# LEGAL NOTICES

### **BULK SALES**

NOTICE TO CREDITORS OF BULK SALE NOTICE TO CREDITORS OF BULK SALE (UCC Sec. 6105)
NOTICE IS HEREBY GIVEN that a bulk sale is about to be made. The name(s) and business address(es) of the Seller(s) is/ are: YONG HAK KIM AND JEONG SOON KIM, 2332 MORAGA STREET, SAN FRANCISCO, CA 94122
Doing Business as: THE DELI WORLD All other business name(s) and address(es) used by the Seller(s) within the past three years, as stated by the Seller(s)

past three years, as stated by the Seller(s), is/are: KIM'S ALTERATIONS, 18 OCEAN AVENUE, SAN FRANCISCO, CA 94112 The chief executive office of the seller(s) is: SAME AS ABOVE

SAME AS ABOVE
The name(s) and address(es) of
the Buyer(s) is/are: LEE OPELINIA,
76 HARRINGTON STREET, SAN
FRANCISCO, CA 94112
The assets being sold are generally
described as: FIXTURES AND
EQUIPMENT and are located at: THE
DELI WORLD, 18 OCEAN AVENUE, SAN
FRANCISCO, CA 94112
The bulk sale is intended to be
consummated at the office of: STEWART

consummated at the office of: STEWART TITLE OF CALIFORNIA, INC., 12550 HESPERIA RD, STE 200, VICTORVILLE, CA 92395 and the anticipated sale date is

The bulk sale IS subject to California Uniform Commercial Code Section

Uniform Commercial Code Section 6106.2.
The name and address of the person with whom claims may be filed is: STEWART TITLE OF CALIFORNIA, INC., 12550 HESPERIA RD, STE 200, VICTORVILLE, CA 92395. Attn: DEB PERRY Order No.: 2283701. And the last day to file claims by any creditor shall be MAY 3, 2024 which is the business day prior to the anticipated sale date specified above. Dated: APRIL 3, 2024 LEE OPELINIA, Buyer(s)

2279606-PP SAN FRANCISCO DAILY JOURNAL

SF-3804884#

NOTICE TO CREDITORS OF BUILK SALE

NOTICE TO CREDITORS OF BULK SALE (Division 6 of the Commercial Code)
Escrow No. 024979-KL.

(1) Notice is hereby given to creditors of the within named Seller(s) that a bulk sale is about to be made on personal property hereinafter described.

(2) The name and business addresses of the seller are: BAYSUBWAY 03, 147 MASON ST, SAN FRANCISCO, CA 94102

(3) The location in California of the chief executive office of the Seller is: 4570 ATLAS PEAK RD, NAPA, CA 94558

(4) The names and business address of (4) The names and business address of the Buyer(s) are: RUKSHANA RAIHMAN, 151 FRANCISCO DR, SAN FRANCISCO,

(S) The location and general description of the assets to be sold are: FURNITURE, FIXTURES, EQUIPMENT AND GOODWILL of that certain business located at: 147 MASON ST, SAN FRANCISCO, CA94102
(6) The business name used by the (6) The business name used by the seller(s) at said location is: SUBWAY

The anticipated date of the bulk sale (7) The allicidate date of the built says is MAY 7, 2024 at the office of GREEN ESCROW SERVICES, INC, 2010 CROW CANYON PLACE, SUITE 212 SAN RAMON, CA 94583, Escrow No. 024979-KL, Escrow Officer: KATHY LOZANO,

CSEO. CEL (8) Claims may be filed with Same as "7" (9) The last date for filing claims is: MAY

6, 2024.
(10) This bulk sale is subject to Section 6106.2 of the Uniform Commercial Code.
(11) As listed by the Seller, all other business names and addresses used by the Seller within three years before the date such list was sent or delivered to the Buyer are: NONE.

DATED: APRIL 12, 2024 TRANSFEREES: RUKSHANA RAIHMAN ORD-2278814 S.F. DAILY JOURNAL

4/18/24

### **CIVIL**

Case No. CNC-24-558655 Superior Court of California, County of SAN FRANCISCO Petition of: MICHAEL EVAN RAUCCI for Change of Name TO ALL INTERESTED PERSONS:

Petitioner MICHAEL EVAN RAUCCI filed a petition with this court for a decree changing names as follows:

MICHAEL EVAN RAUCCI to MICHAEL EVAN CRANE

EVAN CRANE
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 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 mus 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:
Date: JUNE 20, 2024, Time: 9:00AM,
Dept.: 103N, Room: 103N
The address of the court is 400
MCALLISTER ST., SAN FRANICSCO, CA

94102 (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.)

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 a newspaper of general circulation, printed in this county: SAN FRANCISCO DAILY JOURNAL Date: MAR 15, 2024 JUDGE MARIA EVANGELISTA

Judge of the Superior Court 4/18, 4/25, 5/2, 5/9/24 SF-3804716#

### ORDER TO SHOW CAUSE FOR CHANGE OF NAME Case No. CNC-24-558715 Superior Court of California, County of SAN FRANCISCO

Petition of: Lauren Brittany Favarini Gross Bernstein and Alexander Robert Bernstei for Change of Name TO ALL INTERESTED PERSONS:

TO ALL INTERESTED FERSONS.

Petitioner Lauren Brittany Favarini Gross
Bernstein and Alexander Robert Bernstein
filed a petition with this court for a decree
changing names as follows:
Sienna Rose Bernstein to Scout Sienna
Rose Bernstein Sienna Rose Bernstein to Scout Grand Rose Bernstein 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 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:
Date: July 16, 2024, Time: 9:00 AM, Dept.: 103N, Room: 103N
The address of the court is 400 McAllister Street. San Francisco. CA 94102

Street, San Francisco, CA 94102 (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.)

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 a newspaper of general circulation, printed in this county:
San Francisco Daily Journal
Date: APR 08 2024 Date: APR 08 2024 MARIA EVANGELISTA

Judge of the Superior Court 4/11, 4/18, 4/25, 5/2/24

## SF-3802614#

SUMMONS (CITACION JUDICIAL) CASE NUMBER (Número del Caso): 23-CLJ-06224 NOTICE TO DEFENDANT (AVISO AL DEMANDADO): ARTUR BALAN AKA ARTHUR BALAN AND DOES 1 TO 10, **INCLUSIVE** 

INCLUSIVE
YOU ARE BEING SUED BY PLAINTIFF
(LO ESTÁ DEMANDANDO EL
DEMANDANTE): SAN FRANCISCO
FEDERAL CREDIT UNION 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 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. 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 or 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 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 Ilene 30 DIAS 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 protecto. Su respuesta por ascrito tiene. 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 más información en el Centro de Ayuda de las Cortes de California (www. 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 más cerca. Si no puede pagar la cuota de presentación, pida al secretario de la corte que le dé 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 más advertencia

Hay otros requisitos legales. Es recomendable que llame a un abogado inmediatamente. Si no conoce a un 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 ley, la corte tiene derecho a reclamar las cuotas y los costos exentos por imponei un gravamen sobre cualquier recuperación de \$10,000 ó más de valor recibida

un gravamen sobre cualquier recuperacion de \$10,000 ó más 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): SUPERIOR COURT OF SAN MATEO, 400 COUNTY CENTER, REDWOOD CITY, CALIFORNIA 94063
The name, address, and telephone number of plaintiff's attorney, or plaintiff without an attorney, is (El nombre, la dirección y el número de teléfono del abogado del demandante, o del demandante que no tiene abogado, es): BRET A YAPLE 195809 BRET A. YAPLE, 2701 DEL PASO ROAD SUITE 130-245, SACRAMENTO, CA 95835 510-275-4603

510-275-4603 510-2/5-4603
DATE (Fecha): 12/28/2023
NEAL I. TANIGUCHI, Clerk (Secretario), by
ANTHONY BERINI, Deputy (Adjunto)
(SEAL)
4/11, 4/18, 4/25, 5/2/24
SF-3802509#

## SF-3802509#

ORDER TO SHOW CAUSE FOR CHANGE OF NAME

Case No. CNC-24-558702 Superior Court of California, County of SAN FRANCISCO Petition of: ERIN CHAN PARKER for Change of Name
TO ALL INTERESTED PERSONS:

Petitioner ERIN CHAN PARKER filed a petition with this court for a decree changing names as follows: ERIN CHAN PARKER to ADARA PARKER 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

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: Notice of Hearing:
Date: JULY 09, 2024, Time: 9:00 AM,
Dept.: 103N, Room: 103N
The address of the court is 400
MCALLISTER STREET SAN FRANCISCO

objection at least two court days before the

matter is scheduled to be heard and mus

(To appear remotely, check in advance o 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 be published at least once each week for four successive weeks before the date set for hearing on the petition in a newspaper of general circulation, printed in this county: SAN FRANCISCO DAILY JOURNAL Date: APRIL 02, 2024 JUDGE MARIA EVANGELISTA Judge of the Superior Court

Judge of the Superior Court 4/11, 4/18, 4/25, 5/2/24 SF-3802367#

### ORDER TO SHOW CAUSE FOR CHANGE OF NAME Case No. CNC-24-558708

Superior Court of California, County of SAN FRANCISCO Petition of: ADAM MATTHEW PIRTLE for

Change of Name
TO ALL INTERESTED PERSONS:
Petitioner ADAM MATTHEW PIRTLE

Petitioner ADAM MATTHEW PIRTLE filed a petition with this court for a decree changing names as follows:
ADAM MATTHEW PIRTLE to ADAM MATTHEW PIRTLE-LITVIN
The Court orders that all persons interested in this petition counter. 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 writter objection that includes the reasons for the 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:

Notice of Hearing:
Date: JULY 11, 2024, Time: 9:00AM, Dept.:
103N, Room: 103N
The address of the court is 400
MCALLISTER ST., SAN FRANCISCO, CA

appear remotely, check in advance of

(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 a newspaper of general circulation, printed in this county:

SAN FRANCISCO DAILY JOURNAL

Date: APR 05, 2024

Judge of the Superior Court 4/11, 4/18, 4/25, 5/2/24

ORDER TO SHOW CAUSE

FOR CHANGE OF NAME

## SF-3802181#

Case No. CNC-24-558636 or Court of California, County of SAN FRANCISCO Petition of: IRIS RENEE JACKSON for Change of Name
TO ALL INTERESTED PERSONS:

Petitioner IRIS RENEE JACKSON filed a petition with this court for a decree changing names as follows:
IRIS RENEE JACKSON to IELYSO JESUS
The Court orders the ball of the court for the 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. may grant the petition without a hearing. Notice of Hearing: Date: JUNE 13, 2024, Time: 9:00 AM,

Dept.: 103 N , Room: 103 N
The address of the court is 400
MCALLISTERS STREET SAN
FRANCISCO CALIFORNIA 94102 FRANCISCO CALIFORNIA 94102
(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 sublished at least appearable week for

be published at least once each week for four successive weeks before the date set for hearing on the petition in a newspaper of general circulation, printed in this county SAN FRANCISCO DAILY JOURNAL

MARIA E. EVANGELISTA Judge of the Superior Court 4/4, 4/11, 4/18, 4/25/24 SF-3799992#

### **FICTITIOUS BUSINESS NAMES**

## FICTITIOUS BUSINESS NAME STATEMENT File No. 2024-0402942 ctitious Business Name(s)/Trade Name

(DBA): LORELLE EVENTS, 132 DOUGLASS ST,, SAN FRANCISCO,, CA 94114 County of SAN FRANCISCO

SAN FRANCISCO
Registered Owner(s):
HELLO CUPCAKE LLC, 132 DOUGLASS
ST, SAN FRANCISCO, CA 94114
This business is conducted by: a limited liability company
The registrant commenced to transact business under the fictitious business name or names listed above on N/A.
I declare that all information in this statement is true and correct. (A registrant who declares as true any material matter pursuant to Section 17913 of the Business and Professions code that the registrant knows to be false is guilty of a misdemeanor punishable by a fine not to exceed one thousand dollars (\$1,000.) exceed one thousand dollars (\$1,000).)
HELLO CUPCAKE LLC

S/ Stacy Wichelhaus, Owner This statement was filed with the County Clerk of San Francisco County or

Clerk of San Francisco County Cir. 03/22/2024.

NOTICE-In accordance with Subdivision (a) of Section 17920, a Fictitious Name Statement generally expires at the end of five years from the date on which it was filed in the office of the County Clerk, except as provided in Subdivision (b) of except, as provided in Subdivision (b) of Section 17920, where it expires 40 days after any change in the facts set forth in the statement pursuant to Section 17913 other statement pursuant to Section 17913 otner than a change in the residence address of a registered owner. A new Fictitious Business Name Statement must be filed before the expiration. The filing of this statement does not of itself authorize the use in this state of a Fictitious Business Name in violation of the rights of another under federal state, or common Jaw (See Name in violation of the rights of another under federal, state, or common law (See Section 14411 et seq., Business and Professions Code). 4/4, 4/11, 4/18, 4/25/24

## SF-3799246#

FICTITIOUS BUSINESS NAME STATEMENT File No. 2024-0402925
Fictitious Business Name(s)/Trade Name

Fictitious Business Name(s)/Trade Name (DBA):

1. NEWTOWN REAL ESTATE, 2. SUNOOM REALTY, 580 4TH STREET,, SAN FRANCISCO, CA 94107 County of SAN FRANCISCO Registered Owner(s):
SIDE INC (DE), 580 4TH STREET, SAN FRANCISCO, CA 94107
This business is conducted by: a Corporation

Corporation
The registrant commenced to transact

business under the fictitious business name or names listed above on 3/19/2024. I declare that all information in this statement is true and correct. (A registrant who declares as true any material matter pursuant to Section 17913 of the matter pursuant to Section 17913 of the Business and Professions code that the registrant knows to be false is guilty of a misdemeanor punishable by a fine not to exceed one thousand dollars (\$1,000).) SIDE INC

HILARY SAUNDERS This statement was filed with the County Clerk of San Francisco County on

(a) of Section 17920, a Fictitious Name Statement generally expires at the end of five years from the date on which it was filed in the office of the County Clerk, except, as provided in Subdivision (b) of except, as provided in Subdivision (b) of Section 17920, where it expires 40 days after any change in the facts set forth in the statement pursuant to Section 17913 other than a change in the residence address of a registered owner. A new Fictitious Business Name Statement must be filed before the expiration. The filing of this statement does not of itself authorize the use in this state of a Fictitious Business Name in violation of the rights of another under federal, state, or common law (See under federal, state, or common law (See Section 14411 et seq., Business and

4/4. 4/11. 4/18. 4/25/24 SF-3799032#

ICTITIOUS BUSINESS NAME STATEMENT
File No. 2024-0402976
Fictitious Business Name(s)/Trade Name

(DBA):
1. HD REALTY TEAM, 580 4TH STREET,
SAN FRANCISCO, CA 94107 County of
SAN FRANCISCO

Registered Owner(s):
SIDE INC (DE), 580 4TH STREET, SAN
FRANCISCO, CA 94107
This business is conducted by: a

Corporation
The registrant commenced to transact The registrant commenced to transact business under the fictitious business name or names listed above on 3/26/2024. I declare that all information in this statement is true and correct. (A registrant who declares as true any material matter pursuant to Section 17913 of the Business and Professions code that the registrant knows to be false is guilty of a misdemeanor punishable by a fine not to misdemeanor punishable by a fine not exceed one thousand dollars (\$1,000).)

SIDE INC S/ HILARY SAUNDERS This statement was filed with the County Clerk of San Francisco County on

03/21/2024. NOTICE-In accordance with Subdivision Statement generally expires at the end of five years from the date on which it was filed in the office of the County Clerk, except, as provided in Subdivision (b) of was filed in the office of the County Clerk, except, as provided in Subdivision (b) of Section 17920, where it expires 40 days after any change in the facts set forth in the statement pursuant to Section 17913 other than a change in the residence address of a registered owner. A new Fictitious Business Name Statement must be filed before the expiration. The filing of this statement does not of itself authorize the use in this state of a Fictitious Business Name in violation of the rights of another under federal, state, or common law (See under federal, state, or common law (See Section 14411 et seq., Business and Professions Code). 4/4, 4/11, 4/18, 4/25/24

STATEMENT OF ABANDONMENT
OF USE OF FICTITIOUS
BUSINESS NAME
File No. 2023-0399222
The following person(s) has (have)
abandoned the use of the fictitious
business name: Dusted and Blue, 1242
Mason Street, SF, CA 94108, County of
San Francisco

San Francisco
The fictitious business name referred to above was filed in the County Clerk's office in San Francisco County on 01/11/2023 Current File No. 2023-0399222.
Samantha Lee, 1560 Hyde Street, Apt 1, San Francisco, CA 94109 This business was conducted by an

I declare that all information in this I declare that all information in this statement is true and correct. (A registrant who declares as true any material matter pursuant to Section 17913 of the Business and Professions code that the registrant knows to be false is guilty of a misdemeanor punishable by a fine not to exceed one thousand dollars (\$1,000).) S/ Samantha Lee
This statement was filed with the County Clerk of San Francisco County on March 25, 2024.

3/28. 4/4. 4/11. 4/18/24

SF-3797882#

## FICTITIOUS BUSINESS NAME

STATEMENT File No. 2024-0402941 us Business Name(s)/Tra (DBA): Joe Sik Comix, 320 Surrey Street, San Francisco, CA 94131 - 2933 County of SAN FRANCISCO

Registered Owner(s): Joe Sikoryak, 320 Surrey Street, San Francisco, CA 94131

This business is conducted by: an The registrant commenced to transact business under the fictitious business name or names listed above on Joe Sik Comix.

Comix.

I declare that all information in this statement is true and correct. (A registrant who declares as true any material matter pursuant to Section 17913 of the Business and Professions code that the registrant knows to be false is guilty of a misdemeanor punishable by a fine not to exceed one thousand dollars (\$1,000).)

S/ Joe Sikoryak, This statement was filed with the County Clerk of San Francisco County on 03/22/2024.

NOTICE-In accordance with Subdivision (a) of Section 17920, a Fictitious Name (a) of Section 17920, a Fictitious Name Statement generally expires at the end of five years from the date on which it was filed in the office of the County Clerk, except, as provided in Subdivision (b) of Section 17920, where it expires 40 days after any change in the facts set forth in the statement pursuant to Section 17913 other than a change in the residence address of a registered owner. A new Fictitious Business Name Statement must be filed before the expiration. The filling of this statement does not of itself authorize the statement does not of itself authorize the use in this state of a Fictitious Business Name in violation of the rights of another under federal, state, or common law (See Section 14411 et seq., Business and Professions Code).

3/28, 4/4, 4/11, 4/18/24 SF-3797179#

## FICTITIOUS BUSINESS NAME STATEMENT File No. 2024-0402923 Fictitious Business Name(s)/Trade Name

(DBA): BrainWaves Consulting, 1390 Market St, San Francisco, CA 94102 County of SAN FRANCISCO

Registered Owner(s):
Melanie Das, 1390 Market St Apt 2202,
San Francisco, CA 94102
This business is conducted by: an

This business is conducted by: an Individual The registrant commenced to transact business under the fictitious business name or names listed above on NIA. I declare that all information in this statement is true and correct. (A registrant who declares as true any material matter pursuant to Section 17913 of the Business and Professions code that the registrant knows to be false is guilty of a misdemeanor punishable by a fine not to exceed one thousand collars (\$1,000). exceed one thousand dollars (\$1,000).) S/ Melanie Das

This statement was filed with the County Clerk of San Francisco County on 03/20/2024.

NOTICE-In accordance with Subdivision (a) of Section 17920, a Fictitious Name Statement generally expires at the end of five years from the date on which it was filed in the office of the County Clerk, except, as provided in Subdivision (b) of Section 17920, where it expires 40 days after any change in the facts set forth in the statement pursuant to Section 17913 other than a change in the residence address. than a change in the residence address of a registered owner. A new Fictitious Business Name Statement must be filed Business Name Statement must be line before the expiration. The filing of this statement does not of itself authorize the use in this state of a Fictitious Business Name in violation of the rights of another under federal, state, or common law (See Section 14411 et seq., Business and Professions Code)

Professions Code). 3/28, 4/4, 4/11, 4/18/24 SF-3792479#

## **GOVERNMENT**

PUBLIC NOTICE - In accordance with PUBLIC NOTICE - In accordance with Sec. 106 of the Programmatic Agreement, T-Mobile West, LLC plans to upgrade an existing telecommunications facility at 30 Onondaga Avenue, San Francisco, CA. Please direct comments to Gavin L. at 818-391-0449 regarding site SF03064A. 4/18, 4/25/24

SF-3804855#

## **PROBATE**

## NOTICE OF PETITION TO ADMINISTER ESTATE OF MONSIGNOR HARRY G.

SCHLITT CASE NO. PES-24-307209 To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of: MONSIGNOR HARRY G. SCHLITT AKA MSGR HARRY GEORGE SCHLITT AKA HARRY SCHLITT AKA HARRY G. SCHLITT AKA HARRY GEORGE SCHLITT

A Petition for Probate has been filed by MICHAEL PATRICK O'LEARY in the Superior Court of California

The Petition for Probate requests that MICHAEL PATRICK O'LEARY 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

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 should not grant the authority

A hearing on the petition will be held in this court on 5/8/2024 at 9:00 A.M. in Probate Dept. Room 204 located at 400 McAllister Street, San Francisco, CA 94102.

If you object to the granting of the petition, you should appear at the hearing and state your objections 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

Attorney for Petitioner: WILLIAM P. LYNCH, JR., 740 BIRCHWOOD COURT, SAN RAFAEL, CA 94903, Telephone: 415-827-2632

4/17, 4/18, 4/24/24 SF-3804292#

## NOTICE OF INTENTION TO SELL

NOTICE OF INTENTION TO SELL
REAL PROPERTY
Case No. PES-19-303368
SUPERIOR COURT OF CALIFORNIA,
COUNTY OF SAN FRANCISCO
ESTATE OF THOMAS IVELI, AKA
GAETANO IVELI, deceased.
NOTICE is hereby given that the
Administrator of the Estate of Thomas
liveli. Jon Vigna will sell at private sale to Administrator of the Estate of Thomas Iveli, Jon Vigna will sell at private sale, to the highest and best bidder, on or after 4/30/2024 at the office of the office of Compass Commercial Real Estate, 1699 Van Ness Ave, San Francisco, CA 94109, (415) 225-8658, via agent Mark Bonn, Lic. #01008844, (415) 614-4354, mark.bonn@ compass.com, subject to confirmation of the San Francisco Superior Court, all the right, title and interest of the Estate of Thomas Iveli in and to all that certain real property commonly known as 95 Grand property commonly known as 95 Grand View Avenue, San Francisco, California 94114, A.P.N.: Lot 012, Block 2748, located in the City of San Francisco, County of San Francisco, State of California, whose legal description is as follows:

description is as follows:
BEGINNING at a point on the Northerly line of Romain Street at the Easterly terminus of the curve with a radius of 10.846 feet, a central angle of 62° 36' 12", which connects said line of Romain Street with the Northwesterly line of Grand View (formerly View Avenue, as shown on the "Map Showing Re-alignment of Grand View Avenue, between Market Street and 23rd Street", filed April 1, 1940 in Map Book "O", pages 1 to 4, inclusive, in the office of the Recorder of the City and County of San Francisco, State of california; running thence North 85° 05' and County of San Francisco, State of california; running thence North 85° 05' East, along said line of Romain Street, 72 feet, 3 inches to the Southwesterly corner of lands conveyed to Martin F. McGuire, et ux., by deed dated January 17, 1944, recorded January 18, 1944 in Liber 4058, Official Records, at page 120; running thence North 4° 15' West, along the Westerly line of land of McGuire, 75 feet, 4 inches to the Northwesterly line of Lot 8, in Block 14, Market Street Homestead Association, as per map filed October 26, 1868 in Liber "C" and "D" of Maps, pages 130 and 131, in the office of the Recorder of the City and County of San Francisco, State of California; thence South 65° 30' West, along last named line, 95 feet, more or less, to the cuived line of Grand View Avenue above referred to; thence Southeasterly, along last named line, 34

View Avenue above referred to; thence Southeasterly, along last named line, 34 feet, more or less, to the beginning of a cuive with a radius of 10.846 feet, above referred to; thence Southeasterly and Easterly, along last named cuive, 11.851 feet to the point of beginning. Terms of sale are: Sold "As-Is", without warranty. All cash in lawful money of the United States on confirmation of sale, or part cash and part credit, the terms, and conditions of credit as are acceptable to the fiduciary and the Court. Ten percent (10%) of amount bid to be deposited with bid payable by Cashier's Check to the (10%) of amount but to be deposited with bid payable by Cashier's Check to the Estate of Thomas Iveli. Bids or offers to be in writing and will be received at the aforesaid office at any time after the first publication hereof and before date of sale. Date: 4/11/20/24

# NOTICE OF PETITION TO ADMINISTER ESTATE OF: MARK R. DENNES CASE NO. PES-24-307195

SF-3803942#

court.

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the WILL or estate, or both of MARK R DENNES

been filed by BARBARA R. SIMON in the Superior Court of California, County of San Francisco.

THE PETITION FOR PROBATE

TH requests that BARBARA R. SIMON be appointed as personal

representative to administer the

A PETITION FOR PROBATE has

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: 05/06/24 at 9:00AM in Dept. 204

located at 400 McAllister Street, San Francisco, CA 94102 IF YOU OBJECT to the granting 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 general personal representative s 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

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 SHEILAK, ROBELLO - SBN 209300 SOLAN, PARK & ROBELLO 177 POST ST., STE. 600 SAN FRANCISCO CA 94108 Telephone (415) 777-3300 4/17, 4/18, 4/24/24 SF-3803930#

CASE NO. PES-24-307192 To all heirs, beneficiaries, creditors contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of: MONSERRATO MAGOBET A Petition for Probate has been filed by CLAUDIO MAGOBET in the Superior Court of California, County

NOTICE OF PETITION TO ADMINISTER ESTATE OF MONSERRATO MAGOBET

of San Francisco.

The Petition for Probate requests that CLAUDIO MAGOBET 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 iles 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 on MAY 7, 2024 at 9:00 A.M. in Probate Dept. Room 204 located at 400 McAllister Street, San Francisco, CA 94102.

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.

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

form is available from the court Attorney for Petitioner: NANCY E. LOFDAHL, 870 MARKET STREET #1112, SAN FRANCISCO, CA 94102, Telephone: 415-314-7088 4/17, 4/18, 4/24/24

SF-3803816#

# NOTICE OF PETITION TO ADMINISTER ESTATE OF: AUDREY S. WINN CASE NO. PES-24-307191 To all heirs, beneficiaries, creditors,

contingent creditors, and persons who may otherwise be interested in the WILL or estate, or both of AUDREY S. WINN.

AUDREY 5. WINN.
A PETITION FOR PROBATE has been filed by ELENA GARCIA in the Superior Court of California, County of San Francisco.
THE PETITION FOR PROBATE

requests that ELENA GARCIA be appointed as personal representative to administer the estate of the decedent. 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

proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority. A HEARING on the petition will be held in this court as follows: 05/06/24 at 9:00AM in Dept. 204 leasted 4 400 Medilistic Street Spect. located at 400 McAllister Street, San Francisco, CA 94102
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, vou must file vour claim with

by the court within the later of (1) four months date of first issuance of letters to a general personal representative, as defined in section 58/b) of the defined in section 58(b) of the California Probate Code, or (2) 60 davs from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code.

the court and mail a copy to the personal representative appointed

authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable California law. YOU MAY EXAMINE the file kept by the court. If you are a persor 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 or account as provided in Probate Code section 1250. A Request for

Other California statutes and legal

Special Notice form is available from the court clerk.
Attorney for Petitioner
DAVID\_BROMLEY - SBN 136278, BROMLEY LAW GROUP 319 DIABLO RD., STE. 100 DANVILLE CA 94526

Telephone (925) 362-1445 4/11, 4/12, 4/18/24

**NOTICE OF PETITION TO** ADMINISTER ESTATE OF AURORA P. QUIAZON CASE NO. PES-24-307136 To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested

A Petition for Probate has been filed by DANILO QUIAZON in the Superior Court of California, County of San Francisco.
The Petition for Probate requests that DANILO QUIAZON be appointed as personal representative administer the estate of

decedent. The Petition requests the decedent's LOST 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 certair 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 should not grant the authority.

A hearing on the petition will be held in this court on 5/1/2024 at 9:00 A.M. in Probate Dept. Room 204 located at 400 McAllister Street, San Francisco, CA 94102. 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 account at the personal representative. 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

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: MICHAEL . FREEDMAN. FREEDMAN LAW FIRM, 580 CALIFORNIA STREET, SUITE 1200, SAN FRANCISCO, CA 94104, Telephone: 415-777-1666 4/11, 4/12, 4/18/24

SF-3802502#

TRUSTEE SALES NOTICE OF TRUSTEE'S SALE Trustee Sale No. 132380-5 Loan No. 1075-01-00056275 Title Order No. 95313848 APN 3975-001C Property Address: 430 SAN BRUNO AVENUE SAN FRANCISCO, CA 94110 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 06/21/2017. 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. MORTGAGE LENDER SERVICES, INC. as the duly appointed Trustee 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 credit union, or a check drawn by a state or federal credit union, or a check drawn by a state or federal receit union, or a check drawn by a state or federal receit union, or a check NOTICE OF TRUSTEE'S SALE Trustee 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 loan association, savings association, or savings bank specified in section 5102 of the Financial Code and authorized to do business in this state) all right, title and interest conveyed to and now held by it under said Deed of Trust, described as follows: Trustor(s): CRISTIANA C. DELEON Deed of Trust: recorded on 06/28/2017 as Document No. 2017-K470682-00 of official records in the Office of the Recorder of SAN FRANCISCO County, California, Date of Trustee's Sale: 05/09/2024 at 01:30 PM 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 the Deed of Trust, estimated fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust, towith: 3343,545.91 (Estimated). Accrued interest and additional advances, if any, will increase this figure prior to sale. The Beneficiary (Estimated). Accrued interest and additional advances, if any, will increase this figure prior to sale. The Beneficiary may elect to bid less than the full credit bid. 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. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive 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. 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 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 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 916-939rescheduled 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 132380 5. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the internet website. The best way to verify postponement information is to attend the scheduled sale. IF THE SUBJECT

SF-3802883# in the will or estate, or both, of: AURORA P. QUIAZON AKA AURORA PILAR QUIAZON PROPERTY CONTAINS FROM ONE TO FOUR SINGLE FAMILY RESIDENCES, THE FOLLOWING WILL APPLY: 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 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 (916) 939-0772, or visit this internet website www.nationwideposting. com, using the file number assigned to this case 132380-5 to find the date on which the trustee's sale was held, the amount of 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, by remitting the funds and affidavit described in Section 2924m(c) of the Civil Code, so that the trustee receives it no more than 45 days after the trustee's sale. If you think you 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. Date: 04/12/2024 MORTGAGE LENDER SERVICES, INC. 7844 Madison Ave.,

## LEGAL NOTICES

Continued from Page # 11

Suite 145 Fair Oaks, CA 95628 (916) 962-3453 Sale Information Line: 916-939-0772 or www.nationwideposting.com LAUREN MEYER, VICE PRESIDENT MORTGAGE LENDER SERVICES, INC. MAY BE A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE SEM459364 USED FOR THAT PURPOSE. SF0459364 To: SAN FRANCISCO DAILY JOURNAL 04/18/2024, 04/25/2024, 05/02/2024

Title Order No.: 2392697cad Trustee Sale No.: 86893 Loan No.: 399441480 APN: 0068-005 / 01-0068-005-01 Property Address: 2335 LEAVENWORTH STREET SAN FRANCISCO, CA 94133 NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 1/19/2023. 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 THE NATURE OF THE PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On 5/9/2024 at 1:30 PM, A LAWYEN. On 5/9/2024 at 1:30 PM, CALIFORNIA TD SPECIALISTS, AS TRUSTEE as the duly appointed Trustee under and pursuant to Deed of Trust Recorded on 1/23/2023 as Instrument No. 2023006209 in book ////, page //// of official records in the Office of the Recorder of San Francisco County, California, executed by: JAWAHAR M. GIDWANI AND CATHERINA M. PAOLINO, HUSBAND AND WIFE, AS JOINT TENANTS, as Trustor VAL-CHRIS INVESTMENTS, INC., A CALIFORNIA CORPORATION, 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 federal credit union, or a check drawn by a state or federal credit union, or CALIFORNIA TD SPECIALISTS. AS drawn by a state or federal savings and loan association, savings association, or savings bank specified in section 5102 Financial Code and authorized to do business in this state). At: Outside the Memorial Court gates by Van Ness Avenue between 301 and 401 Van Ness Avenue, San Francisco, ca 94102, NOTICE OF TRUSTEE'S SALE – continued all right, title and interest conveyed to and now held by it under said Deed of Trust in the held by it under said Deed of Trust in the property situated in said County, California describing the land therein: Commencing at a point on the westerly lines of Leavenworth Street, distant thereon 110 feet southerly from the southerly line of Chestnut Street; running thence southerly and along said line of Leavenworth Street 27 feet, 6 inches; thence at a right angle westerly 137 feet, 6 inches; thence at a right angle northerly 27 feet, 6 inches; thence at a right angle easterly 137 feet, 6 inches to the point of commencement. Being a part of 50 Vara Lot No. 795, in Block No. 264 The property heretofore described is being sold "as is". The street any, of the real property described above is purported to be: 2335 LEAVENWORTH STREET SAN FRANCISCO, CA 94133. 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, made, but without covernant or warrarny, 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 of trusts created by said Deed of Trust, to-wit: \$1,076,565.65 (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 of Sell to be recorded in the county where the real property is leasted and peres than three months have in the county where the real property is located and more than three months have elapsed since such recordation. DATE: 4/9/2024 CALIFORNIA TD SPECIALISTS,

AS TRUSTEE, as Trustee 8190 EAST KAISER BLVD., ANAHEIM HILLS, CA

92808 PHONE: 714-283-2180 FOR TRUSTEE SALE INFORMATION LOG ON TO: www.stoxposting.com CALL: 844-477-7869 PATRICIO S. INCE', VICE PRESIDENT CALIFORNIA TD SPECIALIST IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE LISED FOR THAT PURPOSE "NOTICE USED FOR THAT PURPOSE. "NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks 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 on 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 the outstanding lien 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 earne leader may held more 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 period of the property of the property. 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 truste 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 844-477-7869, or visit this internet Web site www. stoxposting.com, using the file number assigned to this case T.S.# 86893. Information about postponements that are very short in duration or nthat occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale." For sales conducted after January 1, 2021: NOTICE TO TENANT: You may have a right to purchase this property after rescheduled time and date for the sale the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can 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) 477-7869, or visit this internet website www.STOXPOSTING. com, using the file number assigned to this case 86893 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 crecives it no more than 15 days after the trustee's sale. Third, you must submit a bid; by remitting the funds and affidavit described in Section 2924m(c) of the Civil Code; 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." 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. 4/18, 4/25, 5/2/24 SF-3803094#

Title Order No.: 15950292 Trustee Sale No.: 87032 Loan No.: 399443121 APN: LOT 007; BLOCK 0284 Property Address: 532-536 SUTTER STREET SAN FRANCISCO, CA 94102 NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 2/24/2023 . 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 5/2/2024 at 1:30 PM, CALIFORNIA TD SPECIALISTS, AS TRUSTEE as the duly appointed Trustee under and pursuant to Deed of Trust Recorded on 2/28/2023 as Instrument No. 2023015048 in book ///li, page //// of official records in the Office of the Recorder of San Francisco County, California, executed by: OAK SUTTER LLC, A CALIFORNIA LIMITED LIABILITY COMPANY, as Trustor WILSHIRE QUINN INCOME FUND, LLC, A CALIFORNIA LIMITED LIABILITY COMPANY (CF LICENSE NO. 603J060), as Beneficiary WILL SELL AT 603J060) , 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 state or federal credit union, or a checl 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: Outside the Memorial Court gates by Van Ness Avenue between 301 and 401 Van Ness Avenue between 301 and 401 Van Ness Avenue, San Francisco, ca 94102, NOTICE OF TRUSTEE'S SALE – continued 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 Made A Part Hereof. 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: 532-536 SUTTER STREET SAN FRANCISCO, CA 94102. The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown 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 of trusts created by said estimated tees, charges and expenses of the Trustee and of trusts created by said Deed of Trust, to-wit: \$6,773,124,14 (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 of Sell to be recorded in the county where the real property is located and more than three months have elapsed since such recordation. DATE: 4/8/2024 CALIFORNIA TD SPECIALISTS, AS TRUSTEE, as Trustee 8190 EAST KAISER BLVD., ANAHEIM HILLS, CA 92808 PHONE: 714-283-2180 FOR TRUSTEE SALE INFORMATION LOG ON TO: www.stoxposting.com CALL: 844-477-7889 PATRICIO S. INCE: VICE. TRUSTEE SALE INFORMATION LOG ON TO: www.stoxposting.com CALL: 844-477-7869 PATRICIO S. INCE' VICE PRESIDENT CALIFORNIA TO SPECIALIST IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. "NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at trustee auction. You considering bround of the property left, 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 on 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 the outstanding lien 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 ware the the news loader me held more 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

postponed, and if applicable, the rescheduled time and date for the sale of this property, you may call 844-477-7869, or visit this internet Web site www. stoxposting.com, using the file number assigned to this case T.S.# 87032. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement The best way to verify postponement information is to attend the scheduled 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 First, 48 hours after the date of the trustee sale, you can call (844) 477-7869, or visit this internet website www.STOXPOSTING. com, using the file number assigned to this case 87032 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; by remitting the funds and affidavit described in Section 2924m(c) of the Civil Code; 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. TS# 87032 / APN # LOT 007; BLOCK 0284 LEGAL DESCRIPTION EXHIBIT A PARCEL ONE: BEGINNING AT A POINT ON THE NORTHERLY LINE OF SUTTER STREET, DISTANT THEREON 137 FEET AND 6 INCHES WESTERLY FROM THE WESTERLY LINE OF POWELL STREET; AND RUNNING THENCE WESTERLY ALONG SAID LINE OF SUTTER STREET 44 FEET; THENCE AT A RIGHT ANGLE NORTHERLY 137 FEET AND 6 INCHES; THENCE AT A RIGHT ANGLE SOUTHERLY 137 FEET AND 6 INCHES; THENCE AT A RIGHT ANGLE SOUTHERLY 137 FEET AND 6 INCHES TO THE POINT OF BEGINNING. BEING PORTION OF 50 VARA BLOCK NO. 166, PARCEL TWO: AN EXCLUSIVE AND LIMITED PURPOSE OF PASSAGE OF PEDESTRIAN TRAFFIC IN THE EMERGENCY EXIT OF PERSONS FROM PARCEL ONE OVER, ACROSS AND THROUGH PARCEL ONE OVER, ACROSS AND THE LIMITED PURPOSE OF PASSAGE OF PEDESTRIAN TRAFFIC IN THE EMERGENCY EXIT OF PERSONS FROM PARCEL ONE OVER, ACROSS SAND THROUGH PARCEL ONE OVER, ACROSS SAND THROUGH PARCEL TWO, DESCRIBED AS FOLLOWS, AS PROVIDED IN A RECIPROCAL EASEMENT AGREEMENT, RECORDED NOVEMBER 14, 1978, IN BOOK C677, PAGE 132, INSTRUMENT RECORDED NOVEMBER 14, 1978, IN BOOK C677, PAGE 132, INSTRUMENT NO. B043993, OFFICIAL RECORDS: COMMENCING AT A POINT ON THE SOUTHERLY LINE OF BUSH STREET, DISTANT THEREON 137 FEET 6 INCHES WESTERLY FROM THE WESTERLY LINE OF POWELL STREET; RUNNING THENCE WESTERLY AND A JONE SAID LINE OF POWELL STREET; RUNNING THENCE WESTERLY AND ALONG SAID LINE OF BUSH STREET 46 FEET; THENCE AT A RIGHT ANGLE SOUTHERLY 137 FEET 6 INCHES; THENCE AT A RIGHT ANGLE EASTERLY 46 FEET; THENCE AT A RIGHT ANGLE NORTHERLY 137 FEET 8 INCHES TO THE POINT OF COMMENCEMENT. BEING PART OF 50 VARA LOT NO. 356 IN BLOCK NO. 166. 4/11, 4/18, 4/25/24 SF-3802515#

SF-3802515#

APN: 3751-297 TS No.: 23-06781CA TSG Order No.: 230486664-CA-VOI Commonly Known As: 300 3rd Street 808, San Francisco, CA 94107 NOTICE OF TRUSTE SALE UNDER DEED OF TRUST YOU ARE IN DEFAULT UNDER A DEED OF TRUST YOU ARE IN DEFAULT UNDER 22, 2016. 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 PROCEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. Affinia Default Services, LLC, as the duly appointed Trustee, under and APN: 3751-297 TS No.: 23-06781CA

pursuant to the power of sale contained in that certain Deed of Trust Recorded October 31, 2016 as Document No.: 2016-K352074- 00 of Official Records in the office of the Recorder of San Francisco County, California, executed by: Jasmine Roloff, a married woman as her sole and separate property, as Trustor, will be sold AT PUBLIC AUCTION TO THE HIGHEST BIDDER for cash (payable in full at time BIDDER for cash (payable in full at time of sale by cash, a cashier's check drawn by 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 Financial Code and authorized to do business in this state) 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, and as more fully described in the above referenced deed of trust. Sale Date: May 15, 2024 Sale Time: 9:00 AM Date: May 15, 2024 Sale Time: 9:00 AM Sale Location: Outside the Memorial Court gates by Van Ness Avenue, San Francisco City Hall - Outside the Memorial Court between 301 and 401 Van Ness Avenue, San Francisco, CA 94102 File No.:23-06781CA The street address and other common designation, if any, of the real property described above is purported to be: 300 3rd Street 808, San Francisco, CA 94107. 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 in an "AS IS" condition, but without covenant or warranty, expressed or implied, regarding title, possession, 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, any under the terms of the Deed of Trust, estimated fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust, to-wit: \$600,952.00 (Estimated). Accrued interest and additional advances, if any, will increase this figure prior to sale. It is possible that at the time of sale the opening bid may be less than the total indebtedness due. 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 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, 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 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 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, (800) 280-2832 for information regarding the trustee's sale or visit this internet website, www. auction.com, for information regarding the sale of this property, using the file number assigned to this case, T.S.# 23-06781CA. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the internet website. nformation 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.

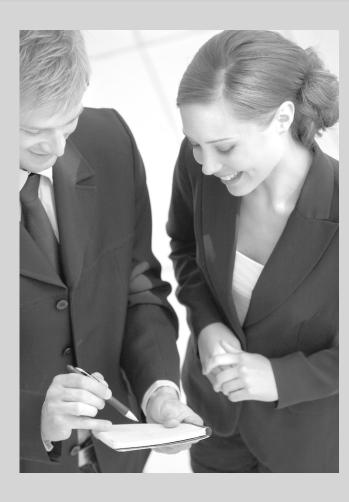
steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call (800) 280-2832, or visit this internet website www.auction. more than 15 days after the trustee's sale. Third, you must submit a bid so that the trustee receives it no more than 45 days after 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. File No.:23-06781CA 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. For Trustee Sale Information Log On To: www.auction.com or Call: (800) 280-2832. Dated: March 28, 2024 By: Omar Solorzano Foreclosure 28, 2024 by: Omar Solorzano Foreciosure Associate Affinia Default Services, LLC 301 E. Ocean Blvd., Suite 1720 Long Beach, CA 90802 (833) 290-7452 SF0458698 To: SAN FRANCISCO DAILY JOURNAL

T.S. No.: 2023-CA007043 Order No. 15950154 APN: 0686-004 Property Address: 1619 Laguna Street, San Francisco, CA 94115 NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 3/18/2021. 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. A public auction sale to the highest bidder for cash, cashier's check drawn on a state or rederal credit union, or a check drawn by a state or federal credit union, or a check drawn by a state or federal credit union, or a check drawn by a state or federal credit union, or a check drawn by a state or federal credit union, or a check drawn by a state or federal credit union, or a check drawn by a state or federal credit union, or a check drawn by a state or federal credit union, or savings savings and loan association, or savings association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state Sale will be held by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described below. The sale will be made but without covenant or warranty expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE. Trustor: HOME SWEET HOME REALTY AND FUNDING CORP., A CALIFORNIA CORPORATION, and DMC INC., A CALIFORNIA CORPORATION, as Beneficiary Duly Appointed Trustee: DMC Inc., A California Corporation Recorded 6/3/2021 as Instrument No. 2021090411 in book n/a, page n/a of Official Records in book n/a, page n/a of Official Records in the office of the Recorder of San Francisco County, California, Date of Sale: 4/25/2024 at 1:30 PM Place of Sale: Outside the Memorial Court gates Van Ness Avenue between 301 and 1 Van Ness Avenue, San Francisco, CA 94102 Amount of unpaid balance and other charges: \$2,168,204.77 Street Address or other common designation of real property: 1619 LAGUNA STREET SAN FRANCISCO CA 94115 A.P.N.: 0686-004 Legal Description: "AS FULLY DESCRIBED IN SAID DEED OF TRUST DESCRIBED IN SAID DEED OF TRUST"
The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. The property herein is being sold "AS IS". 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 said Notice of Default and Election to Sell to be recorded in the County where the real property is located and more than three month 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 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 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) 477-7869 or visit this internet Website www. lien. If you are the highest bidder at the of this property, you may call (844) 477-7869 or visit this Internet Website www. stoxposting.com, using the file number assigned to this case 2023-CA007043. Information about postponements that are very short in duration or that occur Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Website. The best way to verify postponement information is to attend the scheduled sale. If you would like additional copies of this summary, you may obtain them by calling (949) 474-7337. 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) 477-7890, or visit this internet website www.stoxposting.com, using the file number assigned to this case 2023-CA007043 to find the date on which the trustee's sale was held, the amount of the last and highest bid. 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 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. NOTE: Because the beneficiary reserves the right to bid less than the total debt owed, it is possible that at the time of sale the opening bid may be less than the total debt owed. 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 successful bidder(s) will have no further recourse. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee, or the Mortgage's Attorney. Date: 3/26/2024 DMC Inc., A California Corporation as said Agent 9070 Irvine Center Dr. #120 Irvine California 202418 Corporation as said Agent 9070 Irvine Center Dr. #120 Irvine, California 92618 Phone: (949) 474-7337 Elizabeth Berber,

SF-3798488#

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