

**FBN Legal Notices-GV**

**FICTITIOUS BUSINESS NAME STATEMENT 2019-039462**

The following person is doing business as: **GRL TRUCKING**, 1639 262nd St., Harbor City, CA 90710. Registered Owners: Gilberto Ramirez, 1639 262nd St., Harbor City, CA 90710. This business is conducted by: Individual. The date registrant started to transact business under the fictitious business name or names listed above: N/A. Signed: Gilberto Ramirez. This statement was filed with the County Recorder Office: 2/14/2019. Notice — This Fictitious Name Statement expires five years from the date it was filed in the office of the County Recorder Office. A new Fictitious Business Name Statement must be filed before that time. 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). **Gardena Valley News-4/4,11,18,25/2019-79722**

**FICTITIOUS BUSINESS NAME STATEMENT 2019-048965**

The following person is doing business as: **THE LAW OFFICE OF CHENITO AYALA**, 15510 S. Orchard Ave., Gardena, CA 90247. Registered Owners: Chenito Paul Ayala Jr., 15510 S. Orchard Ave., Gardena, CA 90247. This business is conducted by: Individual. The date registrant started to transact business under the fictitious business name or names listed above: N/A. Signed: Chenito Paul Ayala Jr. This statement was filed with the County Recorder Office: 2/27/2019. Notice — This Fictitious Name Statement expires five years from the date it was filed in the office of the County Recorder Office. A new Fictitious Business Name Statement must be filed before that time. 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,

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state or common law (see Section 14411 et.seq., Business and Professions Code). **Gardena Valley News-4/4,11,18,25/2019-79741**

**FICTITIOUS BUSINESS NAME STATEMENT 2019-084180**

The following person is doing business as: **LOS 3 POTOSINO'S 2. LOS 3 POTOSINO'S MEXICAN FOOD**, 16323 S. Western Ave., Gardena, CA 90247. Registered Owners: Maria Teresa Dimas & Juventino Dimas Monsivais, 12593 Torrey Pine Rd., Moreno Valley, CA 92555. This business is conducted by: Married Couple. The date registrant started to transact business under the fictitious business name or names listed above: 4/2015. Signed: Maria Teresa Dimas. This statement was filed with the County Recorder Office: 3/29/2019. Notice — This Fictitious Name Statement expires five years from the date it was filed in the office of the County Recorder Office. A new Fictitious Business Name Statement must be filed before that time. 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). **Gardena Valley News-4/4,11,18,25/2019-79745**

**FICTITIOUS BUSINESS NAME STATEMENT 2019-059865**

The following person is doing business as: **ALL PLUMBING 2. ALL CONSTRUCTION**, 639 W. 9th St., Ste. #3, San Pedro, CA 90731. Registered Owners: Michael D. Jordan Jr., 639 W. 9th St., Ste. #3, San Pedro, CA 90731. This business is conducted by: Individual. The date registrant started to transact business under the fictitious business name or names listed above: N/A. Signed: Michael D. Jordan. This statement was filed with the County Recorder Office: 3/7/2019. Notice — This Fictitious Name Statement expires five

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years from the date it was filed in the office of the County Recorder Office. A new Fictitious Business Name Statement must be filed before that time. 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). **Gardena Valley News-4/4,11,18,25/2019-79511**

**FICTITIOUS BUSINESS NAME STATEMENT 2019-059863**

The following person is doing business as: **SAKURAYA**, 16134 S. Western Ave., Gardena, CA 90247. Registered Owners: Mas and Yuki Fujita, 16134 S. Western Ave., Gardena, CA 90247. This business is conducted by: General Partnership. The date registrant started to transact business under the fictitious business name or names listed above: N/A. Signed: Mas Fujita. This statement was filed with the County Recorder Office: 3/7/2019. Notice — This Fictitious Name Statement expires five years from the date it was filed in the office of the County Recorder Office. A new Fictitious Business Name Statement must be filed before that time. 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). **Gardena Valley News-4/4,11,18,25/2019-78454**

**FICTITIOUS BUSINESS NAME STATEMENT 2019-059861**

The following person is doing business as: **BE-CERRIL ENTERPRISES**, 2109 W. 178th St., Torrance, CA 90504. Registered Owners: Luis A. and Gabriel Becerril, 2109 W. 178th St., Torrance, CA 90504. This business is conducted by: General Partnership. The date registrant started to transact business under the ficti-

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tious business name or names listed above: N/A. Signed: Luis A. Becerril. This statement was filed with the County Recorder Office: 3/7/2019. Notice — This Fictitious Name Statement expires five years from the date it was filed in the office of the County Recorder Office. A new Fictitious Business Name Statement must be filed before that time. 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). **Gardena Valley News-4/4,11,18,25/2019-79512**

**FICTITIOUS BUSINESS NAME STATEMENT 2019-061051**

The following person is doing business as: **1. UNIQUEKREATIONZ 2. UNIQUE KREATIONZ**, 1044 W. 110th St., Apt. 8, Los Angeles, CA 90044. Registered Owners: Zakeya Teri Cherelle Edison, 1044 W. 110th St., #8, Los Angeles, CA 90044. This business is conducted by: Individual. The date registrant started to transact business under the fictitious business name or names listed above: 10/2017. Signed: Zakeya Teri Cherelle Edison. This statement was filed with the County Recorder Office: 3/8/2019. Notice — This Fictitious Name Statement expires five years from the date it was filed in the office of the County Recorder Office. A new Fictitious Business Name Statement must be filed before that time. 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). **Gardena Valley News-4/11,18,25,5/2/2019-80100**

**FICTITIOUS BUSINESS NAME STATEMENT 2019-088923**

The following person is doing business as: **GARDENA CHIROPRACTIC**, 15209 S. Western Ave., Gardena, CA 90249. Registered Owners: Orion Endeavors LLC, 18 Oceanaire Dr., Rancho Palos Verdes, CA 90275. This business is conducted by: Limited Liability Company. The date registrant started to transact business under the fictitious business name or names listed above: 7/2000. Signed: Laurie Yuko Hirokane, Managing Member. This statement was filed with the County Recorder Office: 4/3/2019. Notice — This Fictitious Name Statement expires five years from

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the date it was filed in the office of the County Recorder Office. A new Fictitious Business Name Statement must be filed before that time. 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). **Gardena Valley News-4/11,18,25,5/2/2019-80091**

**FICTITIOUS BUSINESS NAME STATEMENT 2019-076145**

The following person is doing business as: **HATANAKA INTERNATIONAL**, 1107 W. 158th St., Ste. 1B, Gardena, CA 90247. Registered Owners: Yukihiro Hatanaka, 2402 Descanso Way, Torrance, CA 90504. This business is conducted by: Individual. The date registrant started to transact business under the fictitious business name or names listed above: N/A. Signed: Yukihiro Hatanaka. This statement was filed with the County Recorder Office: 3/26/2019. Notice — This Fictitious Name Statement expires five years from the date it was filed in the office of the County Recorder Office. A new Fictitious Business Name Statement must be filed before that time. 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). **Gardena Valley News-4/11,18,25,5/2/2019-80100**

**FICTITIOUS BUSINESS NAME STATEMENT 2019-076143**

The following person is doing business as: **HONDA SCISSORS**, 16812 S. Dalton Ave., Apt. A, Gardena, CA 90247. Registrant(s): Tadashi Kitamura, 16812 S. Dalton Ave., Apt. A, Gardena, CA 90247. This business is conducted by: Individual. The date registrant started to transact business under the fictitious business name or names listed above: N/A. Signed: Tadashi Kitamura. This statement was filed with the County Recorder Office: 3/26/2019. Notice — This Fictitious Name Statement expires five years from the date it was filed in the office of the County Recorder Office. A new Fictitious Business Name Statement must be filed before that time. 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

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(see Section 14411 et.seq., Business and Professions Code). **Paramount Journal-4/11,18,25,5/2/2019-79507**

**FICTITIOUS BUSINESS NAME STATEMENT 2019-064827**

The following person is doing business as: **WOODCHUCKZ**, 1419 W. 179th St., #14, Gardena, CA 90248. Registered Owners: Robert Allen McDonald, 1419 W. 179th St., #14, Gardena, CA 90248. This business is conducted by: Individual. The date registrant started to transact business under the fictitious business name or names listed above: 3/2019. Signed: Robert Allen McDonald. This statement was filed with the County Recorder Office: 3/13/2019. Notice — This Fictitious Name Statement expires five years from the date it was filed in the office of the County Recorder Office. A new Fictitious Business Name Statement must be filed before that time. 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). **Gardena Valley News-4/11,18,25,5/2/2019-80107**

**FICTITIOUS BUSINESS NAME STATEMENT 2019-082696**

The following person is doing business as: **NOT OF THIS WORLD TRUCKING**, 1851 W. 154th Pl., Gardena, CA 90248. Registered Owners: Albert Martinez Jr., 1851 W. 154th Pl., Gardena, CA 90248. This business is conducted by: Individual. The date registrant started to transact business under the fictitious business name or names listed above: N/A. Signed: Albert Martinez Jr. This statement was filed with the County Recorder Office: 3/28/2019. Notice — This Fictitious Name Statement expires five years from the date it was filed in the office of the County Recorder Office. A new Fictitious Business Name Statement must be filed before that time. 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). **Gardena Valley News-4/11,18,25,5/2/2019-80125**

**FICTITIOUS BUSINESS NAME STATEMENT 2019-083981**

The following person is doing business as: **KO DIAGNOSTICS COLLECTIONS**, 5412 Lind-

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ley Ave., #311, Encino, CA 91316. Registered Owners: Angoal Medical Collections Inc., 5412 Lindley Ave., #311, Encino, CA 91316. This business is conducted by: Corporation. The date registrant started to transact business under the fictitious business name or names listed above: 3/2019. Signed: Elaine Taite, President. This statement was filed with the County Recorder Office: 3/29/2019. Notice — This Fictitious Name Statement expires five years from the date it was filed in the office of the County Recorder Office. A new Fictitious Business Name Statement must be filed before that time. 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). **Gardena Valley News-4/25,5/2,9,16/2019-80707**

**FICTITIOUS BUSINESS NAME STATEMENT 2019-068202**

The following person is doing business as: **TINY ANGELS CHILD DAYCARE**, 5774 Cedar Ave., Long Beach, CA 90805. Registered Owners: Jeymy E. Barba, 5774 Cedar Ave., Long Beach, CA 90805. This business is conducted by: Individual. The date registrant started to transact business under the fictitious business name or names listed above: 3/2019. Signed: Jeymy E. Barba. This statement was filed with the County Recorder Office: 3/15/2019. Notice — This Fictitious Name Statement expires five years from the date it was filed in the office of the County Recorder Office. A new Fictitious Business Name Statement must be filed before that time. 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). **Gardena Valley News-4/25,5/2,9,16/2019-80471**

**FICTITIOUS BUSINESS NAME STATEMENT 2019-100972**

The following person is doing business as: **CSM PARTNERS**, 15803 S. Lorella Ave., Gardena, CA 90247. Registered Owners: Russell Edwin Higgins. This business is conducted by: Individual. The date registrant started to transact business under the fictitious business name or names listed above: N/A. Signed: Russell Edwin Higgins. This statement was filed

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with the County Recorder Office: 4/16/2019. Notice — This Fictitious Name Statement expires five years from the date it was filed in the office of the County Recorder Office. A new Fictitious Business Name Statement must be filed before that time. 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). **Gardena Valley News-4/25,5/2,9,16/2019-80707**

**FICTITIOUS BUSINESS NAME STATEMENT 2019-103843**

The following person is doing business as: **HUIZAR DESIGN & ENGINEERING**, 16110 S. Menlo Ave., Ste. 11, Gardena, CA 90247. Registered Owners: Nicolas Francisco Huizar, 1444 W. 187th St., Gardena, CA 90248 & Jesus Huizar, 11243 W. 159th St., Gardena, CA 90247. This business is conducted by: General Partnership. The date registrant started to transact business under the fictitious business name or names listed above: N/A. Signed: Russell Edwin Higgins. This statement was filed with the County Recorder Office: 4/18/2019. Notice — This Fictitious Name Statement expires five years from the date it was filed in the office of the County Recorder Office. A new Fictitious Business Name Statement must be filed before that time. 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). **Gardena Valley News-4/25,5/2,9,16/2019-80712**

**FICTITIOUS BUSINESS NAME STATEMENT 2019-100532**

The following person is doing business as: **TABRA HANDY SERVICES**, 10753 Artesia Blvd., Cerritos, CA 90703. Registered Owners: Teresita Ibraira, 1665 W. Carson St., Torrance, CA 90501. This business is conducted by: Individual. The date registrant started to transact business under the fictitious business name or names listed above: N/A. Signed: Teresita Ibraira. This statement was filed with the County Recorder Office: 4/16/2019. Notice — This Fictitious Name Statement expires five years from the date it was filed in the office of the County Recorder Office. A new Fictitious Business Name State-

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ment must be filed before that time. 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).  
**Gardena Valley News-4/25, 5/2, 9, 16/2019-80218**

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et.seq., Business and Professions Code).  
**Gardena Valley News-4/25, 5/2, 9, 16/2019-80218**

**FICTITIOUS BUSINESS NAME STATEMENT 2019-092227**

The following person is doing business as: **PRESTIGE STORAGE & PACKING**, 1248 W. 134th St., Ste. 7, Gardena, CA 90247. Registered Owners: Romeo Plascencia, 1248 W. 134th St., Gardena, CA 90247. This business is conducted by: Individual. The date registrant started to transact business under the fictitious business name or names listed above: N/A. Signed: Romeo Plascencia. This statement was filed with the County Recorder Office: 4/8/2019. Notice — This Fictitious Name Statement expires five years from the date it was filed in the office of the County Recorder Office. A new Fictitious Business Name Statement must be filed before that time. 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).  
**Gardena Valley News-4/25, 5/2, 9, 16/2019-80219**

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T.S. No. 067158-CA APN: 6129-023-042 NOTICE OF TRUSTEE'S SALE IMPORTANT NOTICE TO PROPERTY OWNER: YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 1/8/2008. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER ON 5/9/2019 AT 9:00 AM, CLEAR RECON CORP, as duly appointed trustee under and pursuant to Deed of Trust recorded 1/23/2008, as Instrument No. 20080122371, and later modified by a Loan Modification Agreement recorded on 01/13/2015 as Instrument 20150041516 of Official Records in the office of the County Recorder of Los Angeles County, State of CALIFORNIA executed by: HERSCHEL L. SMITH AND LATASHA BEARD-SMITH, HUSBAND AND WIFE AS JOINT TENANTS WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH, CASHIER'S CHECK DRAWN ON A STATE OR NATIONAL BANK, A CHECK DRAWN BY

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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: VINEYARD BALLROOM, DOUBLE TREE HOTEL LOS ANGELES - NORWALK, 13111 SYCAMORE DRIVE, NORWALK, CA 90650 all right, title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County and State described as: MORE FULLY DESCRIBED ON SAID DEED OF TRUST The street address and other common designation, if any, of the real property described above is purported to be: 15519 DEBLYNN AVE GARDENA, CALIFORNIA 90248 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 held, but without covenant or warranty, express or implied, regarding title, possession, condition, or encumbrances, including fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust, to pay the remaining principal sums of the note(s) secured by said Deed of Trust. The total amount of the unpaid balance of the obligation secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is: \$364,110.33 If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale, and a written Notice of Default and Election to Sell. The undersigned or its predecessor caused said Notice of Default and Election to Sell to be recorded in the county where the real property is located. 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

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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 (800) 280-2832 or visit this Internet Web site WWW.AUCTION.COM, using the file number assigned to this case 067158-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 Web site. The best way to verify postponement information is to attend the scheduled sale. FOR SALES INFORMATION: (800) 280-2832 CLEAR RECON CORP 4375 Jutland Drive San Diego, California 92117  
**Gardena Valley News-4/11, 18, 25/2019-79836**

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Financial Code and authorized to do business in this state, will be held by duly appointed trustee. 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 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(s): Constance V. Stanley, a widow Recorded: 6/20/2007 as Instrument No. 20071481884 of Official Records in the office of the Recorder of LOS ANGELES County, California; Date of Sale: 5/2/2019 at 10:00 AM Place of Sale: Behind the fountain located in Civic Center Plaza, located at 400 Civic Center Plaza, Pomona CA 91766 Amount of unpaid balance and other charges: \$565,085.07 The purported property address is: 13327 RUTHELEN STREET, GARDENA, CA 90249 Assessor's Parcel No.: 4061-019-021 NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary,

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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 916-939-0772 for information regarding the trustee's sale or visit this Internet Web site <http://www.qualityloan.com>, using the file number assigned to this foreclosure by the Trustee: CA-18-830747-CL. 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. The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. 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 sale is set aside for any reason, including if the Trustee is unable to convey title, the Purchaser at the sale shall be entitled only to a return of the monies paid to the Trustee. This shall be the Purchaser's sole and exclusive remedy. The purchaser shall have no further recourse against the Trustor, the Trustee, the Beneficiary, the Beneficiary's Agent, or the Beneficiary's Attorney. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holders right's against the real property only. Date: Quality Loan Service Corporation 2763 Camino Del Rio South San Diego, CA 92108 619-645-7711 For NON SALE information only Sale Line: 916-939-0772 Or Login to: <http://www.qualityloan.com> Reinstatement Line: (866) 645-7711 Ext 5318 Quality Loan Service Corp. TS No.: CA-18-830747-CL ID-SPub #0151835 4/11/2019 4/18/2019 4/25/2019  
**Gardena Valley News-4/11, 18, 25/2019-79870**

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FAULT UNDER A DEED OF TRUST DATED 9/23/2006. 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 national bank, check drawn by state or federal credit union, or a check drawn by a state or federal 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, will be held by duly appointed trustee. 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, 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(s): GARRY W. DENNIS AND YOLANDA K. DAILEY, HUSBAND AND WIFE AS JOINT TENANTS Recorded: 10/18/2006 as Instrument No. 06 2311569 of Official Records in the office of the Recorder of LOS ANGELES County, California; Date of Sale: 5/2/2019 at 10:00 AM Place of Sale: Behind the fountain located in Civic Center Plaza, located at 400 Civic Center Plaza, Pomona CA 91766 Amount of unpaid balance and other charges: \$116,715.36 The purported property address is: 13610 S. MARIPOSA AVE, GARDENA, CA 90247 Assessor's Parcel No.: 6115-006-024 Legal Description: Please be advised that the legal description set forth on the Deed of Trust is in error. The legal description of the property secured by the Deed of Trust is more properly set forth and made part of Exhibit "A" as attached hereto. LOT 122 AND 123 OF ABERDEEN TRACT, IN THE CITY OF GARDENA, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 7, PAGE(S) 45 OF MAPS, IN THE OFFICE OF THE COUNTY RECORD-

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ER OF SAID COUNTY. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 916-939-0772 for information regarding the trustee's sale or visit this Internet Web site <http://www.qualityloan.com>, using the file number assigned to this foreclosure by the Trustee: CA-18-837743-JB. 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. The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. 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 sale



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is set aside for any reason, including if the Trustee is unable to convey title, the Purchaser at the sale shall be entitled only to a return of the monies paid to the Trustee. This shall be the Purchaser's sole and exclusive remedy. The purchaser shall have no further recourse against the Trustor, the Trustee, the Beneficiary, the Beneficiary's Agent, or the Beneficiary's Attorney. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holders right's against the real property only. Date: Quality Loan Service Corporation 2763 Camino Del Rio South San Diego, CA 92108 619-645-7711 For NON SALE information only Sale Line: 916-939-0772 Or Login to: <http://www.qualityloan.com> Reinstatement Line: (866) 645-7711 Ext 5318 Quality Loan Service Corp. TS No.: CA-18-837743-JB ID-SPub #0151845 4/11/2019 4/18/2019 4/25/2019

**Gardena Valley News-4/11, 18, 25/2019-79901**

**NOTICE OF PETITION TO ADMINISTER ESTATE OF: SHARON SANAYE RIFFLE CASE No. 19STPB02209**

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the WILL or estate, or both of SHARON SANAYE RIFFLE. A PETITION FOR PROBATE has been filed by MARILYNN HATSUNE KATSUKI in the Superior Court of California, County of LOS ANGELES. THE PETITION FOR PROBATE requests that MARILYNN HATSUNE KATSUKI 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: 05/06/19 at 8:30AM in

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Dept. 2D located at 111 N. HILL ST., LOS ANGELES, CA 90012 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 HANH N. ARCHER, ESQ. SBN 213362 HANH N. ARCHER, A PROFESSIONAL CORPORATION, 23440 HAWTHORNE BLVD. SUITE 150 TORRANCE CA 90505 4/11, 4/18, 4/25/19 CNS-3238031#

**GARDENA VALLEY NEWS - 4/11, 18, 25/2019-79902**

**NOTICE OF PETITION TO ADMINISTER ESTATE OF MALENE ESTELLE ORRANTIA aka MARLENE E. ORRANTIA aka MARLENE ORRANTIA Case No. 19STPB03027**

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of MALENE ESTELLE ORRANTIA aka MARLENE E. ORRANTIA aka MARLENE ORRANTIA A PETITION FOR PROBATE has been filed by Elizabeth Ann Gomez in the Superior Court of California, County of LOS ANGELES. THE PETITION FOR PROBATE requests that Elizabeth Ann Gomez be appointed as personal representative to administer the

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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 on April 29, 2019 at 8:30 AM in Dept. No. 4 located at 111 N. Hill St., Los Angeles, CA 90012. 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: ROBERT L COHEN ESQ SBN 150913 LAW OFFICES OF ROBERT L. COHEN INC 8081 ORANGETHORPE AVE BUENA PARK CA 90621 C N 959269 ORRANTIA Apr 11,18,25, 2019

**Gardena Valley News-4/11, 18, 25/2019-79936**

stand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 916-939-0772 for information regarding the trustee's sale or visit this Internet Web site <http://www.qualityloan.com>, using the file number assigned to this foreclosure by the Trustee: CA-14-626484-RY. 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. The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. 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 sale is set aside for any reason, including if the Trustee is unable to convey title, the Purchaser at the sale shall be entitled only to a re-

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turn of the monies paid to the Trustee. This shall be the Purchaser's sole and exclusive remedy. The purchaser shall have no further recourse against the Trustor, the Trustee, the Beneficiary, the Beneficiary's Agent, or the Beneficiary's Attorney. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holders right's against the real property only. Date: Quality Loan Service Corporation 2763 Camino Del Rio South San Diego, CA 92108 619-645-7711 For NON SALE information only Sale Line: 916-939-0772 Or Login to: <http://www.qualityloan.com> Reinstatement Line: (866) 645-7711 Ext 5318 Quality Loan Service Corp. TS No.: CA-14-626484-RY ID-SPub #0151891 4/11/2019 4/18/2019 4/25/2019

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**Gardena Valley News-4/11, 18, 25/2019-79969**

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**NOTICE OF PETITION TO ADMINISTER ESTATE OF TIN CHO MAUNG Case No. 19STPB03086**

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of TIN CHO MAUNG A PETITION FOR PROBATE has been filed by Lei Yee Maung in the Superior Court of California, County of LOS ANGELES. THE PETITION FOR PROBATE requests that Lei Yee Maung 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 on May 3, 2019 at 8:30 AM in Dept. No. 2D located at 111 N. Hill St., Los Angeles, CA 90012. IF YOU OBJECT to the granting of the petition, you should appear at the hearing and state your objections or file written objections with

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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: MATTHEW F SPAULDING ESQ SBN 109960 9696 CULVER BLVD STE 103 CULVER CITY CA 90232-2737 CN959062 MAUNG Apr 11,18,25, 2019 Gardena Valley News-4/11, 18, 25/2019-80018

**Legal Notices-GV**

APN: 6129-023-061 TS No: CA07000269-15-10 TO No: 00310627 NOTICE OF TRUSTEE'S SALE (The above statement is made pursuant to CA Civil Code Section 2923.3(d)(1). The Summary will be provided to Trustor(s) and/or vested owner(s) only, pursuant to CA Civil Code Section 2923.3(d)(2).) YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED April 28, 2006. 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 May 21, 2019 at 10:00 AM, behind the fountain located in the Civic Center Plaza, 400 Civic Center Plaza, Pomona CA 91766, MTC Financial Inc. dba Trustee Corps, as the duly Appointed Trustee, under and pursuant to the power of sale contained in that certain Deed of Trust recorded on May 4, 2006 as Instrument No. 06 0981419, of official re-



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come available to the payee or endorsee as a matter of right. The property offered for sale excludes all funds held on account by the property receiver, if applicable. 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. Notice to Potential Bidders If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a Trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a Trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may

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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 In Source Logic at 702-659-7766 for information regarding the Trustee's Sale or visit the Internet Web site address listed below for information regarding the sale of this property, using the file number assigned to this case, CA07000269-15-1. 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

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verify postponement information is to attend the scheduled sale. Date: April 9, 2019 MTC Financial Inc. dba Trustee Corps TS No. CA07000269-15-1 17100 Gillette Ave Irvine, CA 92614 Phone: 949-252-8300 TDD: 866-660-4288 Myron Ravelo, Authorized Signatory SALE INFORMATION CAN BE OBTAINED ON LINE AT [www.in-sourcelogic.com](http://www.in-sourcelogic.com) FOR AUTOMATED SALES INFORMATION PLEASE CALL: In Source Logic AT 702-659-7766 Trustee Corps may be acting as a debt collector attempting to collect a debt. Any information obtained may be used for that purpose. ISL Number 58703, Pub Dates: 04/25/2019, 05/02/2019, 05/09/2019, GARDENA VALLEY NEWS

**Gardena Valley News-4/25,5/2,9/2019- 80493**

T.S. No.: 9551-0906 TSG Order No.: 8706263 A.P.N.: 6114-018-076 NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 08/15/2007. 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. Affinia Default Services, LLC, as the duly appointed Trustee, under and pursuant to the power of sale contained in that certain Deed of Trust Recorded 08/21/2007 as Document No.: 20071957865, of Official Records in the office of the Recorder of Los Angeles County, California, executed by: MARCUS ORLANDO DAVIS, AN UNMARRIED MAN, as Trustor, WILL SELL AT PUBLIC AUCTION TO THE HIGHEST 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 Trust in the property situated in said County and state, and as more fully described in the attached legal description. Sale Date & Time: 05/16/2019 at 10:00 AM Sale Location: Behind the fountain located in Civic Center Plaza, 400 Civic Center Plaza, Pomona, CA 91766 The street address and other common designation, if

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any, of the real property described above is purported to be: 14410 PEBBLECREEK WAY, GARDENA, CA 90247-2591 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 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, to-wit: \$361,916.85 (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 trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call,

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916-939-0772 for information regarding the trustee's sale or visit this Internet Web site, [www.nationwideposting.com](http://www.nationwideposting.com), for information regarding the sale of this property, using the file number assigned to this case, T.S.# 9551-0906. 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. 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. Affinia Default Services, LLC 301 E. Ocean Blvd. Suite 1720 Long Beach, CA 90802 833-290-7452 For Trustee Sale Information Log On To: [www.nationwideposting.com](http://www.nationwideposting.com) or Call: 916-939-0772. Affinia Default Services, LLC, Omar Solorzano, Foreclosure Associate This communication is an attempt to collect a debt and any information obtained will be used for that purpose. However, if you have received a discharge of the debt referenced herein in a bankruptcy proceeding, this is not an attempt to impose personal liability upon you for payment of that debt. In the event you have received a bankruptcy discharge, any action to enforce the debt will be taken against the property only. LEGAL DESCRIPTION PARCEL 1: AN UNDIVIDED 1/6TH FEE SIMPLE INTEREST AS A TENANT IN COMMON IN THE COMMON AREA WITHIN LOT 3 AS SHOWN AND DEFINED ON THAT CERTAIN CONDOMINIUM PLAN OF THE COTTAGES, RECORDED IN THE OFFICE OF THE COUNTY RECORDER OF LOS ANGELES COUNTY ON MARCH 18, 2005 AS INSTRUMENT NO. 05-625982 ("CONDOMINIUM PLAN"), ACCORDING TO TRACT MAP 60252, FILED IN THE OFFICE OF THE COUNTY RECORDER OF LOS ANGELES COUNTY IN BOOK 1301, PAGES 38 TO 40 OF MAPS, AND AS AMENDED BY A CERTIFICATE OF COMPLIANCE RECORDED APRIL 8, 2005 AS INSTRUMENT NO. 05-817079, EXCEPTING THEREFROM ALL RESIDENTIAL UNITS, AS SHOWN AND DEFINED ON THE CONDOMINIUM PLAN. RESERVING THEREFROM SUCH EASEMENTS DESCRIBED IN THE DECLARATION DESCRIBED BELOW AND THE MAP OF

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RECORD REFERENCED ABOVE AND SUCH OTHER EASEMENTS AS MAY BE OF RECORD AS OF THE DATE HEREOF. PARCEL 2: RESIDENTIAL UNIT NO. 10, AS SHOWN AND DEFINED ON THE CONDOMINIUM PLAN. EXCEPTING THEREFROM SUCH EASEMENTS SET OUT IN THE DECLARATION DESCRIBED BELOW AND THE MAP OF RECORD REFERENCED ABOVE AND SUCH OTHER EASEMENTS AS MAY BE OF RECORD AS OF THE DATE HEREOF. FURTHER EXCEPTING THEREFROM A NON-EXCLUSIVE EASEMENT OVER ANY PORTION OF THE ABOVE REFERENCED RESIDENTIAL UNIT AS A SIDEYARD EASEMENT AREA, IF ANY, AS SET OUT IN THE DECLARATION FOR MAINTENANCE OF THE ADJACENT RESIDENTIAL UNIT BY THE ADJACENT RESIDENTIAL UNIT OWNER PURSUANT TO THE DECLARATION EXCEPTING THEREFROM, A NON-EXCLUSIVE EASEMENT OVER THE PORTION OF THE ABOVE REFERENCED RESIDENTIAL UNIT CONTAINING CROSS UNIT DRAINAGE FACILITIES AS DEFINED IN THE DECLARATION (AS DESCRIBED BELOW). THE AREA CONTAINING SUCH CROSS UNIT DRAINAGE FACILITIES SHALL BE USED FOR THE PURPOSES AND SUBJECT TO THE CONDITIONS SET FORTH IN THE DECLARATION. PARCEL 3: A NON-EXCLUSIVE EASEMENT OVER THE PORTION OF RESIDENTIAL UNITS LOCATED ADJACENT TO THE RESIDENTIAL UNIT GRANTED HEREUNDER SET OUT AS THE SIDEYARD EASEMENT AREA, IF ANY, IN THE DECLARATION. THE SIDEYARD EASEMENT AREA SHALL BE USED FOR THE PURPOSES AND SUBJECT TO THE CONDITIONS SET FORTH IN THE DECLARATION. PARCEL 4: A NON-EXCLUSIVE EASEMENT OVER A PORTION OF THE RESIDENTIAL UNIT(S) LOCATED ADJACENT TO THE ABOVE-REFERENCED RESIDENTIAL UNIT CONTAINING A CROSS UNIT DRAINAGE FACILITY, AS MORE PARTICULARLY SET OUT IN THE DECLARATION. PARCEL 5: A NON-EXCLUSIVE EASEMENT, IN COMMON WITH OTHER OWNERS, FOR INGRESS, EGRESS, USE AND ENJOYMENT, OVER, IN, TO, AND THROUGHOUT THE ASSOCIATION PROPERTY DESCRIBED IN THE DECLARATION, SUBJECT TO THE

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LIMITATIONS SET FORTH THEREIN, WHICH EASEMENT IS APPURTENANT TO THE RESIDENTIAL UNIT DESCRIBED ABOVE. THE REAL PROPERTY CONVEYED IN THIS GRANT DEED (THE "PROPERTY") IS CONVEYED TOGETHER WITH A MEMBERSHIP IN THE COTTAGES HOMEOWNERS ASSOCIATION AND ACCEPTED SUBJECT TO THAT CERTAIN DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS OF THE COTTAGES RECORDED IN THE OFFICE OF THE COUNTY RECORDER OF LOS ANGELES COUNTY ON MARCH 18, 2005 AS DOCUMENT NO. 05-625983 AND ANY AMENDMENT THERETO NOW OF RECORD OR WHICH WILL BE OF RECORD PRIOR TO THE RECORDATION OF THIS GRANT DEED ("DECLARATION"), OF WHICH ARE INCORPORATED HEREIN BY REFERENCE TO THIS GRANT DEED WITH THE SAME EFFECT AS THOUGH FULLY SET FORTH HEREIN. AS MORE PARTICULARLY DESCRIBED IN THE DECLARATION, THE PROPERTY IS CONVEYED SUBJECT TO SUCH EASEMENTS IN FAVOR OF THE ASSOCIATION AS ARE NECESSARY TO PERFORM THE DUTIES AND OBLIGATIONS OF THE ASSOCIATION AND CERTAIN EASEMENTS RESERVED BY GRANTOR. GRANTEE, IN ACCEPTING THIS GRANT DEED AND THE CONVEYANCE HEREUNDER, DOES HEREBY AGREE, JOINTLY AND SEVERALLY, FOR THE BENEFIT OF THE ASSOCIATION AND EACH AND EVERY ONE OF THE OTHER MEMBERS OF THE ASSOCIATION, THAT GRANTEE WILL PROMPTLY, FULLY AND FAITHFULLY COMPLY WITH AND CONFORM TO THE DECLARATION AND THE ARTICLES OF INCORPORATION AND BYLAWS OF THE ASSOCIATION AND THE RULES AND ARCHITECTURAL GUIDELINES REFERENCED IN THE DECLARATION. IN PARTICULAR, GRANTEE DOES HEREBY AGREE, JOINTLY AND SEVERALLY, PROMPTLY TO PAY IN FULL ANY DUES, FEES OR ASSESSMENTS LEVIED BY THE ASSOCIATION ON THE MEMBERSHIP CONVEYED HEREBY. THE OBLIGATIONS OF GRANTEE HEREIN SET FORTH SHALL BE COVENANTS RUNNING WITH THE PROPERTY IT BEING UNDERSTOOD THAT SAID MEMBERSHIP IN THE ASSOCIATION AND THE OB-

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LIGATIONS THEREOF, WILL AUTOMATICALLY PASS TO GRANTEE'S SUCCESSOR IN TITLE IN THE PROPERTY OR OTHERWISE, AND SHALL BE BINDING UPON THE GRANTEES ABOVE NAMED, THEIR HEIRS, DEVISEES, EXECUTORS, ADMINISTRATORS, SUCCESSORS AND ASSIGNS. THE PROPERTY IS ALSO CONVEYED AND ACCEPTED SUBJECT TO THAT CERTAIN NOTICE OF NON-ADVERSARIAL PROCEDURES UNDER CIVIL CODE SECTION 912(F) RECORDED IN THE OFFICIAL RECORDS OF THE COUNTY RECORDER OF LOS ANGELES COUNTY, CALIFORNIA AND ANY AMENDMENTS THERETO NOW OF RECORD OR WHICH WILL BE OF RECORD PRIOR TO THE RECORDATION OF THIS GRANT DEED (COLLECTIVELY, THE "NOTICE"), ALL OF WHICH ARE INCORPORATED HERE BY REFERENCE WITH THE SAME EFFECT AS THOUGH FULLY SET FORTH HEREIN NPP0352012 To: GARDENA VALLEY NEWS 04/25/2019, 05/02/2019, 05/09/2019, **Gardena Valley News-4/25,5/2,9/2019- 80640**

**Notice of Public Auction**

Notice is hereby given that the Undersigned intends to sell the personal property described below to enforce a lien imposed on said property pursuant to Lien Sale per California Self Storage Act Chapter 10. Undersigned will sell items at [WWW.Storage-treasures.com](http://WWW.Storage-treasures.com) sale by competitive bidding ending on May 21st, 2019 at 8:00 AM. Where said property has been stored and which are located at Golden State Storage, 18626 S. Western Ave., Gardena, CA 90248. County of Los Angeles, State of California the following unit. **Cunningham, Daniel-** Golf clubs and bag, Toro Leaf Blower, 2 room 6 person tent, Car Jack, Snowboard in bag, Dirtbike helmet, Projection Screen, Weed wacker, 15+ boxes of unknown, mirror, Records, Tool Box, Household Items, Various electronics, 2 floor dollies, Boogie Board. Purchases must be paid at the time of sale with Cash only. All purchases are sold as is and must be removed within 72 hours of the time of sale. Sale subject to cancellation up to the time of sale. Company reserves the right to refuse any on-line bids. Dated 04/25/2019 and 05/02/2019 Auction by [WWW.Storage-treasures.com](http://WWW.Storage-treasures.com) Phone: (480) 397-6503 **Gardena Valley News-4/25,5/2/2019- 80623**

**NOTICE OF PUBLIC HEARING**

PUBLIC NOTICE IS HEREBY GIVEN THAT on **Tuesday, May 7, 2019, at 7:00 P.M.** the **Gardena Planning and Environmental Quality Commission will hold a public hearing on the following:**

**1. Parcel Map #1-19**

A request for the subdivision of a 39,992 square foot parcel in the Industrial (M-1) zone into two separate parcels consistent with Title 17 and 18 of the Gardena Municipal Code and direct staff to file a Notice of Exemption for a minor land division.

**Project Location: 1340 West 134th Street (APN: 6115-004-034)**

**Applicant: John Bertram**

**2. Conditional Use Permit #4-18**

A request for a conditional use permit, per section 18.32.030.B of the Gardena Municipal Code, to allow the on-site sale and consumption of beer and wine ancillary to a new restaurant establishment located in the General Commercial/ Mixed-Use Overlay (C-3/MUO) zone and direct staff to file a Notice of Exemption.

**Project Location: 14320 South Western Avenue (APN: 6103-002-029)**

**Applicant: Chaneal Irving**

The **Planning & Environmental Quality Commission public hearing** will be held in the Council Chambers of City Hall, 1700 W. 162nd Street, Gardena. The related materials are on file and open for public inspection in the Community Development Department, 1700 W. 162nd Street, Room 101, in City Hall. All interested persons may appear at said public hearing and present any testimony or evidence which they may care to offer. If you challenge the nature of the proposed action in court, you will be limited to raising only those issues you or someone else raises at the public hearing described in this notice, or in written correspondence delivered to the Gardena Planning and Environmental Quality Commission at, or prior to, the public hearing. For further information, please contact the Community Development Department, Planning Division, at (310) 217-9524. You may also e-mail your comments to the Planning Commission at: [PlanningCommission@cityofgardena.org](mailto:PlanningCommission@cityofgardena.org).

This notice is dated this 25th day of April, 2019.

Jorge Gamboa

Planning Technician

**Gardena Valley News-4/25/2019- 80730**