

NOTICE TO CREDITORS OF BULK SALE AND OF INTENTION TO TRANSFER ALCOHOLIC BEVERAGE LICENSE (UCC 6101 et seq. and B & P 24073 and 24074 et seq.) Escrow No. 009343-JK

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: D & S KIM, INC., 3859 OVERLAND AVE, CULVER CITY, CA 90232

The business is known as: YOKOHAMA SUSHI

The names, Social Security or Federal Tax Numbers, and addresses of the Buyer/Transferee are: 88 KOPAN RAMEN, INC., 3859 OVERLAND AVE, CULVER CITY, CA 90232

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, TRADENAME, GOODWILL, LEASE, LEASEHOLD IMPROVEMENT and are located at: 3859 OVERLAND AVE, CULVER CITY, CA 90232

The kind of license to be transferred is: ON-SALE BEER AND WINE - EATING PLACE, License # 41-401784 now issued for the premises located at: 3859 OVERLAND AVE, CULVER CITY, CA 90232

The anticipated date of the sale/transfer is JULY 16, 2018 at the office of: UNITED ESCROW CO, 3600 WILSHIRE BLVD #913, LOS ANGELES, CA 90010.

The amount of the purchase price or consideration in connection with the transfer of the license and business, including estimated inventory, is the sum of \$252,000.00, which consists of the following: DESCRIPTION, AMOUNT: CHECKS DEPOSITED INTO ESCROW BY BUYER \$252,000.00

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 approved by the Department of Alcoholic Beverage Control. Dated: JUNE 4, 2018 D & S KIM, INC., Seller/Licensee, 88 KOPAN RAMEN, INC., Buyer/Transferee LA2042685 CULVER CITY NEWS 6/14/18 Culver City News-6/14/2018- 66268

SUMMONS (CITACION JUDICIAL) CASE NUMBER (Numero del Caso) BC690022 NOTICE TO DEFENDANT: (Aviso al Demandado): ZEALOT NETWORKS, INC., A California Corporation; MICHAEL HARMON,

an individual; DANNY ZAPPIN, an individual YOU ARE BEING SUED BY PLAINTIFF: (Lo esta demandando el demandante) HARRISON JAMES DUNNETT, by and through His Successors in interest and parents, Gail and Warwick Dunnett; GAIL DUNNETT, individually; and WARWICK JAMES DUNNETT, individually; BREANNE BLESSE, an individual

NOTICE! You have been sued. The court may decide against you without your being heard unless you respond within 30 days. Read the information below.

You have 30 calendar days after this summons and legal papers are served on you to file a written response at this court and have a copy served on the plaintiff. A letter or phone call will not protect you. Your written response must be in proper legal form if you want the court to hear your case. There may be a court form that you can use for your response. You can find these court forms and more information at the California Courts Online Self-Help Center (www.courtinfo.ca.gov/selfhelp), your county law library, or the courthouse nearest you. If you cannot pay the filing fee, ask the court clerk for a fee waiver form. If you do not file your response on time, you may lose the case by default, and your wages, money, and property may be taken without further warning from the court.

There are other legal requirements. You may want to call an attorney right away. If you do not know an attorney, you may want to call an attorney referral service. If you cannot afford an attorney, you may be eligible for free legal services from a nonprofit legal services program. You can locate these nonprofit groups at the California Legal Services Web site (www.lawhelpcalifornia.org), the California Courts Online Self-Help Center (www.courtinfo.ca.gov/selfhelp), or by contacting your local court of county bar association. NOTE: The court has a statutory lien for waived fees and costs on any settlement or arbitration award of \$10,000.00 or more in a civil case. The court's lien must be paid before the court will dismiss the case.

AVISO! Lo han demandado. Si no responde dentro de 30 días, la corte puede decidir en su contra sin escuchar su versión. Lea la información a continuación. Tiene 30 días de calendario después de que le entreguen esta citación y papeles legales para presentar una respuesta por escrito en esta corte y hacer que se entregue una copia al demandante. Una carta o una llamada telefónica no lo protegen. Su respuesta por escrito tiene que estar en formato legal correcto si desea que procesen su caso en la corte. Es posible que haya un formulario que usted pueda usar su respuesta. Puede encontrar estos formularios

de la corte y mas información en el Centro de Ayuda de las Cortes de California (www.sucorte.ca.gov), en la biblioteca de leyes de su condado o en la corte que le quede mas cerca. Si no puede pagar la cuota de presentación, pida al secretario de la corte que le de un formulario de exención de pago de cuotas. Si no presenta su respuesta a tiempo, puede perder el caso por incumplimiento y la corte le podra quitar su sueldo, dinero y bienes sin mas advertencia. Hay otros requisitos legales. Es recomendable que llame a un abogado inmediatamente. Si no conoce a un abogado, puede llamar a un servicio de remision a abogados. Si no puede pagar a un abogado, es posible que cumpla con los requisitos para obtener servicios legales gratuitos de un programa de servicios legales sin fines de lucro. Puede encontrar estos grupos sin fines de lucro en el sitio web de California Legal Services (www.lawhelpcalifornia.org), en el Centro de Ayuda de las Cortes de California, (www.sucorte.ca.gov) o poniendose en contacto con la corte o el colegio de abogados locales.

AVISO! Por ley, la corte tiene derecho a reclamar las cuotas y los costos exentos por imponer un gravamen sobre cualquier recuperacion de \$10,000.00 o mas de valor recibida mediante un acuerdo o una concesion de arbitraje en un caso de derecho civil. Tiene que pagar el gravamen de la corte antes de que la corte pueda desechar el caso.

The name and address of the court is (El nombre y dirección de la corte es): **Superior Court of California, Stanley Mosk Courthouse, 111 North Hill Street, Los Angeles, CA 90012.** The name, address, and telephone number of plaintiff's attorney, or plaintiff without an attorney, is (El nombre, dirección y el número de teléfono del abogado del demandante, o del demandante que no tiene abogado, es): Robert Montes, 10100 Santa Monica Blvd., #300, Los Angeles, CA 90067 Date: JAN 16 2018 Sherri R. Carter Clerk, by (Secretario) Shaunya Bolden Deputy (Adjunto) **Culver City News-5/31,6/7,14,21/2018-65209**

NOTICE OF TRUSTEE'S SALE Trustee Sale No.: 00000007070691 Title Order No.: 170372983 FHA/VA/PMI No.: ATTENTION RECORDER: THE FOLLOWING REFERENCE TO AN ATTACHED SUMMARY APPLIES ONLY TO COPIES PROVIDED TO THE TRUSTOR, NOT TO THIS RECORDED ORIGINAL NOTICE. NOTE: THERE IS A SUMMARY OF THE INFORMATION IN THIS DOCUMENT ATTACHED. YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 06/11/1992. 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. BARRETT DAFFIN FRAPPIER TREDER and WEISS, LLP, as duly appointed Trustee under and pursuant to Deed of Trust Recorded on 06/24/1992 as Instrument No. 92 1155515 of official records in the office of the County Recorder of LOS ANGELES County, State of CALIFORNIA, EXECUTED BY: CHARLES H. BROWN, AN UNMARRIED MAN, WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH, CASHIER'S CHECK/CASH EQUIVALENT or other form of payment authorized by California Civil Code 2924h(b), (payable at time of sale in lawful money of the United States). DATE OF SALE: 07/05/2018 TIME OF SALE: 9:00 AM PLACE OF SALE: DOUBLETREE HOTEL LOS ANGELES-NORWALK, 13111 SYCAMORE DRIVE, NORWALK, CA 90650. STREET ADDRESS and other common designation, if any, of the real property described above is purported to be: 4810 HOLLOW CORNER ROAD NO 142, CULVER CITY, CALIFORNIA 90230 APN#: 4296-010-071 PARCEL 1: A CONDOMINIUM COMPRISED OF THE FOLLOWING: A) AN UNDIVIDED 1/140TH INTEREST IN AND TO LOTS 17, 19 AND 20 OF TRACT NO. 34443, IN THE CITY OF CULVER CITY, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP FILED IN BOOK 898 PAGES 65 TO 70 INCLUSIVE AS SHOWN ON THE CLUSIVE OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY. EXCEPT FROM SAID LOTS 17, 19 AND 20 UNITS 1 TO 140 INCLUSIVE AS SHOWN ON THE CONDOMINIUM PLAN, RECORDED OCTOBER 12, 1978 AS INSTRUMENT NO. 78-1132085, OFFICIAL RECORDS. EXCEPTING THEREFROM ALL MINERALS, ORES, PRECIOUS AND USEFUL METALS, SUBSTANCES AND HYDROCARBONS OF EVERY KIND AND CHARACTER, INCLUDING PETROLEUM, OIL, GAS, ASPHALTUM AND TAR, THAT MAY NOW OR HEREAFTER BE FOUND, LOCATED, CONTAINED, DEVELOPED OR TAKEN ON, IN, UNDER OR FROM SAID LAND, OR ANY PART THEREOF, WITHOUT HOWEVER, ANY RIGHT OF SURFACE ENTRY OR ANY RIGHT OF ENTRY TO THE SUBSURFACE THEREOF TO A DEPTH OF 500 FEET BENEATH THE SURFACE OF SAID PROPERTY FOR THE DEVELOPMENT, REMOVAL OR OTHER EXPLOITATION OF SAID MINERALS AND OTHER SUBSTANCES(B) UNIT 71 AS SHOWN ON SAID CONDOMINIUM PLAN. PARCEL 2: AN EXCLUSIVE EASEMENT FOR PARKING AND INCIDENTAL PURPOSES OVER PARKING SPACES C-723 AND C-724 AS SHOWN ON SAID CONDOMINIUM

PLAN. The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by said Deed of Trust, with interest thereon, as provided in said note(s), advances, under the terms of said Deed of Trust, fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of the unpaid balance of the obligation secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is \$47,878.67. The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale, and a written Notice of Default and Election to Sell. The undersigned caused said Notice of Default and Election to Sell to be recorded in the county where the real property is located. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call (916)939-0772 for information regarding the trustee's sale or visit this Internet Web site www.nationwideposting.com for information regarding the sale of this property, using the file number assigned to this case, 17-01463. 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. Date: 05/22/2018 ATTORNEY LENDER SERVICES, INC. DIANE WEIFENBACH TRUSTEE SALE OFFICER 5120 E. LaPalma Avenue, #209 Anaheim, CA 92807 Telephone: 714-695-6637 Sales Line: (916)939-0772 Sales Website: www.nationwideposting.com This office is attempting to collect a debt and any information obtained will be used for that purpose. NPP033372 To: CULVER CITY NEWS 05/31/2018, 06/07/2018, 06/14/2018, Culver City News-5/31,6/7,14/2018-65844

case 00000007070691. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. FOR TRUSTEE SALE INFORMATION PLEASE CALL: AUCTION.COM, LLC 800-280-2832 www.auction.com BARRETT DAFFIN FRAPPIER TREDER and WEISS, LLP as Trustee 20955 Pathfinder Road, Suite 300 Diamond Bar, CA 91765 (866) 795-1852 Dated: 05/22/2018 BARRETT DAFFIN FRAPPIER TREDER and WEISS, LLP IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. AFFN 4658489053120180607201806142018 **Culver City News-5/31,6/7,14/2018-65550**

ORDER TO SHOW CAUSE FOR CHANGE OF NAME CASE NO. BS173639

TO ALL INTERESTED PERSONS: Petitioner: JULIA ANN SENEAL filed a petition with this court for a decree changing names as follows: JULIA ANN SENEAL to JULIA ANN JOHNSTONE. THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.

NOTICE OF HEARING July 10, 2018 10:30 a.m., Dept. 44 Room: 418 Superior Court of California 111 N. Hill St. Los Angeles, CA 90012

A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: Culver City News. DATE: MAY 17 2018 Edward B. Moreton Jr. Judge of the Superior Court **Culver City News 5/31,6/7,14,21/2018-65765**

NOTICE OF TRUSTEE'S SALE T.S. No.: 17-01463 Loan No.: *****797 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 11/21/2006 AND MORE FULLY DESCRIBED BELOW. 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 payable at the time of sale in lawful money of the United States (payable to Attorney Lender Services, Inc.) 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: MICHAEL Y. LEE AND DANIEL Y. LEE AND YOUNG S. LEE Trustee: ATTORNEY LENDER SERVICES, INC. Recorded 11/29/2006 as Instrument No. 20062636366 of Official Records in the office of the Recorder of LOS ANGELES County, California, Date of Sale: 06/28/2018 at 10:00AM Place of Sale: Behind the fountain located in Civic Center Plaza, 400 Civic Center Plaza, Pomona CA 91766 Amount of unpaid balance and other charges: \$663,751.18 The purported property address is: 4739 MAYTIME LANE #172 CULVER CITY, CA 90230 A.P.N.: 4296-014-172 The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale and a written Notice of Default and Election to Sell. The undersigned caused said Notice of Default and Election to Sell to be recorded in the county wherein the real property is located and more than three (3) months have elapsed since such recordation. The undersigned Trustee disclaims any liability for any incorrectness of the property 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 Trustee's Sale. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee and the successful bidder shall have no further recourse. 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 li-

en, not the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call (916)939-0772 for information regarding the trustee's sale or visit this Internet Web site www.nationwideposting.com for information regarding the sale of this property, using the file number assigned to this case, 17-01463. 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. Date: 05/22/2018 ATTORNEY LENDER SERVICES, INC. DIANE WEIFENBACH TRUSTEE SALE OFFICER 5120 E. LaPalma Avenue, #209 Anaheim, CA 92807 Telephone: 714-695-6637 Sales Line: (916)939-0772 Sales Website: www.nationwideposting.com This office is attempting to collect a debt and any information obtained will be used for that purpose. NPP033372 To: CULVER CITY NEWS 05/31/2018, 06/07/2018, 06/14/2018, Culver City News-5/31,6/7,14/2018-65844

NOTICE OF PETITION TO ADMINISTER ESTATE OF AGNES AGZARIAN Case No. 18STPB04998 To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of AGNES AGZARIAN A PETITION FOR PROBATE has been filed by Anita Yvonne Agzarian and Gustavo Rendon in the Superi-

or Court of California, County of LOS ANGELES.

THE PETITION FOR PROBATE requests that Anita Yvonne Agzarian and Gustavo Rendon 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 June 28, 2018 at 8:30 AM in Dept. No. 29 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:
PHILLIP L
TANGALAKIS ESQ
SBN 78379

TANGALAKIS & TANGALAKIS
4264 OVERLAND AVE
CULVER CITY CA
90230
CN949876 AGZA-RI-AN Jun 7,14,21, 2018 Culver City News-6/7,14,212018- 65961

**FICTITIOUS
BUSINESS NAME
STATEMENT
2018-1124816**

The following person is doing business as: **1. ES3P 2. Extraordinarily Simple 3. Extraordinarily Simple 3P**, 269 S. Beverly Dr., #478, Beverly Hills, CA 90212. Registrant: Michelle T. Hori, 269 S. Beverly Dr., #478, Beverly Hills, CA 90212. 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: Michelle T. Hori. This statement was filed with the County Recorder Office: 5/21/2018. 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-6/7, 14, 21, 28/2018-**

66037
NOTICE OF TRUSTEE'S SALE Trustee Sale No. : 00000007382088 Title Order No. : 730-1801511-70 FHA/VA/PMI No. : ATTENTION RECORDER: THE FOLLOWING REFERENCE TO AN ATTACHED SUMMARY APPLIES ONLY TO COPIES PROVIDED TO THE TRUSTOR, NOT TO THIS RECORDED ORIGINAL NOTICE. NOTE: THERE IS A SUMMARY OF THE INFORMATION IN THIS DOCUMENT ATTACHED. YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 11/22/2004. 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. BARRETT DAFFIN FRAPPIER TREDER and WEISS, LLP, as duly appointed Trustee under and pursuant to Deed of Trust Recorded on 12/01/2004 as Instrument No. 04 3097522 of official records in the office of the County Recorder of LOS ANGELES County, State of CALIFORNIA. EXECUTED BY: VICTORIA VAZQUEZ, A MARRIED WOMAN, AS HER SOLE AND SEPARATE PROPERTY, WILL SELL AT PUBLIC AUCTION TO

HIGHEST BIDDER FOR CASH, CASHIER'S CHECK/CASH EQUIVALENT or other form of payment authorized by California Civil Code 2924h(b), (payable at time of sale in lawful money of the United States). DATE OF SALE: 07/16/2018 TIME OF SALE: 11:00 AM PLACE OF SALE: By the fountain located at 400 Civic Center Plaza, Pomona, CA 91766. STREET ADDRESS and other common designation, if any, of the real property described above is purported to be: 4026 COOGAN CIRCLE, CULVER CITY, CALIFORNIA 90232 APN#: 4208-029-032 The land referred to in this Report is situated in the City of Culver City, County of Los Angeles, State of California, and is described as follows: Parcel 1 Lot 47, of Tract No. 34390, in the City of Culver City, County of Los Angeles, State of California, as per map recorded in Book 891 Page(s) 97 to 100 inclusive of Maps, in the Office of the County Recorder of said County, Parcel 2 A non-exclusive easement for ingress and egress, roof overhang and other purposes, in, over and across the Southeasterly 5 00 feet of Lot 48 of said Tract No 34390, as shown in that certain document recorded November 1, 1978, as Instrument No 78-1214497, Official Records. APN: 4208-029-032 The undersigned Trustee dis-

claims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by said Deed of Trust, with interest thereon, as provided in said note(s), advances, under the terms of said Deed of Trust, fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of the unpaid balance of the obligation secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is \$413,094.25. The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Election to Demand for Sale, and a written Notice of Default and Election to Sell. The undersigned caused said Notice of Default and Election to Sell to be recorded in the county where the real property is located. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on

the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off 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 800-758-8052 for information regarding the trustee's sale or visit this Internet Web site www.homesearch.com for information regarding the sale of this property, using the file number assigned to this case 00000007382088. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. FOR TRUSTEE SALE INFORMATION PLEASE CALL: XOME 8 0 0 - 7 5 8 - 8 0 5 2 www.homesearch.com BARRETT DAFFIN FRAPPIER TREDER and WEISS, LLP as Trustee 20955 Pathfinder Road, Suite 300 Diamond Bar, CA 91765 (866) 795-1852 Dated: 06/05/2018 BARRETT DAFFIN FRAPPIER TREDER and WEISS, LLP IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. A-4660033 0 6 / 1 4 / 2 0 1 8 , 0 6 / 2 1 / 2 0 1 8 , 0 6 / 2 8 / 2 0 1 8

Culver City News-6/14,21,28/2018-66090