

Daily Pilot

THURSDAY, FEBRUARY 27, 2025 /// dailypilot.com

Results show lead in District 36 race

Huntington Beach City Councilman Tony Strickland optimistic in his special election bid to return to state Senate.

BY MATT SZABO

Tony Strickland has leaped out to the lead in California's state Senate District 36 special election.

Strickland, a Republican, largely maintained a lead he had Tuesday night over Democrats Jimmy Pham and Julie Diep, as well as fellow Republican John Briscoe, in the most recent results released Wednesday at 5 p.m.

Strickland, 54, a member of the Huntington Beach City Council who previously served in the state Senate from 2008 to 2012, had 67,012 votes — 51% of the total counted so far. That was followed by Pham with 35,605 votes (27.1%), Diep with 19,279 votes (14.7%) and Briscoe with 9,555

See **Race**, page A4

County agrees to larger Sports Park

Fountain Valley Sports Park, the city's portion of Mile Square Regional Park, will grow 16 acres and become 94 in total.

BY ANDREW TURNER

Fountain Valley Sports Park will see a 16-acre expansion as part of an amended and restated lease with the county of Orange, a development city officials said will help address growing community needs in the near future.

The Orange County Board of Supervisors Tuesday voted unanimously in favor of the agreement, which put an end to a lengthy negotiating process that spanned more than two years.

Mile Square Regional Park — enclosed by Brookhurst Street, Edinger Avenue, Euclid Street and Warner Avenue — was passed on from the U.S. government to the county via a quitclaim deed that

See **Park**, page A2



Photos courtesy of Orange Coast College

THE OCC PLANETARIUM closed briefly in January to accommodate projector repairs but will be back online Saturday for a grand reopening.

OCC Planetarium returns to reveal the sky this Saturday

BY SARA CARDINE

After closing to the public last month to allow for some needed projector upgrades, Orange Coast College's Planetarium on Saturday will host a free grand-reopening event, offering a slate of out-of-this-world programming and activities for kids and families.

Jessica Artinger oversees programs and operations at the Costa Mesa planetarium, which attracts more than 40,000 visitors each year and is an ongoing destination for school field trips throughout Orange County.

She said the six-projector system was in need of repair, requiring the facility to temporarily close in late January, so equipment could be sent to Sony in Los Angeles for new parts and then carefully reinstalled inside the planetarium's giant domed screen.

"It's not just a matter of installing a projector. There are six of them, and we have to align all six projectors together," she said Tuesday, elaborating on what a difference the

See **Returns**, page A4



THE ORANGE COAST College Planetarium hosts a free grand-reopening event Saturday, from 11 a.m. to 5 p.m. on the Costa Mesa campus.

Newport OKs over \$2M for drones designed to respond to 911 calls

BY ERIC LICAS

The Newport Beach City Council moved forward with the creation of police department's new drone program with the purchase of seven remote-controlled aircraft greenlit at their meeting Tuesday.

A \$2,176,037.60, five-year contract with Seattle-based BRINC Drones Inc. was unanimously approved as part of the meeting's consent calendar. It includes the purchase of a total of seven drones, the charging

stations and software necessary to operate and maintain them as well as the cost of obtaining approval from the Federal Aviation Administration and other startup expenses.

Six of the new aircraft are a model BRINC Drone that founder and chief executive Blake Resnick described as "the world's first purpose built 911 response drone."

"It's designed to take off from a citywide network of recharging stations and then hook into computer-aided dispatch,"

Resnick said. "So the second someone calls 911, we grab that GPS coordinate and then we use it to automatically dispatch an aircraft to that location. So we can respond to 911 calls with this technology in tens of seconds."

The drones can provide live surveillance of a situation without risking officer safety. Five will be spread out at strategic locations so they can quickly reach any corner of the city and

See **Drones**, page A2

ALSO FROM THE DAILY PILOT:



James Carbone

LAGUNA BEACH GIRLS' WATER POLO BACK ON CIF PEDESTAL AFTER SUDDEN-DEATH WIN

PAGE A6

Huntington Beach leaders talk city's budget at town hall



Matt Szabo

HUNTINGTON BEACH interim Chief Financial Officer David Cain, right, answers questions during Monday night's town hall meeting about the city budget, as Mayor Pro Tem Casey McKeon, left, and Mayor Pat Burns stand by.

BY MATT SZABO

In the face of projected upcoming budget deficits, the city of Huntington Beach held a budget town hall meeting on Monday night at City Hall.

Mayor Pat Burns, Mayor Pro Tem Casey McKeon and interim Chief Financial Officer David Cain fielded questions from the audience.

"The reason why we wanted to do this is that we wanted to be as transparent as possible, and bring you guys into the room with us," McKeon told the crowd of dozens gathered in City Hall's room B-8. "When we first got elected, it was challenging because right away, we were faced with a budget deficit that we had to solve within those first six months. Ever



RESIDENT PERRY CLITHEROE makes remarks to Mayor Pat Burns during Monday night's budget town hall meeting.

since then, these last two years, it's always kind of like whack-a-mole, trying to get ahead of it."

The budget for fiscal year 2024-25, approved last June by the previous council, included \$301.7 million in

general fund revenues and \$300 million in expenditures. Cain said in recent years, the city has been able to balance the budget by reducing costs and be-

See **Budget**, page A3

THE COACH HOUSE

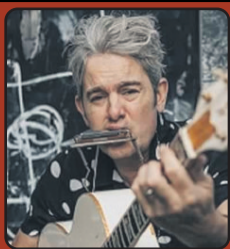
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& RONNIE BAKER
BROOKS

- 2/27 VANESSA COLLIER
- 2/28 G LOVE & SPECIAL SAUCE
- 3/1 VERY IMPORTANT BEER FT FOREIGNERS
MICHAEL BLUESTEIN, LUIS MALDONADO,
JEFF PILSON, BRUCE WATSON
- 3/6 ALTAN
- 3/7 COCO MONTOYA
& RONNIE BAKER BROOKS
- 3/8 MARC COHN
- 3/9 MARC COHN
- 3/13 SONS OF CREAM
FT. KOFI BAKER, MALCOM BRUCE, ROB JOHNSON
- 3/14 THE FENIANS FT PATRICK'S DAY CELEBRATION
- 3/15 WALTER TROUT
- 3/16 WALTER TROUT
- 3/21 THE THIRD MIND
FT. DAVE ALVIN, JESSE SYKES, MARK KARAN,
VICTOR KRUMMENACHER, MICHAEL JEROME
- 3/22 KING'S X
- 3/26 RUSSELL HOWARD
- 3/27 TURN THE PAGE
(BOB SEGER & THE SILVER BULLET TRIBUTE)
- 3/28 THE ENGLISH BEAT
- 3/29 SUPER DIAMOND (NEIL DIAMOND TRIBUTE)
- 3/30 COLIN JAMES
- 4/1 JORMA KAUKONEN
- 4/2 ANDERS OSBORNE
- 4/3 OUR HOUSE 'THE MUSIC OF CROSBY,
STILLS, NASH & YOUNG'
- 4/4 THE SMITHEREENS WITH JOHN COWSILL
- 4/5 HERMAN'S HERMITS FT PETER NOONE
- 4/6 HERMAN'S HERMITS FT PETER NOONE
- 4/7 LEARNING TO FLY (A TOM PETTY TRIBUTE)
- 4/10 JACKLY
- 4/11 DON CARLOS
- 4/12 MIRAGE (TRIBUTE TO FLEETWOOD MAC)



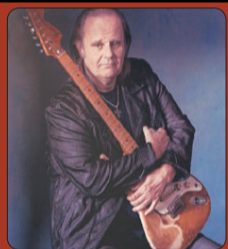
SUN, MAR 9
MARC COHN



THU, MAR 13
SONS OF CREAM



FRI, MAR 14
THE FENIANS



SUN, MAR 16
WALTER TROUT

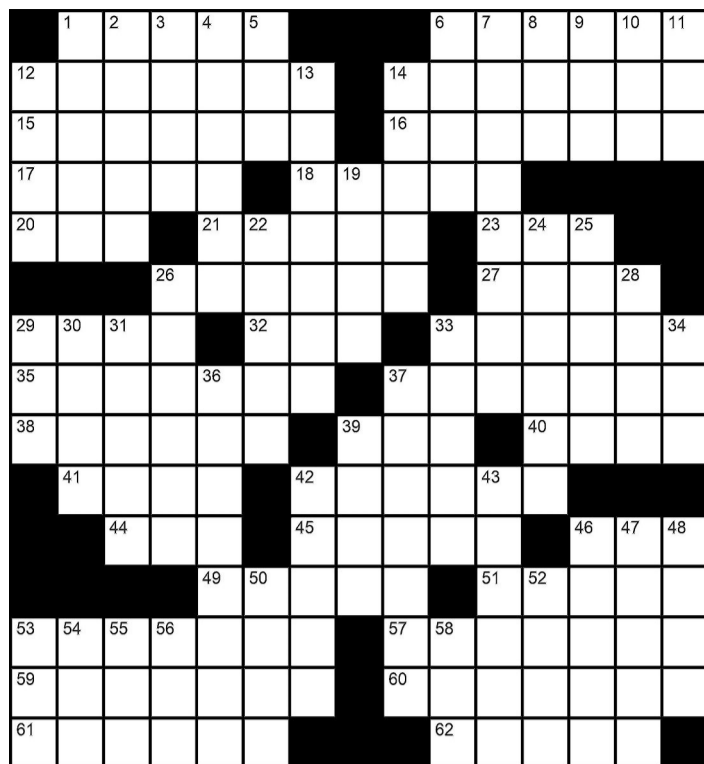
- 4/13 BOBBY GRAY
- 4/18 WILD CHILD
(DOORS TRIBUTE)
- 4/19 KEVIN NEALON
- 4/24 THE WAILERS
- 4/25 TOM GREEN
(COMEDY TOUR)
- 4/26 PIANO MEN: GENERATIONS
- 5/2 IN THE AIR TONIGHT
(PHIL COLLINS & GENESIS TRIBUTE)
- 5/3 THE OCEAN BLUE
- 5/8 ROBERT CRAY
- 5/9 ROBERT CRAY
- 5/10 SHINE ON
(THE LIVE PINK FLOYD EXPERIENCE)
- 5/11 ISRAEL VIBRATION & ROOTS RADICS
- 5/15 ALL FIRED UP
(PAT BENATAR TRIBUTE)
- 5/16 RONSTADT REVIVAL
(LINDA RONSTADT TRIBUTE)
- 5/17 DEAD MAN'S PARTY
- 5/18 THE DAY THE MUSIC DIDN'T DIE
- 5/22 FOGHAT
- 5/23 RICHIE KOTZEN
- 5/24 QUEEN NATION
(RE-IMAGINED SYMPHONIC ROCK SHOW)
- 5/30 YACHTY BY NATURE
- 5/31 KIDS OF CHARLEMAGNE
(STEELY DAN TRIBUTE)
- 6/6 THE WINEHOUSE EXPERIENCE
- 6/7 YYNOT (TRIBUTE TO RUSH)
- 6/13 BUFFETT BEACH
- 6/21 CLASSIC ALBUMS LIVE:
DAVID BOWIE'S ZIGGY'S STARDUST
- 7/4 THE ULTIMATE ROCK BAND:
THE GREATEST ROCK HITS OF ALL TIME
- 7/19 FAST TIMES
- 7/26 VENICE
- 11/16 GEOFF TATE'S OPERATION: MINDCRIME
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THE DAILY COMMUTER PUZZLE

By Stella Zawistowski

- ACROSS**
- 1 Sirius XM medium
 - 6 Tournament prize
 - 12 Foot-powered passenger vehicle
 - 14 Less refined
 - 15 Lift up
 - 16 Inceptions
 - 17 Narrow candle
 - 18 Asylum
 - 20 Office phone: Abbr.
 - 21 Grammar topic
 - 23 Footwear chain: Abbr.
 - 26 "Best regards" alternative: 2 wds.
 - 27 Not fake
 - 29 Makes a choice
 - 32 Headed up
 - 33 Tons (of)
 - 35 Some prom attire
 - 37 Sudden desire
 - 38 Naysays
 - 39 College senior's test: Abbr.
 - 40 " _ la vie!"
 - 41 Discipline with poses
 - 42 Popular search engine
 - 44 Medical pros: Abbr.
 - 45 Veranda
 - 46 Total
 - 49 Port-au-Prince's nation
 - 51 Houston ballplayer
 - 53 Plaid or paisley
 - 57 Trade restriction
 - 59 Deep red
 - 60 Many Instagram pics
 - 61 _ the Hun
 - 62 Cries
- DOWN**
- 1 Chill out
 - 2 Highly skilled
 - 3 Seedy bar
 - 4 Mythical
 - 9 Penultimate Greek letter
 - 10 Laying bird
 - 11 12-month periods: Abbr.
 - 12 Rose of baseball
 - 13 Minds one's manners



SUDOKU

By the Mephram Group

Complete the grid so each row, column and 3-by-3 box (in bold borders) contains every digit, 1 to 9. For strategies on how to solve Sudoku, visit sudoku.org.uk.

7	5	4					2		
					1				
8	9				7		5		
	8	6		3					
									6
				5		4	1		
	4		9						1
			7		5				
	2					8	6	9	

For answers to the crossword and Sudoku puzzles, see page A4.

- character whose wings melted
- 5 _ bran
- 6 Sped
- 7 Bit of precipitation
- 8 Part of a nonprofit's URL
- 9 Penultimate Greek letter
- 10 Laying bird
- 11 12-month periods: Abbr.
- 12 Rose of baseball
- 13 Minds one's manners

- 14 Book jacket
- 19 Got older
- 22 Monica of tennis
- 24 Entice
- 25 2008 Pixar film
- 26 Hand out, as homework
- 28 Not as much
- 29 Slightly strange
- 30 Hunter's quarry
- 31 Choral voice
- 33 Last Greek letter
- 34 Scheduled
- 36 Beach souvenir
- 37 Literary twists
- 39 Bearded animal
- 42 Brief sparkle
- 43 Apt (to)
- 46 Bacon slice
- 47 Goads
- 48 Cow's sounds
- 50 Field of study
- 52 Out of danger
- 53 Charity ad: Abbr.
- 54 Comport oneself
- 55 Bit of body art
- 56 Three-part race
- 58 Kitten's sound

Tribune Media Services

PARK

Continued from page A1

dictated the space should be preserved for public park and recreational use.

As part of the agreement, the county leased a portion of the park to the city of Fountain Valley for 50 years. The lease could be extended for additional periods of 50 years, provided that the city developed its portion of the land for park and recreational purposes.

The rent-free lease originated on March 28, 1973, for an initial 55 acres of the 640-acre parcel, although it was amended to expand to an estimated 78 acres on Feb. 15, 2000. Fountain Valley Sports Park will now comprise roughly 94 acres in total. A staff report said the additional acreage will come from within a 93-acre golf course expansion area along the border of the city-operated parcel.

Rob Frizzelle, the city's director of community services, spoke before the Board of Supervisors on Tuesday, calling Mile Square Regional Park and Fountain Valley Sports Park the "fabric of our community."

Supervisor Janet Nguyen thanked those involved in the negotiations ahead of the vote, adding, "This park is very utilized throughout the year, whether it's the county side or the city side."

Opportunities for further public input will come during the city's parks master planning process, which is expected to take 18 months, city officials said. Some ideas have already come to the forefront.



CROWDS

ENJOY fresh Maine lobster at the Original Lobster Festival held at the park in September 2022.

Sarahi Apaez

"We have frequently heard from our residents the need for independent, active recreational needs such as dog parks, expansion of the fitness trails, more pickleball — there is always a need for more pickleball — as well as reservable event venues and sports fields," Frizzelle said. "Through our collaboration with the county and O.C. Parks, we are excited to provide this opportunity to our current and future community."

Fountain Valley Sports Park is home to the city's recreation center, as well as the Boys & Girls Club of Huntington Valley, which operates on the property via a sublease agreement. The park recently saw the addition of a universally accessible playground that emphasized parallel play for children of all abilities. It also has courts for basketball, pickleball and tennis, as well as athletic fields for baseball, soccer and softball.

The ability to bring more offerings to the community also has the potential to bring more revenue to Fountain Valley, City Manager Maggie Le said. In a phone interview on Wednesday, she said com-

munity input has revealed a desire to have more space for banquets and meetings.

A proposal that included a 14.6-acre expansion of the city's portion of the park received City Council approval on Nov. 19, but the item came back to the panel on Feb. 18. The council allocated \$121,000 in alternative park funds for an additional 1.6 acres, which could provide parking for new amenities put on the site. The funds covered infrastructure relocation and site improvements made by the county as part of a rehabilitation project.

"We know the Fountain Valley Sports Park is kind of like our downtown," Le said. "It's a great opportunity for us to have a gathering place and build upon that, and continue to make it as a regional park that everyone can come to Fountain Valley and experience the opportunity — also, the growing restaurants that we are attracting. Ideally, our goal is to make it a foodie community, as well, with the additional opportunity for all. ... That would help us from a revenue standpoint."

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DRONES

Continued from page A1

will be operated by civilian detectives at the police department's newly established Crime Information Center. A sixth will be set aside for use by patrol officers.

The seventh drone is designed for crisis negotiations and other SWAT operations. It's smaller and more maneuverable than the Responder model, so it's capable of going in and out of

buildings and other confined spaces. It's equipped with night vision and thermal imaging technology and can use those sensors to create a 3D floor plan of any building it's sent to in real time.

BRINC Drone offered the city a 30% discount on the list price of equipment and services, city staff reported. The contract includes a provision to upgrade the police department's drones to the company's latest models in the agreement's third and fifth year.

The new Drones as First Responder program is the latest in ongoing efforts to incorporate tech into the police department. In addition to opening the Crime Information Center in January, the city completed the installation of 69 automated license plate readers in October. Those constantly monitor the roads and automatically alert officers if a suspicious vehicle is spotted.

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Mailbag for guidelines.

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Matt Szabo

HUNTINGTON BEACH acting City Manager Travis Hopkins, right, makes remarks at Monday night's meeting.

BUDGET

Continued from page A1

ing more efficient.

But structural deficits — where ongoing revenues are less than ongoing expenditures — are projected beginning in fiscal year 2025-26. Without action, they are projected to grow over the next seven years, reaching more than \$50 million by 2032.

“We really need to begin to address that challenge today,” Cain said.

Cain said during a presentation that Huntington Beach has increased non-controllable costs, including construction costs, state-mandated requirements including housing mandates and personnel costs related to retaining quality staff.

Property tax (\$108 million) generates the most revenue for the city, followed by sales tax (\$53.5 million), user fees (\$35.7 million) and utility user tax (\$23 million).

The police and fire departments combine for slightly more than half (51.4%) of the city's general fund expenditures.

Resident Dave Rynerson expressed concern that the city's infrastructure, not included in Monday's presentation, was recently given a “C” rating overall in the most recent Infrastructure Report Card, including a “D” in a few categories including facilities and stormwater.

He also said he believed that current city leadership has made Huntington Beach a “pariah” for tourism dollars.

“When Vans pulled out of the U.S. Open [of Surfing], everyone said we'd never get a sponsor,” McKeon replied. “Well, we got a sponsor, I think, a few weeks later. We have several businesses that approach us every single day, and there's going to be a new rodeo on the beach coming. The Darker Waves festival was the single-best day for hotels, in terms of occupancy and hotel rates, that we've ever experienced.”

Pat Goodman asked about city lawsuits, with Cain responding that there is a liability fund set up for ongoing lawsuits that currently totals about \$35 million.

Another resident asked if the city could increase the hotel tax.

“There's that sensitivity line of what is too much, but that's always on the table,” McKeon said. “If that were to happen, the voters would have to approve it.”

He added that the city could also increase sales

tax in the city, but that could be seen as a last resort.

Former council members Natalie Moser and Kim Carr also asked questions, with Moser asking McKeon about funding for the city's Navigation Center coming out of the general fund.

Moser said past councils chose not to receive funding from the county because strings were attached, and the city would have to provide services and accept people from beyond Huntington Beach.

McKeon said the landscape has changed, after the city put 132 people into permanent housing over the last two years. He added that he has talked to Orange County Supervisor Janet Nguyen about receiving funding for the Navigation Center, possibly from alternative sources that didn't have those strings attached.

“Between Be Well and the Navigation Center, that represents 40% of our projected budget deficit,” McKeon said. “If we can solve that piece, that's huge, and we have until June to figure it out.”

Carr said if the city had a compliant housing element, it would be eligible for SB 2 funding and grants that would help the situation.

“You have taken the city off a fiscal cliff,” she said, addressing McKeon, who was elected in 2022 along with Burns, Gracey Van Der Mark and Tony Strickland. “You inherited a \$15-million surplus, and now look at what we're dealing with.”

“You guys want to know why they had a surplus?” McKeon responded. “Look at that ARPA funding. That's all COVID money.”

Another budget town hall meeting is scheduled for March 12 at the Central Library, and McKeon said a portion of each of the next several City Council meetings will be dedicated to the budget.

“We are working hard throughout the whole city, everybody involved,” Burns said in wrapping up the meeting. “We're going to try to bring up our revenues where they should be, reasonably, and bring down the expenses. By the end of it all, I'm optimistic, but I believe we won't have a deficit at the end of this.”

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NOTICE TO CREDITORS OF BULK SALE

(Division 6 of the Commercial Code)
Escrow No. 63890DJ

(1) Notice is hereby given to creditors of the within named Seller(s) that a bulk sale is about to be made on personal property hereinafter described.
(2) The name and business addresses of the seller are: CORONA DEL MAR PIZZA COMPANY, INC., 2272 MICHELSON DRIVE, SUITE 104, IRVINE, CA 92612
(3) The location in California of the chief executive office of the Seller is: SAME AS ABOVE
(4) The names and business address of the Buyer(s) are:
SALMEX PIZZA, INC., 103 EXCHANGE PLACE, POMONA, CA 91768
(5) The location and general description of the assets to be sold are EQUIPMENT AND GOODWILL AND GOING CONCERN VALUE of that certain business located at: 2272 MICHELSON DRIVE, SUITE 104, IRVINE, CA 92612
(6) The business name used by the seller(s) at that location is: DOMINO'S PIZZA STORE
(7) The anticipated date of the bulk sale is 03/17/25 at the office of SERIGHT ESCROW, INC., 215 NORTH MARENGO AVENUE, SUITE 130 PASADENA, CA 91101, Escrow No. 63890DJ, Escrow Officer: JENNA SERIGHT & DIANE WELCH.
(8) Claims may be filed with Same as "7" above.
(9) The last date for filing claims is 03/14/25.
(10) This Bulk Sale IS subject to Section 6106.2 of the Uniform Commercial Code.
(11) As listed by the Seller, all other business names and addresses used by the Seller within three years before the date such list was sent or delivered to the Buyer are: "NONE".

Dated: FEBRUARY 12, 2025
Transferees:
SALMEX PIZZA, INC., a California Corporation
By: S/ FERNANDO TAPIA, CHIEF EXECUTIVE OFFICER, CHIEF FINANCIAL OFFICER, SECRETARY
2/27/25
CNS-3898845#
DAILY PILOT

NOTICE OF PUBLIC SALE OF ABANDONED PERSONAL PROPERTY

In accordance with the provisions of the California Self-Storage Facility Act, Section 21700, et seq. of the Business and Professions Code of the State of California the under-signed will be sold at public auction conducted on STORAGETREASURES.COM on March 14, 2025, ending at 10am. The personal property including but not limited to: Personal and household items stored at Baker Fairview Self Storage, 2955 Fairview Rd, Costa Mesa 92626, County of Orange, by the following persons:

Will sell at public auction on March 14, 2025, 10 AM at above premises the misc. household and personal property of:

Tenant	Unit Size	Unit #
Jessica Rodriguez	5x5	C62A
Jose Gonzalez	5x5	C59A

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NOTICE is hereby given that Witkin & Neal, Inc., as duly appointed trustee pursuant to that certain Notice of Delinquent Assessment and Claim of Lien (hereinafter referred to as "Lien"), recorded on 09/25/2023 as instrument number 2023000232509 in the office of the County Recorder of ORANGE County, California, and further pursuant to the Notice of Default and Election to Sell thereunder recorded on 6/12/2024 as instrument number 2024000146517 in said county and further pursuant to California Civil Code Section 5675 et seq. and those certain Covenants, Conditions and Restrictions recorded on 2/7/2012 as instrument number 201200069874, WILL SELL ON 03/05/2025, 1:30 P.M. At the North front entrance to the County Courthouse at 700 Civic Center Drive West, Santa Ana, CA at public auction to the highest bidder for lawful money of the United States payable at the time of sale, all right, title and interest in the property situated in said county as more fully described in the above-referenced Lien. The purported owner(s) of said property is (are): QIJUN LIU AND HONGJUAN TIAN, HUSBAND AND WIFE, AS TO AN UNDIVIDED 50% INTEREST AND ENQI LIU, A SINGLE MAN, AS TO AN UNDIVIDED 50% INTEREST, AS TENANTS IN COMMON. The property address and other common designation, if any, of the real property is purported to be: 204 KEMPTON, IRVINE, CA 92620, APN 935-46-533. The undersigned trustee disclaims any liability for any incorrectness of the property address and other common designation, if any, shown herein. 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 this Notice of Sale is: \$15,539.02. The opening bid at the foreclosure sale may be more or less than this estimate. In addition to cash, trustee will accept a cashier's check drawn on a state or national bank, a check drawn on a state or federal credit union or a check drawn on a state or federal savings and loan association, savings association or savings bank specified in Section 5102 of the California Financial Code and authorized to do business in this state. If tender other than cash is accepted, the trustee may withhold issuance of the Trustee's Deed Upon Sale until funds become available to the payee or endorsee as a matter of right. In its sole discretion, the seller (foreclosing party) reserves the right to withdraw the property from sale after the opening credit bid is announced but before the sale is completed. The opening bid is placed on behalf of the seller. Said sale shall be made, but without covenant or warranty, express or implied regarding title, possession or encumbrances, to satisfy the indebtedness secured by said Lien, advances thereunder, with interest as provided in the Declaration or by law plus the fees, charges and expenses of the trustee. THIS PROPERTY IS BEING SOLD IN AN "AS-IS" CONDITION. If you have previously received a discharge in bankruptcy, you may have been released from personal liability for this debt in which case this notice is intended to exercise the secured party's rights against the real property only. 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 AND ALL OTHER INTERESTED PARTIES: 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 this 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 or visit this internet website www.nationwideposting.com using the file number assigned to this case: Y24-03063. 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 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. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call 916-939-0772, or visit this internet website www.nationwideposting.com, using the file number assigned to this case Y24-03063 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. IMPORTANT NOTICE: Notwithstanding anything to the contrary contained herein, the sale shall be subject to the following as provided in California Civil Code Section 5715: "A non judicial foreclosure sale by an association to collect upon a debt for delinquent assessments shall be subject to a right of redemption. The redemption period within which the separate interest may be redeemed from a foreclosure sale under this paragraph ends 90 days after the sale." Witkin & Neal, Inc. as said Trustee 5805 SEPULVEDA BLVD., SUITE 670, SHERMAN OAKS, CA 91411 - Tele: (818) 845-8808 By: Susan Paquette, Trustee Sales Officer Dated: 01/27/2025 THIS NOTICE IS SENT FOR THE PURPOSE OF COLLECTING A DEBT. THIS FIRM IS ATTEMPTING TO COLLECT A DEBT ON BEHALF OF THE HOLDER AND OWNER OF THE NOTE. ANY INFORMATION OBTAINED BY OR PROVIDED TO THIS FIRM OR THE CREDITOR WILL BE USED FOR THAT PURPOSE. NPP0470528 To: NEWPORT HARBOR NEWS PRESS COMBINED WITH DAILY PILOT 02/13/2025, 02/20/2025, 02/27/2025

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NOTICE OF TRUSTEE'S SALE TS No. CA-23-967084-BF Order No.: 150-2381918-05 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 12/17/2003. 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, 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): **SE YULL OH, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY** Recorded: 12/31/2003 as Instrument No. 2003001530271 of Official Records in the office of the Recorder of ORANGE County, California; Date of Sale: 3/24/2025 at 1:30PM Place of Sale: **At the North front entrance to the County Courthouse located at 700 Civic Center Drive West, Santa Ana, CA 92701** Amount of unpaid balance and other charges: **\$943,750.00** The purported property address is: **12 GONDOLIERS BLUFF, NEWPORT COAST, CA 92657** Assessor's Parcel No.: **489-041-51 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 website <http://www.qualityloan.com>, using the file number assigned to this foreclosure by the Trustee: **CA-23-967084-BF**. 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 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 619-645-7711, or visit this internet website <http://www.qualityloan.com>, using the file number assigned to this foreclosure by the Trustee: **CA-23-967084-BF** 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 PROSPECTIVE OWNER-OCCUPANT:** Any prospective 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 QUALITY LOAN SERVICE CORPORATION by 5 p.m. on the next business day following the trustee's sale at the address set forth in the below signature block. **NOTICE TO PROSPECTIVE POST-SALE OVER BIDDERS:** For post-sale information in accordance with Section 2924m(e) of the California Civil Code, use file number CA-23-967084-BF and call (866) 645-7711 or login to: <http://www.qualityloan.com>. 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 S San Diego, CA 92108 619-645-7711 For NON SALE information only Sale Line: 916-939-0772 Or Login to: <http://www.qualityloan.com> Post-Sale Information (CCC 2924m(e)): (866) 645-7711 Reinstatement or Payoff Line: (866) 645-7711 Ext 5318** QUALITY LOAN SERVICE CORPORATION TS No.: **CA-23-967084-BF** IDSPub #0236835 2/27/2025 3/6/2025 3/13/2025

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Legal Notices

NOTICE OF TRUSTEE'S SALE TS No. CA-24-1001297-NJ Order No.: FIN-24013041 **YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 4/7/2015. 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): **Chase Holden, a single man** Recorded: **4/8/2015** as Instrument No. **2015000180839** of Official Records in the office of the Recorder of **ORANGE** County, California; Date of Sale: **3/24/2025 at 1:30PM** Place of Sale: **At the North front entrance to the County Courthouse located at 700 Civic Center Drive West, Santa Ana, CA 92701** Amount of unpaid balance and other charges: **\$420,892.53** The purported property address is: **990 TRABUCO CIR, COSTA MESA, CA 92627** Assessor's Parcel No.: **422-052-05** **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 website <http://www.qualityloan.com>, using the file number assigned to this foreclosure by the Trustee: **CA-24-1001297-NJ**. 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 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 **619-645-7711**, or visit this internet website <http://www.qualityloan.com>, using the file number assigned to this foreclosure by the Trustee: **CA-24-1001297-NJ** 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 PROSPECTIVE OWNER-OCCUPANT:** Any prospective 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 QUALITY LOAN SERVICE CORPORATION by 5 p.m. on the next business day following the trustee's sale at the address set forth in the below signature block. **NOTICE TO PROSPECTIVE POST-SALE OVER BIDDERS:** For post-sale information in accordance with Section 2924m(e) of the California Civil Code, use file number CA-24-1001297-NJ and call (866) 645-7711 or login to: <http://www.qualityloan.com>. 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 S San Diego, CA 92108 619-645-7711** **FOR NON SALE information only** **619-645-7711** **OR** **916-939-0772** **Or Login to:** <http://www.qualityloan.com> **Post-Sale Information (CCC 2924m(e)):** (866) 645-7711 **Reinstatement or Payoff Line:** (866) 645-7711 **Ext 5318** QUALITY LOAN SERVICE CORPORATION TS No.: **CA-24-1001297-NJ** IDSPub #0236674 2/27/2025 3/6/2025 3/13/2025

Legal Notices

Legal Notices

BSC 226419
NOTICE OF PETITION TO ADMINISTER ESTATE OF:
Kimberley Gayley Rossall, aka Kimberley Gay Rossall, aka Kimberley G. Rossall, aka Kimberley Rossall

30-2024-01447837-PR-LA-CMC
To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of: **Kimberley Gayley Rossall, aka Kimberley Gay Rossall, aka Kimberley G. Rossall, aka Kimberley Rossall.**

A PETITION FOR PROBATE has been filed by **WAYNE L. JONES** in the Superior Court of California, County of **ORANGE**.

THE PETITION FOR PROBATE requests that **WAYNE L. JONES** 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 on **March 19, 2025 at 1:30 p.m. in Dept. CM08** located at: 3390 HARBOR BLVD. COSTA MESA, CA 92626

The court is providing the convenience to appear for hearing by video using the court's designated video platform. This is a no cost service to the public. Go to the Court's website at The Superior Court of California - County of Orange ([courts.org](https://www.courts.org)) to appear remotely for Probate hearings and for remote hearing instructions. If you have difficulty connecting or are unable to connect to your remote hearing, call 657-622-8278 for assistance. If you prefer to appear in-person, you can appear in the department on the day/time set for your hearing.

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 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 the Petitioner:
SHANNON C. PAPAZIS ESQ / ORLANDO R. FLORES, ESQ
FERRUZZO & FERRUZZO, LLP
3737 Birch Street, Suite 400
Newport Beach, CA 92660
Published in the NEWPORT HARBOR NEWS PRESS combined with the DAILY PILOT on: 2/20, 2/21 & 2/27/2025

BSC 226424
NOTICE OF PETITION TO ADMINISTER ESTATE OF:
Jane Marie Rothrock, aka Jane M. Rothrock, aka Jane Rothrock

30-2025-01459006-PR-PW-CMC
To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of: **Jane Marie Rothrock, aka Jane M. Rothrock, aka Jane Rothrock.**

A PETITION FOR PROBATE has been filed by **Rachel J. Bailey** in the Superior Court of California, County of **ORANGE**.

THE PETITION FOR PROBATE requests that **Rachel J. Bailey** 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 on **March 26, 2025 at 1:30 p.m. in Dept. CM08** located at: 3390 HARBOR BLVD. COSTA MESA, CA 92626

The court is providing the convenience to appear for hearing by video using the court's designated video platform. This is a no cost service to the public. Go to the Court's website at The Superior Court of California - County of Orange ([courts.org](https://www.courts.org)) to appear remotely for Probate hearings and for remote hearing instructions. If you have difficulty connecting or are unable to connect to your remote hearing, call 657-622-8278 for assistance. If you prefer to appear in-person, you can appear in the department on the day/time set for your hearing.

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 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 the Petitioner:
RICHARD A. SALUS, ESQ.
PALMIERI, TYLER, WIENER, WILHELM & WALDRON LLP
1900 MAIN STREET, STE 700
IRVINE, CA 92614-7328
Published in the HUNTINGTON BEACH INDEPENDENT on: 2/20, 2/27 & 3/6/2025

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T.S. No.: **24-12665** Loan No.: ****1831 APN: 458-663-09**
NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 12/12/2007. 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.

A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by 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.

Trustor: **John Clifton Carson And Joanne Stephanie Carson, Husband And Wife As Joint Tenants**
Duly Appointed Trustee: **Prestige Default Services, LLC**
Recorded **12/19/2007** as Instrument No. **2007000742953** in book --, page -- of Official Records in the office of the Recorder of **Orange** County, California, Date of Sale: **3/19/2025 at 9:00 AM**
Place of Sale: **On the steps to the entrance of the Orange Civic Center, 300 E. Chapman Avenue, Orange, CA 92866**
Amount of unpaid balance and other charges: **\$1,501,954.67**
Street Address or other common designation of real property: **2921 SETTING SUN DRIVE NEWPORT BEACH, CALIFORNIA 92625**

A.P.N.: 458-663-09

The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale.

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. **All checks payable to Prestige Default Services, LLC.**

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 (949) 776-4697 or visit this Internet Website <https://prestigepostandpub.com>, using the file number assigned to this case 24-12665. 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 (949) 776-4697, or visit this internet website <https://prestigepostandpub.com>, using the file number assigned to this case 24-12665 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: 2/19/2025

Prestige Default Services, LLC
1920 Old Tustin Ave.
Santa Ana, California 92705
Questions: 949-427-2010
Sale Line: (949) 776-4697
Tina Suihkonen Vice President of Operations
PPP#25-001218

Brenda Green, City Clerk
City of Costa Mesa
Dated: February 27, 2025

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GIRLS' WATER POLO

Laguna Beach reclaims CIF championship

BY MATT SZABO

WALNUT — Presley Jones and Kara Carver were senior leaders all season for the Laguna Beach High girls' water polo team.

It was appropriate, then, that they were both involved in a huge play with a CIF Southern Section championship on the line Saturday afternoon.

Sophomore teammate Liv Taub had drawn an offensive foul on San Clemente in the Division 1 title game at Mt. San Antonio College. Carver suddenly took off down the pool, and Jones passed it to her on the counterattack.

Carver earned a penalty shot and Jones put it away into the upper-left corner, lifting the Breakers to a 10-9 victory in the first sudden-death overtime period.

It's Laguna Beach's eighth CIF championship, and first since 2020.

"Such a fitting ending," said Jones, who scored her fourth goal of the match. "I've been on the same team as Kara since we were 8, 9 years old. We've spent countless hours in the pool. I saw her on that counterattack, and I knew that she was going to make something happen. To be able to put it away and finish the season like that is really special."

Carver led with a match-high five goals for Laguna Beach (20-11). Goalkeeper Siena Jumani, the third Breakers senior captain, also played a key role as she made eight saves.

Coach Katie Teets' Breakers had started the season 0-6, but the Pacific Coast League champions were able to hold up the CIF plaque at the end.

Along the way, they won three sudden-death overtime matches, including victories over Foothill and JSerra. Saturday's triumph was the biggest of all.

"It feels really rewarding," Jumani said. "At the start, we were all kind of shocked, like, 'I don't know how this season is going to go. We started off so rough, but we worked really hard for it.'"

Brooke Schneider, a junior, also scored for Laguna Beach.

The Breakers took an 8-7 lead late in regulation on Carver's backhand goal, but San Clemente's Hazel Thrash tied it on a power-play strike with 53 seconds left. Phoebe DeMoss, Thrash, Macey Punak and Talyn Pelkey all scored a pair of goals to lead the Tritons (22-8).

Jones scored off a foul in the first three-minute overtime period, but Pelkey answered in the second to send the match to sudden death.

The Laguna Beach victory happened, well, suddenly.

"That happened so fast," Teets said. "I didn't even see Kara up. I was watching Liv, then I look up and Kara already has the lead that she needs. She's just so instinctual ... she's a special player."

Carver was able to join her older sisters Rachael and Hannah in bringing a



CIF championship to Laguna Beach. She and Jones will be rivals in the future, at USC and UCLA respectively, but first they teamed up for another Breakers title run.

Both have played in many USA Water Polo Junior Olympics title matches, Carver said, so they were used to the big stage.

"To me, it was the perfect way to end it," Carver said. "I feel like a lot of the season has been us working together, so it was kind of special for us to work together on the last play."

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ABOVE: The Laguna Beach High girls' water polo team holds the CIF Southern Section Division 1 championship plaque after Saturday's match at Mt. San Antonio College. **LEFT:** Laguna Beach's Presley Jones (9) celebrates with her team after scoring the winning goal.

Photos by James Carbone

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