LEGAL NOTICES

## CIVIL

ORDER TO SHOW CAUSE FOR CHANGE OF NAME
Case No. CNC-24-558856
Superior Court of California, County of SAN FRANCISCO
Petition of: CHRISTIAN BRYANT BERNEY for Change of Name
TO ALL INTERESTED PERSONS:
Petitioner CHRISTIAN BRYANT BERNEY filed a petition with this court for a decree changing names as follows:
CHRISTIAN BRYANT BERNEY to CHRISTIAN BRYANT BERNEY to CHRISTIAN BRYANT
The Court orders that all persons interested in this matter appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing. Notice of Hearing:
Date: SEP 05, 2024, Time: 9:00AM, Dept.: 103N, Room: 103N
The address of the court is 400 MCALLISTER ST., SAN FRANCISCO, CA 94102

WALLISTER ST., 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.)
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: JUNE 03, 2024
MARIA EVANGELISTA
Judge of the Superior Court 6/21, 6/28, 7/5, 7/12/24

SF-3824965#

ORDER TO SHOW CAUSE FOR CHANGE OF NAME Case No. CNC-24-558874 Superior Court of California, County of San

Petition of: Tavlor Michael Laubach for Change of Name
TO ALL INTERESTED PERSONS:

Petitioner Taylor Michael Laubach filed a petition with this court for a decree changing names as follows:

Taylor Michael Laubach to Rowan Emberwing
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 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:
Date: 07/15/2024, Time: 9 am, Dept.: 103 n, Room: 103 n
The address of the court is 400 McAllister Street San Francisco. CA-941102

Street San Francisco, CA-94102
A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: SAN FRANCISCO DAILY Date: 06/06/2024

Maria Evangelista Judge of the Superior Court 6/14, 6/21, 6/28, 7/5/24

SF-3823549#

ORDER TO SHOW CAUSE FOR CHANGE OF NAME Case No. CNC-24-558858 Superior Court of California, County of San

Francisco Petition of: Anakh Sul Rama for Change of Name TO ALL INTERESTED PERSONS:

Petitioner Anakh Sul Rama filed a petition with this court for a decree changing

with this court for a decree changing names as follows:
Anakh Sul Rama to Ocean Blue Coast
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.

Date: 09/05/2024, Time: 9:00 a.m., Dept. 103N, Room: 103N The address of the court is 400 McAllister

Street San Francisco, CA-94102 A copy of this Order to Show Cause shall four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: SAN FRANCISCO DAILY

Maria Evangelista Judge of the Superior Court 6/7, 6/14, 6/21, 6/28/24

SF-3820768#

# ORDER TO SHOW CAUSE

FOR CHANGE OF NAME
Case No. CNC-24-558849
or Court of California, County of SAIN FRANCISCO
Petition of: SEYED PARSA TAHERI
TEHRANI for Change of Name
TO ALL INTERESTED PERSONS:

Petitioner SEYED PARSA TAHERI TEHRANI filed a petition with this court for a decree changing names as follows: SEYED PARSA TAHERI TEHRANI to

a decree chainging names as follows:
SEYED PARSA TAHERI TEHRANI to
PARSA TAHERI TEHRANI
The Court orders that all persons
interested in this matter appear before
this court at the hearing indicated below
to show cause, if any, why the petition for
change of name should not be granted.
Any person objecting to the name changes
described above must file a written
objection that includes the reasons for the
objection at least two court days before the
matter is scheduled to be heard and must
appear at the hearing to show cause why
the petition should not be granted. If no
written objection is timely filed, the court
may grant the petition without a hearing.
Notice of Hearing:
Date: JULY 18, 2024, Time: 9:00AM, Dept.:

Notice of Hearing: Date: JULY 18, 2024, Time: 9:00AM, Dept. 103N, Room: 103N The address of the court is 400 MCALLISTER ST., 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.)
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: SF DAILY JOURNAL Date: JIINE 03 2024 MARIA EVANGELISTA

Judge of the Superior Co 6/7, 6/14, 6/21, 6/28/24

SF-3820523#

## **FICTITIOUS BUSINESS NAMES**

FICTITIOUS BUSINESS NAME STATEMENT File No. 2024-0403604 Fictitious Business Name(s)/Trade Name

(DBA):
1. ELITE REPRESENTATION 1. ELITE REPRESENTATION OF THE PROPERTIES 3. RELENTLESS REAL ESTATE, 580 4TH ST., SAN FRANCISCO, CO 94107, County of SAN EDAMOISCO Registered Owner(s):

SIDE, INC. (DE), 580 4TH ST., SAN FRANCISCO, CA 94107 The business is conducted by: A CORPORATION

The registrant commenced to transact business under the fictitious business name or names listed above on 6/4/2024 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 exceed one thousand dollars (\$1,000).) S/ HILARY SAUNDERS

This statement was filed with the San Francisco County Clerk on JUNE 6, 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 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 Section 1441) et seq., Business and Professions Code).

6/14, 6/21, 6/28, 7/5/24 SF-3821929#

# FICTITIOUS BUSINESS NAME STATEMENT File No. 2024-0403451 Fictitious Business Name(s)/Trade Name

(DBA): WORDZBEE, 201 SPEAR ST STE 1100,, SAN FRANCISCO,, CA 94105 County of SAN FRANCISCO

Registered Owner(s):
WORDZBEE LLC (CA), 201 SPEAR ST
STE 1100, SAN FRANCISCO, CA 94105 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 4/18/2024. 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 exceed one thousand dollars (\$1,000).) WORDZBEE LLC S/AI ICIA BFAM

S/ ALICIA BEAM This statement was filed with the County Clerk of San Francisco County on

CIEFK OT SAII FLATICISCO COURTS C...
OS/21/2024.
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 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 Section 14411 et seq., Business and Professions Code). 6/7, 6/14, 6/21, 6/28/24

SF-3819719#

FICTITIOUS BUSINESS NAME STATEMENT File No. 2024-0403460 Fictitious Business Name(s)/Trade Name

SIALEMENT
File No. 2024-0403460
Fictitious Business Name(s)/Trade Name (DBA):
NOSH BOX, THE, 81 LANGTON SUITE
2,, SAN FRANCISCO, CA 94103 County
of SAN FRANCISCO, CA 94103
This Dustream of San Francisco
Registered Owner(s):
LE MOT JUSTE LLC (CA), 81 LANGTON
SUITE 2, SAN FRANCISCO, CA 94103
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 5/2/2024.
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
exceed one thousand dollars (\$1,000).)
LE MOT JUSTE LLC
S/STEPHEN SHERMAN WADE
This statement was filed with the County
Clerk of San Francisco County on
05/21/2024.
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
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
Section 14411 et see., Business and
Professions Code).
6/7, 6/14, 6/21, 6/28/24 6/7, 6/14, 6/21, 6/28/24

#### FICTITIOUS BUSINESS NAME File No. 2024-0403456

(ADA).

1. ALTA EMPLOYMENT LAW, 2. ALTA EMPLOYMENT LAW WORKPLACE INVESTIGATIONS, 303 SACRAMENTO ST FL 4., SAN FRANCISCO, CA 94111

ST FL 4, SAN FRANCISCO, CA 94111
County of SAN FRANCISCO
Registered Owner(s):
ALTA EMPLOYMENT LAW PC (CA),
303 SACRAMENTO ST FL 4, SAN
FRANCISCO, CA 94111
This business is conducted by: a
Comporation

Corporation
The registrant commenced to transact business under the fictitious business name or names listed above on 5/13/2024. 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 exceed one thousand dollars (\$1,000).) ALTA EMPLOYMENT LAW PC

S/DANIELLE PENER
This statement was filed with the County
Clerk of San Francisco County on

S/ DANIELLE PENER

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 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 NOTICE-In accordance with Subdivision under federal, state, or common law (See Section 14411 et seq., Business and Professions Code). 6/7, 6/14, 6/21, 6/28/24 SF-3819703#

FICTITIOUS BUSINESS NAME

#### **STATEMENT** File No. 2024-0403424 ictitious Business Name(s)/Trade Name

DBA): MEXI-CALI, 103 HORNE AVE,, SAN FRANCISCO,, CA 94124 County of SAN FRANCISCO

Registered Owner(s): MARAVILLA MAINTENANCE INC 1500 JUDAH STREET APT. #11, SAN FRANCISCO, CA 94122 This business is conducted by: a

The registrant commenced to transact business under the fictitious business name or names listed above on 05/17/2024.

05/17/2024.

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 exceed one thousand dollars (\$1.001) Inisual Health pulsishable by a fine following (\$1,000).)
MARAVILLA MAINTENANCE INC
S/EMANUEL MARAVILLA,
This statement was filed with the County
Clerk of San Francisco County on

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 of a registered owner. A new Fictitious Business Name Statement must be filed 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 Section 14411 et seq., Business and Professions Code). 6/7, 6/14, 6/21, 6/28/24

# FICTITIOUS BUSINESS NAME STATEMENT File No. 2024-0403423 Business Name(s)/Trade Name

(DBA): SUBMIT GUY, 150 PARQUE DR.,, SAN FRANCISCO,, CA 94134 County of SAN FRANCISCO

PHANCISCO Registered Owner(s): KAWAI LAW, 150 PARQUE DR., SAN FRANCISCO, CA 94134 This business is conducted by: an Individual

Inis business is conducted by, an individual 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.) S/KAWAL LAW, This statement was filed with the County Clerk of San Francisco County on 05/17/2024.

Clerk of San Francisco County on 05/17/2024.

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 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 Section 1441) et seq., Business and Professions Code).

5/31, 6/7, 6/14, 6/21/24

SF-3818292#

FICTITIOUS BUSINESS NAME STATEMENT File No. 2024-0403527 Fictitious Business Name(s)/Trade Name Newmark Pacific. One Sansome Street.

Newmark Pacific, One Sansome Street, Floor 41, San Francisco, CA 94104, County of San Francisco Registered Owner(s): RKF Group California, Inc. (CA), Attn.: Entity Management, 110 E. 59th St. New York, NY 10022

The business is conducted by: a The business is conducted a corporation. The registrant commenced to transact business under the fictitious business name or names listed above on not

declare that all information in this

applicable
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/ Michael Rispoli, CFO
RKF Group California, Inc.
This statement was filed with the San Francisco County Clerk on May 29, 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 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 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).

6// 6/14, 6/21, 6/28/24 Professions Code). 6/7, 6/14, 6/21, 6/28/24

SF-3816760#

## **PROBATE**

NOTICE OF PETITION TO ADMINISTER ESTATE OF ROSA ELVIRA SELPH CASE NO. PES-24-307346 To all heirs, beneficiaries, creditors,

contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of: ROSA ELVIRA SELPH A Petition for Probate has been filed by ANTONION EDGAR BLANDON

in the Superior Court of California, County of San Francisco.

The Petition for Probate requests that ANTONIO EDGAR BLANDON

be appointed as personal representative to administer the estate of the 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 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 es 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 7/16/2024 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

round from the life 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 persuant for Special Notice 1250. A Request for Special Notice form is available from the court clerk

Attorney for Petitioner: S. PATRICK MILLER, 5012 MISSION STREET, SAN FRANCISCO, CA 94112, Telephone: 415-585-2122 6/21, 6/24, 7/1/24

# NOTICE OF PETITION TO ADMINISTER ESTATE OF MAVIS DENG CASE NO. PES-24-307414

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of: MAVIS A Petition for Probate has been filed

by CLAUDIA DENG in the Superior Court of California, County of San Francisco. The Petition for Probate requests that CLAUDIA DENG be appointed

as personal representative administer the estate of

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 administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court snows good cause wny the court should not grant the authority. A hearing on the petition will be held in this court on 7/10/2024 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 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: NICHOLAS K. JAY (S.B.N. 264760), LAW OFFICES OF GILBERT Y. JAY, 210 POST STREET, SUITE 208, SAN FRANCISCO CA 94108 Telephone: 415-788-7300 6/21, 6/24, 7/1/24

## 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,

GOLDEN GATE TOW INC 1465 CUSTER AVE SAN FRANCISCO CA 94124 WILL SELL AT PUBLIC SALE ON; JULY 8, 2024 10:00AM THE FOLLOWING PROPERTY: THE POLLOWING PROPERTY: 2017 FORD FOCUS LIC# CHI0775 NV VIN# 1FADP3K27HL325273 6/21/24

SF-3825926#

Lien Sale Auction Advertisement
Notice is hereby given that Pursuant to the
California Self-Service Storage Facility Act,
(B&P Code 21700 et seq.)
Auction to be held at 4:00 PM On JULY
5TH, 2024 at www.selfstorageauction.com.
The property is stored at:
FORT KNOX SELF STORAGE, 370
TURK STREET, SAN FRANCISCO, CA
94102.
NAME OF TENANT
Tanya Francesca Roqueta
Lee R Messina
Rossarin Inarakong
Rossarin Inarakong
Rossarin Inarakong
Violet Bolick
Moses Trujilo
6/21/24
SF-3825892#

SF-3825892#

The following units will be sold on July 24, 2024 @ 10:30 a.m. at U-Haul Moving & Storage of San Francisco located at 1525 Bryant St. San Francisco, CA 94103: 5116 JAMICA JACKSON 3502 SHARON DUCKSWORTH 4927 RICHARD TURNER 2660 FORREST BOUSQUETTE 2765 BERVICK RICHARDS 4784 NEFATIA MOORE 0709 TIANIA RUSSELL 0038 SARA MONTEVERDE 2310 DAVID LOPEZ 0624 JANICE SULLIVAN 0714 HANIBAL OCAMPO 3618 SUEDI ALI 3009 CRAIG WEST 3801 CRAIG WEST 5117 ELISA PORRAS 4628 IANIFT ELISA PORRAS 4628 IANIFT ELISSE JOUI CRAIG WEST 5117 ELISA PORRAS 4648 JANET FLIPSE 0341 CHRISTOPHER KING 0330 BENNY ROSALES 4532 SARA GAMARRA CABRERA 6/14, 6/21/24

# TRUSTEE SALES

NOTICE OF TRUSTEE'S SALE TITIE
No. 8781106 ALS No. 2022-4510 YOU
ARE IN DEFAULT OF A LIEN, DATED
06/08/2023. UNLESS YOU TAKE ACTION
TO PROTECT YOUR PROPERTY, IT
MAY BE SOLD AT PUBLIC SALE. IF
YOU NEED AN EXPLANATION OF
THE NATURE OF THE PROCEEDINGS
AGAINST YOU, YOU SHOULD CONTACT
A LAWYER. NOTICE IS HEREBY GIVEN
THAT: On 07/11/2024, at 01:30 PM,
ASSOCIATION LIEN SERVICES, as duly
appointed Trustee under and pursuant to appointed Trustee under and pursuant to a certain lien, recorded on 06/12/2023, as instrument number 2023041274, of the official records of SAN FRANCISCO County, California. WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER FOR LAWFUL MONEY OF THE UNITED FOR LAWFUL MONEY OF THE UNITED STATES, OR A CASHIERS CHECK at: Outside the Memorial Court gates by Van Ness Avenue between 301 and 401 Van Ness Avenue, San Francisco, CA 94102. The street address and other common designations, if any, of the real property described above is purported to be: 785 GOLDEN GATE AVE #302, SAN FRANCISCO, CA 94102 Assessor's Parcel No. 0768-027 The owner(s) of the real property is purported to be: the real property is purported to be: IRINA PESTEREAN, A UNMARRIED WOMAN AS HER SOLE AND SEPARATE PROPERTY The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designations, if any, shown herein. Said sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession or encumbrances, title, possession or encumbrances, to pay the remaining principal sum of a note, homeowner's assessment or other obligation secured by this lien, with interest and other sum as provided therein: plus advances, if any, under the terms thereof and interest on such advances, plus fees, charges, expenses of the Trustee and trust created by said lien. The total amount of the unpaid balance of the obligation secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is \$32,805.63. Payment must be in cash, \$32,805.63. Payment must be in cash, a cashier's check drawn on a state or national bank, a check drawn by a state bank or federal credit union, or a check drawn by a state or federal savings & drawn by a state or federal savings & loan association, or savings association, for savings bank specified in section 5102 of the Financial Code and authorized to do business in this state. The real property described above is being sold subject to the right of redemption. The redemption period within which real property may be redeemed ends 90 days after the sale. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that

there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that to Section 2924m of the California Civil Code. If you are a "representative of all eligible tenant buyers" you may be able to 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 888-264-4010, or visit this internet website www.ndscorp.com, priority, and size of outstanding liens that using the file number assigned to this case 23-02828-DM-CA to find the date 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 the resources, you should be aware that the same lender may hold 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 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 he made available. place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as a "representative of all eligible tenant buyers" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. "Pursuant to Section 2924m of the California Civil Code, the potential rights described herein 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 Code, the potential rights described herein shall apply only to public auctions taking rescheduled time and date for the sale place on or after January 1, 2021, through December 31, 2025, unless later extended. of this property, you may call (916) 939-0772 (Nationwide Posting and Date: 06/07/2024 National Default Date: 06/07/2024 National Default Servicing Corporation c/o Tiffany and Bosco, P.A., its agent, 1455 Frazee Road, Suite 820 San Diego, CA 92108 Toll Free Phone: 888-264-4010 Sales Line 714-730-2727; Sales Website: www.ndscorp. com Connie Hernandez, Trustee Sales Representative A-4818821 06/14/2024, 06/21/2024, 06/28/2024 6/14, 6/21, 6/28/24 Publication) for information regarding the trustee's sale or visit this internet SF-3823104# Order No.: 2390305-05 Loan Number: XXXXX2202 Property Address: 602-604 Mission Street, San Francisco, CA 94105 APN: Lot 013 Block: 3707 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, ASSIGNMENT OF RENTS AND LEASES, COLLATERAL ASSIGNMENT OF A GREEMENT AND FIXTURE FILING DATED 1/5/2017. UNLESS YOU TAKE A CTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. NOTICE OF TRUSTEE'S SALE Trustee's Sale No. 2023-100650 On 6/27/2024 at 1:30 PM, Outside the Memorial Court gates by Van Ness Avenue between 301 and 401 Van Ness Avenue Sale Francisco, CA 94102, Beacon Default Management, Inc., a California corporation ("Trustee"), as duly appointed trustee under that certain Deed of Trust, Assignment of Rents and Leases, Collateral Assignment of Rents and Leases, Security Agreement and Fixture Filing (the "Deed of Trust") dated 1/5/2017 executed by 604 COSTA, LLC, a Delaware limited liability company, as original trustor, to secure obligations in favor of GOLDMAN SACHS MORTGAGE COMPANY, a New York limited partnership, as beneficiary, recorded 1/5/2007, as Instrument No. Order No.: 2390305-05 Loan Number

the trustee's sale or visit this internet website www.nationwideposting.com for information regarding the sale of this property, using the file number assigned to this case TS# 2022-4510. 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 schedule 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 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 (Nationwide Posting and Publication), or visit this internet website www.nationwideposting.com, using the file number assigned to this case TS# 2022-4510 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 on the trustee receive it. must send a written notice of intent to place a bid so that the trustee receives it no more than fifteen (15) days after the trustee's sale. Third, you must submit a bid so that the trustee receives it no more bid so that the trustee receives it in office than forty-five (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 or appropriate real estate professional immediately for advice regarding this potential right to purchase. The beneficiary of said Lien hereto 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 has been recorded. The undersigned caused said Notice of Default and Election to Sell to be recorded in the County to Sell to be recorded in the County where the real property is located. Date: 06/07/2024 Association Lien Services, as Trustee P.O. Box 64750, Los Angeles, CA 90064 (310) 207-2027 By: B. GLADOUS, TRUSTEE OFFICER SF0461705 To: SAN FRANCISCO DAILY JOURNAL 06/14/2024, 06/21/2024, 06/28/2024 (144. 6/24 6/28/2024)

NOTICE OF TRUSTEE'S SALE T.S. No. 23-02828-DM-CA Title No. 230560069-CA-VOI A.P.N. 5972-027 ATTENTION RECORDER: THE FOLLOWING REFERENCE TO AN ATTACHED SUMMARY IS APPLICABLE TO THE NOTICE PROVIDED TO THE TRUSTOR ONLY PURSUANT TO CIVIL CODE 2923.3 NOTE: THERE IS A SUMMARY OF THE INFORMATION IN THIS DOCLIMENT ATTACHED YOU

A SUMMARY OF THE INFORMATION IN THIS DOCUMENT ATTACHED YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 09/10/2013. 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(s) must be made payable

(cashier's check(s) must be made payable to National Default Servicing Corporation),

drawn on a state or national bank, a check

drawn by a state or federal credit union.

or a check drawn by a state or federal savings and loan association, savings association, or savings bank specified in Section 5102 of the Financial Code and

authorized to do business in this state; 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 in an "as is" condition, 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

with interest and late charges thereon, as

provided in the note(s), advances, under 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. Trustor: Mark A Moon and Violet M Moon, husband and wife.

and Violet M Moon, husband and wife, as community property with right of survivorship Duly Appointed Trustee: National Default Servicing Corporation Recorded 09/13/2013 as Instrument No. 2013-J755668-00 (or Book, Page) of the Official Records of San Francisco County, California. Date of Sale: 07/18/2024 at 1:30 PM Place of Sale: utside the Memorial Court gates by Van Ness Avenue between 301 and 401 Van Ness Avenue, San Francisco, CA 94102 Estimated amount of unpaid balance

Estimated amount of unpaid balance and other charges: \$442,168.05 Street

Address or other common designation of real property: 207 Princeton Street, San Francisco, CA 94134 A.P.N.: 5972-027

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

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. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. The requirements of California

recourse. The requirements of California Civil Code Section 2923.5(b)/2923.55(c) were fulfilled when the Notice of Default

was recorded. 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

in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that

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 714-730-7277 or visit this internet website www.ndscorp.

com/sales, using the file number assigned to this case 23-02828-DM-CA. 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. NOTICE TO TENANT\*: You may have a right to purchase this property after the trustee auction pursuant

6/14, 6/21, 6/28/24

secure obligations in favor of GULDMAN SACHS MORTGAGE COMPANY, a New York limited partnership, as beneficiary, recorded 1/5/2007, as Instrument No. 2017-K391849-00, assigned by (i) Assignment of Deed of Trust, Assignment of Rents and Leases, Collateral Assignment of Property Agreements, Security Agreement and Fixture Filing, dated 03/28/2017 by GOLDMAN SACHS MORTGAGE COMPANY, a New York limited partnership, in favor of WELLS FARGO BANK, NATIONAL ASSOCIATION, AS TRUSTEE, FOR THE BENEFIT OF THE REGISTERED HOLDERS OF GS MORTGAGE SECURITIES CORPORATION II, COMMERCIAL MORTGAGE PASSTHROUGH CERTIFICATES, SERIES 2017-GS5, AND THE RETAINED INTEREST OWNER, recorded on 06/01/2017, as Instrument No. 2017-K458514-00, in the office of the Assessor-Recorder of San Francisco County, State of California, (ii) that certain Note and Mortgage Assumption Agreement dated 11/02/2018 between WFILS FARGO Mortgage Assumption Agreement dated 11/02/2018 between WELLS FARGO Mortgage Assumption Agreement dated 11/02/2018 between WELLS FARGO BANK, NATIONAL ASSOCIATION, AS TRUSTEE, FOR THE BENEFIT OF THE REGISTERED HOLDERS OF GS MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2017-GS5 and 604 MISSION STREET, LLC, a Delaware limited liability company, with respect to which a Memorandum of Note and Mortgage Assumption Agreement Was recorded 11/02/2018 as Document No. 2018-K690975-00 in the office of the Assessor-Recorder of San Francisco County, State of California, (iii) that certain Assignment of Deed of Trust, Assignment of Rents and Leases, Collateral Assignment of Property Agreements, Security Agreement and Fixture Filing dated 12/20/2023 by WELLS FARGO BANK, NATIONAL ASSOCIATION, AS TRUSTER, FOR THE BENEFIT OF THE REGISTERED HOLDERS OF GS MORTGAGE CORPORATION. CORPORATION II, COMMERCIAL MORTGAGE PASS-THROUGH CERTIFICATES, SERIES 2017-GS5, AND THE RETAINED INTEREST OWNER in favor of RSS GSMS2017-GS5 – CA 6MS, LLC, a California limited liability company (the "Beneficiary"), recorded on January 5, 2024 as Document No. 2024001198, in the office of the Assessor-Recorder of San Francisco County, State of California, under the power of sale therein contained, WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER, for cash, or cashier's check made payable to Beacon Default Management, Inc. (payable at the time of sale in lawful money of the United States) without warranty express or implied as to CORPORATION II without warranty express or implied as to title, use, possession or encumbrances, all right, title and interest conveyed to and right, title and interest conveyed to and now held by it as such Trustee, in and to the following described property situated in the aforesaid County and State, to-wit: LEGAL DESCRIPTION: See Exhibit "A" attached hereto and made a part of. PERSONAL PROPERTY: See Exhibit "B" attached hereto and made a part of. TAVARCEL NO: Lot: 013 Block: 3707 From information which the Trustee deems reliable, but for which Trustee makes no representation or warranty, the street representation or warranty, the street address or other common designation of the above-described property is purported to be 602-604 Mission Street, San Francisco, CA 94105. Directions to the property may be obtained pursuant to a written request submitted within ten (10) days from the first publication of this Notice of Trustee's Sale to RSS GSMS2017-GS5 - CA 6MS, LLC, a California limited liability company, c/o Beacon Default Management, Inc. Said property is being sold for the purpose of paying the obligations secured by said Deed of Trust, including, without limitation, fees, and expenses of sale. The total amount of the unpaid principal balance, interest, and default interest thereon, together with reasonably estimated costs, charges, fees and advances at the time of the initial publication of the Notice of Trustee's Sale written request submitted within ten (10) publication of the Notice of Trustee's Sale is \$18,751,152.76 The "Beneficiary" has elected to conduct a unified foreclosure sale pursuant to the provisions of California Commercial Code Section 9604(a)(1)(B) and to include in the non-judicial foreclosure of the estate described in this and to include in the non-judicial foreclosure of the estate described in this Notice of Trustee's Sale all of the personal property and fixtures described in the Deed of Trust. The Beneficiary reserves the right to revoke its election as to some or all of said personal property and/or fixtures, or to add additional personal property and/or fixtures to the election herein expressed, at the Beneficiary's sole election, from time to time and at any time until the consummation of the trustee's sale to be conducted pursuant to the Deed of Trust and this Notice of Trustee's Sale. The name, street address and telephone number of the Trustee are: Beacon Default Management, Inc. 30101 Agoura Court, Suite 203 Agoura Hills California 91301 Phone: (310) 929-5457 Trustee's Sale No. 2023-100650 FroR TRUSTEE SALE 100650 FOR TRUSTEE SINFORMATION PLEASE CALL: Posting & Publishing, LLC Sale Line: (844) 477-7869 Website: www.stoxposting.com NOTICE TO POTENTIAL BIDDERS: If you NOTICE TO POTENTIAL BIDDERS. If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off before you can 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 (844) 477-7869 or visit this Internet Web site www. stoxposting.com, using the file number assigned to this case 2023-100650. 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. 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. Dated: May 29, 2024 BEACON DEFAULT MANAGEMENT, INC a California corporation, as trustee By Shannon Papa, Authorized Signatory EXHIBIT "A" Legal Description Beginning at a point on the Northwesterly line of Mission Street, distant thereon 25 feet Southwesterly from the Southwesterly line of 2nd Street; thence Southwesterly along said line of Mission Street 45 feet; thence at a right angle Southwesterly along said line of Mission Street 45 feet; thence at a right angle Northwesterly 60 feet; thence at a right angle Northeasterly 45 feet; thence at a right angle Southeasterly 60 feet to the point of beginning. Being part of 100 Vara Block No. 354. EXHIBIT "B" Personal Property All right, title and interest of Borrower in and to all materials, machinery, supplies equipment fifthers concentred. Borrower in and to all materials, machinery, supplies, equipment, fixtures, apparatus and other items of personal property now owned or hereafter acquired by Borrower and now or hereafter attached to, installed in or used in connection with any of the Improvements or the Land, including any and all partitions, dynamos, window screens and shades, drapes, rugs and other floor coverings, awnings, motors, engines, boilers, furnaces, pipes, plumbing, cleaning, call and sprinkler systems, fire extinguishing, apparatus and equipment, water tanks, swimming pools, heating, ventilating, plumbing, lighting, communications and elevator fixtures, laundry, incinerating, air conditioning and communications and elevator fixtures, laundry, incinerating, air conditioning and air cooling equipment and systems, gas and electric machinery and equipment, disposals, dishwashers, furniture, refrigerators and ranges, securities systems, art work, recreational and pool equipment and facilities of all kinds, water, gas, electrical, storm and sanitary sewer facilities of all kinds, and all other utilities whether or not situated in easements together with all accessions, replacements, betterments and substitutions for any of the foregoing.

SF-3819843# File No.: 19-10267 APN: 3794-180
NOTICE OF TRUSTEE'S SALE YOU
ARE IN DEFAULT UNDER 170 OFF
THIRD OWNERS ASSOCIATION
(ASSOCIATION) COVENANTS,
CONDITIONS AND RESTRICTIONS
AND A NOTICE OF DELINQUENT
ASSESSMENT (LIEN) DATED 04-242019. 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 07-11-2024 at 1:30 PM,
Outside the Memorial Court gates by Van
Ness Avenue, San Francisco, CA 94102,
ALLIED TRUSTEE SERVICES (Trustee),
1601 Response Road, Suite 390,
Sacramento, CA 95815, (877) 382-4991,
under and pursuant to Lien, recorded
04-25-2019 as Instrument 2019-K76011900 Book - - Page - - of Official Records
in the Office of the Recorder of SAN
FRANCISCO County, CA, WILL CAUSE
TO BE SOLD AT PUBLIC AUCTION to the
highest bidder for cash, cashier's check/
cash equivalent or other form of payment
authorized by 2924h(b), (payable at time of
sale) the property owned by ALEXANDER
YAGUDAEV AND BELLA YAGUDAEVA,
situated in said County, describing the
land therein: APN: 3794-180 The street situated in said County, describing the land therein: APN: 3794-180 The street situated in said County, describing the land therein: APN: 3794-180 The street address and other common designation, if any, of the real property described above is purported to be: 170 KING STREET #706, 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, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to satisfy the sums due under the Lien. The estimated total unpaid balance at the time of the initial publication of this Notice of Trustee's Sale is \$37,838-16. THE PROPERTY WILL BE SOLD SUBJECT TO THE 90-DAY POST-SALE RIGHT OF REDEMPTION AS SET FORTH IN CALIFORNIA CIVIL CODE SECTION 5715(B). THE RIGHT OF REDEMPTION BEGINS WHEN THE SALE IS FINALIZED PURSUANT TO CALIFORNIA CIVIL CODE SECTION 2021m. Association heretofore executed. TO CALIFORNIA CIVIL CODE SECTION 2924m. Association heretofore executed and delivered to the undersigned a writter caused a Notice of Default and Election to Sell to be recorded in the county where the real property is located, and more than three months have elapsed since such recordation. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien pot on the property be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the lien. If you are the highest bidder at the sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. REPLACEMENT OF WINNING BIDDER CHECKS: Winning bid checks received at the public auction sale not payable directly to Allied Trustee Services (i.e. containing third-party endorsements) must be replaced within five business days after the sale. The winning bidder days after the sale. The winning bidder will be contacted at the phone number and/or email address provided for further instructions. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the Association, 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 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 for information. using the file number assigned to this case: 19-10267. Information about case: 19-10267. 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 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

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.

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

48 hours after the date of the trustee sale, you can call (844) 477-7869, or visit this Internet Web site WWW.STOXPOSTING. COM for information, using the file number assigned to this case: 19-10267 to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid so that the

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 DATE: May 22, 2024 ALLIED TRUSTEE SERVICES, Trustee TANYA HALL.