

The Perris Progress

Serving Perris, Menifee, Homeland, Nuevo, Mead Valley, Romoland, Sun City

Vol. 123-13

Friday, March 31, 2023

Since 1901



HEMET (CNS) - Following the drought-easing deluge of rainstorms that hit Southern California in recent weeks, the Metropolitan Water District today announced a "major milestone" as it began refilling the region's largest reservoir for the first time in three years.

Officials from the district -- which is the wholesaler that serves some 19 million people in six SoCal counties -- gathered with state officials at Diamond Valley Lake in Hemet to announce "operational actions" that will "maximize the amount of water stored in depleted reservoirs and groundwater basins," the district said.

"With the help of these recent storms, and the continued efficient water use of Southern Californians, we expect this year to be able to nearly replace all the withdrawals from storage we made over the past three years," Metropolitan General Manager Adel Hagekhalil said in a statement.

But he also cautioned, "We need to save every drop we can for the next dry cycle, which could be even more severe than the last one."

California Secretary for Natural Resources Wade Crowfoot, meanwhile, said in a statement released by the district, "Our water supplies have improved dramatically after three years of record-breaking drought. While we've been blessed with abundant rain and snowfall this year, it's only a matter of time before we experience another dry cycle."

He added, "We need to press forward with Governor (Gavin) Newsom's water supply strategy for a hotter, drier future. This includes continuing to invest in facilities like Diamond Valley Lake to capture and store water during really wet winters for use during extended dry periods."

Metropolitan officials said the

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California Workers Can't Get Timely Hearings on Wage Theft Claims. State Orders Audit.



Photo by Pablo Unzueta for CalMatters

By Alejandro Laza and Jeanne Kuang, CalMatters

California's independent state auditor will investigate the understaffed California Labor Commissioner's Office over its persistent backlogs in workers' wage theft claims, issues highlighted in a series of articles last year by CalMatters.

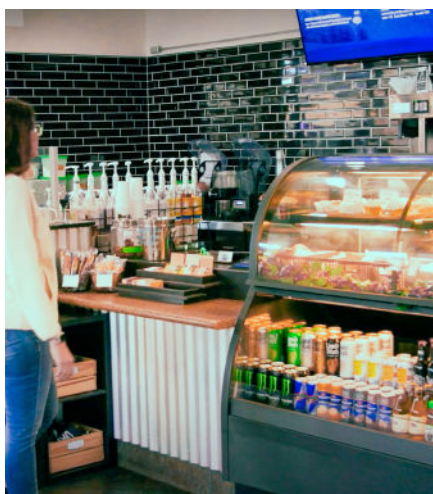
The audit would start Sept. 1 — that is if budget hearings before then don't first address the agency's problems to

See Wage Theft Page 4

A kitchen staffer works behind the counter of a restaurant in Los Angeles on June 8, 2021.

It takes the state nearly 800 days — four times longer than is legal — to handle wage claims. Lawmakers ordered an audit to start Sept. 1, if agency issues aren't addressed by then.

Joyful Noise Coffee Percolates in Menifee Business Spotlight

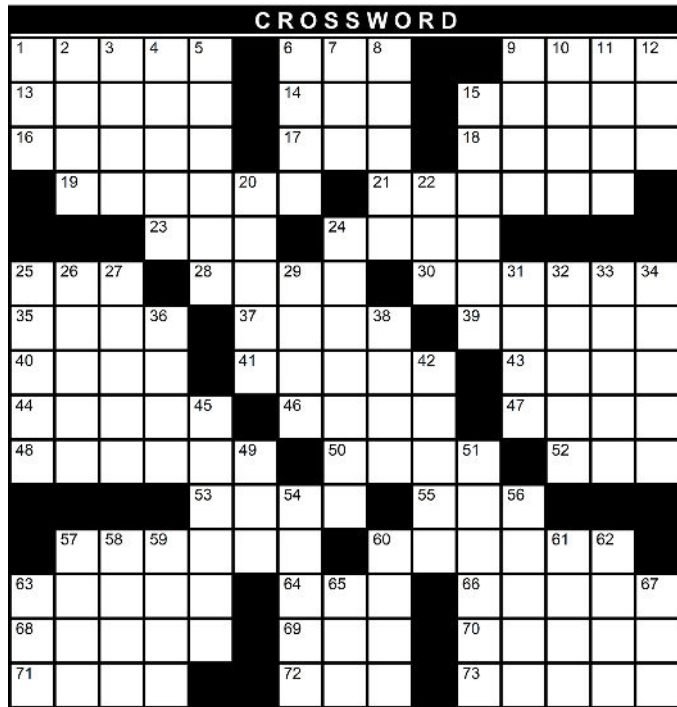


For some warmth in the rainy cold, or relief in the coming heat, or just a bite of comfort in the avocado toast, the City of Menifee has recognized Joyful Noise Coffee as the city's March Business Spotlight.

Opened by the Thralls and Crunk families in September of 2021 in Cherry Hills Plaza, Joyful Noise Coffee partners with Klatch Coffee to make carefully crafted brews every day.

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STATEPOINT CROSSWORD THEME: COLORS

ACROSS

1. Partner of pains
6. "Raiders of the Lost ____"
9. Opposite of flows
13. Flesh of fish
14. Grazing area
15. Soft palate hanger
16. Boatload
17. Wood-shaping tool
18. Old episode
19. *Alice of "Color Purple" fame
21. *Fruit and color
23. Long reef dweller
24. Sound of pain
25. Math class total
28. Excessively abundant
30. **"Royal" color
35. Arrival times, acr.
37. *Color quality
39. Shininess
40. White House "sub"
41. Spritelike
43. Cupid's counterpart
44. Serengeti grazer
46. *Feeling blue
47. Hokkaido native
48. *Color wheel inventor
50. Walk with a hitch
52. "Malcolm X" (1992) movie director
53. Stare open-mouthed
55. Napoleon of "Animal Farm," e.g.

57. *Between blue and violet
60. *____phobia, intense fear of colors
63. Opposite of cathode
64. North American country
66. Run ____ of the law
68. Geography class book
69. Local area network
70. It's firma
71. Has divine power
72. Banned insecticide, acr.
73. German surrealist Max

DOWN

1. "General Hospital" network
2. Crop of a bird
3. Zeus' sister and wife
4. Two under par on a golf hole
5. Meat-cooking contraption
6. Winglike
7. *Predominant color of Mars
8. Type of membranophone
9. Like never-losing Steven
10. Town
11. *Primary color
12. ____ Juan, Puerto Rico
15. 7th planet from the sun
20. Chosen few
22. Nicki Minaj's genre
24. Not womenfolk
25. *Number of colors in a

More than 43% of Hispanics either didn't respond to the question asking them to select their race or selected the "some other race" box on the 2020 census form, the U.S. Census Bureau said Tuesday, lending support to arguments that the federal government should change its race and ethnicity categories.

The percent of the Hispanic population reporting a single race went down to 57. 8% in the 2020 census from 81.6% in 2010 census, according to the Census

- rainbow
26. Of service
27. Colorful parrot
29. *The Lumière brothers' colorful creation
31. "Cheers" actress Perlman
32. Jeopardy
33. Sergio of Spaghetti Westerns fame
34. Follow as a consequence
36. Email folder
38. Cone-shaped quarters
42. Naiad or maenad
45. Motherless calves

Bureau.

At the same time, around a third of the Hispanic population reported being two or more races in the 2020 census, compared to around 5% in the 2010 census.

There were more than 62 million Hispanic individuals in the 2020 head count of every U.S. resident, or almost 19% of the U.S. population. A post-census report card on the quality of the count showed that Hispanics were undercounted by almost 5%.

The latest figures on

49. Old horse
51. Long John Silver, e.g.
54. Modified "will"
56. Bottom-ranking employee
57. Opposite of "out of"
58. Hall of Fame Steelers' coach
59. June 6, 1944
60. "____ Buy Me Love"
61. Between dawn and noon
62. Yours and mine
63. Expression of pleasure
65. Melancholy

Hispanic racial identity in the once-a-decade census back up arguments from proponents of changing the federal government's race and ethnicity categories. The White House's Office of Management and Budget is set to decide on new classifications next year and is accepting public comment on its proposals through next month.

The proposed changes would combine the race and ethnic origin questions into a single query because some advocates

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The Perris Progress (USPS 428-100) is published each week on Friday.

Subscription rate: \$26 per year.

James Jude Forbes, publisher, Periodical postage paid by THE PERRIS PROGRESS newspaper; Postmaster send returns to Box 128, Perris, CA. 92572-0128.

The Perris Progress was first printed in 1901. It was adjudicated a 'newspaper of general circulation' by the Superior Court of Riverside California on June 27, 1952, case No. 54843. No part of this publication may be copied or reprinted without the written permission of the publisher.

Large Numbers of Hispanics Didn't Pick Single Race in Census

SOLUTION TO THIS WEEKS PUZZLE



Ambulance Service Put on Notice to Improve or Face Contract Change

RIVERSIDE (CNS) - American Medical Response's ambulance contract to serve most of Riverside County could be in jeopardy due to ongoing challenges with providing appropriate equipment during emergency calls, officials told the Board of Supervisors Tuesday.

"We have serious questions to ask and answer moving forward," county Emergency Management Department Director Bruce Barton told the board. "Does it make sense to continue with the model we have? Does our current contract have the flexibility to move our system forward?"

Barton presented a performance review of AMR's response capabilities covering fiscal year 2021-22, and the foremost issue of concern was tied to staffing and the ambulance service's frequent inability to dispatch advanced life support -- ALS -- vehicles, instead sending basic life support -- BLS -- ambulances.

Barton, county fire Chief Bill Weiser, Murrieta Fire & Rescue Chief Bernard Molloy and board Chairman Kevin Jeffries, a former county fire paramedic, all noted the conundrum created by sending BLS ambulances in place of ALS equipment -- a firefighter-paramedic is required to ride with the BLS emergency medical technicians to care for the patient on the way to the hospital.

Only ALS ambulances are staffed by certified civilian paramedics under the county contract with AMR.

"There are severe impacts to our department in the current model," Weiser said. "When

we send determinant codes to fill our ambulance needs and they don't show up, county fire has to provide support. Then we have to go collect our personnel after the call."

He said that taking a paramedic away from a fire engine crew effectively takes the entire engine out of service.

Molloy said that in Murrieta, AMR is only meeting its ALS obligations about half of the time.

"We can't transport patients to the hospital in a timely fashion," the chief said. "When we're waiting for an ambulance to come, then that fire engine can no longer do the fire engine work because of delays. We have to provide the ALS services."

Barton told the board that ALS turnaround times had been impacted by offloading delays of patients at hospitals, and the problems could often be traced to hang-ups with the hospitals themselves in providing emergency room bed space. The so-called "bed delays" have been most problematic in the western county region, he said.

AMR, which has had a contract with the county going back almost three decades, is not the stand-alone ambulance provider in some parts of the Coachella Valley, including Cathedral City, Indian Wells, Indio, Palm Desert and Rancho Mirage, where emergency services are handled by other agencies, according to the EMD.

Barton said that while AMR has secured one-year contract extensions to June 30,

Murrieta Residents Killed in Helicopter Crash in Nuevo

NUEVO (CNS) - Friends and family today were mourning two Murrieta residents killed in a helicopter crash in Nuevo.

The turbine helicopter crashed at about 12:40 p.m. Friday near Chastity and Pulsar View roads, roughly 10 miles north of Hemet-Ryan Airport, according to the Riverside County fire and sheriff's departments.

The victims were identified as 61-year-old Mark Carter and 62-year-old Dennis Foster. They were the only two people aboard the chopper.

"Dennis was a really big hero of mine actually, just growing up, I always looked up to him," Foster's friend Kevin Heidorn told ABC7.

According to Heidorn, Foster was an avid mountain biker and when he wasn't flying he spent much of his time cycling.

"The whole community is just in real disbelief," Heidorn added.

Carter was a volunteer pilot for the nonprofit organi-

zation Angel Flight West, according to the station. Although the crash was not related to Angel Flight, the organization said he had flown nearly 70 donated flights since 2020 to help patients in need of non-emergency medical treatment.

Carter and Foster had made frequent trips to the San Bernardino Mountains, bringing urgently needed

medical supplies to snow-bound residents in recent weeks, according to ABC7.

Federal Aviation Administration spokesman Donnell Evans told City News Service on Saturday that the chopper was a seven-seat Bell 407, which is used in short-haul transportation, utility operations and law enforcement.

"The FAA and Nation-
See Crash Page 9



2026, the problem of "sending BLS ambulances to ALS level calls" has raised the prospect of the county needing to have a "different conversation" regarding further extensions after 2026.

AMR Regional Director of Operations Jeremy Shumaker told the board the effects of losing staff during the coronavirus public health crisis continue to weigh on the company.

"COVID had a significant impact on AMR services in Riverside County," Shumaker said. "There is a nationwide shortage of paramedics. Many decided to leave the industry during COVID."

He said incentives packages, including sign-on bonuses, automatic pay raises and educational benefits, have been established to draw greater numbers of prospective employees and put more EMTs into the pipeline to earn their paramedic credentials. But the process is slow.

See AMR Page 5

Board Backs Initiative by Counties to ID Homeless Mitigation Strategies

RIVERSIDE (CNS) - The Board of Supervisors Tuesday signed onto a plan put forward by the California State Association of Counties to find solutions to homelessness by marshalling local government resources to develop strategies aimed at identifying the best use of taxpayer funds for reducing the number of chronically unsheltered people.

In a 5-0 vote, the board



added Riverside County to the list of jurisdictions statewide joining the AT HOME collaborative that the CSAC Board of Directors approved earlier this month.

"California is in need of a comprehensive plan to address homelessness effectively and equitably," said Supervisor Chuck Washington, who is president

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Wage Theft

Continued from Page 1

the satisfaction of lawmakers who approved the investigation.

The Joint Legislative Audit Committee on Wednesday called for the audit over the objections of some of the state's biggest labor unions, who argued the probe was unnecessary.

Labor Commissioner Lilia García-Brower on Wednesday also pushed back against an audit, testifying that her office already is undertaking multiple reforms to address her agency's backlogs.

The Labor Commissioner's Office has struggled for years to address wage claims in a timely manner. Wage theft — the failure of employers to pay the minimum wage, overtime premiums, or provide meal and rest breaks — primarily affects low-wage workers who are often immigrants or people of color, studies show.

Each worker's claims by law are supposed to be heard in 120 days and decided 15 days after that. But CalMatters, in its series, uncovered that between 2017

and 2021, the state averaged 505 days.

After that, back pay can take years to recover, and many who win their claims are never paid. The backlog was exacerbated last year, when new wage theft claims hit a record 38,000 and wait times climbed past 800 days.

"What is it going to take to get to 120 days? Is it additional measures to compel employers to participate, and if that's the case, in which ways?" asked Assemblymember David Alvarez, a Democrat from Chula Vista who chairs the legislative audit committee.

"I am willing to give an opportunity for those questions to be answered," he said. "But I'd like to see detailed answers, not just 'we're going to do better when we hire more people.'"

Alvarez held out the possibility that the committee could rescind their audit request before September if budget hearings satisfactorily address the issues the audit would target. The Labor Commissioner's Office is seeking \$12 million in the next fiscal year to hire 43 additional employees with the goal of reducing the

time to hear a claim to 200 days.

The audit came at the request of State Sen. Steve Glazer, a Walnut Creek Democrat, who agreed to the compromise to delay the audit until Sept. 1. The audit request put Glazer, a moderate Democrat, at odds with labor groups and workers' advocates.

The California Labor Federation and several unions and worker centers wrote earlier in March that an audit would divert time and attention from an already understaffed agency.

The California Chamber of Commerce testified in favor of the audit. Ashley Hoffman, a lobbyist for the Chamber, told the committee it is important to the state's employers that bad actors be held to account and that disputes between employees be resolved expeditiously, out of court.

In addition to wage claims, California workers can also file lawsuits against employers through California's Private Attorneys General Act (PAGA), a 19-year-old law that gives workers the same powers as the state to sue employers and recover civil penalties on behalf of

coworkers. If they win, the workers can get a quarter of the penalties while the rest goes to the state for labor enforcement.

In 2022 the Department of Industrial Relations, the agency that houses the Labor Commissioner's Office, received 5,813 notices of new PAGA suits, according to state data.

The Chamber is among several business groups that succeeded in getting a measure to repeal the private enforcement law on the 2024 ballot.

Hoffman told the committee that workers get more of their back wages when they go through the Labor Commissioner's process instead of filing a lawsuit with a private attorney.

In her testimony Wednesday, García-Brower said she is working to overhaul her office's wage claims staff by recruiting recent graduates from the University of California, filling key managerial positions and implementing new pilot initiatives in certain offices, among other measures.

García-Brower, an appointee of Gov. Gavin Newsom, is the former director of a group that helped the state investigate wage theft in the janitorial industry before she became labor commissioner and is considered an ally of the unions and worker advocates who opposed the audit.

The labor and worker groups advocated instead for increased funding for García-Brower's office, higher penalties for employers who violate labor law and an expedited hiring process for the Department of Industrial Relations. They also argued for boosting the use of criminal charges against problem employers and expanding local officials' abilities to sue businesses on behalf of

workers to relieve pressure on the state.

Lorena Gonzalez, the former assembly member who heads the California Labor Federation, told CalMatters in an interview before the hearing that an audit would be a distraction.

"Everyone knows there's a problem, including the labor commissioner," Gonzalez Fletcher said. "I don't think an audit is going to tell us anything we don't know already."

But at the hearing García-Brower conceded that the issues in her office went beyond a staffing shortage.

Assemblymember Jim Wood, a Democrat from Ukiah, and a member of the legislative audit committee, said his office had considered proposing an audit of the Labor Commissioner's wage claim issues.

He told García-Brower that his office struggled to get data on wage claims from her office, and that some of his constituents had faced people who worked for her who "are not always terribly friendly and very dismissive sometimes." That prompted García-Brower to agree.

"I sat across six different labor commissioners, and most of them were dismissive," García-Brower said, referring to her time as a labor activist. "So this is a deep, systemic problem within the culture of this agency, which is why we're digging down deep to ensure that people understand we are a public facing agency. We were created to serve the public."

Senator John Laird, a Democrat from Salinas who sits on the committee, said García-Brower's acknowledgement that the office's problems went beyond staffing issues swayed him in favor of the audit.

FRIDAY Mar. 31, 2023

Today in History:

Today is the 90th day of 2023. There are 275 days left in the year.

By the Associated Press

Today's Highlight in History:

On March 31, 1968, at the conclusion of a nationally broadcast address on Vietnam, President Lyndon B. Johnson stunned listeners by declaring, “I shall not seek, and I will not accept, the nomination of my party for another term as your President.”

On this date:

In 1492, King Ferdinand and Queen Isabella of Spain issued an edict expelling Jews from Spanish soil, except those willing to convert to Christianity.

In 1814, Paris was occupied by a coalition of Russian, Prussian and Austrian forces; the surrender of the French capital forced the abdication of Emperor Napoleon.

In 1917, the United States took formal possession of the Virgin Islands from Denmark.

In 1931, Notre Dame college football coach Knute Rockne (noot RAHK'-nee), 43, was killed in the crash of a TWA plane in Bazaar, Kansas.

In 1991, the Warsaw Pact military alliance came to an end.

In 1993, actor Brandon Lee, 28, was accidentally shot to death during the filming of a movie in Wilmington, North Carolina, when he was hit by a bullet fragment that had become lodged inside a prop gun.

In 1995, baseball players agreed to end their 232-day strike after a judge granted a preliminary injunction against club owners.

In 2004, four American civilian contractors were killed in Fallujah, Iraq; frenzied crowds dragged the burned, mutilated bodies and strung two of them from a bridge.



President Lyndon B. Johnson stunned the nation and world in announcing he would not seek reelection only 8 months prior to the 1968 Presidential Election.

In 2005, Terri Schiavo (SHY'-voh), 41, died at a hospice in Pinellas Park, Florida, 13 days after her feeding tube was removed in a wrenching right-to-die court fight.

In 2009, Benjamin Netanyahu took office as Israel's new prime minister after the Knesset approved his government.

In 2013, Pope Francis marked Christianity's

most joyous day at the Vatican with a passionate plea for world peace celeb his first Easter Sunday as pontiff.

In 2016, a U.N. war crimes court convicted former Bosnian Serb leader Radovan Karadzic of genocide and nine other charges for orchestrating a terror campaign that left 100,000 people dead during the 1992-95 war in Bosnia; Karadzic was sentenced

to 40 years in prison. (The sentence was later increased to life in prison.)

In 2019, rapper Nipsey Hussle was fatally shot outside the store he founded to rebuild his troubled South Los Angeles neighborhood.

In 2020, the International Olympic Committee announced the Summer Olympics in Tokyo would be postponed until 2021 due to the coronavirus.

Business

Cont. from Page 1

Not just a coffee shop, other offerings include dark chocolate mocha, affogatos, and seasonal favorites. Fruit smoothies, peanut butter chocolate protein shakes, matcha green lattes, and other non-coffee beverages. There are also multiple food options on their menu, most notably Ally's Avocado Toast, which she has personally curated.

The City of Menifee Business Spotlight is part of the Economic

Development Department's B3 (Building Better Businesses) program, which aims to showcase local businesses that go above and beyond the call of business, foster pride in Menifee's business community, and promote diversity in the city's local economy.

Nominations are encouraged to recognize businesses that contribute to the betterment of the Menifee community. Please visit the link below to apply: www.cityofmenifee.us/BusinessSpotlight.

Census

Continued from Page 2

say the current method of asking about race and separately about ethnic origin often confuses Hispanic respondents. With the revisions, the government would try to get more detailed answers on race and ethnicity by asking about country of origin.

The preliminary proposals also would create a new category for people of Middle Eastern and North African descent, also known by the acronym MENA, who are now classified as white but say they have been routinely undercounted.

AMR

Continued from Page 3

"We're continuing to compete for the same diminished pool of paramedics," Shumaker said. "We're sending as many employees to paramedic school as possible."

Jeffries said AMR "gets a pass" on many of the hurdles thrown in its path during COVID, but he worried that "AMR is not getting back to normal operations" at a satisfactory pace.

"There needs to be a sense of urgency to get you back to adequate staffing," the chairman said. "There's an impact to fire engines because a paramedic with a fire crew is doing your job. You have a mandate to provide a certain level of service,

and you haven't found a way to do that. That opens you up to criticism, and possibly down the road, there may be a wholesale change in our contract if you don't turn around."

Shumaker said AMR "fully acknowledges the impact of a BLS ambulance showing up when it's an ALS call."

"This is important to us," he said.

According to the EMD report, AMR responded to more than 220,000 emergency calls for service in 2021-22, with ambulance crews covering 7,942,849 miles in the one-year period.

"AMR has historically been a good partner," Barton said. "I believe they'll work with us to get the train back on the tracks."



Photo by Larry Valenzuela, CalMatters/CatchLight Local

State May Scale Down its New Home Loan Program Designed to Assist First-Time

By Alejandro Lazo, CalMatters

In this economy, who has enough money for a down payment on a house?

Despite a projected \$25 billion budget deficit, the state of California does. At least for now.

The California Housing Finance Agency is poised to launch a scaled-down version of its new shared equity home loan program on March 27. With the Dream for All program, the state plans to provide \$300 million worth of down payments for an estimated 2,300 first-time homebuyers.

The complicated program involves the state paying some or all of the upfront costs for buying a home — the down payment, for instance — in exchange for a share in the home's value when it is sold, refinanced or transferred.

If the home appreciates in value, those gains to the state would then be used to fund

the next borrowers — a little for the seller; a little for the next aspiring buyer.

Everybody wins — as long as prices go up.

The trouble is that home prices have been declining in the state for months, even as higher mortgage interest rates have made monthly mortgage payments more expensive.

A potential economic downturn looms as well, as the Federal Reserve weighs raising borrowing costs even further as soon as today.

And California's tech industry is taking a beating and laying off workers, contributing to a decline in personal incomes. Income taxes are the state's biggest revenue source.

Given the uncertainty, Gov. Gavin Newsom in January proposed a significantly smaller version of the 10-year, \$10 billion program originally envisioned by Senate President Pro Tem Toni Atkins, a Democrat

Gov. Newsom wants to spend \$300 million the first year, which could help about 2,300 buyers. But home prices are falling and mortgage rates are rising, complicating the launch.

from San Diego. In his January budget, Newsom proposed spending an initial \$300 million on the program, a cut from the \$500 million compromise signed last year.

Optimism and expectations

The size and scope of the Dream for All program will likely be a subject of negotiations between Newsom and the overwhelmingly Democratic Legislature this year. The governor is expected to offer a revised state spending plan and a new financial

forecast in May. Lawmakers must pass a balanced budget by June 15 in order to get paid.

The proposed cut “will not impact the Administration’s commitment or timeline for implementing the program,” Newsom’s Department of Finance said in January.

In a Feb. 13 email to CalMatters, Christopher Woods, budget director for Atkins, said her office will seek more funding for the program.

“The Governor ‘proposing’ to pull back some funds has very little to do with what will actually happen,” Woods wrote to CalMatters, in response to earlier coverage of the program. “No one should expect the program to be cut, and we should all fully expect additional funds — perhaps as much as \$1 billion — to be allocated in the 2023-24 Budget Act.”

“With interest rates rising, the program is needed more than ever ... and there are several innovative ways to fund the program,” Woods wrote.

Woods declined to answer follow-up questions for this story.

Atkins, who championed the equity sharing program last year, has said the Dream for All program is a priority. She said in a recent statement she isn’t giving up on getting more money for it.

“Our state is about to launch a program that will help change people’s lives for the better, and make the dream of homeownership a reality,” she said. “While existing funding for the California Dream for All is a great first step, we are working to allocate additional funding in the upcoming state budget — with the ultimate goal of providing \$1 billion per year — to help even more families set the foundation for building generational

wealth.”

Falling equity

The uncertainty in the economy and housing market has been a subject of discussion at CalHFA for months, as officials and political appointees seek to launch a program meant to take advantage of rising home prices at the very moment home equity is falling.

State officials said buyers positioned to hold onto a property for the long-term are those best suited for the program when home prices are falling.

In a presentation to its board of directors in January, CalHFA officials also said the agency is planning for a program with a potentially “very short life cycle.”

“Having lived the dream of buying a house in Los Angeles in 1989, when the market peaked, and then selling it at a loss almost a decade later, I can appreciate that the market doesn’t always go up,” Jim Cervantes, CalHFA’s chair, said during that Jan. 19 meeting.

“Disclosures, whatever we can do to mitigate — or rather, have prospective buyers understand what they’re getting into — would be extremely valuable, because no one’s a good market timer.”

California home prices, already rising for years, saw big gains during the pandemic, as mortgage interest rates hit historic lows and families sought more space for their remote work set-ups to practice social distancing.

The median price of a previously-owned, single-family home in California, as tracked by the California Association of Realtors, increased 47% from March 2020 to May 2022, when it peaked at \$900,170.

See Home Buyers Page 7

1st Time Home Buyers

Home Buyers

Continued from Page 6

That same month the Federal Reserve, in order to tackle inflation, began its most aggressive interest rate hikes in years driving up mortgage costs for consumers.

Since May 2022, the state's median home price has fallen 16.5% to hit \$751,330 in January.

Market change

Despite the decline in home prices, monthly mortgage costs continue to make the state's housing market more unaffordable than at nearly any point in the last 15 years, particularly for lower- and middle-class families. Only 17% of families in California could afford a median-priced single family home at the end of last year, according to the Realtors group.

Given the rapid market changes, Tiena Johnson Hall, CalHFA's executive director, called the governor's reductions in Dream for All funding prudent at CalHFA's January meeting. "There's still a lot of room for (home) values to continue to decrease, and that is what we expect to see," she said.

In February, the state's non-partisan legislative analyst projected a revised \$25 billion deficit in next year's state budget. Since then, job growth nationally and

in California has remained strong, except for layoffs in the tech sector.

The full details of the Dream for All program — for instance, which lenders will offer the shared equity loans to borrowers — are not yet available from CalHFA.

And loans will not be immediately available to consumers when the program launches this month. Lenders will need a month to six weeks to roll out the loans and begin marketing them to consumers, said Ellen Martin, a CalHFA official tasked with designing the program.

"We do know that there's a lot of excitement out there," Martin told CalMatters in a recent interview.

How it will work

Some details have been revealed in CalHFA board meetings, public hearings and a report to the state Legislature. Here are some of the program's key components.

The loans will not be available for all Californians. Only those who earn 150% or less of the median income of others in their county qualify. Those income limits vary by county, with \$300,000 being the cut-off in pricey Santa Clara and San Francisco counties, but \$159,000 for many inland counties such as Fresno and Merced.

The loans will cover as much

as 20% of a home purchase. Whenever a home is sold, transferred or refinanced, a borrower will owe the state the original amount the state invested, plus a percentage of the home's increase in value. If the original loan was 20 percent of a home's value, the seller would owe the state the original loan plus 20 percent of its increased value, though that amount would be capped at 250% of the original loan amount.

A social equity feature of the program will be included for those who earn as much as 80% of the area median income. They will get to keep more of their equity when they sell, refinance or transfer their properties than others with higher incomes. Also about 10% of the initial state funds, or \$30 million, will be reserved for those lower-income borrowers.

The loans can be used to fund down payments and closing costs, including interest rate buydowns.

Given the complexity of the program, borrowers will be required to complete a homebuyer education course.

Advocates' concerns

The complexity of the program has some consumer advocates worried.

Lisa Sitkin, a senior staff attorney with the National Housing Law Project, said

it would be wise for the agency to ensure borrowers receive periodic notices about the loan's atypical details.

"As time goes by, people tend to forget and treat it as a normal loan, and I think it is useful for people planning to be reminded," said Sitkin, a member of a working group advising CalHFA on the program.

A proposal to sell the loans as mortgage-backed securities also has her worried. California officials are exploring the idea of pooling the shared equity loans into securities and selling them to investors, to help provide additional money for other borrowers.

Many Wall Street financial institutions bundled often poor-quality mortgage loans into securities during real estate's boom years and sold them to major investors. But during the years of downturn, getting help to homeowners was complicated by the difficulties identifying who exactly owned these loans.

"If they are sold into private, securitized trusts there is a lack of transparency about who owns your debt, and a lack of information about options if there are problems," Sitkins said. "I really want to be sure that there are guardrails and protections for the borrowers."

Consumers are cautious

-- will now receive 75% of their requested allotment from the State Water Project. That's a dramatic from December, when agencies were told to expect only 5% of their requests.

The anticipated allotments increased to 30% in January, then to 35% in February.

Newsom's lifting of emergency drought measures also meant an end to the voluntary 15% water-use-reduc-

As CalHFA officials were designing the program last year, they held several listening sessions online, taking comments from the public. Jake Lawrence, a 41-year-old cannabis entrepreneur in Willits who also runs a nonprofit, said he liked what he heard.

"I'm very interested. The problem we face is that there's such a flux in what's going on," Lawrence said. "We're in the middle of a housing market bust, so we're gonna watch prices tumble for a minute."

What's more, one of the county's biggest industries, the marijuana trade, has been hit hard by declines in cannabis prices. "It's beyond suffering," Lawrence said.

Lawrence also wondered how the state will calculate equity if he makes improvements to a home.

Despite his questions, he is considering the idea.

"It doesn't hurt my feelings to share equity with someone who invests in me," he said of the state. "And anybody that understands any kind of financial literacy should understand an investor should be able to have their expected ROI (return on investment). For me, I have zero issue with the idea."

Reservoir

Continued from Page 1

wholesaler relies heavily on its reserves in Diamond Valley Lake, and that "without this 810,000 acre-foot reservoir, the impact of the dry cycle on the region would have been far worse."

The lake was built in the late 1990s, and is the largest in Southern California. It's owned and operated by

Metropolitan.

Monday's announcement by Metropolitan came after Newsom, on Friday, said the state would ease emergency drought restrictions, and that agencies across California would be receiving dramatically higher State Water Project deliveries than originally anticipated.

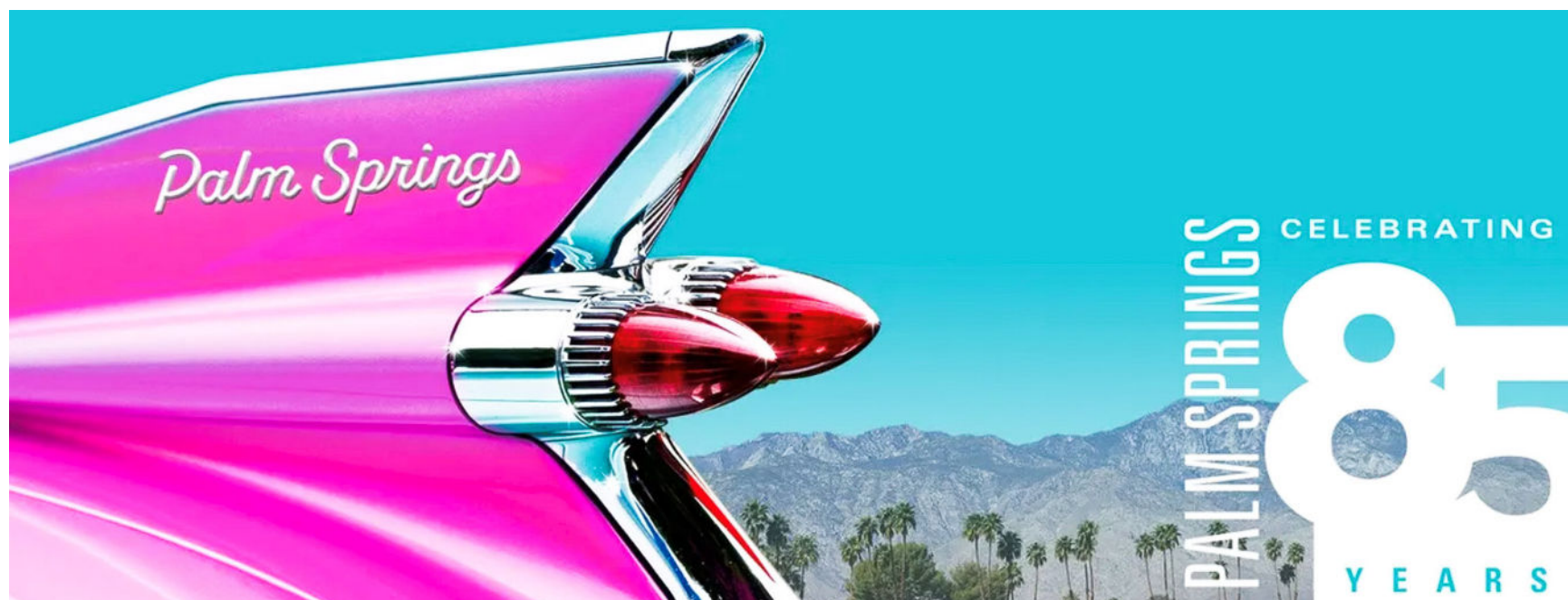
"The weather whiplash we've experienced in the past few months makes it

crystal clear that Californians and our water system have to adapt to increasingly extreme swings between drought and flood," Newsom said. "As we welcome this relief from the drought, we must remain focused on continuing our all-of-the-above approach to future-proofing California's water supply."

Newsom's announcement means that water agencies -- including Metropolitan

tion target that was implemented last year, although residents were still urged to continue conserving any way they can.

In addition, his action ended the requirement that local water agencies implement "level two" of their drought contingency plans. A state of emergency issued for all 58 counties in the state to facilitate drought response and recovery efforts will remain in place.



Celebrity Grand Marshal for Palm Springs Classic Car Parade, Nancy Sinatra

PALM SPRINGS (CNS) - Nancy Sinatra, the daughter of Frank Sinatra, will be the celebrity grand marshal for the Palm Springs 85th Anniversary Classic Car Parade next week, city officials announced today.

The free "Cruising Through the Years" parade will get in gear at 11:30 a.m. April 8 along Amado Road from the Palm Springs Convention Center to the Downtown Park, according to Palm Springs communications director Amy Blaisdell. A limited number of free bleacher seats will be set up near the Jackie Lee Houston Plaza.

"We are absolutely thrilled to have the fabulous Nancy Sinatra and so many other local celebrities, community leaders, and pioneers join us for what is sure to be an epic parade and incredible day celebrating 85 years of the magic that makes Palm Springs like no place else," Mayor Grace Garner said in a statement.

She will be joined by notable local celebrities, community

leaders and city pioneers including football legend Fred "The Hammer" Williamson, supermodel Beverly Johnson, philanthropist Harold Matzner, Palm Springs International Film Festival chairman Charlie Pasarell, tennis legend Rosie Casals and many others, Blaisdell said.

Participants will ride in 85
See Parade Page 9

Sheriff's Estate Auction to Feature Cars, Phones, TVs, Jewelry

PERRIS (CNS) - An auction of automobiles, appliances, jewelry, foreign currency and phones from estates placed under the management of the Riverside County Sheriff's Department will be held April 5.

Hesperia-based Bid Fast & Last is coordinating with the sheriff's Office of the Public Administrator to conduct the live internet-based auction.

Interested bidders will be

permitted to view items to be auctioned at the sheriff's Perris warehouse where they're stored, officials said.

A preview of available items will begin at 7:30 a.m. April 5 at 800 S. Redlands Ave., followed by the auction at 9 a.m. Appointments must be made in advance by calling 844-824-3669.

Available items include sedans, pickup trucks, vans, foreign and U.S. currency, musical instruments,

stamps, flat-screen televisions, gold and diamond rings, high-end pocket and wrist watches, cabinets, lamps, printers and sound systems.

Bidding will be open at www.bidfastandlast.com, using the page "Riverside Public Administrator Auction."

The Office of the Public Administrator assumes control of some estates within the county's jurisdiction when there are no heirs.



1979 MG is included in
the auction

Legendary Memorial Day Motorcycle Ride to Return After Four-Year Pause

RIVERSIDE (CNS) - After a four-year suspension that began with the coronavirus public health lockdowns, a celebrated motorcycle ride through Riverside and surrounding locations that's intended to honor members of the U.S. Armed Services will return this Memorial Day.

"West Coast Thunder" is slated for May 29 -- the first ride since Memorial Day 2019.

Riverside Harley-Davidson hosts the events, which began in 2000 when the dealership belonged to Skip Fordyce and operated under that banner.

In the past, the rides have attracted upwards of 7,500 motorcycle enthusiasts, joined by area political figures.

The 2020 ride was nixed due

to Riverside County's and the state's COVID-driven prohibitions on mass public gatherings, and ongoing concerns about exposure risks led to cancellations in 2021 and 2022.

However, organizers said the ride will resume for the upcoming Memorial Day ceremonies, though specific details regarding the route and where the motorcyclists will end their journey after leaving Riverside Harley-Davidson on Indiana Avenue have not been finalized.

The rides often draw thousands of people, mainly along streets running between Riverside and Moreno Valley, to watch as the participants head over to Riverside National Cemetery before turning south. In the past, riders have rendezvoused for a finale barbecue and

musical celebration at the Soboba Casino or Perris Fairgrounds.

On Wednesday, it was announced that Journey cover band DSB will headline.

A large share of proceeds raised from the rides and musical shows are donated to the Riverside National Cemetery Support Committee, which relies on contributions to build monuments and make other improvements at the hallowed grounds, where nearly 300,000 U.S. military veterans, police officers, firefighters and others are interred.

More than \$1 million has been generated over the past two decades, and even when the rides weren't held, the West Coast Thunder Foundation continued with donation drives to support



Courtesy West Coast Thunder

the cemetery, with \$25,000 going to the American Indian Veterans Memorial in 2021.

More information about the rides is available at <https://www.westcoastthunder.com/>.

Crash

Continued from Page 3

al Transportation Safety Board will investigate," he

said. "The NTSB will lead the investigation."

There was no immediate word on the type of opera-

tion for which the ill-fated helicopter was being used, from where it departed or where it was going at the time of the crash.

Fire officials said a sheriff's STAR-9 helicopter crew, based at Hemet-Ryan, was the first to reach the location and requested fire depart-

ment assistance. Firefighters and patrol deputies hiked to the location, at which point the two fatalities were confirmed.

Homeless

Continued from Page 4

of CSAC. "While the state and federal government provides some funding for separate efforts, everything created from that funding has been a patchwork of programs and responses that often don't work together."

Washington said that the

statewide homeless crisis cries out for a "unified" approach with counties at the forefront of reorienting "disparate efforts" to create "a robust system of response and support."

CSAC's focus is geared to advocating for legislation and policies based on "pillars" that promote accountability, affordable housing, economic opportunities,

mitigation of the causes of homelessness, outreach and transparency in data.

An "outreach workforce" would be part of the approach, according to county officials.

Despite tens of millions of dollars allocated to homeless programs in recent years, California continues to have the largest homeless

population in the country, accounting for almost 200,000 of those who experienced homelessness in 2022, according to figures released by the U.S. Department of Housing & Urban Development in December.

Fully one-third of the nation's homeless are in California, where six of the top 10 cities with the greatest number of dispossessed

people are located, HUD's Annual Homelessness Assessment Report said.

Riverside County's 2022 homeless census confirmed 3,316 people were chronically unsheltered, a 15% increase from two years earlier. Results from the 2023 point-in-time survey are slated to be released in less than two months.

Parade

Continued from Page 8

classic cars dating back to 1938, when the city was incorporated.

The parade will be followed

by various festivities, including an opening ceremony at 12:30 p.m., a car show and DJ set at 1 p.m., a canine celebrity costume contest at 6 p.m. and an Elton John Tribute Concert

at 7 p.m. to end the night, according to Blaisdell.

"Our 85th Anniversary Classic Car Parade & Show is sure to go down in the history books," organizer and founder of Palm Springs

Exotic Car Auctions Keith McCormick said in a statement. "No other city that I know of has ever had 85 cars representing 85 years all in one place."

He added that the Guinness

Book of World Records will be on hand to document the event.

More information about the day of festivities can be found at palmssprings85.com.

“John Wick: Chapter 4”

By Bob Garver

There’s something about a fourth movie in a series that tends to be dangerous for a franchise’s legacy. “Batman and Robin” led to the Caped Crusader being taken off the big screen for eight years. “Terminator: Salvation” is better remembered for its miserable production than anything in the finished film. “Indiana Jones and the Kingdom of the Crystal Skull” was widely seen as a severe disservice to the iconic character. Even the Oscar-winning “Toy Story 4” was criticized for not leaving a perfectly good trilogy alone. Yes, “Mad Max: Fury Road” was a rousing success, though fans seemed to care very little about the “continuation” aspects of the movie. “John Wick: Chapter 4” didn’t have a 30-year gap to make sure things were just right. It only had, fittingly, four years, and they were affected by the pandemic. What I’m saying is that it’s no surprise that the new movie is the worst of the series. Now that’s only a relative

“worst,” I still recommend the movie overall. But I can’t help but see this movie as a misstep in a franchise that hadn’t made many mistakes up to this point.

The film sees the revered title assassin (Keanu Reeves) at war with the mysterious overlords known as the High Table. He killed an off-limits enemy way back in Chapter 2, and the High Table wants him killed as a consequence, but he’s not having it, and tensions and body counts have only escalated since. A high-ranking Table member known as the Marquis de Gramont (Bill Skarsgård) is tasked with handling the situation, and he starts by handing down consequences to Wick’s allies Winston (Ian McShane) and Charon (the late Lance Reddick). I would have been unhappy with Charon’s fate even if Reddick hadn’t recently died, and now it frankly seems downright disrespectful.

Wick knows that the High Table will kill anyone

that helps him, so naturally he goes to Osaka and endangers old friend Koji (Hiroyuki Sanada). A shootout ensues, in which Wick finds out that another old friend, a blind assassin named Caine (Donnie Yen) is working for the High Table, but only because they’ll kill his daughter if he doesn’t. He also meets an anonymous “tracker” (Shamier Anderson) who is so greedy that he’s willing to help keep Wick alive until the Marquis raises the bounty on his head to a more lucrative amount, then he’ll kill him.

The Marquis is right to be nervous. High Table rules state that Wick can win his freedom if he can kill the Marquis in a one-on-one duel. There’s a whole side-trip where Wick has to be accepted into a family of assassins and get revenge on sleazy crime boss Killa Harkan (Scott Adkins) in order to qualify, but the duel in Paris is destined to happen. There’s just the matter of Wick needing to live until the appointed dueling time of sunrise.

To make it, he’ll have to survive a citywide shootout against anyone that wants to collect the bounty. Cue a seemingly hour-long sequence of Wick in shootouts in the middle of traffic at the Arc de Triomphe, at an abandoned building with wondrous overhead camerawork, and on a steep staircase outside Sacré-Cœur. And all John has is a bulletproof suit and a gun provided by his friend The Bowery King (Laurence Fishburne) that also serves as a flamethrower.

The third act saves “John Wick: Chapter 4” by the skin of its teeth. Until then, the film is plagued by baffling character decisions, insufficient exposition (like, why does the

High Table use extortion on Caine when they’re otherwise happy to pay people for their services?), and poor pacing. But once those gun-kata action scenes start up, I just can’t stay mad at this movie. If this marks the end of the “John Wick” series, then I can say the franchise never had a “bad” installment. I just have to put a nervous emphasis on “bad” so as not to give “Chapter 4” undue praise.

Grade: B-

“John Wick: Chapter 4” is rated R for pervasive strong violence and some language. Its running time is 169 minutes.

Contact Bob Garver at rgr251@nyu.edu.

‘John Wick: Chapter 4’ Opens Strong With \$73.5 Million

LOS ANGELES (CNS) - “John Wick: Chapter 4” opened with a strong kick at the box office, grossing \$73.5 million this weekend to lead all films in North America, according to industry estimates released today.

The four films in the action series starring Keanu Reeves have earned successively larger grosses

since the original opened to about \$14 million in 2014. The latest entry was far ahead of “Shazam! Fury of the Gods,” which took in \$9.7 million Friday through Sunday, one week after opening in first place, Comscore reported.

“Scream VI” was third with \$8.4 million in its third week of release.

“Creed III” was fourth with \$8.36 million in its fourth weekend in theaters in the United States and Canada, followed by “65,” which grossed \$3.2 million in its third weekend.

Rounding out the top 10 domestic releases, as estimated by Comscore, were “Ant-Man and the Wasp: Quantumania”



(\$2.4 million), “Cocaine Bear” (\$2.09 million), “Jesus Revolution” (\$2 million), “Champions” (\$1.5 million) and “Avatar: The Way of Water” (\$1.4 million).

This weekend’s overall three-day box office haul was estimated at \$117.4 million. The year-to-date total is \$1.674 billion -- an increase of 28% over the figure at this time last year, according to Comscore.

100 Mile Club

Continued from Page 16

fella named John Wooden, who happened to be one of the most inspirational and successful coaches in, well the history of coaching.

Of note, was the Wizard of Westwood’s famed “Pyramid of Success.” For the non-sports-minded, Wizard Wooden won 10

NCAA Basketball Championships in 12 years at UCLA. Only one team has won as many as 2-straight in the 48 years since.

Lubin designed her own pyramid with challenging but attainable benchmarks, of walking 25, 50, 75 miles during the school year. The ultimate goal was walking a century, 100 miles. Even more. Each milestone came with a reward. All

who stepped-up to participate was recognized for the achievement. The gold medal was bestowed upon all who rang up 100-miles on their meter.

In the 3-decades since, this single-classroom, local program has spread nationwide <https://100mileclub.com/welcome/> inspiring countless participants to reach their personal goals, walking away with a sense

of pride and achievement.

Anxious to celebrate its 30th year with a walk at the Auburndale Intermediate School in Corona this past Saturday, there was another obstacle to hurdle. Record rains from the seemingly never-ending “Atmospheric Rivers” this winter, that have replenished a parched California.

Hurdle? No problem!

Nothing that 2-thousand pounds of trucked-in dirt couldn’t handle.

And as Kara Lubin exulted in the day’s sunny skies, walkers, skippers, joggers, and runners from 3 to 83 circled the Auburndale track, celebrating an idea that has become a national phenomenon.

Happy 30th Birthday and here’s to 100 more.

Public Notices

File No.: R-202303076
FICTITIOUS BUSINESS NAME
STATEMENT
THE FOLLOWING PERSON(S) IS (ARE)
DOING BUSINESS AS:
1. AIR DUCT CLEANING MASTERS
14150 CALLE VISTA DR, RIVERSIDE, CA
92508
RIVERSIDE COUNTY
Full Name of Registrant:
1. DAVID HENRY SANCHEZ 14150 CALLE
VISTA RIVERSIDE , CA 92508
This Business is conducted by: INDIVIDUAL.
The registrant commenced to transact
business under the fictitious business name
or names listed above on: N/A.
I declare that all information in this statement
is true and correct. (A registrant who
declares information as true any material
matter pursuant to Section 17913 of
Business and Professions Code that the
registrant knows to be false is guilty of a
misdemeanor punishable by a fine not to
exceed one thousand dollars (\$1,000).)
/S/DAVID HENRY SANCHEZ
NOTICE - In accordance with subdivision
(a) of Section 17920, a fictitious name
statement generally expires at the end of
five years from the date on which it was
filed in the office of the county clerk, except,
as provided in subdivision section 17920,
where it expires 40 days after any change in
the facts set forth in the statement pursuant
to section 17913 other than a change in
residence address or registered owner. A
new fictitious business name statement must
be filed before the expiration. 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).
THIS STATEMENT WAS FILED WITH
THE COUNTY CLERK OF RIVERSIDE ON
3/1/2023.
PETER ALDANA

Schld:8638 Adld:3023 Custld:11

NOTICE OF TRUSTEE’S SALE TS No.
CA-22-948675-CL Order No.: FIN-22011039
YOU ARE IN DEFAULT UNDER A DEED
OF TRUST DATED 7/16/2019. UNLESS
YOU TAKE ACTION TO PROTECT
YOUR PROPERTY, IT MAY BE SOLD
AT A PUBLIC SALE. IF YOU NEED AN
EXPLANATION OF THE NATURE OF
THE PROCEEDING AGAINST YOU, YOU
SHOULD CONTACT A LAWYER. A public
auction sale to the highest bidder for cash,
cashier’s check drawn on a state or national
bank, check drawn by state or federal credit
union, or a check drawn by a state or federal
savings and loan association, or savings
association, or savings bank specified in
Section 5102 to the Financial Code and
authorized to do business in this state, will
be held by duly appointed trustee. The
sale will be made, but without covenant or
warranty, expressed or implied, regarding
title, possession, or encumbrances, to pay
the remaining principal sum of the note(s)
secured by the Deed of Trust, with interest
and late charges thereon, as provided in
the note(s), advances, under the terms of
the Deed of Trust, interest thereon, fees,
charges and expenses of the Trustee
for the total amount (at the time of the
initial publication of the Notice of Sale)
reasonably estimated to be set forth below.
The amount may be greater on the day
of sale. BENEFICIARY MAY ELECT TO
BID LESS THAN THE TOTAL AMOUNT
DUE. Trustor(s): Shewanna L Mason, a
single woman Recorded: 7/18/2019 as

Instrument No. 2019-0268236 of Official
Records in the office of the Recorder of
RIVERSIDE County, California; Date of
Sale: 4/19/2023 at 9:00 AM Place of Sale:
2410 Wardlow Road #111, Corona, CA
92880, in the Auction.com Room Amount
of unpaid balance and other charges:
\$449,006.64 The purported property address
is: 1189 VISCANO COURT, PERRIS, CA
92571 Assessor’s Parcel No.: 320-530-028
NOTICE TO POTENTIAL BIDDERS: If you
are considering bidding on this property lien,
you should understand that there are risks
involved in bidding at a trustee auction. You
will be bidding on a lien, not on the property
itself. Placing the highest bid at a trustee
auction does not automatically entitle you
to free and clear ownership of the property.
You should also be aware that the lien being
auctioned off may be a junior lien. If you are
the highest bidder at the auction, you are or
may be responsible for paying off all liens
senior to the lien being auctioned off, before
you can receive clear title to the property.
You are encouraged to investigate the
existence, priority, and size of outstanding
liens that may exist on this property by
contacting the county recorder’s office or a
title insurance company, either of which may
charge you a fee for this information. If you
consult either of these resources, you should
be aware that the same lender may hold
more than one mortgage or deed of trust
on the property. NOTICE TO PROPERTY
OWNER: The sale date shown on this
notice of sale may be postponed one or
more times by the mortgagee, beneficiary,
trustee, or a court, pursuant to Section
2924g of the California Civil Code. The law
requires that information about trustee sale
postponements be made available to you
and to the public, as a courtesy to those
not present at the sale. If you wish to learn
whether your sale date has been postponed,
and, if applicable, the rescheduled time and
date for the sale of this property, you may
call 800-280-2832 for information regarding
the trustee’s sale or visit this internet website
<http://www.qualityloan.com>, using the file
number assigned to this foreclosure by the
Trustee: CA-22-948675-CL. Information
about postponements that are very short in
duration or that occur close in time to the
scheduled sale may not immediately be
reflected in the telephone information or on
the internet 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
800-280-2832, or visit this internet website
<http://www.qualityloan.com>, using the file
number assigned to this foreclosure by the
Trustee: CA-22-948675-CL 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. 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: 800-280-2832 Or Login to: <http://www.qualityloan.com> Reinstatement Line:
(866) 645-7711 Ext 5318 QUALITY LOAN
SERVICE CORPORATION . TS No.: CA-
22-948675-CL IDSPub #0184502 3/17/2023
3/24/2023 3/31/2023

Schld:8656 Adld:3033 Custld:5

APN: 337-384-021 TS: 110813-CA NOTICE
OF DEFAULT AND FORECLOSURE
SALE WHEREAS, on 1/2/2004, a certain
Mortgage Deed of Trust was executed by
CASPER W. MILLER AND MILDRED L.
MILLER TRUSTEES OF THE MILLER
FAMILY TRUST DATED NOVEMBER 7,
1991, AND CASPER W. MILLER AND
MILDRED L. MILLER as trustor in favor
of WELLS FARGO HOME MORTGAGE,
INC., A CALIFORNIA CORPORATION as
beneficiary, and was recorded on 1/9/2004,
as Instrument No. 2004-0014306, in the
Office of the Recorder of Riverside County,
California; and WHEREAS, the Mortgage
Deed of Trust was insured by the United
States Secretary of Housing and Urban
Development (the Secretary) pursuant to
the National Housing Act for the purpose
of providing single family house; and
WHEREAS, the beneficial interest in the
Mortgage Deed of Trust is now owned by
the Secretary, pursuant to an assignment
dated 6/26/2012, recorded on 7/25/2012,
as instrument number 2012-0347148, in
the office of Riverside County, California;
and WHEREAS, a default has been made
in the covenants and conditions of the
Mortgage Deed of Trust in that the payment
due upon the death of the borrower(s) was
not made and remains wholly unpaid as of
the date of this notice, and no payment has
been made sufficient to restore the loan to
currency; and WHEREAS, the entire amount
delinquent as of 3/7/2023 is \$276,552.58;
and WHEREAS, by virtue of this default, the
Secretary has declared the entire amount of
the indebtedness secured by the Mortgage
Deed of Trust to be immediately due and
payable; NOW THEREFORE, pursuant to
powers vested in me by the Single Family
Mortgage Foreclosure Act of 1994, 12 U.S.C.

3751 et seq., by 24 CFR part 27, subpart B,
and by the Secretary’s designation of me
as Foreclosure Commissioner, recorded
2/22/2018, as Instrument No. 2018-0065722,
notice is hereby given that on 4/19/2023 at
9:00 AM local time, all real and personal
property at or used in connection with the
following described premises (“Property”) will
be sold at public auction to the highest
bidder: Legal Description: LOT 346 OF
TRACT NO. 2364 AS SHOWN BY MAP
ON FILE IN BOOK 43 PAGES 57 TO 65
INCLUSIVE OF MAPS, RECORDS OF
RIVERSIDE COUNTY, CALIFORNIA.
MORE ACCURATELY DESCRIBED AS
LOT 346 OF TRACT NO. 2364 AS SHOWN
BY MAP ON FILE IN BOOK 43 PAGES 57
TO 65 INCLUSIVE OF MAPS, RECORDS
OF RIVERSIDE COUNTY, CALIFORNIA.
EXCEPTING FROM ALL OF SAID LAND
DESCRIBE ABOVE ANY OIL, GAS,
MINERALS AND OTHER HYDROCARBON
SUBSTANCES PREVIOUSLY RESERVED
OF RECORD. Commonly known as: 28870
CROSBY DRIVE, SUN CITY, CA 92586 The
sale will be held at: AT THE FRONT STEPS
TO THE ENTRANCE OF THE FORMER
CORONA POLICE DEPARTMENT, 849
W. SIXTH STREET, CORONA, CA 92882
Per the Secretary of Housing and Urban
Development, the estimated opening bid will
be \$282,237.16. There will be no proration
of taxes, rents or other income or liabilities,
except that the purchaser will pay, at or
before closing, his pro rata share of any
real estate taxes that have been paid by
the Secretary to the date of the foreclosure
sale. When making their bids, the winning
bidders with the exception of the Secretary
must submit a deposit totaling ten percent
(10%) of the Secretary’s estimated bid
amount in the form of a certified check
or cashier’s check made payable to the
undersigned Foreclosure Commissioner.
Ten percent of the estimated bid amount for
this sale is \$28,223.72. A deposit need not
accompany each oral bid. If the successful
bid is oral, a deposit of \$28,223.72 must be
presented before the bidding is closed. The
deposit is nonrefundable. The remainder of
the purchase price must be delivered within
30 days of the sale or at such other time
as the Secretary may determine for good
cause shown, time being of the essence.
This amount, like the bid deposits, must
be delivered in the form of a certified or
cashier’s check. If the Secretary is the
highest bidder, he need not pay the bid
amount in cash. The successful bidder
will pay all conveying fees, all real estate
and other taxes that are due on or after
the delivery date of the remainder of the
payment and all other costs associated
with the transfer of title. At the conclusion
of the sale, the deposits of the unsuccessful
bidders will be returned to them. The
Secretary may grant an extension of time
within which to deliver the remainder of
the payment. All extensions will be for 15
day increments for a fee of: \$500.00, paid
in advance. The extension fee shall be in
the form of a certified or cashiers check
made payable to the Secretary of HUD.
If the high bidder closes the sale prior to
the expiration of any extension period, the
unused portion of the extension fee shall be
applied toward the amount due. If the high
bidder is unable to close the sale within the
required period, or within any extensions
of time granted by the Secretary, the high
bidder may be required to forfeit the cash
deposit or, at the election of the Foreclosure
Commissioner after consultation with the
HUD representative, will be liable to HUD
for any costs incurred as a result of such
failure. The Commissioner may, at the
direction of the HUD representative, offer
the property to the second highest bidder
for an amount equal to the highest price

offered by that bidder. There is no right of
redemption, or right of possession based
upon a right of redemption, in the mortgagor
or others subsequent to a foreclosure
completed pursuant to the Act. Therefore,
the Foreclosure Commissioner will issue a
Deed to the purchaser(s) upon receipt of the
entire purchase price in accordance with the
terms of the sale as provided herein. HUD
does not guarantee that the property will be
vacant. The scheduled foreclosure sale shall
be cancelled or adjourned if it is established,
by documented written application of the
mortgagor to the Foreclosure Commissioner
not less than 3 days before the date of sale,
or otherwise, that the default or defaults
upon which the foreclosure is based did not
exist at the time of service of this notice of
default and foreclosure sale, or all amounts
due under the mortgage agreement are
tendered to the Foreclosure Commissioner,
in the form of a certified or cashier’s check
payable to the Secretary of HUD, before
public auction of the property is completed.
The amount that must be paid if the
Mortgage Deed of Trust is to be reinstated
prior to the scheduled sale is based on the
nature of the breach, this loan is not subject
to reinstatement. A total payoff is required
to cancel the foreclosure sale or the breach
must be otherwise cured. A description
of the default is as follows: FAILURE TO
PAY THE PRINCIPAL BALANCE AND
ANY OUTSTANDING FEES, COSTS, AND
INTEREST WHICH BECAME ALL DUE AND
PAYABLE BASED UPON THE DEATH OF
ALL MORTGAGORS. Tender of payment
by certified or cashier’s check or application
for cancellation of the foreclosure sale
shall be submitted to the address of the
Foreclosure Commissioner provided below.
Date: March 7, 2023 CLEAR RECON
CORP Foreclosure Commissioner By:
Hamsa Uchi Title: Foreclosure Supervisor
8880 Rio San Diego Drive, Suite 725 San
Diego, California 92108 Phone: (858) 750-
7777 Fax No: (858) 412-2705

Schld:8658 Adld:3034 Custld:4

File No.: R-202301419
FICTITIOUS BUSINESS NAME
STATEMENT
THE FOLLOWING PERSON(S) IS (ARE)
DOING BUSINESS AS:
1. YARD FRESH
31081 EMPEROR DRIVE, CANYON LAKE,
CA 92587
RIVERSIDE COUNTY
Full Name of Registrant:
1. YARD FRESH INCORPORATED 31081
EMPEROR DRIVE CANYON LAKE, CA
92587
This Business is conducted by:
CORPORATION.
The registrant commenced to transact
business under the fictitious business name
or names listed above on: 05/10/2021.
I declare that all information in this statement
is true and correct. (A registrant who
declares information as true any material
matter pursuant to Section 17913 of
Business and Professions Code that the
registrant knows to be false is guilty of a
misdemeanor punishable by a fine not to
exceed one thousand dollars (\$1,000).)
/S/TROY LYONS
NOTICE - In accordance with subdivision
(a) of Section 17920, a fictitious name
statement generally expires at the end of
five years from the date on which it was
filed in the office of the county clerk, except,
as provided in subdivision section 17920,
where it expires 40 days after any change in
the facts set forth in the statement pursuant
to section 17913 other than a change in
residence address or registered owner. A
new fictitious business name statement must

be filed before the expiration. 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). THIS STATEMENT WAS FILED WITH THE COUNTY CLERK OF RIVERSIDE ON 1/31/2023. PETER ALDANA

Schld:8663 Adld:3035 Custld:11

T.S. No. 102825-CA APN: 286-130-039 NOTICE OF TRUSTEE'S SALE
IMPORTANT NOTICE TO PROPERTY OWNER: YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 11/18/2017. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER
On 5/3/2023 at 9:00 AM, CLEAR RECON CORP, as duly appointed trustee under and pursuant to Deed of Trust recorded 11/27/2017 as Instrument No. 2017-0494926 of Official Records in the office of the County Recorder of Riverside County, State of CALIFORNIA executed by: MEHDI M MOTAZEDIAN, A WIDOWER WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH, CASHIER'S CHECK 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 ASSOCIATION, SAVINGS ASSOCIATION, OR SAVINGS BANK SPECIFIED IN SECTION 5102 OF THE FINANCIAL CODE AND AUTHORIZED TO DO BUSINESS IN THIS STATE; AUCTION.COM ROOM, 2410 WARDLOW ROAD #111, CORONA, CA 92880 all right, title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County and State described as: MORE FULLY DESCRIBED ON SAID DEED OF TRUST The street address and other common designation, if any, of the real property described above is purported to be: 15737 WENDEL PARK DR, PERRIS, CA 92570 The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be held, but without covenant or warranty, express or implied, regarding title, possession, condition, or encumbrances, including fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust, to pay the remaining principal sums of the note(s) secured by said Deed of Trust. The total amount of the unpaid balance of the obligation secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is: \$521,861.14 If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale, and a written Notice of Default and Election to Sell. The undersigned or its predecessor caused said Notice of Default and Election to Sell to be recorded in the county where the real property is located. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed,

and, if applicable, the rescheduled time and date for the sale of this property, you may call (800) 280-2832 or visit this Internet Web site WWW.AUCTION.COM, using the file number assigned to this case 102825-CA. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. NOTICE TO TENANT: Effective January 1, 2021, 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 (855) 331-3319, or visit this internet website www.clearconcorp.com, using the file number assigned to this case 102825-CA 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. FOR SALES INFORMATION: (800) 280-2832 CLEAR RECON CORP 8880 Rio San Diego Drive, Suite 725 San Diego, California 92108

Schld:8675 Adld:3039 Custld:4

Order To Show Cause For Change of Name Case No. CV5W2301600
To All Interested Persons: RICHARD JAMES ERATH
filed a petition with this court for a decree changing names as follows:
1 PRESENT NAME: RICHARD JAMES ERATH
PROPOSED NAME: RICHARD JAMES BOND
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
Date: 4/20/2023 Time: 8:00 AM Dept. S101.
The address of the court is Superior Court of Riverside, 30755-D Auld Road, Murrieta, CA 92563. 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: The Perris Progress
County of Riverside
Date: 03/02/2023
W. SAMUEL HAMRICK, JR.
Riverside Superior Court

Schld:8683 Adld:3042 Custld:136

STATEMENT OF
ABANDONMENT OF USE OF
FICTITIOUS
BUSINESS NAME
R-202113751
The following person(s) has (have)
abandoned the use of the Fictitious Business Name:
SCATES ENTERPRISES, 390 CALDERA ST, PERRIS, CA 92570 COUNTY: Riverside
The Fictitious Business Name referred to above was filed in Riverside County on 10/01/2021.
FILE NO. R-202113751.
Full name of Registrant:
CHERYL YVONNE SCATES, 390 CALDERA STREET, PERRIS, CA 92570
This business is conducted by an INDIVIDUAL.
I declare that all the information in this statement is true and correct. (A registrant who declares as true, information which he or she knows to be false is guilty of a crime.)
/s/ CHERYL YVONNE SCATES
This statement was filed with the County Clerk of Riverside County on 3/03/2023. PETER ALDANA

Schld:8690 Adld:3044 Custld:11

NOTICE OF TRUSTEE'S SALE
UNDER DEED OF TRUST Loan No.: GONZALEZCEJA RESS Order No.: 2022-78103 A.P. NUMBER 325-050-004 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 03/22/2018, 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. NOTICE IS HEREBY GIVEN, that on 04/11/2023, at 09:00 A.M. of said day, At the bottom of the stairway to the building located at 849 W. Sixth Street, Corona, CA 92882, RESS Financial Corporation, a California corporation, as duly appointed Trustee under and pursuant to the power of sale conferred in that certain Deed of Trust executed by ELEAZER GONZALEZ, A MARRIED MAN, AS HIS SOLE AND SEPARATE PROPERTY AND MARIO CEJA, A SINGLE MAN, AS JOINT TENANTS recorded on 04/04/2018, in Book N/A of Official Records of RIVERSIDE County, at page N/A, Recorder's Instrument No. 2018-0127897, by reason of a breach or default in payment or performance of the obligations secured thereby, including that breach or default, Notice of which was recorded 11/1/2022 as Recorder's Instrument No. 2022-0450695, in Book n/a, at page n/a, WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER FOR CASH, lawful money of the United States, evidenced by a Cashier's Check drawn on a state or national bank, or the equivalent thereof drawn on any other financial institution specified in section 5102 of the California Financial Code, authorized to do business in the State of California, ALL PAYABLE AT THE TIME OF SALE, all right, title and interest held by it as Trustee, in that real property situated in said County and State, described as follows: The SE quarter of the SW quarter of the SW quarter of Section 34, Township 4 S, Range 4 W of the San Bernardino Base and Meridian, according to Official Plat. Refer to Deed of Trust for full Legal Description. The street address or other common designation of the real property hereinabove described is purported to be: 21180 ELLIS AVE., PERRIS, CA 92570. The undersigned disclaims all liability for any incorrectness in said street address or other common designation. Said sale will be made without warranty, express or implied regarding title, possession, or other encumbrances, to satisfy the unpaid obligations secured by said Deed of Trust, with interest and other sums as provided therein; plus advances, if any, thereunder and interest thereon; and plus fees, charges, and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of said obligations at the time of initial publication of this Notice is \$59,016.60. In the event that the deed of trust described in this Notice of Trustee's Sale is secured by real property containing from one to four singlefamily residences, the following notices are provided pursuant to the provisions of Civil Code section 2924f: 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's 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 or visit this internet website www.nationwideposting.com, using the file number assigned to this case 2022-78103. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not

be immediately 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 916-939-0772 for information regarding the trustee's sale, or visit this internet website https://www.nationwideposting.com for information regarding the sale of this property, using the file number assigned to this case 2022-78103 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. Dated: 03/10/2023 RESS Financial Corporation, a California corporation, as Trustee By: ANGELA GROVES, TRUSTEE SALE OFFICER 1780 Town and Country Drive, Suite 105, Norco, CA 92860-3618 (SEAL) Tel.: (951) 270-0164 or (800)343-7377 FAX: (951)270-2673 Trustee's Sale Information: (916) 939-0772 or www.nationwideposting.com NPP0422423 To: PERRIS PROGRESS 03/17/2023, 03/24/2023, 03/31/2023

Schld:8706 Adld:3049 Custld:1

Order To Show Cause For Change of Name Case No. CVMV2301266
To All Interested Persons: Yvette Socorro Rios filed a petition with this court for a decree changing names as follows:
1 PRESENT NAME: Yvette Socorro Rios
PROPOSED NAME: Yvette Socorro-Rios Serratos
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
Date: 5/24/2023 Time: 8:00 AM Dept. MV2.
The address of the court is Superior Court of Riverside, 13800 Heacock St. BLDG D #201, Moreno Valley CA 92553. 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: The Perris Progress
County of Riverside
Date: 3/15/2023
W. SAMUEL HAMRICK, JR.
Riverside Superior Court

Schld:8733 Adld:3058 Custld:17

T.S. No.: 22-27836 A.P.N.: 333-741-023
NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 1/10/2019. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by 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. BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE. Trustor: ROBERT F GOERING, AN UNMARRIED MAN Duly Appointed Trustee: Carrington Foreclosure Services, LLC Recorded 1/11/2019 as Instrument No. 2019-0012047 in book , page of Official Records in the office of the Recorder of Riverside County, California, Described as follows: "AS FULLY DESCRIBED IN SAID DEED OF TRUST" Date of Sale: 4/19/2023 at 9:00 AM Place of Sale: At the front steps to the entrance of the former Corona Police Department located at 849 West Sixth Street, Corona, CA 92882 Amount of unpaid balance and other charges: \$456,643.81 (Estimated) Street Address or other common designation of real property: 27832 HURON CT MENIFEE, CA 92585 A.P.N.: 333-741-023 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 further recourse. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagee, the Mortgagee, or the Mortgagee'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 holder's rights against the real property only. 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. As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations. 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 (844) 477-7869 or visit this Internet Web site www.STOXPOSTING.com, using the file number assigned to this case 22-27836. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. For sales conducted after January 1, 2021: 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 (844) 477-7869, or visit this internet website www.STOXPOSTING.com, using the file number assigned to this case 22-27836 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: 03/15/2023 Carrington Foreclosure Services, LLC 1600 South Douglass Road, Suite 140 Anaheim, CA 92806 Automated Sale Information: (844) 477-7869 or www.STOXPOSTING.com for NONSALE information: 888-313-1969 Tai Alailima, Director

Schld:8736 Adld:3059 Custld:4

NOTICE OF PETITION TO ADMINISTER ESTATE OF:
STEPHANIE MARICE HILLIS AKA
STEPHANIE PICAZO AKA STEPHANIE CAUDILLO
CASE NO. PRR12300527
To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the WILL or estate, or both of STEPHANIE MARICE HILLIS AKA STEPHANIE PICAZO AKA STEPHANIE CAUDILLO.
A PETITION FOR PROBATE has been filed by STEPHEN BERNARD HILLIS in the Superior Court of California, County of RIVERSIDE.
THE PETITION FOR PROBATE requests that STEPHEN BERNARD HILLIS be appointed as personal representative to administer the estate of the decedent. THE PETITION requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.
A HEARING on the petition will be held in this court as follows: 05/12/23 at 8:30AM in Dept. 11 located at 4050 MAIN STREET, RIVERSIDE, CA 92501
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
SUZANNE M. REHMANI - SBN 160128
REHMANI & ASSOCIATES, APC
14751 PLAZA DR., STE B
TUSTIN CA 92078
BSC 223059
3/24, 3/31, 4/7/23
CNS-368181#
PERRIS PROGRESS

Schld:8740 Adld:3061 Custld:8

RAXTER LAW, P.A.
A Professional Corporation

JEREMIAH RAXTER (SBN#276811)
MARYANN BRISENO (SBN#333716)
27851 Bradley Rd, Suite 145
Menifee, CA 92586
(951) 226-5294 Telephone
jeremiah@raxterlaw.com
maryann@raxterlaw.com

ATTORNEY FOR PERSONAL REP/
ADMINISTRATOR, Riverside County Public Administrator

SUPERIOR COURT OF CALIFORNIA

COUNTY OF RIVERSIDE
In Re:

The Estate of Hughton Anderson)
Case No.: PRR12101333

NOTICE OF SALE, AT PRIVATE SALE OF
REAL PROPERTY

Notice is hereby given that, subject to confirmation by the aboveentitled Court, Chad Bianco, Riverside County Public Administrator, Administrator of the Estate of Hughton Anderson, deceased, located at 800 S. Redlands Ave., Perris, CA. 92570, on April 16, 2022, at 8:30 a.m., or thereafter within the time allowed by law, will sell at private sale to the highest and best bidder on terms and conditions hereinafter mentioned. All right, title and interest in the real property of said Hughton Anderson described as follows:

100% interest in improved
real property located in the City of Perris,
Unincorporated area, County of Riverside,
State of California described as:

Legally Described as:

Lot Number: 36 City,
Municipality, Township: PERRIS Tract No:
22910-1 Brief Description: LOT 36 MB
217/072 TR 22910-1, records of Riverside
County, California

Commonly described as: 611
Waltz Rd, Perris, CA 92570

A.P.N. No. 3130041-010

The sale is subject to current
taxes, covenants, conditions, restrictions,
reservations, rights, rights of way, and
easements of records.

The property will
be sold in absolutely "AS IS": condition.

Bids or offers are invited for this
property and must be in writing and will be
received at the office of Jeremiah Raxter, at
27851 Bradley Road, Suite 145, Menifee, CA
92586, or may be delivered to the Administer
personally, or may be filed with the clerk of
said Superior Court of the state of California,
in the County of Riverside, at any time after
the last publication of this notice and before
making said sale.

The property will be sold on the
following terms; Cash (Cash preferred), or
part cash and part credit; the terms of such
credit to be acceptable to the undersigned
and to the Superior Court. Taxes, operating
and maintenance expenses, and premiums
on insurance acceptable to the purchaser
shall be prorated as of the date off close
to escrow. Examination of title insurance
policy, and transfer taxes shall be at the
expense of the seller. Each party shall pay
his customary share of escrow charges and
recording charges.

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The Administrator reserves the
right to reject any and all bids.

DATED: 3/16/23
RAXTER LAW
_____/s/Jeremiah Raxter
Jeremiah Raxter, Attorney for
Personal Rep/Administrator

Schld:8743 Adld:3062 Custld:61

File No.: R-202303795
FICTITIOUS BUSINESS NAME
STATEMENT
THE FOLLOWING PERSON(S) IS (ARE)
DOING BUSINESS AS:
1. DEFAULT FITNESS
34862 MONTE VISTA DR, STE 111,
WILDOMAR, CA 92562
RIVERSIDE COUNTY
Mailing Address: 33674 POPPY LANE,
MURRIETA, CA 92563
Full Name of Registrant:
1. FIT BY DEFAULT, LLC 34862 MONTE
VISTA DR. STE 111 WILDOMAR, CA 92562
This Business is conducted by: LIMITED
LIABILITY COMPANY.
The registrant commenced to transact
business under the fictitious business name
or names listed above on: 01/01/2018.

I declare that all information in this statement
is true and correct. (A registrant who
declares information as true any material
matter pursuant to Section 17913 of
Business and Professions Code that the
registrant knows to be false is guilty of a
misdemeanor punishable by a fine not to
exceed one thousand dollars (\$1,000).)
/SIGNACIO PATINO
NOTICE - In accordance with subdivision
(a) of Section 17920, a fictitious name
statement generally expires at the end of
five years from the date on which it was
filed in the office of the county clerk, except,
as provided in subdivision section 17920,
where it expires 40 days after any change in
the facts set forth in the statement pursuant
to section 17913 other than a change in
residence address or registered owner. A
new fictitious business name statement must
be filed before the expiration. 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).
THIS STATEMENT WAS FILED WITH
THE COUNTY CLERK OF RIVERSIDE ON
3/14/2023.
PETER ALDANA

Schld:8749 Adld:3064 Custld:11

NOTICE OF TRUSTEE'S SALE TS No.:
FHAR.278-206 APN: 336-324-034-6 Title
Order No.: 180500604-CAVOI YOU ARE
IN DEFAULT UNDER A DEED OF TRUST
DATED 4/17/2007. 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:
O. WILLARD JOHNSON AND BEVERLY
M. JOHNSON, HUSBAND AND WIFE, AS
COMMUNITY PROPERTY Duly Appointed
Trustee: PROBER AND RAPHAEL, ALC
Recorded 4/24/2007 as Instrument No.
2007-0273271 in book N/A, page N/A
of Official Records in the office of the
Recorder of Riverside County, California,
Date of Sale: 4/21/2023 at 9:00 AM Place
of Sale: In front of the Corona Civic Center,
849 W. Sixth Street, Corona, CA 92882
Amount of unpaid balance and other
charges: \$423,526.96 Street Address or
other common designation of real property:
28351 AVENIDA FRANCESCA SUN CITY,
California 92585 A.P.N.: 336-324-034-6
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. 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) 683-2468 or visit this Internet Web
site www.servicelinkasap.com, using the file
number assigned to this case FHAR.278-
206. Information about postponements
that are very short in duration or that occur
close in time to the scheduled sale may not
immediately be reflected in the telephone
information or on the Internet Web site.
The best way to verify postponement
information is to attend the scheduled sale.
For sales conducted after January 1, 2021:
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
(800) 683-2468, or visit this internet website
www.servicelinkasap.com, using the file
number assigned to this case FHAR.278-
206 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: 3/17/2023 PROBER AND RAPHAEL,
ALC 20750 Ventura Blvd. #100 Woodland
Hills, California 91364 Sale Line: (800)
683-2468 Rita Terzyan, Trustee Sale
Officer A-4778163 03/24/2023, 03/31/2023,
04/07/2023

Schld:8756 Adld:3066 Custld:3

NOTICE OF TRUSTEE'S SALE TS
No. CA-22-947817-CL Order No.:
220620308-CAVOI YOU ARE IN DEFAULT
UNDER A DEED OF TRUST DATED
12/23/2002. 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): SCOTT
HARTMAN A SINGLE MAN Recorded:
1/7/2003 as Instrument No. 2003-009166 of
Official Records in the office of the Recorder
of RIVERSIDE County, California; Date of
Sale: 4/25/2023 at 9:00 AM Place of Sale:
At the bottom of the stairway to the building
located at 849 W. Sixth Street, Corona,
CA 92882 Amount of unpaid balance and
other charges: \$87,091.22 The purported
property address is: 2770 MURRIETA RD,
PERRIS, CA 92571 Assessor's Parcel
No.: 300-180-030 306-300-036-5 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-22-947817-CL. Information
about postponements that are very short in
duration or that occur close in time to the
scheduled sale may not immediately be
reflected in the telephone information or on
the internet 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
916-939-0772, or visit this internet website
<http://www.qualityloan.com>, using the file
number assigned to this foreclosure by the
Trustee: CA-22-947817-CL 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 OWNEROCCUPANT:
Any prospective owneroccupant 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. 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> Reinstatement Line:
(866) 645-7711 Ext 5318 QUALITY LOAN
SERVICE CORPORATION . TS No.: CA-
22-947817-CL IDSPub #0184771 3/31/2023
4/7/2023 4/14/2023

Schld:8761 Adld:3070 Custld:5

APN: 303-443-047 TS No.: 22-04290CA
TSG Order No.: 220562476 NOTICE
OF TRUSTEE SALE UNDER DEED OF
TRUST YOU ARE IN DEFAULT UNDER
A DEED OF TRUST DATED MAY 22,
2020. UNLESS YOU TAKE ACTION TO
PROTECT YOUR PROPERTY, IT MAY BE
SOLD AT A PUBLIC SALE. IF YOU NEED
AN EXPLANATION OF THE NATURE
OF THE PROCEEDING AGAINST YOU,
YOU SHOULD CONTACT A LAWYER.
Affinia Default Services, LLC, as the duly
appointed Trustee, under and pursuant to
the power of sale contained in that certain
Deed of Trust Recorded June 3, 2020 as
Document No.: 2020-0235914 of Official
Records in the office of the Recorder of
Riverside County, California, executed by:
ASHLEY MACDONALD, A SINGLE WOMAN
AND MARK MUNOZ, A SINGLE MAN AS
JOINT TENANTS, as Trustor, will be sold
AT PUBLIC AUCTION TO THE HIGHEST
BIDDER for cash (payable in full at time of
sale by cash, a cashier's check drawn by
a state or national bank, a check drawn by
a state or federal credit union, or a check
drawn by a state or federal savings and
loan association, savings association, or
savings bank specified in section 5102 of
the Financial Code and authorized to do
business in this state). All right, title and
interest conveyed to and now held by it
under said deed of trust in the property
situated in said county and state, and as
more fully described in the above referenced
deed of trust. Sale Date: April 18, 2023 Sale
Time: 9:30 AM Sale Location: THE BOTTOM
OF THE STAIRWAY TO THE BUILDING
LOCATED AT 849 W. SIXTH STREET,
CORONA, CA 92882 File No.:22-04290CA
The street address and other common
designation, if any, of the real property
described above is purported to be: 3914
Paseo del Mar Dr, Perris, CA 92571. The
undersigned Trustee disclaims any liability
for any incorrectness of the street address
and other common designation, if any,
shown herein. Said sale will be made in an
"AS IS" condition, but without covenant or
warranty, expressed or implied, regarding
title, possession, or encumbrances, to
pay the remaining principal sum of the
note(s) secured by said Deed of Trust, with
interest thereon, as provided in said note(s),
advances, if any, under the terms of the
Deed of Trust, estimated fees, charges
and expenses of the Trustee and of the
trusts created by said Deed of Trust, to wit:
\$420,444.03 (Estimated). Accrued interest
and additional advances, if any, will increase
this figure prior to sale. It is possible that
at the time of sale the opening bid may
be less than the total indebtedness due.
NOTICE TO POTENTIAL BIDDERS: If you
are considering bidding on this property
lien, you should understand that there are
risks involved in bidding at a trustee auction.
You will be bidding on a lien, not on the
property itself. Placing the highest bid at
a trustee auction does not automatically
entitle you to free and clear ownership of
the property. You should also be aware that
the lien being auctioned off may be a junior
lien. If you are the highest bidder at the
auction, you are or may be responsible for
paying off all liens senior to the lien being
auctioned off, before you can receive clear
title to the property. You are encouraged to
investigate the existence, priority, and size
of outstanding liens that may exist on this
property by contacting the county recorder's
office or a title insurance company, either
of which may charge you a fee for this
information. If you consult either of these
resources, you should be aware that the
same lender may hold more than one
mortgage or deed of trust on the property.
NOTICE TO PROPERTY OWNER: The
sale date shown on this notice of sale may
be postponed one or more times by the
mortgagee, beneficiary, trustee, or a court,
pursuant to Section 2924g of the California
Civil Code. The law requires that information
about trustee sale postponements be made
available to you and to the public, as a
courtesy to those not present at the sale.
If you wish to learn whether your sale date
has been postponed, and, if applicable, the
rescheduled time and date for the sale of
this property, you may call, (855) 882-1314
for information regarding the trustee's sale
or visit this internet website, www.hubzu.
com(http://www.hubzu.com), for information
regarding the sale of this property, using the
file number assigned to this case, T.S.# 22-
04290CA. 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 (855) 882-1314,
or visit this internet website www.hubzu.
com(http://www.hubzu.com), using the file
number assigned to this case 22-04290CA
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.
File No.:22-04290CA 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. For Trustee Sale Information Log
On To: www.hubzu.com(http://www.hubzu.
com) or Call: (855) 882-1314. Dated: March
14, 2023 By: Kellee Vollendorff Foreclosure
Associate Affinia Default Services, LLC 301
E. Ocean Blvd., Suite 1720 Long Beach,
CA 90802 (833) 290-7452 NPP0422395
To: PERRIS PROGRESS 03/24/2023,
03/31/2023, 04/07/2023

Schld:8765 Adld:3071 Custld:1

Job No. P23-042
NOTICE OF INTENT TO ADOPT
MITIGATED NEGATIVE DECLARATION
(MND No. 2386)
FOR THE CITY OF PERRIS, CALIFORNIA

PROJECT DESCRIPTION:

Development Plan Review 22-00017:
The proposed First Industrial Logistics at
Wilson Avenue Project is a proposal to
consider a Development Plan Approval for
the construction of a 192,623 squarefoot
industrial, nonrefrigerated warehouse
building consisting of 8,000 square feet of
associated office space, 4,000 square feet of
mezzanine space, and 180,623 square feet
of warehouse area with 24 loading docks,
and associated landscaping, parking, and
rightofway improvements, on 9.52-gross
acre site.

NOTES: The proposed Project is
located within Airport Overlay Zone C1
(Primary Approach/Departure Approach),
of the March Air Reserve Base/Inland Port
Airport (MARB/IP) Land Use Compatibility
Plan. The proposed development does
not conflict with the MARB/IP Land Use
Compatibility Plan and is required to comply
with the standard Conditions of Approval
for these Airport Zones. In addition, Tribal
Consultations have been conducted.

PROJECT LOCATION: The Project site
is located on the west side of Wilson Avenue,
approximately 800 feet south of East Rider
Street in the Light Industrial (LI) Zone of the
Perris Valley Commerce Center Specific
Plan (APNs: 300-210-014, 300-210-015,
300-210-023, and 300-210-024.

HAZARDOUS WASTE SITES: Pursuant
to Section 15087c6 of the Guidelines for
California Environmental Quality Act the
City acknowledges the nonexistence of
hazardous waste sites within the project
area reviewed by this Mitigated Negative
Declaration (MND 2386).

PUBLIC HEARINGS: The City of Perris will
hold a formal public hearing with the City
Planning Commission on the above noted
project (DPR22-00017) and the Mitigated
Negative Declaration (MND 2386). The
specific public hearing date will be noticed 10
days prior to the hearing, in accordance with
the Perris Municipal Code.

PUBLIC REVIEW AND WRITTEN
COMMENTS: The review period for
submitting written comments on the
Mitigated Negative Declaration (MND 2386),
pursuant to State CEQA Guidelines Section
15105, commences on March 31, 2023,
and will close on May 1, 2023, at 5:00 p.m.
Please submit comments regarding the
project or Mitigated Negative Declaration
(MND 2386), via regular mail or email to the
following:

PROJECT CONTACT: Lupita Garcia,
Associate Planner
PHONE: (951) 943-5003 Extension #
236
EMAIL: lgarcia@
cityofperris.org
ADDRESS: City of Perris

Development
Services Department | Planning Division
135 North "D" Street Perris, CA 92570

DOCUMENT AVAILABILITY: The
Mitigated Negative Declaration (MND
2386) is available at the City Planning
Division, located at the address above,
and may also be viewed on the City's
website at http://www.cityofperris.org/
departments/developmentservices/planning/
environmentaldocumentsforpublicreview

Schld:8767 Adld:3072 Custld:18

NOTICE OF PUBLIC SALE OF PERSONAL
PROPERTY

Notice is hereby given that Daytona RV &
Boat Storage, located at 24194 Daytona
Cove, Perris, CA, 92570 will hold a Public
Sale, to satisfy the lien of the owner. Units
will be sold via online auction, at www.
StorageTreasures.com. Bidding will begin
at Friday March 17, 2023 at 10:00 am and
auction will close at or after Friday March
24, 2023 at 10:00 am. The personal goods
stored therein by the following may include,
but are not limited to general household,
toys, boxes, clothes and misc.

Name:
01216 - Joshua Newton

You must be 18 to bid online. Purchases
must be made with cash (no checks
accepted) and paid at the time of sale,
plus any applicable sales tax. Buyers must
provide a current copy of their resale permit
to avoid sales tax. A \$100 cash cleaning
deposit is required at time of purchase. All
goods are sold AS IS and must be removed
within 72 hours of the time of purchase.
Property grants all entries and exits to
access unit won; no gate code is provided.
Shelving is property of the owner and may
not be removed. Owner reserves the right
to bid and the right to refuse bids. Sale is
subject to cancellation.

Perris Progress
Published: March 10, 2023, March 17, 2023

Schld:8773 Adld:3075 Custld:93

File No.: R-202304191
FICTITIOUS BUSINESS NAME
STATEMENT
THE FOLLOWING PERSON(S) IS (ARE)
DOING BUSINESS AS:
1. LA BARBERIA BARBERSHOP
586 SOUTH D ST, PERRIS, CA 92570
RIVERSIDE COUNTY
Full Name of Registrant:
1. MARIA ALEJANDRA CHAVEZ 586
SOUTH D ST PERRIS, CA 92570
2. JOSE EDUARDO LUPERCIO 596
SOUTH D ST PERRIS, CA 92570
This Business is conducted by: CO-
PARTNERS.
The registrant commenced to transact
business under the fictitious business name
or names listed above on: 08/17/2018.
I declare that all information in this statement
is true and correct. (A registrant who
declares information as true any material
matter pursuant to Section 17913 of
Business and Professions Code that the
registrant knows to be false is guilty of a
misdemeanor punishable by a fine not to
exceed one thousand dollars (\$1,000).)
/S/MARIA ALEJANDRA CHAVEZ
NOTICE - In accordance with subdivision
(a) of Section 17920, a fictitious name
statement generally expires at the end of
five years from the date on which it was
filed in the office of the county clerk, except
as provided in subdivision section 17920,
where it expires 40 days after any change in
the facts set forth in the statement pursuant
to section 17913 other than a change in
residence address or registered owner. A
new fictitious business name statement must
be filed before the expiration. 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).
THIS STATEMENT WAS FILED WITH
THE COUNTY CLERK OF RIVERSIDE ON
3/20/2023.
PETER ALDANA

Schld:8775 Adld:3076 Custld:11

T.S. No.: 22-27748 A.P.N.: 336-261-005
NOTICE OF TRUSTEE'S SALE YOU ARE
IN DEFAULT UNDER A DEED OF TRUST
DATED 8/31/2021. 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. BENEFICIARY MAY ELECT TO
BID LESS THAN THE TOTAL AMOUNT
DUE. Trustor: MIRIAM VELASQUEZ and
ORSON A. VELASQUEZ, HUSBAND AND
WIFE AS JOINT TENANTS Duly Appointed
Trustee: Carrington Foreclosure Services,
LLC Recorded 9/7/2021 as Instrument No.
2021-0532586 in book , page of Official
Records in the office of the Recorder of
Riverside County, California, Described
as follows: "AS FULLY DESCRIBED IN
SAID DEED OF TRUST" Date of Sale:
4/25/2023 at 9:00 AM Place of Sale:
In front of the Corona Civic Center, 849 W.
Sixth Street, Corona, CA 92882 Amount
of unpaid balance and other charges:
\$358,676.75 (Estimated) Street Address or
other common designation of real property:
29668 AVENIDA DE SERENO MENIFEE
CA 92586 A.P.N.: 336-261-005 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 further recourse. If the sale is
set aside for any reason, the Purchaser at
the sale shall be entitled only to a return of
the deposit paid. The Purchaser shall have
no further recourse against the Mortgagor,
the Mortgagee, or the Mortgagee'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 holder's rights against the
real property only. 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. As required by law, you are
hereby notified that a negative credit report
reflecting on your credit record may be
submitted to a credit report agency if you fail
to fulfill the terms of your credit obligations.
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 or visit this Internet Web
site www.Xome.com, using the file number
assigned to this case 22-27748. Information
about postponements that are very short in
duration or that occur close in time to the
scheduled sale may not immediately be
reflected in the telephone information or on
the Internet Web site. The best way to verify
postponement information is to attend the
scheduled sale. For sales conducted after
January 1, 2021: 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 (800) 758-8052, or visit this
internet website www.Xome.com, using the
file number assigned to this case 22-27748
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: 03/23/2023 Carrington
Foreclosure Services, LLC 1600 South
Douglass Road, Suite 140 Anaheim, CA
92806 Automated Sale Information: (800)
758-8052 or www.Xome.com for NONSALE
information: 888-313-1969 Tai Alailima,
Director

Schld:8778 Adld:3077 Custld:4

NOTICE TO CREDITORS
OF BULK SALE
(Division 6 of the Commercial Code)
Escrow No. 130225-KT
(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. All Furniture,
Fixtures, Equipment presently used in the
operation of the Business and owed by
the Seller, goodwill, tradename, leasehold
improvement, if any, stock in trade remaining
at closing.
(2) The name and business addresses of the
seller are:
Eakkreng Chea, 406 E. 4th Street, Perris,
CA 92570
(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:
LUCKY WOK 1 INC, a California
Corporation, 406 E. 4th Street, Perris, CA
92570
(5) The location and general description
of the assets to be sold are All Furniture,
Fixtures, Equipment presently used in the
operation of the Business and owed by
the Seller, goodwill, tradename, leasehold
improvement, if any, stock in trade remaining
at closing, of that certain business located at:
406 E. 4th Street, Perris, CA 92570.
(6) The business name used by the seller(s)
at that location is: MR. YOU EXPRESS.
(7) The anticipated date of the bulk sale is
04/19/23 at the office of Jade Escrow, Inc.,
19724 East Colima Road Rowland Heights,
CA 91748, Escrow No. 130225-KR, Escrow
Officer: Kim Tep.
(8) Claims may be filed with Same as "7"
above.
(9) The last date for filing claims is 04/18/23.
(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: March 21, 2023
Transferees:
Lucky Wok 1 Inc., a California Corporation
By: S/ Zhihua Chen, CEO/CFO/Secretary
3/31/23
CNS-3683519#
PERRIS PROGRESS

Schld:8781 Adld:3078 Custld:8

File No.: R-202304034
FICTITIOUS BUSINESS NAME
STATEMENT
THE FOLLOWING PERSON(S) IS (ARE)
DOING BUSINESS AS:
1. J. VERA MASONRY
392 E. NUEVO RD, PERRIS , CA 92571

RIVERSIDE COUNTY
Full Name of Registrant:
1. JAVIER VERA 392 E. NUEVO RD.
PERRIS, CA 92571
This Business is conducted by: INDIVIDUAL.
The registrant commenced to transact business under the fictitious business name or names listed above on: N/A.
I declare that all information in this statement is true and correct. (A registrant who declares information as true any material matter pursuant to Section 17913 of Business and Professions Code that the registrant knows to be false is guilty of a misdemeanor punishable by a fine not to exceed one thousand dollars (\$1,000).)
/S/JAVIER VERA
NOTICE - In accordance with subdivision (a) of Section 17920, a fictitious name statement generally expires at the end of five years from the date on which it was filed in the office of the county clerk, except, as provided in subdivision section 17920, where it expires 40 days after any change in the facts set forth in the statement pursuant to section 17913 other than a change in residence address or registered owner. A new fictitious business name statement must be filed before the expiration. 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).
THIS STATEMENT WAS FILED WITH THE COUNTY CLERK OF RIVERSIDE ON 3/16/2023.
PETER ALDANA

Schld:8786 Adld:3081 Custld:11

TS No: CA07001330-22-1 APN: 343-020-014 TO No: 220589991-CAVOI NOTICE OF TRUSTEE'S SALE (The above statement is made pursuant to CA Civil Code Section 2923.3(d)(1). The Summary will be provided to Trustor(s) and/or vested owner(s) only, pursuant to CA Civil Code Section 2923.3(d)(2).) YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED MAY 11, 2018. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On April 25, 2023 at 09:00 AM, at the bottom of the stairway to the building located at 849 W. Sixth Street, Corona, CA 92882, MTC Financial Inc. dba Trustee Corps, as the duly Appointed Trustee, under and pursuant to the power of sale contained in that certain Deed of Trust recorded on May 17, 2018 as Instrument No. 2018-0195829, of official records in the Office of the Recorder of Riverside County, California, executed by CHARLES CESSOP, as Trustor(s), in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., as Beneficiary, as nominee for LIVE WELL FINANCIAL, INC. as Beneficiary, WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER, in lawful money of the United States, all payable at the time of sale, that certain property situated in said County, California describing the land therein as: AS MORE FULLY DESCRIBED IN SAID DEED OF TRUST The property heretofore described is being sold "as is". The street address and other common designation, if any, of the real property described above is purported to be: 18198 BODELL ROAD, PERRIS, CA 92570 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 without covenant or warranty, express or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the Note(s) secured by said Deed of Trust, with interest thereon, as provided in said Note(s), advances if any, under the terms of the Deed of Trust, estimated fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of the unpaid balance of the obligations 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 Trustee's Sale is estimated to be \$252,942.39 (Estimated). However, prepayment premiums, accrued interest and advances will increase this figure prior to sale. Beneficiary's bid at said sale may include all or part of said amount. In addition to cash, the Trustee will accept a cashier's check 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 association, savings association or savings bank specified in Section 5102 of the California Financial Code and authorized to do business in California, or other such funds as may be acceptable to the Trustee. In the event tender other than

cash is accepted, the Trustee may withhold the issuance of the Trustee's Deed Upon Sale until funds become available to the payee or endorsee as a matter of right. The property offered for sale excludes all funds held on account by the property receiver, if applicable. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee and the successful bidder shall have no further recourse. Notice to Potential Bidders If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a Trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a Trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may 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 Nationwide Posting & Publication at 916.939.0772 for information regarding the Trustee's Sale or visit the Internet Website www.nationwideposting.com for information regarding the sale of this property, using the file number assigned to this case, CA07001330-22-1. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Website. The best way to verify postponement information is to attend the scheduled sale. Notice to Tenant NOTICE TO TENANT FOR FORECLOSURES AFTER JANUARY 1, 2021 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 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 916.939.0772, or visit this internet website www.nationwideposting.com, using the file number assigned to this case CA07001330-22-1 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: February 22, 2023 MTC Financial Inc. dba Trustee Corps TS No. CA07001330-22-1 17100 Gillette Ave Irvine, CA 92614 Phone: 949-252-8300 TDD: 711 949.252.8300 By: Amy Lemus, Authorized Signatory SALE INFORMATION CAN BE OBTAINED ONLINE AT www.nationwideposting.com FOR AUTOMATED SALES INFORMATION PLEASE CALL: Nationwide Posting & Publication AT 916.939.0772 NPP0421794 To: PERRIS PROGRESS 03/31/2023, 04/07/2023, 04/14/2023

Schld:8794 Adld:3084 Custld:1

TS No: CA05000450-22-1 APN: 349-122-001 FKA 349-122-001-6 TO No: 220635390-CAVOI NOTICE OF TRUSTEE'S SALE (The above statement is made pursuant to CA Civil Code Section 2923.3(d)(1). The Summary will be provided to Trustor(s) and/or vested owner(s) only, pursuant to CA Civil Code Section 2923.3(d)(2).) YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED September 29, 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 PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On April 20, 2023 at 09:00 AM, at the bottom of the stairway to the building located at 849 W. Sixth Street, Corona, CA 92882, MTC Financial Inc. dba Trustee Corps, as the duly Appointed Trustee, under and pursuant to the power of sale contained in that certain Deed of Trust recorded on October 6, 2015 as Instrument No. 2015-0442328, of official records in the Office of the Recorder of Riverside County, California, executed by JOSE C SANTOYO AND GUADALUPE SANTOYO, HUSBAND AND WIFE AS JOINT TENANTS, as Trustor(s), in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., as Beneficiary, as nominee for LAND HOME FINANCIAL SERVICES, INC as Beneficiary, WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER, in lawful money of the United States, all payable at the time of sale, that certain property situated in said County, California describing the land therein as: AS MORE FULLY DESCRIBED IN SAID DEED OF TRUST The property heretofore described is being sold "as is". The street address and other common designation, if any, of the real property described above is purported to be: 21281 SENOLA AVENUE, PERRIS, CA 92570 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 without covenant or warranty, express or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the Note(s) secured by said Deed of Trust, with interest thereon, as provided in said Note(s), advances if any, under the terms of the Deed of Trust, estimated fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of the unpaid balance of the obligations 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 Trustee's Sale is estimated to be \$94,750.46 (Estimated). However, prepayment premiums, accrued interest and advances will increase this figure prior to sale. Beneficiary's bid at said sale may include all or part of said amount. In addition to cash, the Trustee will accept a cashier's check 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 association, savings association or savings bank specified in Section 5102 of the California Financial Code and authorized to do business in California, or other such funds as may be acceptable to the Trustee. In the event tender other than cash is accepted, the Trustee may withhold the issuance of the Trustee's Deed Upon Sale until funds become available to the payee or endorsee as a matter of right. The property offered for sale excludes all funds held on account by the property receiver, if applicable. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee and the successful bidder shall have no further recourse. Notice to Potential Bidders If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a Trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a Trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may 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 Nationwide Posting & Publication at 916.939.0772 for information regarding the Trustee's Sale or visit the Internet Website www.nationwideposting.com for information regarding the sale of this property, using the file number assigned to

this case, CA05000450-22-1. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Website. The best way to verify postponement information is to attend the scheduled sale. Notice to Tenant NOTICE TO TENANT FOR FORECLOSURES AFTER JANUARY 1, 2021 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 916.939.0772, or visit this internet website www.nationwideposting.com, using the file number assigned to this case CA05000450-22-1 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: March 16, 2023 MTC Financial Inc. dba Trustee Corps TS No. CA05000450-22-1 17100 Gillette Ave Irvine, CA 92614 Phone: 949-252-8300 TDD: 711 949.252.8300 By: Loan Quema, Authorized Signatory SALE INFORMATION CAN BE OBTAINED ONLINE AT www.nationwideposting.com FOR AUTOMATED SALES INFORMATION PLEASE CALL: Nationwide Posting & Publication AT 916.939.0772 NPP0422683 To: PERRIS PROGRESS 03/31/2023, 04/07/2023, 04/14/2023

Schld:8797 Adld:3085 Custld:1

Job No. P23-043

NOTICE OF INTENT TO ADOPT
MITIGATED NEGATIVE DECLARATION
(MND 2387)
FOR THE CITY OF PERRIS, CALIFORNIA

PROJECT DESCRIPTION

Conditional Use Permit 22-05023: Proposal to consider a Conditional Use Permit for the construction of a 396,000 square foot industrial warehouse building consisting of 12,000 square feet of office area and 384,000 square feet of warehouse area with 45 loading docks, and associated landscaping, parking, and street improvements, on 19.16 acres.

NOTES: The proposed development is not located within an airport overlay zone. In addition, Tribal Consultations have been conducted.

PROJECT LOCATION: The project site is located on the southwest corner of Mapes Road and Trumble Road in the Business Park (BP) Zone (APNs: 329-020-033, -034, -044 and -046).

HAZARDOUS WASTE SITES: Pursuant to Section 15087c6 of the Guidelines for California Environmental Quality Act the City acknowledges the nonexistence of hazardous waste sites within the project area reviewed by this Mitigated Negative Declaration (MND No. 2387).

PUBLIC HEARINGS: The City of Perris will hold a formal public hearing with the City Planning Commission on the abovementioned project (CUP 22-05023) and the Mitigated Negative Declaration (MND No. 2387). The specific public hearing date will be noticed 10 days prior to the hearing, in accordance with the Perris Municipal Code.

PUBLIC REVIEW AND WRITTEN COMMENTS: The review period for submitting written comments on the Mitigated Negative Declaration (MND No. 2387), pursuant to State CEQA Guidelines Section 15105, commences on March 31, 2023, and will close on May 1, 2023, at 5:00 p.m. Please submit comments regarding the project or Mitigated Negative Declaration (MND No. 2387), via regular mail or email to the following:

PROJECT CONTACT: Lupita Garcia, Associate Planner
PHONE: (951) 943-5003 Extension #236

EMAIL: lgarcia@cityofperris.org
ADDRESS: City of Perris
Development Services Department |
Planning Division
135 North "D" Street
Perris, CA 92570

DOCUMENT AVAILABILITY: The Mitigated Negative Declaration (MND No. 2387) is available at the City Planning Division, located at the address above, and may also be viewed on the City's website at <http://www.cityofperris.org/departments/development/services/planning/environmentaldocumentsforpublicreview>

Schld:8800 Adld:3086 Custld:18

File No.: R-202304550
FICTITIOUS BUSINESS NAME
STATEMENT
THE FOLLOWING PERSON(S) IS (ARE)
DOING BUSINESS AS:
1. SCATES ENTERPRISES
390 CALDERA STREET, PERRIS, CA 92570
RIVERSIDE COUNTY
Full Name of Registrant:
1. JUOWON SCATES 390 CALDERA STREET PERRIS, CA 92570
This Business is conducted by: INDIVIDUAL.
The registrant commenced to transact business under the fictitious business name or names listed above on: 02/01/2023.
I declare that all information in this statement is true and correct. (A registrant who declares information as true any material matter pursuant to Section 17913 of Business and Professions Code that the registrant knows to be false is guilty of a misdemeanor punishable by a fine not to exceed one thousand dollars (\$1,000).)
/S/JUOWON SCATES
NOTICE - In accordance with subdivision (a) of Section 17920, a fictitious name statement generally expires at the end of five years from the date on which it was filed in the office of the county clerk, except, as provided in subdivision section 17920, where it expires 40 days after any change in the facts set forth in the statement pursuant to section 17913 other than a change in residence address or registered owner. A new fictitious business name statement must be filed before the expiration. 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).
THIS STATEMENT WAS FILED WITH THE COUNTY CLERK OF RIVERSIDE ON 3/24/2023.
PETER ALDANA

Schld:8819 Adld:3093 Custld:11

File No.: R-202303607
FICTITIOUS BUSINESS NAME
STATEMENT
THE FOLLOWING PERSON(S) IS (ARE)
DOING BUSINESS AS:
1. ALVAREZ GRADING & PAVING
898 SHANA CT, PERRIS, CA 92570
RIVERSIDE COUNTY
Full Name of Registrant:
1. ERIC WALTER ALVAREZ 898 SHANA CT PERRIS, CA 92570
This Business is conducted by: INDIVIDUAL.
The registrant commenced to transact business under the fictitious business name or names listed above on: N/A.
I declare that all information in this statement is true and correct. (A registrant who declares information as true any material matter pursuant to Section 17913 of Business and Professions Code that the registrant knows to be false is guilty of a misdemeanor punishable by a fine not to exceed one thousand dollars (\$1,000).)
/S/ERIC ALVAREZ
NOTICE - In accordance with subdivision (a) of Section 17920, a fictitious name statement generally expires at the end of five years from the date on which it was filed in the office of the county clerk, except, as provided in subdivision section 17920, where it expires 40 days after any change in the facts set forth in the statement pursuant to section 17913 other than a change in residence address or registered owner. A new fictitious business name statement must be filed before the expiration. 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).
THIS STATEMENT WAS FILED WITH THE COUNTY CLERK OF RIVERSIDE ON 3/10/2023.
PETER ALDANA

Schld:8841 Adld:3101 Custld:11

SCOREBOARD			
HOME		GUEST	
	00:00		
Mar. 22 - 28			
Baseball			
Poly	4	Heritage	7
Heritage	3	Elsinore	2
Rancho Verde	1	Orange Vista	3
Valley View	0	Elsinore	10
Valley View	1	Elsinore	8
St. Anthony	0	Elsinore	3
Patriot	2	JW North	0
Paloma Valley	1	Temescal Canyon	4
Rancho Verde	0	Citrus Valley	4
Royal	3	Rancho Verde	0
Vist del Lago	1	Lakeside	11
Patriot	12	Lakeside	13
Calvary Baptist	2	West Valley	20
Citrus Hill	11	West Valley	0
San Jacinto	8	West Valley	6
Perris	0	Tahquitz	10
Tahquitz	16	Perris	0
Liberty	10	Perris	0
Liberty	2	San Jacinto	3
Centennial	3	Norco	4
King	4	Centennial	9
Santiago	4	Centennial	2
Centennial	0	Santiago	7
Chaparral	1	Murrieta Valley	2
Temecula Valley	1	Murrieta Valley	2
Roosevelt	4	Santiago	7
Roosevelt	2	Santa Fe	3
Roosevelt	6	King	7
Roosevelt	6	King	2
Murrieta Mesa	4	Vista Murrieta	8
Paloma Valley	0	Vista Murrieta	4
Chaparral	2	Vista Murrieta	6
Corona	3	Norco	2
Norco	5	Corona	6
Chaparral	8	Montclair	4
King	7	Rancho Verde	2
Great Oak	8	Murrieta Mesa	1
Temecula Valley	0	Great Oak	5
Noble & Greenough	2	Corona	1
Corona	5	Temescal Canyon	4
Softball			
Miller	0	Heritage	14
Rancho Verde	0	Orange Vista	15
Orange Vista	1	Valley View	5
Orange Vista	10	Paloma Valley	4
Elsinore	2	Fullerton	3
Covina	6	Elsinore	7
Rancho Verde	1	Elsinore	11
JW North	25	Rancho Christian	0
Hemet	3	Temescal Canyon	0
Perris	1	West Valley	11
West Valley	9	Citrus Hill	13
Tahquitz	14	Perris	10
Liberty	7	Tahquitz	0
Liberty	3	San Jacinto	0
San Jacinto	10	Citrus Hill	1
Tahquitz	1	Hemet	9
Rosary Academy	2	Centennial	10
Woodbridge	4	Centennial	6
Capistrano Valley	5	Centennial	11
Centennial	3	Roosevelt	7
Murrieta Valley	8	Chaparral	12
Mission Viejo	0	Roosevelt	6
Centennial	3	Roosevelt	7
Vista Murrieta	0	Murrieta Mesa	2
Vista Murrieta	21	Chaparral	1
Corona	0	Norco	19
Norco	3	Santiago	4
Norco	11	King	2
Murrieta Mesa	2	Great Oak	1
Temecula Valley	0	Great Oak	14
Santiago	2	Temescal Canyon	7
Santiago	9	Corona	1



By Connor Forbes

So I messed up and didn't include the "TO MAKE" part of the asparagus recipe last week! Yikes. So here it is. The ingredients are, 1 bunch of asparagus, 1 tbsp olive oil, 1/2 tsp salt. TO MAKE - Preheat oven to 425°. To get the hard bits of the asparagus off snap the bottom ends off, snapping them off will get cause the hard bit to be completely removed. You can cut the ends off as well but that is more of a guessing game. Lay the asparagus on the pan and drizzle the olive oil and salt over. Bake in the oven for about 12 minutes or until desired tenderness. Serve and EAT!

Homemade Pizza Sauce

I love pizza night. It is so fun to fire up the regular oven or pizza oven and have delicious homemade pizzas. In the past I have bought pizza sauce and dough from the store. However, the last time I made pizza, I made the dough and sauce from scratch. And boy did they deliver. It made the pizza that much better knowing I had made that much more of the pizza on my own. I was saying I need to learn how to make mozzarella next to have a totally from scratch pizza. Anyways, this tomato sauce recipe is pretty straight forward but you will need about an hour and a half before you make the pizza to get it done. Or you

can make it a day or two before pizza night and refrigerate it until you are ready. It should last about a week refrigerated.

To Make

Preheat the oven to 475°. On a baking pan lay the tomatoes, whole garlic head, and onions. Salt them with half the salt. Bake for 45 minutes to an hour. In a blender, add the tomatoes, onions, and squeeze out the garlic from the cloves. Add the oregano, thyme, and rest of the salt. Blend until your desired texture. I like it smooth. Refrigerate for half an hour or until ready to use. Enjoy on your next homemade pizza!

For more recipes, visit www.zapinin.com/connor-cooks

Ingredients

- 6 Roma tomatoes cut in half
- 1 head of garlic, whole
- ½ brown onion, cut into 1/3s
- 1 tbsp salt, split in half
- 1 tsp oregano
- 1 tsp thyme



100 Mile Club Celebrates 30 years with a Walk. Of Course!

Reported by Jerry Soifer

The year was 1992. Bill Clinton was elected President. The European Union was formed. And Hurricane Andrew obliterated South Florida.

But a young 4th generation public school teacher from Norco was laser focused on Barcelona, Spain and the '92 Summer Olympic Games.

In her second year as a classroom teacher in a career as a special education specialist, Kara Lubin was inspired by the triumph and sense of accomplishment of the athletes. And she wondered how to instill the same sense of personal victory in her stu-



Photo by Jerry Soifer

100-Mile Club Founder Kara Lubin holds a 30th birthday cake as she celebrates her organization's birthday with club leaders National Program Specialist Michelle Toulmin (middle) and Brand & Marketing Manager Karina Villaseñor (right). About 500 people took part, seeking to raise \$25,000 to benefit the non-profit which promotes fitness for youngsters to seniors.

dents, who were managing various learning disabilities.

And that's when Lubin lit upon the idea of the 100 Mile Club, which she launched in her classroom

later that school year, in 1993.

Lubin writes, on the organizations' website, that she was inspired by the philosophy of a family friend. A

See 100 Mile Club Page 11

FREE EVENT!

Menifee Spring Fest

REMINGTON PARK GRAND OPENING

SATURDAY, APRIL 1, 2023

9 AM TO 12 PM

REMINGTON PARK | 27101 JUNIPERO RD.

Join us for this family-friendly event and the ribbon cutting of Menifee's latest park. Egg hunts, food vendors, bounce houses, games, and more!

AGES & SESSIONS

0- 3 Years 9 AM & 10:30 AM

4-6 Years 9:15 AM & 10:45 AM

7-9 Years 9:30 AM & 11 AM

10-12 Years 9:45 AM & 11:15 AM

10 AM - Ribbon Cutting

11:30 AM - Inclusive Egg Hunt

Park Features:

- Western-Themed Inclusive Playground
- Pickleball Courts
- Workout Equipment