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NOTICE OF TRUSTEE'S SALE TS No. CA-23-956878-AB Order No.: 230162963-CA-VOI YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 11/15/2019. 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 to 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, 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): CRAIG LANCASTER AND DORA LANCASTER, HUSBAND AND WIFE AS JOINT TENANTS Recorded: 11/25/2019 as Instrument No. 20191295713 of Official Records in the office of the Recorder of LOS ANGELES County, California; Date of Sale:

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9/21/2023 at 9:00 AM
Place of Sale: At the Doubletree Hotel Los Angeles-Norwalk, 13111 Sycamore Drive, Norwalk, CA 90650, in the Vineyard Ballroom
Amount of unpaid balance and other charges: \$397,544.84
The purported property address is: 15618 SOUTH STULMAN AVENUE, GARDENA, CA 90248 Assessor's Parcel No.: 6129-023-053 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 800-280-2832 for information regarding the trustee's sale or visit this internet website <http://www.qualityloan.com>, using the file number assigned to this foreclosure by the Trustee: CA-23-956878-AB. 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 to

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 S San Diego, CA 92108 619-645-7711 For NON SALE information only Sale Line: 800-280-2832 Or Login to: <http://www.qualityloan.com> Reinstatement Line: (866) 645-7711 Ext 5318 QUALITY LOAN SERVICE CORPORATION . TS No.: CA-23-956878-AB IDSPub #0187654 8/31/2023 9/7/2023 9/14/2023
Gardena Valley News 8/31,9/7,14/2023-133849

NOTICE OF PETITION TO ADMINISTER ESTATE OF: REGINALD MATH- EWS CASE NO. 23STPB08889
To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the WILL or estate, or both of REGINALD MATHEWS. A PETITION FOR PROBATE has been filed by MICHELLE PIERSON in the Superior Court of California, County of LOS ANGELES. THE PETITION FOR PROBATE requests that MICHELLE PIERSON be appointed as personal representative to administer the estate of the decedent. THE PETITION requests the decedent's WILL and codicils, if any, be admitted to probate. The WILL and any codicils are available for examination in the file kept by the court. THE PETITION requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority. A HEARING on the petition will be held in this court as follows: 10/26/23 at 8:30AM in Dept. 11 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 CRED-

CITY OF GARDENA NOTICE INVITING BIDS for NAKAOKA COMMUNITY CENTER HVAC UPGRADE PROJECT NO. JN 522

Plans and Specifications are available through ARC Document Solutions. Please be advised that there is an additional charge for delivery. Upon payment of the purchase price, they become the property of the purchaser and may not be returned for refund.

You may access the plans through the following website under Public Planroom:

<https://www.e-arc.com/location/costamesa/>
(Scroll down to "Planrooms" and click "Order From Planwell") or https://customer.e-arc.com/arcEOC/Secures/PWELL_PrivateList.aspx?PrjType=pub

For help accessing and ordering, please contact a Planwell Administrator at 562.436.9761.

Notice is hereby given that the City of Gardena will receive sealed bids at the office of the City Clerk, City Hall, 1700 W. 162nd Street, Gardena, California, until 2:00PM on September 14, 2023, and shortly thereafter on this same day, they will be publicly opened and read in the City Clerk's Office in-person and via ZOOM.

The information to join the bid opening via ZOOM is the following:

Topic: Bid Opening Time: 2:00 PM on September 14, 2023 (Shortly thereafter the deadline) Join ZOOM Meeting

<https://us02web.zoom.us/j/82466093086>
Meeting ID: 824 6609 3086
Dial by phone: +1 669 900 9128 US

Non-Mandatory Prebid Job Walk: 9:00 AM, Friday, September 8, 2023 1670 W 162nd Street, Gardena, CA 90247 Contact – Frank Sanchez, Project Manager (310) 297-9631 (fsanchez@city-ofgardena.org)

Should you have any questions or concern in delivering a bid or joining the ZOOM Meeting, please contact City Clerk's office at (310) 217-9565 or via email at cityclerk@city-ofgardena.org.

All bids must be in writing, must be sealed, and must be plainly marked on the outside: **"BID ON PROJECT NO. JN 522**. Any bid received after the hour stated above for any reason whatsoever, will not be considered for any purpose but will be returned unopened to the bidder.

Bids are required for the entire work as described below:

The Nakaoka Community Center HVAC Upgrade consists primarily of replacement of the condensing Unit with an equivalent Carrier model 40-ton capacity unit. Inspecting and cleaning of air handling unit. Replacement of 6-row DX cooling coil and condensate collection pan. Evaluate existing Reznor inline duct heaters for reuse and all other required materials and labor to refurbish the system to good running order.

ENGINEER'S ESTIMATE: \$303,000

The time of completion of contract shall be **15 working days** as defined in the latest Standard Specifications for Public Works ("Greenbook"). Liquidated Damages, as defined in Section 6-9, shall be **\$500 per each consecutive calendar day**.

Each bidder must sub-

mit a proposal to the City, c/o City Clerk in accordance with the Plans and Specifications. Said proposal is to be accompanied by a cash deposit, a certified or cashier's check, or a bidder's bond, made payable to the City of Gardena, in an amount not less than 10 percent of the total bid submitted.

The envelope enclosing the proposal shall be sealed and addressed to the City of Gardena c/o City Clerk, and delivered or mailed to the City at 1700 W. 162nd Street, Gardena, California 90247-3778. The envelope shall be plainly marked in the upper left-hand corner as follows:

ATTENTION: CITY, c/o CITY CLERK (Bidder's Name and Address)

(Number and title of this project)

The successful bidder will be required to furnish a faithful performance bond in the amount of 100 percent of the contract price, and a payment bond in the amount of 100 percent of the contract price, both in a form satisfactory to the City Attorney.

The contractor shall have an active **Class B with pertinent specialty licenses as needed** from the Contractor's State License Board at the time of submitting bid, and perform a minimum of 25% of the work, . Pursuant to Public Contract Code Section 22300, the Contractor may, at Contractor's sole cost and expense, substitute securities equivalent to any monies withheld by the City to insured performance under the contract unless applicable federal regulations or policies do not allow such substitution. Such security shall be deposited with the City, or a state or federally chartered bank as escrow agent, who shall pay such monies to the Contractor upon satisfactory completion of the Contract. The Contractor shall be the beneficial owner of any security substituted for monies withheld and shall receive any accrued interest thereon. Securities eligible for investment shall include those listed in Government Code Section 16430 or bank or savings and loan certificates of deposit. No such substitution shall be accepted until the escrow agreement, letter of credit, form of security and any other document related to said substitution is reviewed and found acceptable by the City Attorney.

As of **January 1, 2016**, the requirement to furnish electronic certified payroll records to the Labor Commissioner will apply to all public works projects, whether new or ongoing. City may require a copy of the electronic certified payroll records submitted to the DIR at any time.

Exceptions: The Labor Commissioner may (but is not required to) excuse contractors and subcontractors from furnishing electronic certified payroll records to the Labor Commissioner on a project that is under the jurisdiction of one of the four legacy DIR-approved labor compliance programs (Caltrans, City of Los Angeles, Los Angeles Unified School District, and County of Sacramento) or that is covered by a qualify-

ing project labor agreement. The award, if made, will be made to the lowest responsive responsible bidder.

Bidders are advised that this Project is a public work for purposes of the California Labor Code, which requires payment of prevailing wages. Accordingly, the bidder awarded the Contract and all subcontractors shall be required to pay not less than the prevailing rate of per diem wages, as determined by the Director of the California Department of Industrial Relations, and otherwise comply with the provisions of Section 1770 et seq. of the California Labor Code, California Code of Regulations, Title 8, Section 16000 et seq., and any other applicable laws, rules and regulations adopted with respect thereto ("California Prevailing Wage Laws").

Attention is directed to the provisions of Sections 1777.5 and 1777.6 of the Labor Code concerning the employment of apprentices by Contractor or any Subcontractor under it. Contractor and any Subcontractor under it shall comply with the requirements of said sections in the employment of apprentices.

The Contractor is prohibited from performing work on this project with a subcontractor who is ineligible to perform work on the project pursuant to Section 1777.1 or 1777.7 of the Labor Code. This project is subject to compliance monitoring and enforcement by the Department of Industrial Relations. All contractors and subcontractors must furnish electronic certified payroll records directly to the Labor Commissioner (aka Division of Labor Standards Enforcement) in a format prescribed by the Labor Commissioner no less than monthly.

Any questions regarding this bid package may be referred to Frank Sanchez, Project Manager, Public Works Engineering Division at 310.217-9631 (fsanchez@city-ofgardena.org) **Gardena Valley News 8/31,9/7/23-134242**

NOTICE OF TRUSTEE'S SALE Trustee's Sale No. CA-RCS-23019586 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 12/7/2006. 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. [PURSUANT TO CIVIL CODE SECTIONS STATED ABOVE, THE SUMMARY OF INFORMATION REFERRED TO ABOVE IS NOT ATTACHED TO THE RECORDED COPY OF THIS DOCUMENT BUT IS MAILED TO ALL REQUIRED RECIPIENTS] NOTICE TO PROPERTY OWNER: The sale date

ing project labor agree-

These requirements will apply to all public works projects that are subject to the prevailing wage requirements of the Labor Code without regard to funding source.

The State General Prevailing Wage Determination is as established by the California Department of Industrial Relations (available at <http://www.dir.ca.gov/DLSR/PWD/index.htm>).

Skilled and Trained Workforce: This project is subject to Skilled and Trained Workforce Requirements per Sections 2600 through 2603 of the Public Contract Code.

Award of Contract: The following are conditions to the award of the contract:

I. Each contractor and subcontractor listed on the bid must be registered with the Department of Industrial Relations pursuant to Labor Code Section 1725.5. subject to the limited exceptions set forth in Labor Code Section 1771.1(a) (regarding the submission of a bid as authorized by Business & Professions Code Section 7029.1 or Public Contract Code Section 10164 or 20103.5 provided the contractor or is registered to perform public work pursuant to Section 1725.5 at the time the contract was awarded); and II. No contractor or subcontractor may be awarded this contract unless the contractor and each subcontractor or listed on the bid is registered with the Department of Industrial Relations pursuant to Section 17265.5.

Any questions regarding this bid package may be referred to Frank Sanchez, Project Manager, Public Works Engineering Division at 310.217-9631 (fsanchez@city-ofgardena.org) **Gardena Valley News 8/31,9/7/23-134242**

NOTICE OF TRUSTEE'S SALE Trustee's Sale No. CA-RCS-23019586 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 12/7/2006. 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. [PURSUANT TO CIVIL CODE SECTIONS STATED ABOVE, THE SUMMARY OF INFORMATION REFERRED TO ABOVE IS NOT ATTACHED TO THE RECORDED COPY OF THIS DOCUMENT BUT IS MAILED TO ALL REQUIRED RECIPIENTS] NOTICE TO PROPERTY OWNER: The sale date

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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 714-730-2727 or visit this Internet Web site www.servicelinkasap.com, using the file number assigned to this case, CA-RCS-23019586. 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. On September 20, 2023, at 11:00:00 AM, BY THE FOUNTAIN LOCATED AT, 400 CIVIC CENTER PLAZA, in the City of POMONA, County of LOS ANGELES, State of CALIFORNIA, PEAK FORECLOSURE SERVICES, INC., a California corporation, as duly appointed Trustee under that certain Deed of Trust executed by MARTIN G. TORRES, A SINGLE MAN, as Trustrors, recorded on 12/14/2006, as Instrument No. 06 2777704, modified under Instrument No. 20101409568, of Official Records in the office of the Recorder of LOS ANGELES County, State of CALIFORNIA, under the power of sale therein contained, WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER, for cash, cashier's check drawn on a state or federal credit union, or a check drawn by a state or federal savings and loan 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, 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

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. Property is being sold "as is - where is". TAX PARCEL NO. 6115-031-025 The Land referred is situated in the State of California, County of Los Angeles, City of Gardena, and is described as follows: Lot 93 of Tract No. 16419, in the City of Gardena, County of Los Angeles, State of California, as per map recorded in Book 379, Pages 48, 49 and 50 of Maps, in the Office of the County Recorder of said County. From information which the Trustee deems reliable, but for which Trustee makes no representation or warranty, the street address or other common designation of the above described property is purported to be 13122 S. BUDLONG AVE, GARDENA, CA 90247. Said property is being sold for the purpose of paying the obligations secured by said Deed of Trust, including fees and expenses of sale. The total amount of the unpaid principal balance, interest thereon, together with reasonably estimated costs, expenses and advances at the time of the initial publication of the Notice of Trustee's Sale is \$346,957.08. 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 TENANT: You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if

you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call 877-237-7878, or visit www.peakforeclosure.com using file number assigned to this case: CA-RCS-23019586 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 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. NOTICE TO PERSPECTIVE OWNER-OCCUPANT: Any perspective owner-occupant as defined in Section 2924m of the California Civil Code who is the last and highest bidder at the trustee's sale shall provide the required affidavit or declaration of eligibility to the auctioneer at the trustee's sale or shall have it delivered to PEAK FORECLOSURE SERVICES, INC. by 5:00 PM on the next business day following the trustee's sale at the address set forth above. The undersigned Trustee disclaims any liability for any incorrectness of the property 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 the 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 will be entitled only to the return of the money paid to the Trustee. This shall be the Purchasers sole and exclusive remedy. The Purchaser shall have no further recourse the Trustee, the Beneficiary, the Beneficiary's Agent, or the Beneficiary's Attorney WE ARE ATTEMPTING TO COLLECT A DEBT, AND ANY INFORMATION WE OBTAIN WILL BE USED FOR THAT PURPOSE. SALE INFORMATION LINE: 714-730-2727 or www.servicelinkasap.com Dated: 8/18/2023 PEAK FORECLOS-

URE SERVICES, INC., AS TRUSTEE By Lili-an Solano, Trustee Sale Officer A-4794275 0 8 / 3 1 / 2 0 2 3 , 0 9 / 0 7 / 2 0 2 3 , 0 9 / 1 4 / 2 0 2 3 , **Gardena Valley News 8/31,9/7,14/2023-134245**

NOTICE OF TRUSTEE'S SALE T.S. No.: 2023-01687 Loan No.: RMF34649 APN: 6103-022-011 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 8/3/2022. 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 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 the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described below. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest 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. Trustror: Jerry Idibiye Nyingifa a Single Man Duly Appointed Trustee: Superior Loan Servicing Recorded 9/13/2022 as Instrument No. 20220897336 in book , page of Official Records in the office of the Recorder of Los Angeles County, California, Date of Sale: 9/20/2023 at 11:00 AM Place of Sale: By the fountain located at 400 Civic Center Plaza, Pomona, CA 91766 Amount of unpaid balance and other charges: \$1,256,129.77 Street Address or other common designation of real property: 1704 W. 147th Street Gardena, CA 90247 A.P.N.: 6103-022-011 "As Is Where Is" The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common design-

ation, 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. 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 (714) 730-2727 or visit this Internet Web site www.servicelinkASAP.com, using the file number assigned to this case 2023-01687. 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 "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 (714) 730-2727, or visit this internet website www.servicelinkASAP.com, using the file number assigned to this case 2023-01687 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 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: 8/25/2023 Superior Loan Servicing, by Asset Default Management, Inc., as Agent for Trustee 7525 Topanga Canyon Blvd. Canoga Park, California 91303 Sale Line: (714) 730-2727 A-4794604 0 8 / 3 1 / 2 0 2 3 , 0 9 / 0 7 / 2 0 2 3 , 0 9 / 1 4 / 2 0 2 3 , **Gardena Valley News 8/31,9/7,14/2023-134360**

Hub City Connections, Office 13, 153 W. Rosecrans Avenue Storage LLC. / ReadySpaces Located at 153 W. Rosecrans Ave. Gardena, CA 90248 will be sold to the highest bidder at www.storage-treasures.com on September 18th, 2023 at 5:00 PM to satisfy the owner's lien for rent in accordance with CA law. All contents sold "as is" and by office only. Seller neither warrants title to any items sold and does not make any express or implied warranties to any item sold.

Andre Smith, Unit A3B at 153 W. Rosecrans Avenue Storage LLC. / ReadySpaces Located at 153 W. Rosecrans Ave. Gardena, CA 90248 will be sold to the highest bidder at www.storage-treasures.com on September 18th, 2023 at 5:00 PM to satisfy the owner's lien for rent in accordance with CA law. All contents sold "as is" and by office only. Seller neither warrants title to any items sold and does not make any express or implied warranties to any item sold.

Gardena Valley News 8/31,9/7/2023-134414

NOTICE OF PETITION TO ADMINISTER ESTATE OF: MARK BURGIN

CASE NO. 23STPB08917
To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the WILL or estate, or both of MARK BURGIN. A PETITION FOR PROBATE has been filed by LYUBOV BURGINA in the Superior Court of California, County of LOS ANGELES. THE PETITION FOR PROBATE requests that LYUBOV BURGINA 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 with limited authority. (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: 09/19/23 at 8:30AM in Dept. 79 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 JOHN H. SIBBISON III - SBN 73664 ATTORNEY AT LAW 4000 PALOS VERDES DR. NORTH, SUITE 200 ROLLING HILLS ESTATES CA 90274 Telephone (310) 541-3546 8/24, 8/31, 9/7/23 **CNS-3730634#** **GARDENA VALLEY NEWS** **Gardena Valley News 8/17,24,31,9/7/2023-133951**

NOTICE TO CREDITORS OF BULK SALE AND OF INTENTION TO TRANSFER ALCOHOLIC BEVERAGE LICENSE (U.C.C. 6101 et seq. and B & P 24074 et seq.) Escrow No. T-019363-JC

Notice is hereby given that a bulk sale of assets and a transfer of alcoholic beverage license is about to be made. The names, Social Security or Federal Tax Numbers, and address of the Seller/Licensee are: SOO CHUL PARK, 24212 HAWTHORNE BLVD., TORRANCE, CA 90505 The business is known as: WALTERIA LIQUOR The names, Social Security or Federal Tax Numbers, and addresses of the Buyer/Transferee are: NINO ENTERPRISE INC, 6523 ALCOVE AVENUE, NORTH HOLLYWOOD, CA 91606 As listed by the Seller/Licensee, all other business names and addresses used by the Seller/Licensee within three years before the date such list was sent or delivered to the Buyer/Transferee are: NONE The assets to be sold are described in general as: FURNITURE, FIXTURES, EQUIPMENT, GOODWILL, TRADE NAME, LEASE, LEASEHOLD IMPROVEMENTS, TEL NUMBER, ABC LICENSE and are located at: 24212 HAWTHORNE BLVD., TORRANCE, CA 90505 The kind of license to be transferred is: OFF-SALE GENERAL 21-470883, now issued for the premises located at: 24212 HAWTHORNE BLVD., TORRANCE, CA 90505 The anticipated date of the sale/transfer is OCTOBER 20, 2023 at the office of: TOWER ESCROW INC., 23044 CRENSHAW BLVD, TORRANCE, CA 90505 It has been agreed between the Seller/Licensee and the intended Buyer/Transferee, as required by Sec. 24073 of the Business and Professions code, that the consideration for the transfer of the business and license is to be paid only after the transfer has been ap-

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proved by the Department of Alcoholic Beverage Control. DATED: AUGUST 22, 2023 SELLER: SOO CHUL PARK BUYER: NINO EN-



DEPARTMENT OF THE TREASURER AND TAX COLLECTOR

Notice of Divided Publication

NOTICE OF DIVIDED PUBLICATION OF THE PROPERTY TAX-DEFAULT LIST (DELINQUENT LIST) Made pursuant to Section 3371, Revenue and Taxation Code

Pursuant to Revenue and Taxation Code Sections 3381 through 3385, the County of Los Angeles Treasurer and Tax Collector is publishing in divided distribution, the Notice of Power to Sell Tax Defaulted Property in and for the County of Los Angeles (County), State of California, to various newspapers of general circulation published in the County. A portion of the list appears in each of such newspapers.

The County of Los Angeles Treasurer and Tax Collector, State of California, certifies that:

Notice is given that by operation of law at 12:01 a.m. Pacific Time, on July 1, 2021, the Tax Collector declared the real properties listed below tax defaulted. The declaration of default was due to non-payment of the total amount due for the taxes, assessments, and other charges levied in tax year 2020-21 that were a lien on the listed real property. Non-residential commercial property and property upon which there is a recorded nuisance abatement lien shall be subject to the tax collector's power to sell after three years of defaulted taxes. Therefore, if the 2020-21 taxes remain defaulted after June 30, 2024, the property will become subject to the tax collector's power to sell and eligible for sale at the County's online auction in 2025. All other property that has defaulted taxes after June 30, 2026, will become subject to the tax collector's power to sell and eligible for sale at the County's online auction in 2027. The list contains the name of the assessee and the total tax, which was due on June 30, 2021, for tax year 2020-21, opposite the parcel number. Payments to redeem tax-defaulted real property shall include all amounts for unpaid taxes and assessments, together with the additional penalties and fees as prescribed by law, or be paid under an installment plan of redemption if initiated prior to the property becoming subject to the tax collector's power to sell.

The Treasurer and Tax Collector's Office will furnish, upon request, information concerning making a payment in full or initiating an installment plan of redemption. Requests must be made at 225 North Hill Street,

TERPRISE INC, A CALIFORNIA CORPORATION ORD 1 8 5 2 3 4 4 GARDENA VALLEY NEWS 9/7/23 Gardena Valley News 9/7/2023-134563

First Floor Lobby, Los Angeles, California 90012. For more information, please visit our website at tfc.lacounty.gov or contact us at (213) 974-2111.

I certify under penalty of perjury that the foregoing is true and correct. Executed at Los Angeles, California, on August 11, 2023.

Elizabeth Buenrostro Ginsberg

Elizabeth Buenrostro Ginsberg
Chief Deputy Treasurer and Tax Collector
County of Los Angeles
State of California

Assesseees/taxpayers, who have disposed of real property after January 1, 2020, may find their names listed because the Office of the Assessor has not yet updated the assessment roll to reflect the change in ownership.

ASSESSOR'S IDENTIFICATION NUMBERING SYSTEM EXPLANATION

The Assessor's Identification Number, when used to describe property in this list, refers to the Assessor's map book, the map page, the block on the map (if applicable), and the individual parcel on the map page or in the block. The Assessor's maps and further explanation of the parcel numbering system are available at the Office of the Assessor.

The following property tax defaulted on July 1, 2021, for the taxes, assessments, and other charges for the Tax Year 2020-21:

LISTED BELOW ARE PROPERTIES THAT DEFAULTED IN 2021 FOR TAXES, ASSESSMENTS AND OTHER CHARGES FOR THE FISCAL YEAR 2020-2021. AMOUNT OF DELINQUENCY AS OF THIS PUBLICATION IS LISTED BELOW.

ADR INVESTMENT GROUP LLC S1TUS 1847 W 145TH ST GARDENA CA 90249-3319 4062-004-013 \$22,646.90
AJEAKWA, JOHN AND SOPHIE M S1TUS 1829 W 149TH ST GARDENA CA 90249-3834 4062-016-043 \$13,135.36
ALGIE, GEORGE D TR GEORGE D ALGIE TRUST S1TUS 1220 W 159TH ST GARDENA CA 90247-4322 6113-008-004 \$5,235.76
ALLEN, JOHN R AND ELNORA M TRS ALLEN FAMILY TRUST S1TUS 1607 W 121ST ST LOS ANGELES CA 90047-5209 6090-028-014 \$21,931.20
AMIE, LEROY B JR AND WILLIAMS, PAMELA S1TUS 802 W 123RD ST LOS ANGELES CA 90044-3939 6117-010-003 \$7,612.46
AMIR ALOKOUR INC S1TUS 15407 S VISALIA AVE COMPTON CA 90220-3334 6139-020-009/S2019-020 \$18,539.96
AQUINO, MICHAEL L S1TUS 17016 VAN NESS AVE TORRANCE CA 90504-2220 4094-017-036/S2019-010 \$2,330.19
BANKS, BARBARA J AND STIFT, KAREN S1TUS 13107 VAN NESS AVE GARDENA CA 90249-1727 4060-015-035 \$4,734.63
BARRAGAN, MARIA D S1TUS 12821 S MENLO AVE LOS ANGELES CA

FICTITIOUS BUSINESS NAME STATEMENT 2023-173829 The following person is doing business as: TT NAILS SPA & SUPPLY, INC, 2250 S. ATLANTIC BLVD STE H, COMMERCE, CA 90040. A1 #ON 5839317. Registered Owners: TT NAILS

90247-1783 6117-022-015 \$11,557.44
BARRIOS, FELIPE S1TUS 14642 S DENKER AVE GARDENA CA 90247-2815 6103-019-021 \$8,548.86
BECKER, JAMES S TR JAMES S BECKER TRUST S1TUS 16205 WILKIE AVE TORRANCE CA 90504-1532 4067-011-022 \$5,635.66
BOE, KELLY S1TUS 3629 W 144TH PL HAWTHORNE CA 90250-8446 4071-001-028 \$31,047.49
BOSWELL, TONI S1TUS 2201 W RAYMOND ST COMPTON CA 90220-4045 6140-033-017 \$8,742.63
CM FIRST HOLDINGS LLC S1TUS 234 W 120TH ST LOS ANGELES CA 90061-1704 6132-025-016 \$20,404.11
COMMUNITY MISSIONARY BAPTIST CHURCH S1TUS 14634 S LONESS AVE COMPTON CA 90220-1252 6137-027-040 \$23,011.50
CRAMER BORNEMANN, ARTHUR F TR ARTHUR CRAMER BORNEMANN TRUST S1TUS 501 W 170TH ST LOS ANGELES CA 90248-3007 6121-003-017 \$513.12
DAVIS, SAM, JR AND BARBARA A S1TUS 13700 ARCTURUS AVE GARDENA CA 90249-2315 4059-004-036 \$6,228.00
DELEON, JOSE M JR S1TUS 1118 E 150TH ST COMPTON CA 90220-1309 6137-010-004/S2020-010 \$71.27
DIZON, MARIA T S1TUS 2501 W REDONDO BEACH BLVD NO 114 GARDENA CA 90249-4847 4067-001-023/S2020-010 \$2,235.27
DO, TAM AND NGUYEN, DENNIS S1TUS 14361 VAN NESS AVE GARDENA CA 90249-2925 4064-003-064/S2019-010 \$12,223.64
DOSS, LAWRENCE A S1TUS 1309 S AMANTHA AVE COMPTON CA 90220-4041 6140-028-027 \$6,911.18
DOSS, LAWRENCE A AND DOSS, SHARON Y S1TUS 1307 S AMANTHA AVE COMPTON CA 90220-4041 6140-028-028 \$4,838.36
FELIX, GERARDO A S1TUS 1208 W 146TH ST GARDENA CA 90247-2516 6114-017-013 \$13,507.67
FREELAND, DANIELLE S1TUS 14903 S NORMANDIE AVE UNIT 112 GARDENA CA 90247-2940 6103-032-040/S2019-010/S2020-010 \$4,140.55
GREATER BEREAN MISSIONARY BAPTIST CHURCH S1TUS 113 W 126TH ST LOS ANGELES CA 90061-1724 6132-034-015 \$2,953.73
GREEN, ELIZABETH S S1TUS 1731 W 149TH ST C GARDENA CA 90247-2877 6103-022-054 \$10,813.01
HAACK, CLARISSE TR CLARENCE W HAACK DECD TRUST S1TUS 1450 W ARTESIA BLVD GARDENA CA 90248-3215 6106-036-035 \$57,084.75
HOLLIMAN, TOMMY J III S1TUS 2907 W 134TH PL GARDENA CA 90249-1522 4060-008-045/S2019-010 \$87.01
HOLLIS, VERNA L S1TUS 1301 S KEENE AVE COMPTON CA 90220-4023 6140-028-011 \$9,821.29
HOWELL, DAVID M AND NKECHI L S1TUS 1331 W 162ND ST GARDENA CA 90247-4425 6113-010-019/S2018-020 \$307.60
JENKINS, ARTHUR AND KAREN S1TUS 14021 S WILKIE AVE GARDENA CA 90249-2818 4059-011-025/S2020-010 \$4,102.61

doing business as: TT NAILS SPA & SUPPLY, INC, 2250 S. ATLANTIC BLVD STE H, COMMERCE, CA 90040. A1 #ON 5839317. Registered Owners: TT NAILS

JERRYS CARTAGE LOGISTICS LLC S1TUS 17115 S FIGUEROA ST LOS ANGELES CA 90248-3020 6121-002-019/S2019-010/S2020-010 \$16,764.26
JIN, DONG KEUN S1TUS 14690 S WESTERN AVE GARDENA CA 90249-3306 6103-030-014 \$39,777.54
JOHNSON, BILLIE L S1TUS 348 E 135TH ST LOS ANGELES CA 90061-2205 6131-002-007 \$13,256.62
JONITH ENTERPRISES LLC S1TUS 12043 AINSWORTH ST LOS ANGELES CA 90044-3912 6117-009-019 \$4,814.81
KACHOIE, MITRAA TR PINK STAR TRUST S1TUS 13627 S RAYMOND AVE GARDENA CA 90247-2009 6115-006-018/S2019-010 \$544.36
KOBAYASHI, JANE E TR KOBAYASHI FAMILY DECD TRUST S1TUS 1011 W 186TH ST LOS ANGELES CA 90248-4112 6109-002-020 \$2,202.17
LEDOUX, MONICA TR MUN KONG CHIN DECD TRUST S1TUS 1539 W 158TH ST NO 4 GARDENA CA 90247-3813 6105-007-109 \$18,532.70
LOS ANGELES INTERNATIONAL CHURCH OF CHRIST S1TUS 15610 CRENSHAW BLVD GARDENA CA 90249-4528 4069-020-001 \$5,337.85
LOWE, DAMICA D S1TUS 1623 W 127TH ST LOS ANGELES CA 90047-5230 6090-007-017 \$924.70
LOZANO, JUAN C S1TUS 2501 W REDONDO BEACH BLVD NO 221 GARDENA CA 90249-4855 4067-001-071/S2019-010 \$2,398.35
MANSFIELD, MEREDITH J TR J C AND P K MANSFIELD TRUST S1TUS 2007 W 182ND ST TORRANCE CA 90504-4301 4096-009-006 \$6,623.10
MEAGHER, MICHAEL P 6106-043-047 \$10,567.39
MEDINA TORRES, MILTON R S1TUS 145 W 126TH ST LOS ANGELES CA 90061-1724 6132-034-021/S2019-010 \$1,737.68
MISSIONAL CHURCH ALLIANCE S1TUS 1204 W 163RD ST GARDENA CA 90247-4432 6113-015-002/S2018-010/S2019-010 \$25,652.61
NAYAKKAR, PASARAJA S1TUS 15501 S BERENDO AVE GARDENA CA 90247-4105 6113-034-001 \$395.75
NEW MILLENNIUM PROPERTIES LLC 6103-002-036 \$5,687.45
NGUYEN, LAP Q TR LK FAMILY TRUST S1TUS 14600 CRENSHAW BLVD GARDENA CA 90249-3147 4064-012-027 \$39,418.81
NII, JANE A TR JANE A NII TRUST S1TUS 15549 S BUDLONG PL NO 6 GARDENA CA 90247-4032 6113-033-130 \$2,743.46
NIJE, VICTOR M AND LYDIA N S1TUS 910 S CASWELL AVE COMPTON CA 90220-3918 6140-023-019/S2019-010/S2020-010 \$9,088.18
NIMMERS, DEVIN M AND HOLLIE L S1TUS 849 W 125TH ST LOS ANGELES CA 90044-3811 6117-016-025/S2019-010 \$1,043.48
ONUGHA, CAJETAN S1TUS 13961 VAN NESS AVE GARDENA CA 90249-2913 4059-017-034 \$8,594.67
ORRIS, BRUCE W S1TUS 1253 W 134TH ST GARDENA CA 90247-1902 6115-003-030 \$8,546.87
PADUANI, REYNALDO TR PADUANI FAMILY TRUST S1TUS 14303 S ORCHARD AVE LOS ANGELES CA 90247-2742 6119-018-010 \$1,312.50

act business under the fictitious business name or names listed above: N/A. Signed: HUNG NHAT PHAN, PRESIDENT. This statement was filed with the County Re-

PORTILLO, IVETH A S1TUS 1233 W 121ST ST LOS ANGELES CA 90044-1127 6089-002-019/S2019-010 \$362.28
RADER PROPERTIES GROUP VI LLC S1TUS 222 E REDONDO BEACH BLVD GARDENA CA 90248-2302 6129-019-061 \$9,564.25
RAMIREZ, JOSE AND CLEMENTINA S1TUS 1225 W 161ST ST GARDENA CA 90247-4417 6113-009-032 \$5,867.74
RAMOS, MARIA M ET AL CRUZ, GUADALUPE G S1TUS 1205 S APRILIA AVE COMPTON CA 90220-4007 6140-024-017/S2019-010/S2020-010 \$8,679.19
REIS, HEIDI K TR HERBERT REIS DECD TRUST S1TUS 13119 PURCHEAVE GARDENA CA 90249-1642 4060-012-033 \$4,624.23
RIVERS, TAMERA J ET AL BRYANT, RITA A S1TUS 712 E SANTA RITA ST COMPTON CA 90220-1125 6137-030-011 \$1,631.14
SALAZAR, OSMAR AND GUTIERREZ, EDELMIRA S1TUS 2416 W RAYMOND ST COMPTON CA 90220-4050 6140-031-001/S2018-020/S2019-010 \$7,430.18
SANDERS, BENNY E AND BOBBIE J S1TUS 2916 W 137TH ST GARDENA CA 90249-2305 4059-009-041 \$1,136.75
SHINN 101 LLC S1TUS 107 W 132ND ST GARDENA CA 90247-1504 6132-041-045/S2019-010 \$88,812.16
SLAUGHTER MITCHELL, DORETHA S1TUS 13018 VAN NESS AVE GARDENA CA 90249-1726 4061-002-009 \$9,257.35
SMITH, BOBBY S1TUS 14116 S AINSWORTH ST LOS ANGELES CA 90247-2132 6119-013-021/S2020-020 \$1,073.40
SMITH, DAPHNE L S1TUS 1101 S CASWELL AVE COMPTON CA 90220-3921 6140-022-026 \$15,078.32
SOLOMON, MICHAEL W TR MICHAEL W SOLOMON TRUST S1TUS 202 E 139TH ST LOS ANGELES CA 90061-2116 6131-011-016 \$11,627.82
WAFER, DEBORAH E S1TUS 16133 S VERMONT AVE 25 GARDENA CA 90247-4987 6113-024-044/S2020-010 \$346.91
WILLINGHAM, TONYA S1TUS 2124 W 134TH PL GARDENA CA 90249-1744 4061-024-010/S2019-010/S2020-010 \$177.84
WONG, KAREN W S1TUS 1135 FELDER ST GARDENA CA 90248-3349 6111-031-028 \$3,632.92
YOUNG, RODNEY SR S1TUS 1432 W 126TH ST LOS ANGELES CA 90047-5352 6090-005-005 \$26,801.74
15314 SAN PEDRO INVESTMENTS LLC S1TUS 15314 S SAN PEDRO ST GARDENA CA 90248-2320 6139-009-030 \$10,279.03
15626 SOUTH MAIN STREET LLC S1TUS 15626 S MAIN ST GARDENA CA 90248-2219 6129-020-033 \$53,047.10

Gardena Valley News 8/31, 9/7, 14/2023-134028

c order Office: 08/10/2023. 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 8/17, 24, 31, 9/7/23-133869**

FICTITIOUS BUSINESS NAME STATEMENT 2023-169358

The following person is doing business as: **YOUR PATH YOUR PACE RUN COACHING**, 1208 W. 164 ST, GARDENA, CA 90247. Registered Owners: TAMARA PREMSRIRATH, 1208 W. 164 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: TAMARA PREMSRIRATH, OWNER. This statement was filed with the County Recorder Office: 08/04/2023. 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 8/17, 24, 31, 9/7/23-133870**

FICTITIOUS BUSINESS NAME STATEMENT

PUBLIC NOTICE

PUBLIC NOTICE IS HEREBY GIVEN THAT the City of Gardena is eligible for a grant under the Edward Byrne Justice Assistance Grant (JAG) Program FY 2022 Local Formula Solicitation for \$23,491.

Allocations are limited to local governments appearing on the FY 2022 Allocations List. In the past, the JAG Program has funded patrol vehicles, safety equipment, and technology improvement programs for sworn personnel.

The Gardena Police Department proposes to utilize the 2022 JAG funds to purchase mobile digital computers to be installed in the patrol vehicles to replace the equipment that is out of date and no longer operational.

Citizens, neighborhood, and community organizations are invited to review and comment on the City's JAG application. A copy of the application will be available for review in the City Clerk's Office located in City Hall, 1700 W. 162nd Street, Gardena.

For further information, please contact the City Clerk's Office at (310) 217-9565.

Comments should be directed to the Office of the Chief of Police or by email to mmaciel@gardena-pd.org. **Gardena Valley News 9/7/2023-134465**

2023-172176
The following person is doing business as: **BJ NAILS AND SPA**, 14700 S WESTERN AVE #105, GARDENA, CA 90249. Registered Owners: JOHN VU, 14700 S WESTERN AVE #105, GARDENA, CA 90249. This business is conducted by: INDIVIDUAL. The date registrant started to transact business under the fictitious business name or names listed above: 08/2023. Signed: JOHN VU, OWNER. This statement was filed with the County Recorder Office: 08/08/2023. 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 8/17, 24, 31, 9/7/23-133871**

FICTITIOUS BUSINESS NAME STATEMENT 2023-174892

The following person is doing business as: **MISCHIEVOUS MONKEY**, 382 E 228TH STREET, CARSON, CA 90745. Registered Owners: ADRIANA RODRIGUEZ, 382 E 228TH STREET, CARSON, CA 90745. 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: ADRIANA RODRIGUEZ, OWNER. This statement was filed with the County Recorder Office: 08/11/2023. Notice — This Fictitious Name Statement expires five years from the date it was filed in the office of the County Recorder Office. A new

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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 8/17,24,31,9/7/23-133897**

FICTITIOUS BUSINESS NAME STATEMENT 2023-168598

The following person is doing business as: **MASANA TRADING**, 1744 W 166TH, GARDENA, CA 90247. Registered Owners: MARTIN TIRTASANA, 1744 W 166TH, 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: 08/2023. Signed: MARTIN TIRTASANA, OWNER. This statement was filed with the County Recorder Office: 08/03/2023. 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 8/17,24,31,9/7/23-133898**

FICTITIOUS BUSINESS NAME STATEMENT 2023-170096

The following person is doing business as: **GREENS TRUCKING**, 400 OAK STREET, COMPTON, CA 90222. Mailing address: PO BOX 943, PARAMOUNT, CA 90723. Registered Owners: BORIS OLANDO GREEN, 400 OAK STREET, COMPTON, CA 90222. This business is conducted by: INDIVIDUAL. The date registrant started to transact business under the fictitious business name or names listed above: 06/2004. Signed: BORIS OLANDO GREEN, OWNER. This statement was filed with the County Recorder Office: 08/07/2023. 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

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et.seq., Business and Professions Code). **Gardena Valley News 8/17,24,31,9/7/23-133899**

STATEMENT OF ABANDONMENT OF USE OF FICTITIOUS BUSINESS NAME

File No. 2023-173840
File No: 2020213682
Date Filed: 12/11/2020.
Name of Business: **KV GROUP**, 14756 PRAIRIE AVE, HAWTHORNE, CA 90250. Registered Owner(s): HUNG NHAT PHAN, 14756 PRAIRIE AVE, HAWTHORNE, CA 90250. This business was conducted by: INDIVIDUAL. Signed: HUNG NHAT PHAN, OWNER. This statement was filed with the County Clerk of LOS ANGELES County on 08/10/2023. **Gardena Valley News 8/17,24,31,9/7/2023-133864**

FICTITIOUS BUSINESS NAME STATEMENT 2023-165722

The following person is doing business as: **THAI HOTPOT**, 1630 W REDONDO BEACH BLVD STE #20, GARDENA, CA 90247. Registered Owners: J & PING, INC., 1630 W REDONDO BEACH BLVD STE #20, GARDENA, CA 90247. This business is conducted by: CORPORATION. The date registrant started to transact business under the fictitious business name or names listed above: N/A. Signed: JADE SRI, VICE PRESIDENT. This statement was filed with the County Recorder Office: 07/31/2023. 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 8/17,24,31,9/7/23-133900**

FICTITIOUS BUSINESS NAME STATEMENT 2023-167511

The following person is doing business as: **K & H PACIFIC**, 16424 ISHIDA AVENUE, GARDENA, CA 90248. Registered Owners: FUKUOKA PACKAGE USA, INC., 94-418 KOKI STREET, WAIPAHU, HI 96797. This business is conducted by: CORPORATION. The date registrant started to transact business under the fictitious business name or names listed above: 07/2023. Signed: HIROKAZU KONDO, VICE PRESIDENT. This statement was filed with the County Recorder Of-

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fice: 08/02/2023. 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 8/17,24,31,9/7/23-133901**

FICTITIOUS BUSINESS NAME STATEMENT 2023-168063

The following person is doing business as: **MILLENNIUM ROOTER**, 16100 S SAINT ANDREWS PL, GARDENA, CA 90247. Registered Owners: MAURO CESAR GUERRERO, 16100 S SAINT ANDREWS PL, 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: MAURO CESAR GUERRERO, OWNER. This statement was filed with the County Recorder Office: 08/03/2023. 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 8/17,24,31,9/7/23-133902**

FICTITIOUS BUSINESS NAME STATEMENT 2023-175693

The following person is doing business as: **AG FLIPS**, 10100 MCKINLEY AVENUE, LOS ANGELES, CA 90002. A I # O N 202358418679. Registered Owners: AG FLIPS LLC, 10100 MCKINLEY AVENUE, LOS ANGELES, CA 90002. This business is conducted by: LIMITED LIABILITY COMPANY. The date registrant started to transact business under the fictitious business name or names listed above: N/A. Signed: ALEJANDRO GARCIA, CEO. This statement was filed with the County Recorder Office: 08/14/2023. 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

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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 8/17,24,31,9/7/23-133903**

FICTITIOUS BUSINESS NAME STATEMENT 2023-176145

The following person is doing business as: a) **BLOWN AWAY LA b) BLOWNAWAYLA, LLC**, 1773 N SYCAMORE AVE, LOS ANGELES, CA 90028. Registered Owners: BLOWNAWAYLA, LLC, 1773 N SYCAMORE AVE, LOS ANGELES, CA 90028. This business is conducted by: LIMITED LIABILITY COMPANY. The date registrant started to transact business under the fictitious business name or names listed above: N/A. Signed: ANTHONY LUGO, CEO. This statement was filed with the County Recorder Office: 08/14/2023. 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 8/24,31,9/7,14/23-134035**

FICTITIOUS BUSINESS NAME STATEMENT 2023-180439

The following person is doing business as: **SAINT ROCCO DOG WALKERS**, 1064 W. OLIVER STREET, SAN PEDRO, CA 90732. Registered Owners: STEFANIE SESSINA, 1064 W. OLIVER STREET, SAN PEDRO, CA 90732. This business is conducted by: INDIVIDUAL. The date registrant started to transact business under the fictitious business name or names listed above: 08/2023. Signed: STEFANIE SESSINA, OWNER. This statement was filed with the County Recorder Office: 08/18/2023. 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).

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STATEMENT OF ABANDONMENT OF USE OF FICTITIOUS BUSINESS NAME

File No. 2023-173822
File No: 2019170628
Date Filed: 06/18/2019.
Name of Business: **AQ NAIL AND SUPPLY**, 6218 PACIFIC BLVD, HUNTINGTON PARK, CA 90255. Registered Owner(s): NGOC LONG PHAN, 6218 PACIFIC BLVD, HUNTINGTON PARK, CA 90255. This business was conducted by: INDIVIDUAL. Signed: NGOC LONG PHAN, OWNER. This statement was filed with the County Clerk of LOS ANGELES County on 08/10/2023. **Gardena Valley News 8/17,24,31,9/7/2023-133866**

FICTITIOUS BUSINESS NAME STATEMENT 2023-179570

The following person is doing business as: **MILANO NAILS BAR, INC.**, 15900 CRENSHAW BLVD STE G, GARDENA, CA 90249. AI # 5839242. Registered Owners: MILANO NAILS BAR, INC., 15900 CRENSHAW BLVD STE G, GARDENA, CA 90249. This business is conducted by: CORPORATION. The date registrant started to transact business under the fictitious business name or names listed above: N/A. Signed: HU YEN THUY TRUONG, CEO. This statement was filed with the County Recorder Office: 08/17/2023. 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 8/24,31,9/7,14/23-134039**

STATEMENT OF ABANDONMENT OF USE OF FICTITIOUS BUSINESS NAME

File No. 2023-179578
File No: 2023121989
Date Filed: 06/02/2023.
Name of Business: **MILANO NAILS BAR LLC**, 15900 CRENSHAW BLVD STE G, GARDENA, CA 90249. Registered Owner(s): MILANO NAILS BAR LLC, 15900 CRENSHAW BLVD STE G, GARDENA, CA 90249. This business was conducted by: LIMITED LIABILITY COMPANY. Signed: HU YEN THUY TRUONG, MANAGER. This statement was filed with the County Clerk of LOS ANGELES County on 08/17/2023.

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Gardena Valley News 8/24,31,9/7,14/2023-134040

FICTITIOUS BUSINESS NAME STATEMENT 2023-176101

The following person is doing business as: **J'ADORE NAIL BAR, INC.**, 647 E UNIVERSITY DR, CARSON, CA 90746. AI#ON 5839299 Registered Owners: J'ADORE NAIL BAR, INC, 647 E UNIVERSITY DR, CARSON, CA 90746. This business is conducted by: CORPORATION. The date registrant started to transact business under the fictitious business name or names listed above: N/A. Signed: DIEP PHAN, CEO. This statement was filed with the County Recorder Office: 08/14/2023. 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 8/24,31,9/7,14/23-134046**

STATEMENT OF ABANDONMENT OF USE OF FICTITIOUS BUSINESS NAME

File No. 2023-176095
File No: 2023129961
Date Filed: 06/13/2023.
Name of Business: **J'ADORE NAIL BAR 1 LLC**, 647 E UNIVERSITY DR, CARSON, CA 90746. Registered Owner(s): J'ADORE NAIL BAR 1 LLC, 647 E UNIVERSITY DR, CARSON, CA 90746. This business was conducted by: LIMITED LIABILITY COMPANY. Signed: DIEP PHAN, MANAGER. This statement was filed with the County Clerk of LOS ANGELES County on 8/14/2023. **Gardena Valley News 8/24,31,9/7,14/2023-134047**

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FICTITIOUS BUSINESS NAME STATEMENT 2023-165881

The following person is doing business as: **LY-FE LYNE TALK THERAPY**, 1238 E MILLMONT ST, CARSON, CA 90746 Registered Owners: JENNIFER JONES-PHILLIPS, 1238 E MILLMONT ST, CARSON, CA 90746. 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: JENNIFER JONES-PHILLIPS, OWNER. This statement was filed with the County Recorder Office: 08/01/2023. Notice — This Fictitious Name

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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 8/24,31,9/7,14/23-134053**

FICTITIOUS BUSINESS NAME STATEMENT 2023-183918

The following person is doing business as: **SZ-ADE**, 18105 BISHOP AVENUE, CARSON, CA 90746. Registered Owners: OSATA ENTERPRISES, INC., 18105 BISHOP AVENUE, CARSON, CA 90746. This business is conducted by: CORPORATION. The date registrant started to transact business under the fictitious business name or names listed above: 05/2021. Signed: AUDREY JIKE, SECRETARY. This statement was filed with the County Recorder Office: 08/22/2023. 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 8/31,9/7,14,21/23-134395**

FICTITIOUS BUSINESS NAME STATEMENT 2023-183514

The following person is doing business as: **BAY CITIES BROKERS**, 2003 W 152ND ST, GARDENA, CA 90249. Registered Owners: HOLLY YESSMANN, 2003 W 152ND ST, GARDENA, CA 90249. 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: HOLLY YESSMANN, OWNER. This statement was filed with the County Recorder Office: 08/22/2023. 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 8/31,9/7,14,21/23-133868**

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other under federal, state or common law (see Section 14411 et.seq., Business and Professions Code). **Gardena Valley News 8/31,9/7,14,21/23-134393**

FICTITIOUS BUSINESS NAME STATEMENT 2023-181336

The following person is doing business as: **ELECTRIC EYE TATTOO**, 1585 SEPULVEDA BLVD UNIT E, TORRANCE, CA 90501. Mailing address: 703 W 137TH ST, GARDENA, CA 90247. Registered Owners: ROBERTO C LINARES, 703 W 137TH 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: ROBERTO C LINARES, OWNER. This statement was filed with the County Recorder Office: 08/21/2023. 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 8/31,9/7,14,21/23-134395**

FICTITIOUS BUSINESS NAME STATEMENT 2023-177823

The following person is doing business as: **TAKASAWA SUSHI**, 1605 WEST REDONDO BEACH BLVD, GARDENA, CA 90247. Registered Owners: TAKAYUKI SAWASAKI, 1605 WEST REDONDO BEACH BLVD, 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: TAKAYUKI SAWASAKI, OWNER. This statement was filed with the County Recorder Office: 08/15/2023. 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 8/31,9/7,14,21/23-133868**