



# LEGAL NOTICES

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**NOTICE OF PETITION TO ADMINISTER ESTATE OF: JAMES HILL CROWLEY CASE NO. PES-24-307232**

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the WILL or estate, or both of JAMES HILL CROWLEY. A PETITION FOR PROBATE has been filed by JAMES A. CROWLEY in the Superior Court of California, County of San Francisco.

THE PETITION FOR PROBATE requests that JAMES A. CROWLEY be appointed as personal representative to administer the estate of the decedent.

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

A HEARING on the petition will be held in this court as follows: 05/15/24 at 9:00AM in Dept. 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. 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 RANDI S. TEICHMAN - SBN 135905, RTEICHMANLAW 235 MONTGOMERY STREET, 26TH FLOOR SAN FRANCISCO CA 94104 Telephone (415) 749-5902 4/23, 4/24, 4/30/24

SF-3806344#

**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 MSCGR HARRY GEORGE 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, County of San Francisco.

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 file kept by the court.

The Petition requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court

should not grant the authority. A hearing on the petition will be held in this court 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 or file written objections with the court before the hearing. Your appearance may be in person or by your attorney.

If you are a creditor or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code.

Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law.

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

Attorney for Petitioner: 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 REAL PROPERTY**

Case No. PES-19-303368 SUPERIOR COURT OF CALIFORNIA, COUNTY OF SAN FRANCISCO ESTATE OF THOMAS IVELLI, AKA GAETANO IVELLI, deceased.

NOTICE is hereby given that the Administrator of the Estate of Thomas Ivelli, Jon Vigna will sell at private sale, to the highest and best bidder, on or after 4/30/2024 at the office of at 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 Ivelli in and to all that certain real 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: 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 "C", pages 1 to 4, inclusive, in the office of the Recorder of the City and County of San Francisco, State of California; 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, 1938 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 curved line of Grand View Avenue above referred to; thence Southeasterly, along last named line, 34 feet, more or less, to the beginning of a curve with a radius of 10,846 feet, above referred to; thence Southeasterly and Easterly, along last named curve, 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 Estate of Thomas Ivelli. 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: 4/11/2024 /S/ Sheila K. Robello Solan, Park, & Robello Attorney for Administrator 4/17, 4/18, 4/24/24

SF-3803942#

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

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.

A PETITION FOR PROBATE has been filed by BARBARA R. SIMON in the Superior Court of California, County of San Francisco.

THE PETITION FOR PROBATE requests that BARBARA R. SIMON be appointed as personal representative to administer the estate of the decedent.

THE PETITION requests authority to administer the estate under the Independent Administration

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

A HEARING on the petition will be held in this court as follows: 05/06/24 at 9:00AM in Dept. 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.

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 SHEILA K. 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#

**NOTICE OF PETITION TO ADMINISTER ESTATE OF MONSERRATO MAGOBET 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 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 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 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.

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 SHEILA K. 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

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: NANCY E. LOFDAHL, 870 MARKET STREET #1112, SAN FRANCISCO, CA 94102, Telephone: 415-314-7088 4/17, 4/18, 4/24/24

SF-3803816#

**PUBLIC AUCTION/ SALES**

**LIEN SALE NOTICE**

NOTICE IS HEREBY GIVEN PURSUANT TO SECTIONS 3071 AND 3072 OF THE CIVIL CODE OF THE STATE OF CALIFORNIA, THE UNDERSIGNED BLUE WATER TOWING/AUTO SERVICE 1 CHESLEY ST SAN FRANCISCO CA 94103 WILL SELL AT PUBLIC SALE ON: **MAY 9, 2024 10:00AM** THE FOLLOWING PROPERTY: **2015 BMW M4 LIC# NONE VIN# WBS3R9C51FK331187** 4/24/24

SF-3806700#

**Notice of Public Sale**

Notice is hereby given that Security Public Storage at 43 Page Street San Francisco, CA 94102 will sell the contents of the storage units listed below at a public auction to satisfy a lien placed on the contents (pursuant to Division 8 Chapter 10 Sec 21700-21716 of the California Codes). The sale will take place at the website www.StorageTreasures.com on May 8, 2024 at 12:00 pm. The sale will be conducted under the direction of Christopher Rosa (Bond-3112562) and www.StorageTreasures.com on behalf of the facility's management. Units will be available for viewing prior to the sale on www.StorageTreasures.com. Contents will be sold for cash only to the highest bidder. A 10-15% buyer's premium will be charged and possibly a cleaning deposit per unit. All sales are final. Seller reserves the right to withdraw the property at any time before the sale or to refuse any bids. The property to be sold is described as "general household items" unless otherwise noted.

Tenant Name Eric Martindale Moboianle Odulate Purchased goods are sold as is and must be removed within 48 hours from time and date of purchase. Payment is to be with cash only and made at the time of purchase. This sale is subject to cancellation without notice in the event of settlement between owner and obligated party. Security Public Storage at 43 Page Street San Francisco, CA 94102 415-861-5100 4/24/24

SF-3804290#



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