows:

Decedent's ownership consists of One Share of Common Capital stock Series 11-360 issued by Seal Beach Stock Cooperative No Eight, which is one of 16 mutual stock companies owning interests in Leisure World Seal Beach. There are a total of 348 individual apartments in 29 different buildings that make up Seal Beach Stock Cooperative No. Eight. Decedent also has One Share of Stock No. 50596 issued by Golden Rain Foundation and holds an Occupancy Agreement for Unit 08-201F.

This property is commonly referred to as **13361 El Dorado Drive #201F, Seal Beach, CA 90740.**

This sale is subject to current taxes, covenants, conditions, restrictions, reservations, rights, rights of way and easements of record, with any encumbrances of record to be satisfied from the purchase price. The property is to be sold on an "as is" basis, except for title.

Bids or offers are invited for this property, and must be received at the office of the Listing Broker for the Estate, Craig Jaunzemis, GasperlMonteer Realty Group, 1900 St. Andrews Drive, Suite B, Seal Beach, CA 90740 or delivered to Craig Jaunzemis, by email to craigjaunzemis@yahoo.com, at any time after first publication of this Notice and before any sale is made.

The property will be sold on the following terms: All cash, or part cash and part credit, the terms of such credit to be acceptable to the undersigned and to the Court, ten percent (10%) of the amount of the bid to accompany the offer by certified check, and the balance to be paid on confirmation of the sale by the Court, or at the close of escrow, whichever is later. Taxes, rents, operating and maintenance expenses, and premiums on insurance acceptable to the purchaser shall be prorated as of the date of the recording of the conveyance to the purchaser. Examination of title, recording of conveyance, transfer taxes, and any title insurance policy shall be at the expense of the purchaser.

The undersigned reserves the right to refuse to accept any bids.
FINKELSTEIN & FUJII LLP

12/17/25 By: /s/ Jonathan D. Weinberg
Jonathan D. Weinberg, Esq. Attorneys for Administrator of the Estate of Cleto Lucio Vitelli, et al, Deceased

Dated: 12/17/2025
By: /s/ Kevin J. Vitelli
Kevin J. Vitelli, Administrator of the Estate

Seal Beach Sun
12/25/25,1/1/26 & 1/8/26-159433

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. 30-2025-01534833

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

NOTICE OF HEARING
02/24/2026
1:30 p.m. D100
REMOTE

Central Justice Center
700 W. Civic Center Drive
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: 12/22/2025
Judge David J Hesseltine
Judge of the Superior Court

Seal Beach Sun
12/25/25,1/1,8,15/26-159432

NOTICE OF PUBLIC SALE OF

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

8041 Edinger Ave, Westminster CA 92683
(714) 406-2940
January 20th, 2026 10:00am

Juan Barraza
Chris Galdi
Drew Koontz
The auction will be listed and advertised on www.storageexpress.com. Purchases must be made with cash only and paid at the above referenced facility in order to complete the transaction. Life Storage may refuse any bid and may rescind any purchase up until the winning bidder takes possession of the personal property.
1/8/26
CNS-3998690#

HUNTINGTON HARBOUR SUN-JOURNAL
HHSJ 1/08/2026-159505

Trustee Sale No. 183232
Title No. 250399622
NOTICE OF TRUSTEE'S SALE YOU ARE IN DE-

FAULT UNDER A DEED OF TRUST, DATED 11/09/2005. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On 02/23/2026 at 9:00 AM, PRIME RECON LLC, as duly appointed Trustee under and pursuant to Deed of Trust recorded 11/22/2005, as Instrument No. 2005000937635, in book xx, page xx, of Official Records in the office of the County Recorder of ORANGE County, State of California, executed by RONALD SCOTT ADAMS AND JILL ANN ADAMS, HUSBAND AND WIFE AS JOINT TENANTS, WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH, CASHIER'S CHECK/CASH EQUIVALENT or other form of payment authorized by 2924h(b), (payable at time of sale in lawful money of the United States), AUCTION.COM ROOM, HOTEL FERA ANAHEIM, A DOUBLE-TREE BY HILTON - 100 THE CITY DRIVE, ORANGE, CA 92868. All right, title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County and State, described as: FULLY DESCRIBED IN THE ABOVE DEED OF TRUST. APN 169-293-29 The street address and other common designation, if any, of the real property described above is purported to be: 17248 REIMER STREET, FOUNTAIN VALLEY, CA 92708. The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by said Deed of Trust, with interest thereon, as provided in said note(s), advances, if any, under the terms of said Deed of Trust, fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of the unpaid balance of the obligation secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is: \$379,620.67 If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Election to Sell. The undersigned caused a Notice of Default and Election to Sell to be recorded in the county where the real property is located. Dated: 12/27/2025 Prime Recon LLC By: Jorge Rios-Jimenez, Authorized Signer Prime Recon LLC 27368 Via Industria, Ste 201 Temecula, CA 92590 (888) 725-4142 Prime Recon LLC may be attempting to collect a debt. Your information obtained may be used for that purpose.

FOR TRUSTEE'S SALE INFORMATION PLEASE CALL: (844) 901-0998 OR VIEW OUR WEBSITE: <https://salesinformation.prime-recon.com> 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 (844) 901-0998 for information regarding the trustee's sale or visit this internet website - <https://salesinformation.prime-recon.com> - for information regarding the sale of this property, using the file number assigned to this case: TS#183232. 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 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 (844) 901-0998 for information regarding the trustee's sale, or visit this internet website <https://salesinformation.prime-recon.com> for information regarding the sale of this property, using the file number assigned to this case: TS#183232 to find the date on which the trustee's sale was held, the amount of the last and highest bid,

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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. NPP0482986 To: HUNTINGTON HARBOUR SUN JOURNAL 01/08/2026, 01/15/2026, 01/22/2026 HHSJ 1/8,15,22/2026-159648

Trustee Sale No. 1245857 Notice of Trustee's Sale Loan No. 86810317 Title Order No. APN 203-291-11, 12, 19 TRA No. You Are In Default Under A Deed Of Trust Dated 10/07/1999. 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 02/04/2026 at 03:00PM, First American Title Insurance Company as the duly appointed Trustee under and pursuant to Deed of Trust recorded on October 8, 1999 as Document Number 19990717455, which was subsequently modified as set forth in that certain Modification of Deed of Trust recorded March 30, 2017 as Document Number 2017000128599 of official records in the Office of the Recorder of Orange County, California, executed by: Indigo Days Inn LLC, a California limited liability company, as Trustee, First United Bank, as Beneficiary, Will Sell At Public Auction To The Highest Bidder For Cash (payable at time of sale in lawful money of the United States, by cash, a cashier's check drawn by a state or national bank, a check drawn by a state or federal savings and loan association, savings association, or savings bank specified in section 5102 of the Financial Code and authorized to do business in this state). At: At front steps to entrance of Civic Center, 300 East Chapman Avenue, Orange, all right, title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County, California describing the land therein: See Exhibit "A" attached hereto and incorporated by reference herein The 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: 5921 Westminster Blvd., Westminster, CA 92683. The undersigned Trustee disclaims any liability for any inaccuracy of the street address and other common designation, if any, shown herein. Said 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 said Deed of Trust, with interest thereon, as provided in said note(s), advances, if any, under the terms of the Deed of Trust, estimated fees, charges and expenses of the Trustee and

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of the trusts created by said Deed of Trust, to-wit: \$360,381.67 (Estimated) Accrued interest and additional advances, if any, will increase this figure prior to sale. The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale, and a written Notice of Default and Election to Sell. The undersigned caused said Notice of Default and Election to Sell to be recorded in the county where the real property is located and more than three months have elapsed since such recordation. 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 visit the website below using the file number assigned to this case. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. Notice To Tenant: You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call (858) 410-2154, or visit this internet website [See Link Below], using the file number assigned to this case [TS 1245857] to find the

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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. For information on sale dates please visit our website at: <https://foreclosure.firstam.com/#/foreclosure> Date: 1/5/26 First American Title Insurance Company 9255 Town Center Drive Suite 200 San Diego, CA 92121 (858) 410-2158 David Z. Bark, Foreclosure Trustee Exhibit "A" Parcel 1: Lot 26 In Block "A" Of Tract No. 616, In The City Of Westminster, County Of Orange, State Of California, As Shown On A Map Recorded In Book 19, Page 9 Of Miscellaneous Maps, In The Office Of The County Recorder Of Said County. Parcel 2: That Portion Of The Southeast Quarter Of Section 4, Township 5 South, Range 11 West, In The Rancho Las Bolsas, In The City Of Westminster, County Of Orange, State Of California, As Per Map Recorded In Book 51, Page 13 Of Miscellaneous Maps, In The Office Of The County Recorder Of Said County, Described As Follows: Beginning At The Southeast Corner Of Lot 26, In Block "A" Of Tract No. 616 As Shown On A Map Recorded In Book 19, Page 9 Of Said Miscellaneous Maps, In The Office Of The County Recorder Of Said County; Thence North 60.00 Feet Along The East Line Of Said Lot 26; Thence East 43.71 Feet; Thence South 60.00 Feet; Thence West 43.71 Feet To The Point Of Beginning. Parcel 3: Lots 27 And 28 In Block "A" Of Tract No. 616, In The City Of Westminster, County Of Orange, State Of California, As Shown On A Map Recorded In Book 19, Page 9 Of Miscellaneous Maps, In The Office Of The County Recorder Of Said County. Except Therefrom All Oil,

NOTICE IS HEREBY GIVEN that the Planning Commission of the City of Seal Beach will hold a public hearing on Tuesday, January 20, 2026, at 7:00 p.m. or soon thereafter in the City Council Chambers, 211 Eighth Street, Seal Beach, California, to consider the following item:
MINOR USE PERMIT 25-0010 Request for a Minor Use Permit to allow the operation of a 925 square foot commercial recreational business (children's event space) located in the Service Commercial (SC) zoning area.

Environmental Review: This project is determined to be a Class 1 (Existing Facility) Categorical Exemption pursuant to Section 15301 of the Guidelines for the California Environmental Quality Act (Public Resources Code Section 21000 et seq.) for the operation of a commercial recreational use in an existing commercial building where only minor modifications are required for the renovation and branding of the business.

Property Owner: Seal Beach Village LP
 Applicant: Latasha Turpin
 Subject Location: 13924 Seal Beach Blvd Suite D, Seal Beach, CA 90740

PUBLIC COMMENT: At the above time and place all interested persons may be heard if so desired. If you challenge the proposed actions 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 of Seal Beach at, or prior to, the public hearing.

Shaun Temple
 Interim-Director of Community Development
 Planning Commission Secretary
 Submitted to the SUN Newspaper this 5th day of January 2026
Seal Beach Sun 1/8/2026-159690

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Gas, Minerals And Hydrocarbon Substances Lying Below A Depth Of 500 Feet From The Surface Of Said Property, But With No Right Of Surface Entry, As Provided In Deeds Of Record.
Seal Beach Sun 1/8,15,22/2026-159653

NOTICE TO CREDITORS OF BULK SALE (UCC Sec. 6105)
 Escrow No. 26-17360-TN NOTICE IS HEREBY GIVEN that a bulk sale is about to be made. The name(s), business address(es) to the Seller(s) are: BEACH TOP SMOKE SHOP, 18354 BEACH BLVD, HUNTINGTON BEACH, CA 92648 Doing Business as: BEACH TOP SMOKE SHOP
 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 name(s) and address of the Buyer(s) is/are: EGY PACIFIC LIGHTING, INC., 18354 BEACH BLVD, HUNTINGTON BEACH, CA 92648
 The assets to be sold are described in general as: ALL FURNITURES, FIXTURES AND EQUIPMENT, TRADENAME, GOODWILL, INVENTORY, LEASE, AND LEASEHOLD IMPROVEMENTS and are located at: 18354 BEACH BLVD, HUNTINGTON BEACH, CA 92648
 The bulk sale is intended to be consummated at the office of: LUCKY TEAM ESCROW, INC., 12966 EUCLID ST., #110, GARDEN GROVE, CA 92840 and the anticipated sale date is JANUARY 28, 2026
 The 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: LUCKY TEAM ESCROW, INC., 12966 EUCLID STREET, SUITE 110, GARDEN GROVE, CA 92840 and the last date for filing claims shall be JANUARY 27, 2026, which is the business day before the sale date specified above.
 Dated: 1/5/26
 BUYER: EGY PACIFIC LIGHTING, INC.
 ORD-4587938 HUNTINGTON HARBOUR SUN

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JOURNAL 1/8/26
Huntington Harbour Sun Journal 1/8/2026-159706

NOTICE TO CREDITORS OF BULK SALE (UCC Sec. 6105)
 Escrow No. 200-18161-JU NOTICE IS HEREBY GIVEN that a bulk sale is about to be made. The name(s), business address(es) to the Seller(s) are: EMPIRE ROYALTY INC., 200 MAIN ST, STE 110, HUNTINGTON BEACH, CA 92648 Doing Business as: SURF CITY FISH CO (TYPE-RESTAURANT)
 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 Officer of the Seller(s) is: NONE
 The name(s) and address of the Buyer(s) is/are: THE FOCACCIA HOUSE LLC, 613 8TH ST, HUNTINGTON BEACH, CA 92648
 The assets to be sold are described in general as: FURNITURE, FIXTURES AND EQUIPMENT, GOODWILL, LEASEHOLD IMPROVEMENTS, INVENTORY, POS SYSTEM, LICENSES, TOOLS, DÉCOR AND SMALL KITCHEN EQUIPMENT and are located at: 200 MAIN ST, STE 110, HUNTINGTON BEACH, CA 92648
 The bulk sale is intended to be consummated at the office of: CORNER ESCROW, INC, 25220 HANCOCK AVE STE 350 MURRIETA, CA 92562 and the anticipated sale date is JANUARY 27, 2026
 The bulk sale is subject to California Uniform Commercial Code Section 6106.2.
 [If the sale 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: CORNER ESCROW, INC, 25220 HANCOCK AVE STE 350 MURRIETA, CA 92562 and the last date for filing claims shall be JANUARY 26, 2026,

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which is the business day before the sale date specified above.
 Dated: 01/05/2026
 BUYER(S): THE FOCACCIA HOUSE LLC, 4509247-PP HH SUN JOURNAL 1/8/26
Huntington Harbour Sun Journal 1/8/2026-159718

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY
 Notice is hereby given that on January 20th, 2026; 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 location:
6742 Westminster Blvd. Westminster, CA 92683 657-272-7071 10:00 AM
 Christopher Crock
 Kenneth Victor Shapley
 Leal Guevara Abraham
 Richard Nguyen
 Edwin Martinez
 Israel Ramirez
 Vincent Zambuto
 Sunnygirl Garcia
 Hoang Vu
 The auction will be listed and advertised on www.storagetreasures.com. Purchases must be made with cash only and paid at the above referenced facility 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 1/8/26
CNS-4001299# HUNTINGTON HARBOUR SUN-JOURNAL HHSJ 1/08/2026-159729

NOTICE OF PUBLIC SALE OF PERSONAL PROPERTY
 Notice is hereby given that on January 20th, 2026; 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)614-7529 12:00 PM
 Binh Lam
 Andrew Grant
 Cecilia Mendoza
 Jaiya Howze
 Robert Surez
 The auction will be listed and advertised on www.storagetreasures.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 1/8/26
CNS-4001366# HUNTINGTON HARBOUR SUN-JOURNAL HHSJ 1/08/2026-159736

NOTICE OF PUBLIC HEARING
NOTICE IS HEREBY GIVEN that the Planning Commission of the City of Seal Beach will hold a public hearing on Monday, February 2, 2026, at 7:00 p.m. or soon thereafter in the City Council Chambers, 211 Eighth Street, Seal Beach, California, to consider the following item:
REQUEST: The Project is the adoption of various Zoning Code Amendments required to be adopted to implement the recently adopted City's Housing Element Update. The amendments include the following:
 • Allow Emergency Shelter in the Residential High Density Zoning district
 • Adoption of additional development standards including parking for Emergency Shelters
 • List Farmworker Housing for six or fewer persons as a residential use allowed in all residential zones and zones that permit residential uses
 • Update the Density Bonus Review section of the code to be consistent with State law
 • Modify the minimum unit size requirements in the residential zones to allow at least 500 square foot units
 • Reduce the parking standards for studio and 1-bedroom units

ENVIRONMENTAL REVIEW: Pursuant to the California Environmental Quality Act ("CEQA"), the Community Development Department has determined that the proposed zone text amendments are exempt from environmental review under the California Environmental Quality Act, (California Public Resources Code §§ 21000, et seq., ("CEQA") and the CEQA Guidelines (14 California Code of Regulations §§ 15000, et seq.) because the amendment consists only of changes related to land use regulations, parking standards, unit sizes and review processes for Density Bonus applications, transitional housing, supportive housing, and emergency shelters which are already allowed to be developed in the City. The amendments, therefore, are exempt from the requirements of CEQA under CEQA Guidelines Section 15061(b)(3) and Section 15301, because it can be seen with certainty that there is no possibility that the activity in question may have a significant effect on the environment.

PUBLIC COMMENT: At the above time and place all interested persons may be heard if so desired. If you challenge the proposed actions 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 of Seal Beach at, or prior to, the public hearing. Questions or comments can be sent directly to Shaun Temple, (562) 431-2527, ext. 1316, or at stemple@seal-beachca.gov

Shaun Temple
 Interim Director of Community Development
 Submitted to the SUN Newspaper this 6th Day of January 2026.
 Published 8th Day of January 2026
Seal Beach Sun 1/8/2026-159705

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(714) 657 – 6595
January 20th, 2026 2:00 PM
 Thao Phan
 Noelle Scoby
 Juan Serratos
 Joellen Connor
 Joellen Connor
 Heather Anderson Walters
 Nelly Harris
 Fernando Bacelan
 The auction will be listed and advertised on www.storagetreasures.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 1/8/26
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CNS-4001366# HUNTINGTON HARBOUR SUN-JOURNAL HHSJ 1/08/2026-159736