

NOTICE OF TRUSTEE'S SALE T.S. No. 18-21074-SP-CA Title No. 180611249 A.P.N. 4216-011-004 ATTENTION RECORDER: THE FOLLOWING REFERENCE TO AN ATTACHED SUMMARY IS APPLICABLE TO THE NOTICE PROVIDED TO THE TRUSTOR ONLY PURSUANT TO CIVIL CODE 2923.3 NOTE: THERE IS A SUMMARY OF THE INFORMATION IN THIS DOCUMENT ATTACHED. YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 09/07/2005. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, (cashier's check(s) must be made payable to National Default Servicing Corporation), drawn on a state or national bank, a check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan associ-

ation, 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 herein-after described property under and pursuant to a Deed of Trust described below. The sale will be made in an "as is" condition, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as 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: C. Dianna Wheeler, a single woman Duly Appointed Trustee: National Default Servicing Corpor-

ation Recorded 09/12/2005 as Instrument No. 05 2184483 (or Book, Page) of the Official Records of Los Angeles County, California. Date of Sale: 10/07/2019 at 11:00 AM Place of Sale: By the fountain located at 400 Civic Center Plaza, Pomona, CA 91766 Estimated amount of unpaid balance and other charges: \$840,687.30 Street Address or other common designation of real property: 11256 Woolford Street, Culver City, CA 90230 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. 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 fur-

ther recourse. The requirements of California Civil Code Section 2923.5(b)/2923.55(c) were fulfilled when the Notice of Default was recorded. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will 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 re-

sources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 714-730-2727 or visit this Internet Web site [www.ndscorp.com/sales](http://www.ndscorp.com/sales), using the file number assigned to this case 18-21074-SP-CA. Information about post-

ponements 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: 09/05/2019 National Default Servicing Corporation c/o Tiffany and Bosco, P.A., its agent, 1455 Frazee Road, Suite 820 San Diego, CA 92108 Toll Free Phone: 888-264-4010 Sales Line 714-730-2727; Sales Website: [www.ndscorp.com](http://www.ndscorp.com) Rachael Hamilton, Trustee Sales Representative A - 4704226 09/12/2019, 09/19/2019, 09/26/2019 **Culver City News-9/12,19,26/2019-86951**

**19SMCP00235**  
TO ALL INTERESTED PERSONS: Petitioner: MAXIMILLAN JOSEPH ABRAMOWITZ filed a petition with this court for a decree changing names as follows: MAXIMILLAN JOSEPH ABRAMOWITZ to MAX JOSEPH AUBURN. 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 November 1, 2019 8:30 a.m., Dept. K Room: 418  
Superior Court of California 1725 Main Street Santa Monica, CA 90401  
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: August 23, 2019  
Lawrence H. Cho Judge of the Superior Court:  
**Culver City News 9/12, 19, 26, 10/3/2019-85821**

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



**County of Los Angeles Department of the Treasurer and Tax Collector**

**Notice of Divided Publication**

Pursuant to Revenue and Taxation Code (R&TC) Sections 3702, 3381, and 3382, the Los Angeles County Treasurer and Tax Collector is publishing in divided distribution, the Notice of Sale of Tax-Defaulted Property Subject to the Tax Collector's Power to Sell in and for the County of Los Angeles, State of California, to various newspapers of general circulation published in the County. A portion of the list appears in each of such newspapers.

at 9:00 a.m. Pacific Time, to the highest bidder, for cash or cashier's check in lawful money of the United States, for not less than the minimum bid, at the Fairplex, Los Angeles County Fairgrounds, 1101 West McKinley Avenue, Building 7, Pomona, California. I will re-offer any properties that did not sell, for a reduced minimum bid, on Tuesday, October 22, 2019.

The minimum bid for each parcel is the total amount necessary to redeem, plus costs, as required by R&TC Section 3698.5.

If a property does not sell at the public auction, the right of redemption will revive and remain until Friday, December 6, 2019, at 5:00 p.m. Pacific Time.

Beginning Saturday, December 7, 2019, at 3:00 p.m. Pacific Time, through Tuesday, December 10, 2019, at 10:00 a.m. Pacific Time, I will re-offer for sale at online auction at [www.bid4assests.com/losangeles](http://www.bid4assests.com/losangeles) any unimproved properties that did not sell or were not redeemed prior to 5:00 p.m. Pacific Time, on Friday, December 6, 2019.

Prospective bidders should obtain detailed information of this sale from the County of Los Angeles Treasurer and Tax Collector (TTC) at <http://ttc.lacounty.gov>. Bidders are required to pre-register at 225 North Hill Street, Room 130, Los Angeles, California and submit a refundable \$5,000 deposit in the form of cash, cashier's check or bank-issued money order at the time of registration. The TTC will not accept personal checks, two-party checks or business checks for the registration deposit. The TTC will apply the regis-

tration deposit towards the minimum bid. Registration will begin on Monday, September 16, 2019, at 8:00 a.m. and end on Friday, October 4, 2019, at 5:00 p.m. Pacific Time.

Pursuant to R&TC Section 3692.3, the TTC sells all property "as is" and the County and its employees are not liable for any known or unknown conditions of the property, including, but not limited to, errors in the records of the Office of the Assessor (Assessor) pertaining to improvement of the property.

If the TTC sells a property, parties of interest, as defined by R&TC Section 4675, have a right to file a claim with the County for any proceeds from the sale, which are in excess of the liens and costs required to be paid from the proceeds. If there are any excess proceeds after the application of the minimum bid, the TTC will send notice to all parties of interest, pursuant to law.

Please direct requests for information concerning redemption of tax-defaulted property to the Treasurer and Tax Collector, at 225 North Hill Street, Room 130, Los Angeles, California 90012. You may also call (213) 974-2045, Monday through Friday, 8:00 a.m. to 5:00 p.m. Pacific Time, visit our website at [ttc.lacounty.gov](http://ttc.lacounty.gov) or email us at [auction@ttc.lacounty.gov](mailto:auction@ttc.lacounty.gov).

The Assessor's Identification Number (AIN) in this publication refers to the Assessor's Map Book, the Map Page, and the individual Parcel Number on the Map Page. If a change in the AIN occurred, the publication will show both prior and current AINs. An

explanation of the parcel numbering system and the referenced maps are available at the Office of the Assessor located at 500 West Temple Street, Room 225, Los Angeles, California 90012.

I certify under penalty of perjury that the foregoing is true and correct. Executed at Los Angeles, California, on August 23, 2019.

*Keith Knox*

KEITH KNOX  
Acting Treasurer and Tax Collector  
County of Los Angeles  
State of California

The real property that is subject to this notice is situated in the County of Los Angeles, State of California, and is described as follows:

- PUBLIC AUCTION NOTICE OF SALE OF TAX-DEFAULTED PROPERTY SUBJECT TO THE POWER OF SALE (SALE NO. 2019A)
- 1424 AIN 4134-014-175 NEWTON, BONNIE A LOCATION COUNTY OF LOS ANGELES \$35,750.00
- 1441 AIN 4213-008-021 ISLAMIC FOUNDATION OF SHEIKH IBN LOCATION COUNTY OF LOS ANGELES \$60,196.00
- 1442 AIN 4213-008-055 ISLAMIC FOUNDATION OF IBN TAYMIYAH LOCATION COUNTY OF LOS ANGELES \$1,860,102.00
- 1444 AIN 4216-008-010 PAPPAS, ANTHONY LOCATION COUNTY OF LOS ANGELES \$34,461.00
- CN964108 516 Sep 19,26, Oct 3, 2019

**Culver City News 9/19,26,10/3/2019 87172**

I hereby give public notice, that unless said properties are redeemed, prior to the close of business on the last business day prior to the first day of the public auction, or Friday, October 18, 2019, at 5:00 p.m. Pacific Time, I will offer for sale and sell said properties on Monday, October 21, 2019, beginning