

The Perris Progress

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Since 1901



INLAND EMPIRE RESIDENTS INVITED TO TAKE FREE RIDES ON COMMUTER TRAINS

RIVERSIDE (CNS) - Inland Empire residents who haven't tried Metrolink and want to see how far and fast commuter trains might take them throughout the region can obtain free passes as part of a new promotion, officials announced Tuesday.

The Riverside County Transportation Commission has partnered with the San Bernardino County Transportation Authority to inaugurate "Experience Metrolink," which features complimentary tickets that can be used anytime within a 90-day period from the date of acquisition.

The tickets are good for rides anywhere in Southern California originating from the IE, according to the RCTC.

"With Experience Metrolink, more residents can discover the convenience of passenger rail and experience firsthand how the service can fit into their daily routines," County Supervisor Karen Spiegel said.

The program is intended to expand ridership aboard Metrolink commuter trains and offer residents an opportunity to find out what alternatives there are to driving, officials said.

See Metrolink Page 3



ROBERT GARCIA BOXING ACADEMY TO OPEN SATURDAY IN MORENO VALLEY

MORENO VALLEY (CNS) - Former International Boxing Federation world champion Robert Garcia will be bringing his teaching skills to the youth of Moreno Valley, officials announced Sunday.

The Robert Garcia Boxing Academy will open a location at 22500 Town Circle, with a grand opening set for this Saturday, March 8 from 10 a.m. to 5 p.m. The event will feature an open house with live music, food, drinks and guided tours of the gym. Attendees will also have a chance to meet and greet Garcia and other world-class boxers, officials said.

See Boxing Page 10

How Springing Forward to Daylight Saving Time Could Affect Your Health — And How to Prepare



Custodian Ray Keen inspects a clock face before changing the time on the 100-year-old clock atop the Clay County Courthouse, March 8, 2014, in Clay Center, Kansas.

By LAURAN NEERGAARD AP Medical Writer

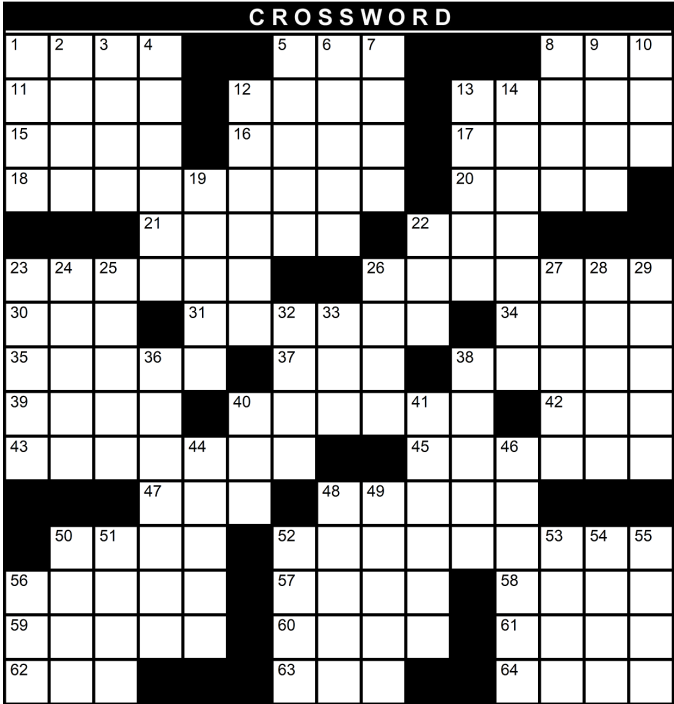
WASHINGTON (AP) — Most of America "springs forward" Sunday for daylight saving time and losing that hour of sleep can do more than leave you tired and cranky the next day. It also could harm your health.

Darker mornings and more evening light together knock your body clock out of whack — which means daylight saving time can usher in sleep trouble for weeks or longer. Studies have even found an uptick in heart attacks and strokes right after the March time change.

There are ways to ease the adjustment, including getting more sunshine to help reset your circadian rhythm for healthful sleep.

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STATEPOINT CROSSWORD
THEME: MARCH MADNESS

- ACROSS
1. Giant Himalayan

5. *M in MAC

8. Bathtub libation

11. Joie de vivre

12. Do like fly fisherman

13. East side of Jersey

15. Tucked in

16. Diva's solo

17. Length of a forearm

18. * ____ Sunday

20. Osiris' wife

21. Freshwater fish

22. Stir fry pan

23. Victorian era overcoat

26. Smallest

30. *Like attending band at the NCAA Tournament

31. Kaa of "The Jungle Book"

34. Great Lake

35. Prep mushrooms for steak, e.g.

37. Cooking fat

38. Bible song

39. Second to last word in some fairytales

40. False

42. Dip oreo into milk, e.g.

43. Tiresome

45. Hoariest

47. NBC's sketch comedy show

48. Misrepresent
50. South American monkey

52. *2025 NCAA Championship game venue

56. Renaissance fiddle

57. "To ____ and to hold"

58. ____-friendly

59. Founding Father Thomas ____

60. Damien's prediction

61. Reunion group

62. Bancroft to Hoffman in "The Graduate"

63. Agreement word

64. Ages and ages
- DOWN
1. Nay opposers

2. River in Bohemia

3. 1.3 ounces, in Asia

4. Owes money (2 words)

5. Angelina Jolie's 2024 singing role

6. "Kick the bucket," e.g.

7. * ____ Smith, coach of 2 champs and 11 Final Four teams

8. Mongolian desert

9. Fleur-de-lis

10. *Cut down at end of last game

12. Like rheumy eyes

13. Descendant

14. *2024 winners

19. Thin pancake

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Teachers Urged to Apply for
\$500 Grants for Class Projects

RIVERSIDE (CNS) - Riverside County teachers with innovative ideas for class projects were encouraged Tuesday to apply for grants through the North Island Credit Union Foundation's spring Teacher Grant program.

Ten grants of \$500 each will be awarded to area teachers in April.

The grant program is available to full-time teachers in Riverside and San Diego counties, or credit union members teaching in California, looking to fund special learning opportunities for their students. Projects must have clearly defined

learning objectives tied to students' academic needs, display creativity and benefit a significant number of students.

"Providing resources to help teachers and schools thrive and support students is an important aspect of the Foundation's work," North Island Credit Union Foundation President Marvel Ford said. "Our long-time teacher grant program provides those extra funds that enable our dedicated educators to bring creative new projects to their students. We encourage all our teachers to submit their ideas so we can support their great work."

The application is available at ccu.com/teacher-grant/?region-set=nicu. The application deadline is March 28.

Since the creation of the program in 2012, \$205,000 in teacher grants have been awarded to benefit students across Southern California, according to the non-profit charitable corporation. The last grant program in the fall funded a wide range of projects, including starting an after-school computer science club, conducting plastic decomposition experiments, creating comic books and developing art therapy projects.

22. * ____ and move on

23. *Cinderella's victory

24. Furlough

25. Spew, past tense

26. Cough syrup balsam

27. Use other end of pencil?

28. Farm structures

29. Dangle a carrot

32. * ____-up or evenly matched game

33. Step on it

36. *2024 Most Outstanding Player Newton

38. Paralyzing disease, for

short

40. Afghan monetary unit

41. Neolithic tomb

44. "Riunite ____ ____ , that's nice"

46. Figure out

48. Scapegoat's due

49. Roof overhang

50. Salty drop

51. Avian wader

52. Sailor call

53. Capital of Norway

54. Statistics calculation

55. Sea eagles

56. Dashboard acronym



Riverside County Teams Confirmed for Legendary Law Enforcement Race

RIVERSIDE (CNS) - The Riverside County teams slated to participate in a legendary relay race that takes competitors across 120 miles of desert, ending in Las Vegas, were confirmed Monday.

The 2025 "Baker-to-Vegas Challenge Cup Relay," organized by the Los Angeles Police Revolver & Athletic Club, is expected to draw upwards of 3,500 runners from public safety agencies throughout California, a few other states and the federal government on the weekend of April 5-6. A total of 294

teams have signed up.

The Banning, Corona, Menifee, Murrieta and Riverside police departments have personnel scheduled to run, along with employees from Riverside County sheriff's divisions, the District Attorney's Office and the Department of Probation. According to www.bakervergas.net, there are 11 teams from Riverside County on the roster.

The 19-leg race begins along state Route 127, roughly 25 miles north of Baker, California, traverses Highway 178, into Pahrump, Nevada,

and from there straight onto the Vegas strip, ending in the area of Desert Inn Road and Jones Boulevard.

"One hundred and twenty miles of pavement, hot days and cold nights, blood, sweat, pride, honor -- that's what the world's most prestigious and unique law enforcement foot race is all about," according to an LAPRAC statement.

Teams will head out in waves -- or "flights" -- with the fastest competitors leaving later in the day.

Since it began in 1985, the



relay has become the seminal law enforcement race of the year, according to organizers. It was suspended in 2020 and 2021 as a result of the COVID lockdowns, but has otherwise stayed on track during the other years since its inception.

Last year's first-place team, from the New York Police Department, completed its run in 12 hours, 19 minutes.

The last-place team, from the California Highway Patrol's Santa Ana office, made it in 20 hours, 48 minutes.

The Riverside County sheriff's "lead" team had the best time-in of any county law enforcement unit, reaching the finish line in 13 hours, 54 minutes, earning the team a No. 6 ranking, according to results.

See Baker to Vegas Page 5

Daylight Savings

Continued from Page 1

When does daylight saving time start?

Daylight saving time begins Sunday at 2 a.m., an hour of sleep vanishing in most of the U.S. The ritual will reverse on Nov. 2 when clocks "fall back" as daylight saving time ends.

Hawaii and most of Arizona don't make the spring switch, sticking to standard time year-round along with Puerto Rico, American Samoa, Guam and the U.S. Virgin Islands. Worldwide, dozens of countries also observe daylight saving time, starting and ending at different dates.

Some people try to prepare for daylight saving time's sleep jolt by going to bed a little earlier two or three nights ahead. With a third of American adults already not getting the recommended seven hours of nightly

shuteye, catching up can be difficult.

What happens to your brain when it's lighter later?

The brain has a master clock that is set by exposure to sunlight and darkness. This circadian rhythm is a roughly 24-hour cycle that determines when we become sleepy and when we're more alert. The patterns change with age, one reason that early-to-rise youngsters evolve into hard-to-wake teens.

Morning light resets the rhythm. By evening, levels of a hormone called melatonin begin to surge, triggering drowsiness. Too much light in the evening — that extra hour from daylight saving time — delays that surge and the cycle gets out of sync.

Sleep deprivation is linked to heart disease, cognitive decline, obesity and numerous other problems.

And that circadian clock affects more than sleep, also influencing things like heart rate, blood pressure, stress hormones and metabolism.

How does the time change affect your health?

Fatal car crashes temporarily jump the first few days after the spring time change, according to a study of U.S. traffic fatalities. The risk was highest in the morning, and researchers attributed it to sleep deprivation.

Then there's the cardiac connection. The American Heart Association points to studies that suggest an uptick in heart attacks on the Monday after daylight saving time begins, and in strokes for two days afterward.

Doctors already know that heart attacks, especially severe ones, are a bit more common on Mondays generally — and in the morning, when blood is more

clot-prone.

Researchers don't know why the time change would add to that Monday connection but it's possible the abrupt circadian disruption exacerbates factors such as high blood pressure in people already at risk.

How to prepare for daylight saving time

Gradually shift bedtimes about 15 or 20 minutes earlier for several nights before the time change, and rise earlier the next morning, too. Go outside for early morning sunshine that first week of daylight saving time, another way to help reset your body's internal clock. Moving up daily routines, like dinner time or when you exercise, also may help cue your body to start adapting, sleep experts advise.

Afternoon naps and caffeine as well as evening light from phones and other electronic

devices can make adjusting to an earlier bedtime even harder.

Will the U.S. ever eliminate the time change?

Every year there's talk about ending the time change. In December, then-President-elect Donald Trump promised to eliminate daylight saving time. For the last several years, a bipartisan bill named the Sunshine Protection Act to make daylight saving time permanent has stalled in Congress; it has been reintroduced this year.

But that's the opposite of what some health groups recommend. The American Medical Association and American Academy of Sleep Medicine agree it's time to do away with time switches but say sticking with standard time year-round aligns better with the sun — and human biology — for more consistent sleep.

Metrolink

Continued from Page 1

To sign up and receive comp

tickets, parties should visit IECommuter.org/RideFree, where they can establish an account and receive passes

via the Metrolink mobile app.

Commuters using

Metrolink for work may qualify for additional incentives through IE Commuter," according to the RCTC.

In addition to the web portal, residents are welcome to call 866-743- 3742 for more details.

They Dig, They Pee, They Trample. *How to Garden When You Love Both Dogs and Plants*

By JESSICA DAMIANO
Associated Press

If you've ever had a dog, you know they don't exactly tiptoe through the tulips. I'm fortunate that none of mine ever had a penchant for digging holes, but my late pit bull, Maddie, used to run through my perennial beds like a weed whacker, leaving horizontal cone-flowers and black-eyes Susans in her destructive path.

Her bathroom breaks would also imprint an ever-expanding array of canine crop circles on the lawn.

Fortunately, my little Havanese, Miguel, doesn't pose as much of a threat to my plants, but there are other important elements to consider when planning a garden where dogs and plants can safely coexist.

Let's start with the lawn

The type of grass you select should be suited to your region and your sun exposure. In my sunny Northeastern front yard, that means starting with a Kentucky bluegrass seed blend, which holds up well against foot and paw traffic, and mixing in roughly 10 percent each of urine-resilient perennial ryegrass and shade-tolerant fine fescue.

For further protection, consider incorporating a trample- and urine-resistant groundcover into your grass-seed recipe. I've added clover, which also enriches the soil with safe, nourishing levels of nitrogen (free fertilizer!) and reduces or eliminates groundwater pollution from my property.

If you have a beagle-size dog or two, this will go a long way toward retaining



your lawn's integrity. But, to be honest, I don't know of any grass that will hold up against a German shepherd or bull mastiff kicking it up on a daily basis. Still, starting with the most resilient grass species for your growing conditions will give you the best odds possible.

Barriers to entry

Typical landscaping designs often space plants far apart, leaving areas of mulch-covered soil between plants and shrubs. Dogs love to run obstacle courses on those bare paths, kicking up mulch and, invariably, straying into planting beds.

Instead, opt for a dense garden style that allows only enough space between plants for the expected mature size of each. By their third year, most of the gaps will be filled, eliminating the spaces and, along with them, the invitation to enter.

If you grow delicate plants or edibles, situate them in a raised bed or surround them with short fencing or another barrier to discourage entry.

Avoid toxic plants and chemicals

Next, consider safety. Many common plants are toxic to dogs (and cats), so avoid planting them altogether.

er, even if your pet hasn't shown an interest in grazing. A one-time curiosity could spell disaster. Check with the ASPCA for a sortable list of plants (including weeds) that are toxic to cats, dogs and horses, and remove any that your pets could access.

Avoid using chemicals. If you must apply them, keep pets out of the garden until the products have dried or dissipated (read package labels carefully and observe warnings and cautionary statements).

Create a zone for digging and playing

If your dog is a digger, fill holes and lay sections of chicken wire over favorite digging spots, then cover them with a few inches of soil. I've never met a dog that wasn't deterred by wire.

Diggers will continue to dig, however, so designate a section of the yard where they can do so with reckless abandon. Bury some toys and bones for them to find, and place balls and other toys in there too. After introducing dogs to the area, watch closely and bring them to the digging zone whenever you catch them in the act elsewhere.

Such a play area or dog run

See Garden Page 5



New Stove That Plugs Into a Normal Wall Outlet Could Be Major Gain for Health and the Climate

By ISABELLA
O'MALLEY Associated Press

NEW YORK (AP) — For years, Ed Yaker, treasurer of a New York City co-op with nearly 1,500 units, and fellow board members have dealt with gas leaks. It can mean the gas at an entire building is shut off, leaving residents unable to use a stove for months until expensive repairs are made to gas lines.

So Yaker was all in when he learned of a California start-up called Copper that was manufacturing an electric stove and oven that could simply be plugged into a regular outlet. The sleek, standard four-burner electric induction stove runs on 120 volts, meaning there is no need to pay a licensed electrician thousands of dollars to rewire to 240 volts, which many electric stoves require.

"In terms of, 'Is this the way to go?' It's a no brainer," Yaker said, demonstrating a quart of water that boiled in about two minutes. His apartment is full of books, many on energy and climate change, and the energy efficiency was a motivation, too.

Then there are the health benefits of cooking with electricity. Gas stoves, which 47 million Americans use, release pollutants like nitrogen dioxide that has been linked to asthma and cancer-causing benzene.

"You wouldn't stand over the tailpipe of a car breathing in the exhaust from that car. And yet nearly 50 million households stand over a gas stove, breathing the same pollutants in their homes," said Rob Jackson, an environmental scientist at Stanford University and lead author on a study on pollution from gas cooking.

"I had a gas stove until I started this line of research. Watching pollutant levels rise almost immediately every time I turned a burner on, or my oven on, was enough to get me to switch" to an electric stove, he said.

Induction stoves are also a way to address the considerable amount of climate change that comes from buildings — emissions from cooking, heating and cooling living spaces and hot water.

In the case of gas stoves,

See Stove Page 7

FRIDAY, March 7, 2025

Today in History:

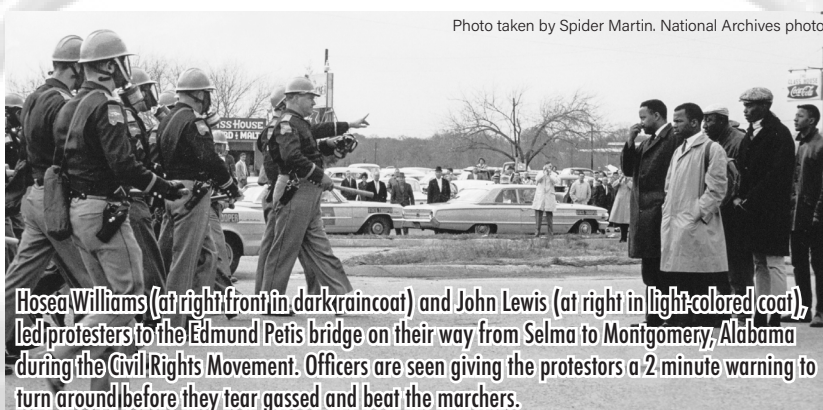
Today is the 66th day of 2025.
There are 299 days left in the year.

By The Associated Press

Today in history:

On March 7, 1965, a march by over 500 civil rights demonstrators was violently broken up at the Edmund Pettus Bridge in Selma, Alabama; state troopers and a sheriff's posse fired tear gas and beat marchers with batons in what became known as "Bloody Sunday."

Also on this date:



Hosea Williams (at right front in dark raincoat) and John Lewis (at right in light-colored coat), led protesters to the Edmund Pettus bridge on their way from Selma to Montgomery, Alabama during the Civil Rights Movement. Officers are seen giving the protestors a 2 minute warning to turn around before they tear gassed and beat the marchers.

In 1876, Alexander Graham Bell received a U.S. patent for his telephone.

In 1936, Adolf Hitler ordered his troops to march into the Rhineland, thereby breaking the Treaty of Versailles and the Locarno Treaties.

In 1975, the U.S. Senate revised its filibuster rule, allowing 60 senators to limit debate in most cases, instead of the previously required two-thirds of senators present.

In 1994, the U.S. Supreme Court unanimously ruled that a parody that

pokes fun at an original work can be considered "fair use." (The ruling concerned a parody of the Roy Orbison song "Oh, Pretty Woman" by the rap group 2 Live Crew.)

In 2010, filmmaker Kathryn Bigelow became the first woman to win the Academy Award for Best Director, taking the prize for directing the film "The Hurt Locker."

In 2024, armorer Hannah Gutierrez-Reed was found guilty of involuntary manslaughter in connection with the shooting incident on the set of the film "Rust" in 2021, which killed cinematographer Halyna Hutchins. (Gutierrez-Reed was later sentenced to 18 months in prison.)

Garden

Continued from Page 4

would be a beneficial garden addition even if digging hasn't posed a problem, as it would reduce or eliminate plant trampling and lawn damage. Enclose it with fencing or another barrier

that allows you to keep an eye on the dog -- and vice versa.

Similarly, if space allows, designate a pebbled or mulched potty area. Train dogs to use it by moving scooped poop to the spot. Their noses will convey the message, but again,

you'll have to watch closely and move them to the spot when they show signs of intent to relieve themselves elsewhere. It will take some time, but they should catch on.

Finally, be sure to provide access to a clean bowl of water at all times. It will

refresh pups as they play outdoors and, as a bonus, dilute their urine to cut down on burn spots in your grass.

Yes, you'll likely have to lower your aesthetic standards a bit. But getting to relish two of life's greatest pleasures simultaneously is well worth the compromise.

Baker to Vegas

Continued from Page 3

This year's competitors traveling long distances to participate include teams from Idaho, Oklahoma, Texas and the Navajo Indian Reservation Department of Public Safety in Arizona.

Housing

Continued from Page 16

Current policies that could be a template for regulatory revamping, according to the report: the state's bolstering of accessory dwelling units, electric vehicle charging stations and certain environmental restoration projects.

But those "success stories" share a trait that points to what could be the most contentious aspect of the coming legislative package. All three are exempt from the California Environmental Quality Act, a 1970 law that requires governments to study and publish findings on the environmental impact of any decision they make, including the approval of new housing, transit or energy projects.

The act, pronounced seewah, is among the most fiercely debated in Cali-

fornia politics. Opponents contend that the law is regularly hijacked by special interest groups, such as NIMBY property owners or organized labor unions, to stall projects for decidedly non-environmental reasons. They point to high profile court battles as examples of the act's abuse, such as the case resolved by the state Supreme Court last year in which Berkeley neighborhood groups argued that the noise predicted to come from college student housing amounted to a pollutant under the law.

"If we want to reach our climate change goals, CEQA needs to be reformed," Wicks said. "If we want to reach our housing goals, CEQA needs to be reformed."

Defenders of the law say it is vital to deliberation, public input and transparency, keeping local and state

governments and developers from running roughshod over vulnerable communities.

"Sometimes, for vulnerable communities, the act is the only tool available to have a seat at the decision making table," said J.P. Rose, a policy director at the Center for Biological Diversity. "To brush all of that aside to say 'that's just permitting,' I think that's a misguided lens to address this issue."

Lawmakers often carve specific exemptions into the law, but historically, making across-the-board changes to CEQA has been a heavy lift in Sacramento. Two years ago, Newsom rolled out plans to overhaul the law in order to speed up the approval of big, infrastructure projects. Many of its most ambitious proposals were sidelined. Last year, the Legislature tried to rush through a bill

aimed at getting clean energy projects up and running more quickly (it failed).

Lawmakers are likely to spend plenty of time arguing about the act, no matter what happens to the permitting package. One bill, already in print, by San Francisco Democratic Sen. Scott Wiener, would make it easier for urban housing projects to exempt themselves from the law and for local and state governments to avoid having to conduct full environmental reviews for every aspect of each project. The senator dubbed it "the fast and focused CEQA Act."

Rose, at the Center for Biological Diversity, said the bill "fires a shotgun at the heart of CEQA."

Carter Rubin, a public transportation advocate with the Natural Resources Defense Council who testified to the select committee

last year, said there ought to be a difference between the way regulators review projects that help achieve the state's housing and climate goals and those that emphatically do not.

"We certainly would not support streamlining highway expansion or sprawl development that impacts ecosystems," he said in a phone interview. "It's really important that the Legislature focuses on shovel-worthy projects, not just shovel-ready projects."

Wicks said she will put forward a housing bill on CEQA as part of the overall package.

"Right now, there are too many opportunities in the process to put a wrench in the gears," she said. "There will be a cost for us Democrats on the ballot in the future if we don't fix that problem."

Towing Companies Can Sell Your Car – And the DMV Gets to Keep the Profit Without Telling You

BY BYRHONDA LYONS,
CalMatters

After a Lamborghini Murciélago Roadster got towed in 2023, no one claimed it. The iconic sports car sat at a Torrance tow yard for five months, long enough that the towing company had the right to sell it.

The sale allowed the company to recoup its costs for the tow, storage and lien sale, \$11,332. But there was plenty left over: \$99,668, which went to the California Department of Motor Vehicles. The owner has to claim the funds by 2027, when the money is permanently in the DMV's coffers.

The DMV doesn't notify owners of proceeds from the sale and, it says, it doesn't have to, according to state law. By law, towing companies, storage yards and car repair shops can sell your car to recoup their costs if you don't settle your debts and pick up your vehicle. It's known as a lien sale.

From the beginning of 2016 through fall 2024, the DMV collected more than \$8 million from nearly 5,300 cars sold at auction, according to a CalMatters analysis of DMV data. In 2016, the DMV recorded \$760,000 from the sales. That number rose by about 76% to \$1.33 million in 2023, the data shows.

Most of the cars aren't nearly as luxurious as the Lambo.

A 2013 Kia, for example, brought in \$165 to the DMV. A 2014 Chrysler 300 sold for \$1,368 more than its bill. Plenty of other vehicles reaped healthy profits still sitting with the DMV: A 2015 Lexus coupe netted an excess of \$24,676. A 2016 Ford F-150 brought in an extra \$14,232, and a 2019 Honda HR-V had \$5,475 left. None of the owners have



claimed the money, according to DMV records.

For poor Californians, the tows and compounding fees are often a trap. Police can tow your car for things like expired registration. You might not be able to renew your registration because you have unpaid fees and fines from things like traffic and parking tickets. If you're towed and can't pay the costs to get your vehicle back, you can lose your only means of transportation — and sometimes the place where you sleep.

Owners have up to three years to claim the lien sale profits after the state receives the money, and after that the law says the DMV keeps it. Most lien sales end in a loss. For those that result in a profit, it's likely many owners have no idea their property was sold in the first place — and that they have a right to that money.

Shayla Myers is a senior attorney for the Legal Aid Foundation of Los Angeles. She often works with people with low incomes who've lost their vehicles to lien sales. She said she wasn't familiar with how people would get their money from a profitable lien sale.

"If there are excess funds, but people don't know how to get them, they're as good as

vanished," Myers said.

Joan McAllister's vehicle racked up \$1,113 in parking tickets in San Francisco in 2022. Her brother Stephen McAllister said she'd been hospitalized after someone found her "wandering the streets."

Eventually, the vehicle was towed and accumulated over \$8,300 in storage fees.

Stephen tried to intervene, but he didn't have the legal authority. By the time he was appointed as her conservator, the towing yard sold her car, he said.

"In the year that the court system took to appoint me as her conservator, the car was booted, towed, stored and auctioned off," he said.

He did not know that the car sold for \$5,475 more than what his sister owed until CalMatters told him. "Nothing surprises me at this point," he said. "The whole process from start to finish seems to be a money-making scheme."

He has a few months to claim the money. However, that may not happen within the DMV's three-year window. His sister died on Dec. 4, 2023. She had just turned 74, he said.

He hasn't been able to locate a title for the vehicle; he said

his sister's possessions are locked in storage in Oakland "awaiting the end of probate of her estate."

On average, about 620 vehicles each year yielded excess sales money for the DMV between 2016 and 2023. Excess money from lien sales brought in about \$1,600 per vehicle.

On the DMV's website, there's a step-by-step guide on how towing companies can conduct a lien sale, including rules for notifying the owner of the sale and sending any excess proceeds from the sale to the agency. The guide does not include information about how vehicle owners can request their money back.

The lien sale profits go into the motor vehicle account in the state's transportation fund, which supports the California Highway Patrol and other departments.

DMV spokesperson Ronald Ongtoaboc declined an interview request. He responded to questions via email instead.

The DMV said people with claims have to fill out a refund form on its website. The agency also suggested that people read the FAQ page regarding lien sales and call about things not addressed there.

"Advocates who have concerns about the impacts of current laws should reach out and convey their concerns to the Legislature," Ongtoaboc said.

We asked the agency for more detailed information about the sales from 2016 to late 2024, including how many owners asked for their money and how much owners received, but the DMV denied the public records request, citing the limitations of its systems. An attorney for the agency said it wouldn't

give us the records, because compiling refund claims and payments would have to be done manually and would be "overly burdensome."

"Because the Department does not prepare, own, use, or retain a record that compiles lien sale excess fee refund claims and claim payments, there is no existing record responsive to your request and the department is not required to create such a document," DMV attorney Matthew Christy wrote.

In response, CalMatters requested and received detailed records from a random selection of 13 profitable lien sales. None of the 13 owners asked for their money back from the DMV, records show.

Bruffy's Del Rey Tow, one of over a dozen tow operators that handle towing for the city of Los Angeles, gave the DMV the most in excess fees, handing over roughly \$1.1 million from 2016 to fall 2024, according to the CalMatters analysis.

These so-called police garages in Los Angeles typically charge a \$195 towing fee, plus a \$115 city release fee and a 10% city parking tax. The daily storage fee is \$60. A week of storage plus towing fees and parking tax for a standard vehicle costs at least \$700. A month can easily cost more than \$2,000. The Los Angeles Police Commission sets the towing fees.

Bruffy's declined to comment for this story.

The city of Long Beach was the fifth-largest contributor of excess fees, sending the state about \$446,000 for nearly 350 vehicles. Long Beach's towing and lien sales superintendent, Robert Givens, said the city averages about 200 auction sales each month. A basic tow costs \$417, ac-

LAPD Officer Turned Novelist Joseph Wambaugh Dies in Rancho Mirage

RANCHO MIRAGE (CNS) - Former Los Angeles police officer turned best-selling author Joseph Wambaugh, known for books such as "The Onion Field" and "The New Centurions," has died at the age of 88.

Longtime family friend Janene Gant told The New York Times that Wambaugh died Friday of esophageal cancer at his home in Rancho Mirage.

The author of more than 20 books also co-created the Emmy-winning anthology series "Police Story," which aired as a weekly series on NBC from 1973 to 1977 and launched three spinoffs, including "Police Woman" starring Angie Dickinson.

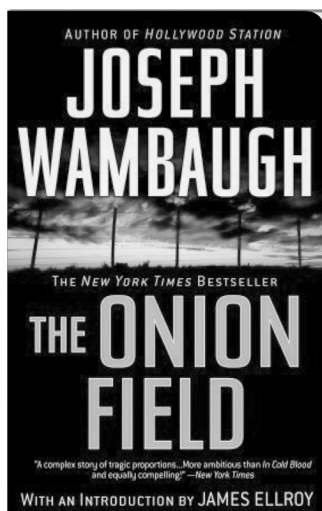
Several of Wambaugh's novels were adapted for the big screen, including "The Onion Field," "The Choirboys"

and "The New Centurions."

Wambaugh co-wrote the screenplay for the film adaptation of his 1970 book "The Onion Field," which told the real-life story of the 1963 kidnapping of two Los Angeles police officers. One was killed and the other was left devastated. The 1979 film co-starred James Woods, John Savage and Ted Danson.

"I was put on Earth to write 'The Onion Field,' Wambaugh told NPR in 2008. "That's how I felt about it. It was such an emotional experience for me. I took a six-month leave of absence from the police department to write that book. I read 40,000 pages of court transcripts; I interviewed about 63 people and wrote the book in three months."

His last book, "Harbor No-



turne," was published in 2012 -- part of a five-book Hollywood Station series.

Wambaugh used his 14 years with the Los Angeles Police Department to provide what many observers, including scores of police officers, felt was a more realistic depiction of the daily challenges of keeping the public safe.

"All I did was turn things

around," he told the San Diego Union-Tribune in 2019. "Instead of writing about how cops worked the job, I wrote about how the job worked on the cops."

Michael Connelly, author of the popular Harry Bosch books about an LAPD detective, paid tribute to his mentor in a lengthy post on Instagram.

"I will miss his words, both to me and on the page," Connelly wrote. "I read his work long before I knew him. When I was 16, I spent a night in a police station as a witness to a crime. It was a pivotal moment in my life. I got fascinated with cops and looked for true and fictional stories about them. Joe managed to blend both in his novels."

"I read 'The New Centurions' and 'The Blue Knight.' The truth about what it takes and means to be a cop was in his books. His cops were flawed and funny and dedicated. Sometimes fearless, sometimes frail."

"Many years later he took me under his wing. He invited me to his 'research' dinners with cops in L.A., and bought me dinners when I went through La Jolla on book tour. I'm heading there on tour this year and it won't be the same without dinner with Joe," Connelly added.

The East Pittsburgh, Pennsylvania native was born on Jan. 22, 1937 and moved to Los Angeles with his family when he was 14. After serving in the U.S. Marine Corps, Wambaugh attended night school and later worked at a steel mill while attending college part-time.

He eventually earned his bachelor's and master's degrees from Cal State Los Angeles and considered becoming an English teacher before following in his father's footsteps and becoming a police officer instead.

Wambaugh is survived by his wife of 69 years, Dee; son, David; and daughter, Jeannette. A second son, Mark, died in 1984.

Stove

Continued from Page 4

about half of the flame's heat escapes into the room. Electric stoves by comparison can be up to 80% efficient. Of those, induction stoves come out on top with up to 90% efficiency in part because they only heat where the surface contacts the pot.

Just the presence of a gas stove in a home contributes to greenhouse gas emissions, even when it's not turned on. Jackson's team found gas stoves bleed methane — the main constituent of natural gas —

when they're off, from loose fittings and at connections between the stove and wall. The climate impact of leaky stoves in U.S. homes was estimated to be comparable to carbon emissions from 500,000 gasoline-powered cars.

The stove contains a battery that is smart, meaning it can charge up when electrical rates are low, allowing people to cook without incurring peak-rate electrical charges.

The new Copper stoves are not cheap. Early adopters are relying on government incentives to defray the

cost. When Yaker, who worked as a teacher and was a saver, bought his, it was \$6,000 and a federal tax credit for clean energy appliances brought that down to \$4,200.

The manufacturer now has an agreement with the New York City Housing Authority to buy 10,000 stoves at a maximum price of \$3,200 each, set to arrive in 2026.

Eden Housing, a nonprofit affordable housing developer, retrofitted a 32-apartment building in Martinez, California with Copper stoves using state and local programs, and hopes to pur-

chase more.

"It's pretty cool, it looks nice and it's easy to clean," said Jolene Cardoza, about the new appliance. Her adult daughter's asthma was irritated by her old gas stove when she would come over to bake and she's happy the Copper doesn't release pollutants.

Other tenants found the transition to induction cooking more bumpy.

"I don't really like the way it cooks my food in the oven," said Monica Moore, who notices a difference in the texture of her cornbread.

She is impressed with how quickly water boils, but misses cooking with a flame and said it was a hassle to switch out her pans with ones that are compatible with induction stoves.

For Jackson, though, the change is important.

"I think shutting the gas off to our homes and electrifying our homes is one of the best things that we can control individually to reduce our personal greenhouse gas emissions. I think of cars and homes as the two places to start for reducing our greenhouse gas footprint," said Jackson.

DMV

Continued from Page 6

cording to the city website. The daily storage fee is \$78. After a month, a basic tow, including fees and storage, can cost more than \$2,500.

Givens said in an email that the city doesn't "directly reach out to owners" to let them know whether the auction yielded a profit. "If they ask, we will provide them with that information and direct them to the California

Department of Motor Vehicles (DMV) Lien Sales in Sacramento," he said.

For most unclaimed property, people in California can go to the controller's website and search their name and address

to find how much of their money the state is holding.

"I'm not sure exactly what the justification is ... as to why would a car be different from any other property that you would have that you

wouldn't be automatically entitled to the excess proceeds as opposed to having to ask for it," said Rebecca Miller, a senior attorney for the Western Center on Law and Poverty.

“Last Breath” and “Anora”

By Bob Garver

This week, I’m going to do what I usually do and review the biggest as-yet-unreviewed movie at the weekend box office with “Last Breath.” However, I’m also going to take a detour and review the film that just won Best Picture at the Academy Awards in “Anora.” My rationale is that the Oscar win may lead to renewed interest, and thus a spike in ticket sales, on a national level. Also, I’ve wanted an excuse to talk about this movie for months. But first, the “hot” new release...



“Last Breath”

This movie tells the real-life story of a mission to rescue a deep-sea pipeline worker stranded at

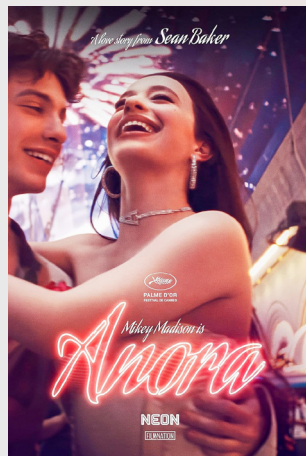
the bottom of the ocean. Finn Cole plays the terrified diver, Simu Liu is his partner and the only diver capable of such a dangerous rescue, Woody Harrelson operates the underwater vessel that Cole and Liu use as a base, and Cliff Curtis is the captain of the ship in charge of the vessel. Everyone has to be very smart, capable, and careful, and they have to do it all in the middle of a huge storm. It doesn’t look good for our marooned main character, who has only a ten-minute supply of oxygen.

“Last Breath” has its heart in the right place, trying to make a memorable cinematic experience out of real heroism. It does what it can to wring every last drop of suspense out of an operation that, mathematically, must have been over relatively quickly (quickly for a feature-length movie, that is, not to be without oxygen). But the banter, emotional beats, and character types can be found in any number of similar films. The only thing this movie really has to boast about is its

ability to recreate danger and make its audience very uncomfortable. How eager are you to sit through a movie that can’t sell itself on anything other than making you uncomfortable?

Grade: C

“Last Breath” is rated PG-13 for brief strong language. Its running time is 93 minutes.



“Anora”

The newly-crowned Best Picture Oscar winner stars Mikey Madison (herself the winner of the Best Actress Oscar) as the title character, a sex worker who doesn’t allow herself to have any delusions about her life. That is, until she meets wealthy young

Russian Vanya (Mark Eydelshteyn), who falls in love with her and promises her a life of luxury. For possibly the first time in her life, Ani allows herself to be hopeful about the future, and her dreams seem to come true when she and Vanya get married. But one day, three “business associates” (Karren Karagulian, Vache Tovmasyan, and Oscar nominee Yura Borisov) of Vanya’s oligarch father show up at Vanya’s house, tasked with getting the marriage annulled. Anora’s chance at a better life is about to fall to pieces, and Vanya doesn’t help things by simply disappearing, which sends everyone on a crazed search together, but with conflicting goals.

The cast plays well off each other, and the desperate search scenes play deliciously into my anxieties in a way that no movie has triggered since 2019’s “Uncut Gems.” But the heart of the movie is in the Madison performance as a character who refuses to admit how pathetic she truly is, including and especially to her-

self. In that way, “Anora” is the most heartbreaking film of 2024. It’s also the funniest film of 2024, with all the shenanigans between Anora and the Russian goons, especially Borisov. Oscar-winning director Sean Baker made sure all tones were covered in his Oscar-winning script, then he went and won another Oscar for editing. This movie is so tragic, uproarious, infuriating, and beautiful that I was literally stumbling around in a daze after I left the theater. The one thing that was clear was that I had just seen the best movie not just of 2024, but the last five years. And if you have room in your heart for a very raunchy indie movie, I suggest you see it too.

Grade: A for Anora!

“Anora” is rated R for strong sexual content throughout, graphic nudity, pervasive language, and drug use. Its running time is 139 minutes.

Contact Bob Garver at rrg251@nyu.edu.

‘Captain America: Brave New World’ Tops Box Office Again

LOS ANGELES (CNS) - “Captain America: Brave New World” is the most popular movie in North America for the third straight week, earning \$15 million this weekend, according to industry estimates released Sunday.

Disney’s latest entry in the Marvel universe, which stars Anthony Mackie and Harrison

Ford, beat out the underwater thriller “Last Breath,” which opened with \$7.8 million, Comscore reported.

“The Monkey,” a horror film based on a Stephen King story, earned \$6.3 million Friday through Sunday in its second weekend.

“Paddington in Peru” was fourth with \$4.5 million in its third weekend, followed by

“Dog Man” with \$4.2 million in its fifth weekend.

Rounding out the top 10 domestic releases were “Mufasa: The Lion King” (\$1.9 million), “Ne Zha 2” (\$1.7 million), “Heart Eyes” (\$1.3 million), “The Unbreakable Boy” (\$1.2 million) and “One of Them Days” (\$925,000).

This weekend’s overall three-day box office haul was estimated at \$53.3 million. The year-to-date total is \$1.081 billion -- up 11% from the figure at this time last year, according to Comscore.

Use Two Types of Paprika for the Best Hungarian Chicken Paprikash



By **CHRISTOPHER KIMBALL** Christopher Kimball's Milk Street

Chicken paprikash is a saucy blend of chicken, onions, sour cream and lots of paprika. In this recipe from our cookbook "Milk Street 365: The All-Purpose Cookbook for Every Day of the Year," we blend techniques from restaurant chefs and home cooks who taught us their recipes during our visit to Budapest, Hungary.

In addition to a generous amount of onion, sautéed until sweet and softened to create a flavorful base, there are a couple other keys to achieving fullness and complexity in the iconic dish. Paprika, both sweet and hot, is a defining ingredient. The spice adds a touch of heat, a rusty hue and helps thicken the stew.

Multiple forms of peppers are essential for depth and range of flavor. Jarred roasted red peppers, blended to a smooth puree, bring a silky sweetness; fresh banana pepper, finely chopped, adds tangy, fruity notes.

The paprika should be bright

red, not dull brown, and full of fragrance. Seek out fresh, quality paprika, and in particular look for brands produced in Hungary.

Don't stir the sour cream into the chicken mixture while still on the heat. Remove the pot from

the burner, push the chicken to the sides and whisk the sour cream and the remaining pepper puree into the braising liquid in the center. This gently warms the sour cream so it won't separate.

Hungarian Chicken Paprikash

Start to finish: 1 hour 40 minutes (25 minutes active)

Servings: 4 to 6

Ingredients:

½ cup drained jarred roasted red peppers
2 tablespoons lemon juice, divided
4 teaspoons hot paprika, divided
1 teaspoon white sugar
Kosher salt and ground black pepper
1 tablespoon extra-virgin olive oil
1 large yellow onion, finely chopped
1 ripe medium tomato, cored and chopped
2 banana peppers or wax peppers, 1 stemmed, seeded and finely chopped, 1 stemmed, seeded and thinly sliced, reserved separately

¼ cup sweet paprika
2 cups low-sodium chicken broth
3 pounds boneless, skinless chicken thighs, trimmed
¾ cup sour cream

Directions:

In a blender, combine the roasted peppers, 1 tablespoon of the lemon juice, 1 teaspoon of the hot paprika, the sugar and ½ teaspoon salt. Puree, scraping the jar as needed, until smooth, about 30 seconds. Set aside.

In a large Dutch oven over medium-high, heat the oil until barely smoking. Stir in the onion, tomato and finely chopped banana pepper. Cover, reduce to medium and cook, stirring often, until the tomato has broken down and the onion is softened and light golden brown, about 10 minutes.

Stir in the sweet paprika, remaining 3 teaspoons hot paprika, broth and half of the pepper puree. Bring to a simmer, then cover, reduce to low and cook, stirring occasionally, for 30 minutes.

Add the chicken and stir until well coated. Bring to a boil over medium-high, then cover, reduce to medium-low and simmer, stirring occasionally, until a skewer inserted into the chicken meets no resistance, about 40 minutes.

Off heat, stir in the remaining 1 tablespoon lemon juice. Push the chicken to the side; add the remaining pepper puree and the sour cream to the liquid. Whisk to incorporate, then stir to combine the sauce and chicken. Taste and season with salt and black pepper. Serve garnished with the sliced banana pepper.



Pan Seared Pork Chop

Bone in Pork Chops are on another level. They are literally the T-bone of the pork world. That means you get the NY strip and filet of the pig. It's delicious, juicy, and easy and quick way to put a meal on the table. My kids have been eating these up, even if they think it's chicken. No matter to me, as long as they aren't complaining about how they don't like something even though they did like it until that moment when they decided they didn't. And then they "don't like it" for the next couple of years. The struggle is real y'all.

Anyways, these pork chops can be made with really any marinade you like. I use the one I do because I found it at Costco in a 2 pack for \$3. I couldn't resist and I am now sorta obsessed with it. I think that price must have been a mistake but I'm not going to overthink it and take the W. Prices are crazy out there.

Feeds 2-4

Ingredients

• 2 bone in pork chops

• 1 tsp salt
• 2 table Ricante Mango Coco Everything Sauce.
• 1 tbsp cooking oil

To Make

Ideally, an hour or 2 before making your chops pull them out of the fridge and evenly cover them in salt. If you don't have the time right before cooking work too, just won't be quite as juicy. Add the Ricante or sauce of your choosing and let sit at room temperature until you are ready to cook. Heat a frying pan over medium high heat and add the oil. Sear one side of the pork chop for 4 minutes and then flip. Sear the other side for 4 minutes. If necessary, turn heat down and keep cooking until the internal temperature of the pork reaches 145 degrees. When done, pull pork chops off pan and let rest for 5-10 minutes before serving and EATING!



Boxing
Continued from Page 1

“My goal is to bring world-class coaching to fighters everywhere, helping them build successful careers inside and outside the ring. We’ve produced champions, and we will keep doing it -- one fighter at a time, one victory at a time,” Garcia said.

Public Notices

T.S. No. 128092-CA APN: 313-104-007 NOTICE OF TRUSTEE'S SALE
IMPORTANT NOTICE TO PROPERTY OWNER: YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 8/1/2018. 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
On 4/2/2025 at 1:00 PM, CLEAR RECON CORP, as duly appointed trustee under and pursuant to Deed of Trust recorded 8/7/2018 as Instrument No. 2018-0317418 of Official Records in the office of the County Recorder of Riverside County, State of CALIFORNIA executed by: DANIEL ALARCON, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY 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; In the front of the Corona Civic Center, 849 W. Sixth Street, Corona, CA 92882 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 ACCURATELY DESCRIBED IN SAID DEED OF TRUST. The street address and other common designation, if any, of the real property described above is purported to be: 103 EAST 6TH STREET, 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: \$324,225.94 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

Garcia, 50, competed in the lightweight and featherweight divisions from 1992 to 2001 and is currently regarded as one of the best trainers in boxing. He was named 2024 Ring Magazine Trainer of the Year, and his roster of champions includes Nonito Donaire, Marcos Maidana and many others.

The former IBF Super

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) 313-3319 or visit this Internet website www.clearreconcorp.com, using the file number assigned to this case 128092-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) 313-3319, or visit this internet website www.clearreconcorp.com, using the file number assigned to this case 128092-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: (855) 313-3319 CLEAR RECON CORP 3333 Camino Del Rio South, Suite 225 San Diego, California 92108

Schld:94918 AdId:32052 CustId:670

File No.: R-202500675
FICTITIOUS BUSINESS NAME STATEMENT
THE FOLLOWING PERSON(S) IS (ARE) DOING BUSINESS AS:
1. KITTY CRUSH LLC
1210 HAMNER AVENUE #1019, NORCO, CA 92860
Riverside County
Full Name of Registrant:
1. KITTY CRUSH LLC 1210 HAMNER AVENUE #1019 NORCO, CA 92860
This Business is conducted by: LIMITED LIABILITY COMPANY.
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/MONICA MILLS
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,

Featherweight Champion was born in San Pedro and trained by his father, Eduardo Garcia, at the La Colonia Youth Boxing Club in Oxnard.

His brother, Miguel Ángel García, was a top featherweight contender trained by Robert Garcia and is now retired.

“Moreno Valley is proud

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 1/15/2025.
PETER ALDANA

Schld:94976 AdId:32072 CustId:2054

File No.: R-202501490
FICTITIOUS BUSINESS NAME STATEMENT
THE FOLLOWING PERSON(S) IS (ARE) DOING BUSINESS AS:
1. PREMIER PLUMBING COMPANY
5920 RICKENBACKER AVENUE, RIVERSIDE, CA 92504
Riverside County
Full Name of Registrant:
1. PPC ENTERPRISES, INC. 5920 RICKENBACKER AVENUE RIVERSIDE, CA 92504
This Business is conducted by: CORPORATION.
The registrant commenced to transact business under the fictitious business name or names listed above on: 01/30/2004.
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/RYAN GEIGER
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 1/30/2025.
PETER ALDANA

Schld:94989 AdId:32076 CustId:2054

T.S. No. 128786-CA APN: 372-200-013 NOTICE OF TRUSTEE'S SALE
IMPORTANT NOTICE TO PROPERTY OWNER: YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 2/17/2023. 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 4/9/2025 at 9:00 AM, CLEAR RECON CORP, as duly appointed trustee under and pursuant to Deed of Trust recorded 2/23/2023 as Instrument No. 2023-0052634 of Official Records in the office of the County Recorder of Riverside County, State of CALIFORNIA executed by: JOAN M HANSEN, A WIDOW WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH, CASHIER'S CHECK DRAWN

and excited to soon welcome RGBA, a place where future champions can emerge and our community can fully embrace the sport of boxing. Get ready, Moreno Valley -- great things are on the horizon!” Moreno Valley Mayor Ulises Cabrera said.

The academy will offer a youth program from 4-5 p.m. Monday to Thursday with

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; AT THE FRONT STEPS TO THE ENTRANCE OF THE FORMER CORONA POLICE DEPARTMENT, 849 W. SIXTH STREET, CORONA, CA 92882 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 ACCURATELY DESCRIBED IN SAID DEED OF TRUST. The street address and other common designation, if any, of the real property described above is purported to be: 29960 LORETTA AVENUE, MENIFEE, CA 92584 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: \$416,949.20 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 (855) 313-3319 or visit this Internet website www.clearreconcorp.com, using the file number assigned to this case 128786-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

open sessions on Fridays.

The Robert Garcia Boxing Academy was established several years ago in Oxnard “with the mission of developing champions both in the ring and in life,” according to an Academy statement.

More information is available at rgbapro.com.

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) 313-3319, or visit this internet website www.clearreconcorp.com, using the file number assigned to this case 128786-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: (855) 313-3319 CLEAR RECON CORP 3333 Camino Del Rio South, Suite 225 San Diego, California 92108

Schld:94999 AdId:32079 CustId:670

File No.: R-202500205
FICTITIOUS BUSINESS NAME STATEMENT
THE FOLLOWING PERSON(S) IS (ARE) DOING BUSINESS AS:
1. SUN CITY GARDENS SALON
28500 BRADLEY ROAD, MENIFEE, CA 92586
Riverside County
Full Name of Registrant:
1. EDYTHE JEANN ABELL 28775 CEBELIA CIRCLE MENIFEE, CA 92584
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/EDYTHE JEANN ABELL
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 1/7/2025.
PETER ALDANA

Schld:95003 AdId:32080 CustId:2054

File No.: R-202501691
FICTITIOUS BUSINESS NAME STATEMENT

THE FOLLOWING PERSON(S) IS (ARE) DOING BUSINESS AS:
1. EMPIRE GARDENS
12199 HEACOCK ST, STE 2&3, MORENO VALLEY, CA 92557
Riverside County
MAILING ADDRESS: 12199 HEACOCK ST, STE 1, MORENO VALLEY, CA 92557
Full Name of Registrant:
1. I.E. GARDENS I, INC. 12199 HEACOCK ST., STE. 1 MORENO VALLEY, CA 92557
This Business is conducted by: CORPORATION.
The registrant commenced to transact business under the fictitious business name or names listed above on: 01/23/2020.
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/NADER AWAD
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 2/4/2025.
PETER ALDANA

Schld:95020 Addl:32086 Custld:2054

File No.: R-202501900
FICTITIOUS BUSINESS NAME STATEMENT
THE FOLLOWING PERSON(S) IS (ARE) DOING BUSINESS AS:
1. HOPE AT THE RANCH LIFE ENHANCEMENT CENTER
2. HOPE AT THE RANCH
30100 APRICOT AVE, NUEVO, CA 92567
Riverside County
Full Name of Registrant:
1. HANK T. WILFONG FOUNDATION 1791 NAVARRO AVE. PASADENA, CA 91103
This Business is conducted by: CORPORATION.
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/RISA JEAN-LOUIS
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 2/10/2025.
PETER ALDANA

Schld:95039 Addl:32097 Custld:2054

TS No: CA05000425-24-1 APN: 339-430-028 To No: 240500418-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 December 4, 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 PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On

April 15, 2025 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 December 10, 2020 as Instrument No. 2020-0626309, and that said Deed of Trust was modified by Modification Agreement and recorded August 28, 2023 as Instrument Number 2023-0253926, of official records in the Office of the Recorder of Riverside County, California, executed by FRANCISCO D MADRIGAL REYES, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY, as Trustor(s), in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., as Beneficiary, as nominee for BROKER SOLUTIONS, INC. DBA NEW AMERICAN FUNDING 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: 25144 SILVERWOOD LANE, MENIFEE, CA 92584 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 \$365,881.93 (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 visit the Internet Website address www.nationwideposting.com or call Nationwide Posting & Publication at 916.939.0772 for information regarding the Trustee's Sale for information regarding the sale of this property, using the file number

assigned to this case, CA05000425-24-1. 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 CA05000425-24-1 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 10, 2025 MTC Financial Inc. dba Trustee Corps TS No. CA05000425-24-1 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 NPP0470998 To: PERRIS PROGRESS 02/21/2025, 02/28/2025, 03/07/2025

Schld:95052 Addl:32101 Custld:2221

NOTICE OF TRUSTEE'S SALE TS No. CA-20-878747-CL Order No.: FIN-20000245 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 4/20/2010. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state, will be held by duly appointed trustee. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE. Trustor(s): Charles E Wright and Malika U Wright husband and wife, as community property Recorded: 5/3/2010 as Instrument No. 2010-0202403 and modified as per Modification Agreement recorded 2/28/2019 as Instrument No. 2019-0067686 and modified as per Modification Agreement recorded 10/29/2015 as Instrument No. 2015-0477089 of Official Records in the office of the Recorder of RIVERSIDE County, California; Date of Sale: 4/8/2025 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: \$607,928.00 The purported property address is: 28475 NAUTICAL PT CIR, MENIFEE, CA 92585 Assessor's Parcel No.: 333-542-001-9 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-20-878747-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 619-645-7711, or visit this internet website <http://www.qualityloan.com>, using the file number assigned to this foreclosure by the Trustee: CA-20-878747-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. NOTICE TO PROSPECTIVE POSTSALE OVER BIDDERS: For postsale information in accordance with Section 2924m(e) of the California Civil Code, use file number CA-20-878747-CL and call (866) 645-7711 or login to: <http://www.qualityloan.com>. The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. If the sale is set aside for any reason, including if the Trustee is unable to convey title, the Purchaser at the sale shall be entitled only to a return of the monies paid to the Trustee. This shall be the Purchaser's sole and exclusive remedy. The purchaser shall have no further recourse against the Trustor, the Trustee, the Beneficiary, the Beneficiary's Agent, or the Beneficiary's Attorney. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holders right's against the real property only. Date: QUALITY LOAN SERVICE CORPORATION 2763 Camino Del Rio S San Diego, CA 92108 619-645-7711 For NON SALE information only Sale Line: 916-939-0772 Or Login to: <http://www.qualityloan.com> PostSale Information (CCC 2924m(e)): (866) 645-7711 Reinstatement or Payoff Line: (866) 645-7711 Ext 5318 QUALITY LOAN SERVICE CORPORATION TS No.: CA-20-878747-CL IDSPub #0236822 2/21/2025 2/28/2025 3/7/2025

Schld:95058 Addl:32104 Custld:608

T.S. No.: 2023-06169-CA APN: 320-510-009Property Address: 1060 FORTUNA STREET, PERRIS, CALIFORNIA 92571NOTICE OF TRUSTEE'S SALEYOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 10/10/2020. 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.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: Thomas Hearn III, an unmarried man Duly Appointed Trustee: Nestor Solutions, LLC Deed of Trust Recorded 11/25/2020 as Instrument No. 2020-0591728 in Book -- Page -- of Official Records in the office of the Recorder of Riverside County, California Date of Sale: 3/25/2025 at 9:00 AM Place of Sale: At the bottom of the stairway to the building located at 849 W. Sixth Street, Corona, CA 92882Amount of unpaid balance and other charges: \$399,334.14 Street Address or other common designation of real property: 1060 FORTUNA STREET PERRIS, CALIFORNIA 92571A.P.N.: 320-510-009The 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 or (888) 902-3989 or visit these internet websites or www.nestortrustee.com, using the file number assigned to this case 2023-06169-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 TENANTS: 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 or (888) 902-3989 or visit these internet websites or www. nestortrustee.com, using the file number assigned to this case 2023-06169-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. Date: 2/14/2025 Nestor Solutions, LLC214 5th Street, Suite 205Huntington Beach, California 92648Sale Line: (888) 902-3989 Giovanna Nicholson, Sr. Trustee Sale Officer EPP 42707 Pub Dates 02/28, 03/07, 03/14/2025

Schld:95060 Addl:32105 Custld:2244

NOTICE OF PETITION TO ADMINISTER ESTATE OF: CECILIA MARIE LEON CASE NO. PRR12500322 To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the WILL or estate, or both of CECILIA MARIE LEON. A PETITION FOR PROBATE has been filed by ARTHUR MARK LEON in the Superior Court of California, County of RIVERSIDE. THE PETITION FOR PROBATE requests that ARTHUR MARK LEON 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: 03/19/25 at 8:30AM in Dept. 8 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 ANTOINETTE JAUREGUI - SBN 192624 LAW OFFICE OF ANTONIETTE JAUREGUI 1894 COMMERCE CENTER W. SUITE 108 SAN BERNARDINO CA 92408 Telephone (909) 890-2350 2/21, 2/28, 3/7/25 CNS-3897258# PERRIS PROGRESS

Schld:95064 Addl:32106 Custld:61

NOTICE OF INTENT TO SELL REAL PROPERTY SUPERIOR COURT OF CALIFORNIA COUNTY OF RIVERSIDE

Estate of: ROBERT L. TEISSIER, CASE NO. PRR12402104

Notice is hereby given that on March 7, 2025, or thereafter within the time allowed by law, CHAD BIANCO, RIVERSIDE

COUNTY PUBLIC ADMINISTRATOR, as ADMINISTRATOR WITH FULL AUTHORITY TO ADMINISTER THE ESTATE UNDER THE INDEPENDENT ADMINISTRATION OF ESTATES ACT, will sell at private sale to the highest and best net bidder, subject to confirmation by the above entitled Superior Court, all the right, title and interest of the real property of the decedent in and to that certain real property in the County of Riverside, State of California, commonly known as 22661 Fisher Street, Perris, Riverside County, California, and more particularly described as follows:

The Northerly 195.00 feet of the East onehalf of Lot 105 as shown by map on file in Book 26 of Records of Survey, as Page 1, thereof, Records of Riverside County, CA Pursuant to the Certificate of Compliance Recorded December 28, 1979, as Instrument No. 276327, Official Records. ALSO KNOWN AS: Parcel 1 of Record of Survey on file in Book 83 Page 10 of Records of Survey, Riverside County Records. APN: 325-200-053

Subject to current taxes, covenants, conditions, restrictions, reservations, rights, rights of way, easements and encumbrances of record. The property is to be sold on an "as is" basis.

Bids or offers are invited for the real property and must be in writing and may be delivered to CHAD BIANCO, RIVERSIDE COUNTY PUBLIC ADMINISTRATOR, 800 S. Redlands Ave., Perris, CA 92570, or to the office of the Attorneys, Swan, Carpenter, Wallis & McKenzie, PC, 26858 Cherry Hills Blvd., Sun City, California 92586, or may be filed in the office of the Clerk of the Superior Court at any time after first publication of this notice and before the making of sale.

Terms and conditions of sale: cash in lawful money of the United States of America or on terms acceptable to the estate, the balance to be paid upon confirmation of sale by the Superior Court. Taxes, rents, operating and maintenance expenses, and premiums on insurance acceptable to the Purchaser shall be prorated as of the date of close of escrow. The examination of title, transfer of taxes and any title insurance policy shall be at the expenses of Seller. The recording of the deed is to be at the expense of the Purchaser. Escrow fees shall be borne equally between Seller and Purchaser.

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

Dated: 02/13/2025

By: Kevin A. McKenzie, Attorney for Riverside County Public Administrator

KEVIN A. MCKENZIE, State Bar No. 117116 SWAN, CARPENTER, WALLIS & MCKENZIE, PC 26858 Cherry Hills Blvd. Sun City, CA 92586 Telephone: 951-672-1881 Facsimile: 951-672-3164

Schld:95072 Addl:32109 Custld:2251

NOTICE OF TRUSTEE'S SALE T.S. No. 24-30779-PMCA Title No. 3272891 A.P.N. 340-560-015 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 04/04/2017. 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. A public auction sale to the highest bidder for cash, (cashier's check(s) must be made payable to National Default Servicing Corporation), drawn on a state or national bank, a check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, 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 in an "as is" condition, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the

day of sale. Trustor: Mitchell S. Coltharp, a married man, as his sole and separate property Duly Appointed Trustee: National Default Servicing Corporation Recorded 04/12/2017 as Instrument No. 2017-0146719 (or Book, Page) of the Official Records of Riverside County, California. Date of Sale: : 03/20/2025 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 Estimated amount of unpaid balance and other charges: \$338,815.34Street Address or other common designation of real property: 29464 Piazza Court, Menifee, CA 92584 A.P.N.: 340-560-015 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. The requirements of California Civil Code Section 2923,5(b)/2923.55(c) were fulfilled when the Notice of Default was recorded. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these 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 website www.ndscorp.com/sales, using the file number assigned to this case 24-30779-PMCA. 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 a "representative of all eligible tenant buyers" you may be able to 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 888-264-4010, or visit this internet website www.ndscorp.com, using the file number assigned to this case 24-30779-PMCA 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 a "representative of all eligible tenant buyers" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. *Pursuant to Section 2924m of the California Civil Code, the potential rights described herein shall apply only to public auctions taking place on or after January 1, 2021, through December 31, 2025, unless later extended. Date: 02/11/2025 National Default Servicing Corporation c/o Tiffany and Bosco, P.A., its agent, 1455 Frazee Road, Suite 820 San Diego, CA 92108 Toll Free Phone: 888-264-4010 Sales Line 800-758-8052; Sales Website: www.ndscorp.comConnie

Hernandez, Trustee Sales Representative A-4834946 02/21/2025, 02/28/2025, 03/07/2025

Schld:95085 Addl:32117 Custld:64

NOTICE OF TRUSTEE'S SALE TS No. CA-24-1002146-SH Order No.: 240617828-CAVOI YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 10/14/2006. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. 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): DONALD KETTERING, UNMARRIED Recorded: 10/26/2006 as Instrument No. 2006-0785940 of Official Records in the office of the Recorder of RIVERSIDE County, California; Date of Sale: 4/22/2025 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: \$358,274.22 The purported property address is: 591 W 3RD ST., PERRIS, CA 92570 Assessor's Parcel No.: 313-152-005 313-152-005-2 NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 916-939-0772 for information regarding the trustee's sale or visit this internet website http://www.qualityloan.com, using the file number assigned to this foreclosure by the Trustee: CA-24-1002146-SH. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the internet website. The best way to verify postponement information is to attend the scheduled sale. NOTICE TO TENANT: You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call 619-645-7711, or visit this internet website http://www.qualityloan.com, using the file number assigned to this foreclosure by the Trustee: CA-24-1002146-SH to find the date on which the trustee's sale was

held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as an "eligible tenant buyer" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. NOTICE TO PROSPECTIVE OWNER/OCCUPANT: Any prospective owner/occupant as defined in Section 2924m of the California Civil Code who is the last and highest bidder at the trustee's sale shall provide the required affidavit or declaration of eligibility to the auctioneer at the trustee's sale or shall have it delivered to QUALITY LOAN SERVICE CORPORATION by 5 p.m. on the next business day following the trustee's sale at the address set forth in the below signature block. NOTICE TO PROSPECTIVE POSTSALE OVER BIDDERS: For postsale information in accordance with Section 2924m(e) of the California Civil Code, use file number CA-24-1002146-SH and call (866) 645-7711 or login to: http://www.qualityloan.com. The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. If the sale is set aside for any reason, including if the Trustee is unable to convey title, the Purchaser at the sale shall be entitled only to a return of the monies paid to the Trustee. This shall be the Purchaser's sole and exclusive remedy. The purchaser shall have no further recourse against the Trustor, the Trustee, the Beneficiary, the Beneficiary's Agent, or the Beneficiary's Attorney. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holders right's against the real property only. Date: QUALITY LOAN SERVICE CORPORATION 2763 Camino Del Rio S San Diego, CA 92108 619-645-7711 For NON SALE information only Sale Line: 916-939-0772 Or Login to: http://www.qualityloan.com PostSale Information (CCC 2924m(e)): (866) 645-7711 Reinstatement or Payoff Line: (866) 645-7711 Ext 5318 QUALITY LOAN SERVICE CORPORATION TS No.: CA-24-1002146-SH IDSPub #0236926 3/7/2025 3/14/2025 3/21/2025

Schld:95102 Addl:32122 Custld:608

Job No. P25-038 NOTICE INVITING SEALED PROPOSALS (BIDS) PUBLIC NOTICE SECTION 1 – NOTICE OF BIDS

The CITY OF PERRIS invites online bids on the PlanetBids website, until 2:00 p.m. on Monday, March 31, 2025, for RAMONA EXPRESSWAY CROSSWALK IMPROVEMENTS (N. WEBSTER AVE. TO RIDER ST.) PROJECT (S-140).

The project is located in the City of Perris. The project, in general, includes installing thermoplastic crosswalk markings at 13 intersections along Ramona Expressway between Webster Avenue and Rider Street. As part of the work the Contractor shall furnish all labor, technical and professional services, supervision, materials and equipment, and shall perform all operations necessary and required in conformity with the requirements in the specifications and plans.

No hard copy of bid package will be accepted. The Bid Closing Date and time shall be simultaneous with the Bid Opening. The Bid Opening will be held online on the PlanetBids website.

The plans and specifications are available online to download through PlanetBids website which can be accessed through the City of Perris website (http://cityofperris.org/city-hall/bids.html).

All questions and requests for information and acceptability of substitutes, including any questions addressing the interpretation or clarification of the Contract Documents must be submitted directly to the PlanetBids website prior to March 21, 2025. Answers will be posted on PlanetBids on or before March 24, 2025.

The successful bidder shall begin and complete all work within 25 working days of the Notice to Proceed. The award, if made, may be made to the lowest responsible bidder whose Bid is determined responsive

to the Bid Documents. All contractors will be required to comply with all applicable Equal Opportunity laws and regulations. The City hereby notifies all bidders that it will not discriminate against any person or firm interested in providing goods or services to the City on the basis of race, color, religion, sex, marital status, national origin, age, veterans' status or handicap.

Bidders are advised that this Contract is a public work for purposes of the California Labor Code, which requires payment of prevailing wages. Contractors must be registered and qualified with the California Department of Industrial Relations, in accordance with Labor Code 1771.1(b). All bids

must include proof of current, valid registration and qualification status with the Department of Industrial Relations. Owner has obtained from the Director of the Department of Industrial Relations the general prevailing rate of per diem wages and general prevailing rate for holiday and overtime work. These rates will be on file at the Owner's office and they will be made available to any interested party upon request. Each Contractor to whom a Contract is awarded must pay the prevailing rates, post copies thereof at the job site and otherwise comply with applicable provisions of state law.

Bids must be accompanied by cash, a certified or cashier's check, or a Bid Bond in favor of the City in an amount not less than ten percent (10%) of the submitted total contract amount. The successful bidder will be required to furnish, prior to award of the Contract.

Pursuant to Section 7028.15 of the Business and Professions Code and Section 3300 of the Public Contract Code, all bidders shall possess a State Contractor's license, Class A or appropriate license at the time of contract award.

All Bidders will be required to hold their original bid prices, without change, for a period of forty- five (45) days from the date bids are opened, except to the extent relief is available pursuant to Public Contract Code, Section 5100 et. Seq. The successful bidder will be required to provide backup calculations for their bid.

If the Contract cannot be awarded within this fortyfive (45) day period for any reason, the time to award may be extended by mutual agreement between the City and each bidder. Bidders electing not to extend their original bids more than fortyfive (45) days following a request for extension by the City shall be treated as withdrawing their bid and will not be considered in the final award. The bidder may withdraw his/her bid without further liability on the part of either party.

Bidders are advised that if awarded this Contract they will be permitted, at their request and expense and in accordance with Section 22300 of the California Public Contract Code, to substitute securities equivalent to monies withheld by the Agency to insure performance under the Contract.

The City of Perris affirms that in any contract entered into pursuant to this advertisement, disadvantaged business enterprises will be afforded full opportunity to submit bids in response to this invitation.

Schld:95126 Adld:32130 Custld:1759

T.S. No. 129448-CA APN: 339-072-011 NOTICE OF TRUSTEE'S SALE IMPORTANT NOTICE TO PROPERTY OWNER: YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 1/13/2006. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER ON 4/23/2025 at 9:00 AM, CLEAR RECON CORP, as duly appointed trustee under and pursuant to Deed of Trust recorded 1/20/2006 as Instrument No. 2006-0046861 of Official Records in the office of the County Recorder of Riverside County, State of CALIFORNIA executed by: ROBERT A. EXLER AND MARILYN R. EXLER, HUSBAND AND WIFE, AS COMMUNITY PROPERTY 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; AT THE FRONT STEPS TO THE ENTRANCE OF THE FORMER CORONA POLICE DEPARTMENT, 849 W. SIXTH STREET, CORONA, CA 92882 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 ACCURATELY DESCRIBED IN SAID DEED OF TRUST. The street address and other common designation, if any, of the real property described above is purported to be: 25650 HARTWICK ROAD, SUN CITY, CA 92586 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: \$399,630.40 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 (855) 313-3319 or visit this Internet website www.clearreconcorp.com, using the file number assigned to this case 129448-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) 313-3319, or visit this internet website www.clearreconcorp.com, using the file number assigned to this case 129448-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: (855) 313-3319 CLEAR RECON CORP 3333 Camino Del Rio South, Suite 225 San Diego, California 92108

Schld:95131 Adld:32132 Custld:670

APN: 326-203-020 | 326-203-030 TS No: CA07001137-24-1 To No: 240596475-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 August 10, 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 PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On April 15, 2025 at 09:00 AM, In front of the Corona Civic Center, 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 August 13, 2021 as Instrument No. 2021-0484609, and that said Deed of Trust was modified by Modification Agreement and recorded October 10, 2023 as Instrument Number 2023-0298398, of official records in the Office of the Recorder of Riverside County, California, executed by JAMES ARELLANO AND PATRICIA ARELLANO, HUSBAND AND WIFE AS COMMUNITY PROPERTY, as Trustor(s), in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., as Beneficiary, as nominee for BROKER SOLUTIONS, INC., DBA NEW AMERICAN FUNDING 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: 520 IROQUOIS RD, 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 \$298,209.21 (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 visit the Internet Website address <https://www.servicelinkauction.com/> or call ServiceLink Auction | Hudson and Marshall at (866) 539-4173 for information regarding the Trustee's Sale for information regarding the sale of this property, using the file number assigned to this case, CA07001137-24-1. 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 (866) 539-4173, or visit this internet website <https://www.servicelinkauction.com/>, using the file number assigned to this case CA07001137-24-1 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 14, 2025 MTC Financial Inc. dba Trustee Corps TS No. CA07001137-24-1 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 <https://www.servicelinkauction.com/> FOR AUTOMATED SALES INFORMATION PLEASE CALL: ServiceLink Auction | Hudson and Marshall at (866) 539-4173 NPP0471352 TO: PERRIS PROGRESS 02/28/2025, 03/07/2025, 03/14/2025

Schld:95151 Adld:32139 Custld:2221

STATEMENT OF ABANDONMENT OF USE OF FICTITIOUS BUSINESS NAME R-202200698 The following person(s) has (have) abandoned the use of the Fictitious Business Name: 1) ARAH 15117 GOLDEN STAR AVE, RIVERSIDE, CA 92506 COUNTY: Riverside The Fictitious Business Name referred to above was filed in Riverside County on 01/18/2022. FILE NO. R-202200698. Full name of Registrant: COURTNEY ELAINE ARAGON 15117 GOLDEN STAR AVE, RIVERSIDE, CA 92506 This business is conducted by a 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/ COURTNEY ELAINE ARAGON This statement was filed with the County Clerk of Riverside County on 2/19/2025. PETER ALDANA

Schld:95158 Adld:32141 Custld:2054

File No.: R-202502494 FICTITIOUS BUSINESS NAME STATEMENT THE FOLLOWING PERSON(S) IS (ARE) DOING BUSINESS AS:

1. DR. ORCHID FLORAL DESIGN 74-065 HWY 111, PALM DESERT, CA 92260 Riverside County Full Name of Registrant: 1. LUCIA FRAHM 74-065 HWY 111 PALM DESERT, CA 92260 This Business is conducted by: INDIVIDUAL. The registrant commenced to transact business under the fictitious business name or names listed above on: 02/2017. 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/LUCIA FRAHM 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 2/24/2025. PETER ALDANA

Schld:95170 Adld:32147 Custld:2054

File No.: R-202502477 FICTITIOUS BUSINESS NAME STATEMENT THE FOLLOWING PERSON(S) IS (ARE) DOING BUSINESS AS: 1. KEYS EMPIRE 311 BRIGHT WAY, PERRIS, CA 92571 Riverside County Full Name of Registrant: 1. ROY LEVYA 311 BRIGHT WAY 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/ROY LEVYA 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 2/24/2025. PETER ALDANA

Schld:95177 Adld:32151 Custld:2054

Job No. P24-042 COMBINED NOTICE OF TWO PUBLIC HEARINGS AND 30-DAY PUBLIC COMMENT PERIOD FOR THE FISCAL YEAR (FY) 2025-2026 DRAFT ANNUAL ACTION PLAN

Notice is hereby given that the City Council of the City of Perris will hold a Public Hearing and accept Public Comment/Community Input on the following item:

ITEM: The City of Perris has prepared the Draft 2025-2026 Annual Action Plan as required by the U.S. Department of Housing and Urban Development (HUD). Copies of the Draft Plan will be available to the public for review and comment beginning March 7, 2025, through April 8, 2025. The City Council will hold a public hearing on April 8, 2025, for the purpose of receiving preliminary community input on community development and housing needs and establishing priorities

NOTICE OF TRUSTEE'S SALE UNDER A NOTICE OF DELINQUENT ASSESSMENT AND CLAIM OF LIEN Order No: 15951323 TS No: Y24-02023 YOU ARE IN DEFAULT UNDER A NOTICE OF DELINQUENT ASSESSMENT AND CLAIM OF LIEN, DATED 05/17/2024. 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 Witkin & Neal, Inc., as duly appointed trustee pursuant to that certain Notice of Delinquent Assessment and Claim of Lien (hereinafter referred to as "Lien"), recorded on 05/20/2024 as instrument number 2024-0146045 in the office of the County Recorder of RIVERSIDE County, California, and further pursuant to the Notice of Default and Election to Sell thereunder recorded on 7/17/2024 as instrument number 2024-0211256 in said county and further pursuant to California Civil Code Section 5675 et seq. and those certain Covenants, Conditions and Restrictions recorded on 4/2/2008 as instrument number 2008-0163610, WILL SELL on 3/27/2025, 9:00AM, At the bottom of the stairway to the building located at 849 W. Sixth Street, Corona, CA 92882 at public auction to the highest bidder for lawful money of the United States payable at the time of sale, all right, title and interest in the property situated in said county as more fully described in the aboveresented Lien is. The purported owner(s) of said property is

(are): PATRICK L. NALTY AND SHERRIE A. NALTY, HUSBAND AND WIFE AS JOINT TENANTS. The property address and other common designation, if any, of the real property is purported to be: 31615 TRAMORE CIRCLE, MENIFEE, CA 92584, APN 358-234-016. The undersigned trustee disclaims any liability for any incorrectness of the property address and other common designation, if any, shown herein. The total amount of the unpaid balance of the obligation secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of this Notice of Sale is: \$9,058.86. The opening bid at the foreclosure sale may be more or less than this estimate. In addition to cash, trustee will accept a cashier's check drawn on a state or national bank, a check drawn on a state or federal credit union or a check drawn on a state or federal savings and loan association, savings association or savings bank specified in Section 5102 of the California Financial Code and authorized to do business in this state. If tender other than cash is accepted, the trustee may withhold issuance of the Trustee's Deed Upon Sale until funds become available to the payee or endorsee as a matter of right. In its sole discretion, the seller (foreclosing party) reserves the right to withdraw the property from sale after the opening credit bid is announced but before the sale is completed. The opening bid is placed on behalf of the seller. Said sale shall be made, but without covenant or warranty, express or implied regarding title, possession or encumbrances, to satisfy the indebtedness secured by said Lien, advances thereunder, with interest as provided in the Declaration or by law plus the fees, charges and expenses of the trustee. THIS PROPERTY IS BEING SOLD IN AN "ASIS" CONDITION. If you have previously received a discharge in bankruptcy, you may have been released from personal liability for this debt in which case this notice is intended to exercise the secured party's rights against the real property only. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER AND ALL OTHER INTERESTED PARTIES: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether this sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 916-939-0772 or visit this internet website www.nationwideposting.com using the file number assigned to this case: Y24-02023. 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 www.nationwideposting.com, using the file number assigned to this case Y24-02023 to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid so that the trustee receives it no more than

45 days after the trustee's sale. If you think you may qualify as an "eligible tenant buyer" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. IMPORTANT NOTICE: Notwithstanding anything to the contrary contained herein, the sale shall be subject to the following as provided in California Civil Code Section 5715: "A non judicial foreclosure sale by an association to collect upon a debt for delinquent assessments shall be subject to a right of redemption. The redemption period within which the separate interest may be redeemed from a foreclosure sale under this paragraph ends 90 days after the sale." Witkin & Neal, Inc. as said Trustee 5805 SEPULVEDA BLVD., SUITE 670, SHERMAN OAKS, CA 91411 - Tele.: (818) 845-8808 By: SUSAN PAQUETTE, TRUSTEE SALES OFFICER Dated: 02/19/2025 THIS NOTICE IS SENT FOR THE PURPOSE OF COLLECTING A DEBT. THIS FIRM IS ATTEMPTING TO COLLECT A DEBT ON BEHALF OF THE HOLDER AND OWNER OF THE NOTE. ANY INFORMATION OBTAINED BY OR PROVIDED TO THIS FIRM OR THE CREDITOR WILL BE USED FOR THAT PURPOSE. NPP0471479 To: PERRIS PROGRESS 03/07/2025, 03/14/2025, 03/21/2025

Schld:95205 AdId:32161 CustId:2221

Job No. P25-044
NOTICE OF PUBLIC HEARING
This may affect your property.
Please read:
Notice is hereby given that the Planning Commission of the City of Perris will hold a Public Hearing on the item below:

CASE: Conditional Use Permit 22-05292 and Parcel Merger 23-05049

APPLICANT: Michael Ramirez
Beyond Food Mart
Inc.

LOCATION: The Project Site is located on the northeast corner of Ethanac Road and Trumble Road in the Commercial Community (CC) Zone (APN: 329-240-021 and 022).

PROPOSAL: Conditional Use Permit (CUP) 22-05292 and Parcel Merger 23-05049 – A proposal to consolidate two parcels to facilitate the construction of a 7,250 sq. ft. convenience store, 5,000 sq. ft. fueling station canopy and a 1,673 sq. ft. automated carwash facility on 0.78 acres

ENVIRONMENTAL DETERMINATION: Find Adoption of the Mitigated Negative Declaration (MND No. 2402) in compliance with the requirements of the California Environmental Quality Act (CEQA). The MND 2402 is available for public review at the City of Perris Planning Division, 135 North "D" Street, Perris, California 92570. The Planning Counter is open Monday – Friday 8:00 a.m. – 6:00 p.m. Electronic copies can be viewed on the City's website at: https://www.cityofperris.org/departments/developmentservices/planning/enviromentaldocumentsforpublicreview/-/folder-479#docan:1206_1313_479 The MND/Initial Study was circulated for a 30-day review period from December 20, 2024, to January 21, 2025

REVIEW AND COMMENT PERIOD

Any person affected or concerned by this application may submit written comments to the Office of the City Clerk before the Planning Commission hearing. At the time of the public hearing, any person may appear and be heard in support of or opposition to the project. The Planning Commission, at the hearing or during deliberations, could approve an alternative proposal for the above project, including any changes to or modifications to the proposal. If you challenge the project in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice or in writing. Correspondence delivered to the City Council prior to the public hearing to raise only those issues identified at the public hearing described in this notice or in writing delivered to the Planning Commission prior to the public hearing.

CITY OF PERRIS
PLANNING COMMISSION
PUBLIC HEARING

COUNCIL CHAMBERS
CITY HALL
101 NORTH "D" STREET
PERRIS, CA 92570

Date & Time: March 19, 2025 – 6:00 p.m.

Case Planner: Alfredo Garcia,
Associate Planner
Phone: (951) 943-5003 Ext. 287
Email: algarcia@cityofperris.org

Si necesita un intérprete por favor llámenos al (951) 943-5003

All information is available for review at the Department of Community Development, Planning Division, located at 135 North "D" Street, Perris.

Schld:95209 AdId:32163 CustId:1759

NOTICE OF PETITION TO ADMINISTER ESTATE OF JESUS HERRERA-ORTEGA, aka JESUS ORTEGA
Case No. PRR12500506

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of JESUS HERRERA-ORTEGA, aka JESUS ORTEGA.

A PETITION FOR PROBATE has been filed by JESUS ORTEGA in the Superior Court of California, County of Riverside.

THE PETITION FOR PROBATE requests that JESUS ORTEGA 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 on 3/24/2025 at 8:30am in Department 12 located at 4050 Main St, 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.

JESUS ORTEGA
22050 Fisher Street
Perris, CA 92570
email: eptaparalegal@gmail.com
PH: 951-591-6036
FAX: 951-742-4617

Schld:95217 AdId:32167 CustId:2445

File No.: R-202502098
FICTITIOUS BUSINESS NAME STATEMENT
THE FOLLOWING PERSON(S) IS (ARE) DOING BUSINESS AS:
1. DESERT CATOPIA
41568 PESCARA ST, INDIO, CA 92203
Riverside County
MAILING ADDRESS: 36-101 BOB HOPE DR, E5-269, RANCHO MIRAGE, CA 92270
Full Name of Registrant: 36-101 BOB 1. MORENO-SEDYKH FOUNDATION
36-101 BOB HOPE DR E5-269 RANCHO MIRAGE, CA 92270
This Business is conducted by: CORPORATION.
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

misdeemeanor punishable by a fine not to exceed one thousand dollars (\$1,000).) /S/ZHANNA ALEKSANDRAOVNA GEORGIEVSKAYA
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 2/14/2025.
PETER ALDANA

Schld:95220 AdId:32168 CustId:2054

File No.: R-202502096
FICTITIOUS BUSINESS NAME STATEMENT
THE FOLLOWING PERSON(S) IS (ARE) DOING BUSINESS AS:
1. FP SERVICES, INC
41568 PESCARA ST, INDIO, CA 92203
Riverside County
Full Name of Registrant: 1. ZHANNA GEORGIEVSKAYA, M.D., A PROFESSIONAL CORPORATION 36-101 BOB HOPE DR E5-269 RANCHO MIRAGE, CA 92270
This Business is conducted by: CORPORATION.
The registrant commenced to transact business under the fictitious business name or names listed above on: 01/01/2025.
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/ZHANNA ALEKSANDRAOVNA GEORGIEVSKAYA
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 3/14/2025.
PETER ALDANA

Schld:95224 AdId:32169 CustId:2054

NOTICE OF PETITION TO ADMINISTER ESTATE OF ALDEN BARRY ROBERTS
CASE NO. PRR12500602
To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of: ALDEN BARRY ROBERTS
A Petition for Probate has been filed by CHRIS DARWIN ROBERTS in the Superior Court of California, County of RIVERSIDE. The Petition for Probate requests that CHRIS DARWIN ROBERTS 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 on 04/02/2025 at 8:30 AM in Dept. 12 Room located at PROBATE DIVISION 4050 MAIN STREET, RIVERSIDE CA 92501, PROBATE COURT. 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: JAMES B. HESS, ESQ., LAWYER IN BLUE JEANS GROUP, 3990 OLD TOWN AVENUE, SUITE A102, SAN DIEGO CA 92110, Telephone: 619.683.2545
3/7, 3/14, 3/21/25
CNS-3902602#
PERRIS PROGRESS

Schld:95228 AdId:32170 CustId:61

NOTICE OF PETITION TO ADMINISTER ESTATE OF: ELENA CAMPOS
CASE NO. PRR12500578
To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the WILL or estate, or both of ELENA CAMPOS.
A PETITION FOR PROBATE has been filed by JOSE ANTONIO CAMPOS in the Superior Court of California, County of RIVERSIDE.
THE PETITION FOR PROBATE requests that JOSE ANTONIO CAMPOS 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: 04/01/25 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
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'Too Damn Hard to Build': A Key California Legislator's Push for Speedier Construction

BY BEN CHRISTOPHER,
CalMatters

A California legislator wants to solve the state's housing crisis, juice its economy, fight climate change and save the Democratic Party with one "excruciatingly non-sexy" idea.

Oakland Democratic Assembly-member Buffy Wicks sees the slow, occasionally redundant, often litigious process of getting construction projects okayed by federal, state and local governments as a chief roadblock to fixing California's most pressing problems, from housing to water to public transportation to climate change.

Last year, Wicks helmed a select committee on "permitting reform" — a catch-all term for speeding up government review at all stages of a project's development, not just its literal permits. The committee went on a state-hopping fact-finding mission, taking testimony from experts, builders and advocates on why it takes so long to build apartment buildings, wind farms, water storage and public transit, to name a few notoriously slow and desperately needed project types.

Today, that committee released its final report. The summary, per Wicks, is that "it is too damn hard to build anything in California."

The report stresses the need for the state to build millions of new housing units and electric vehicle chargers; thousands of miles of transit; drought, flooding and sea level rise projects; and renewable energy projects "built and interconnected at three times the historical rate."

Though the jargon-laden technical analysis isn't likely to go viral, the report tees up what could be one of the biggest legislative battles of the coming year. Wicks said lawmakers in both chambers are hammering out 20 bills on permitting snags for housing construction alone. Other bills to speed approvals for transit, clean energy and water projects are reportedly in the works too.

Framers work to build the Ruby Street apartments in Castro Valley on Feb. 6, 2024. The construction project is funded by the No Place Like Home bond, which passed in 2018 to create affordable housing for homeless residents experiencing mental health issues.



Photo by Camille Cohen for CalMatters

Lawmakers regularly pass one-off bills aimed at making it easier for favored projects to get built. Nearly every legislative session for the last decade has seen at least a handful of "streamlining" bills for dense housing.

This political moment may be primed for something bigger, said Wicks. In the capitol, an aggressive red-tape snipping mood seems to have set in. More California officials, especially in Los Angeles and especially in the wake of January's wildfires, want to re-examine how buildings get permitted.

President Trump's unambiguous, if modest, electoral victory in November, riding a wave of public anger over Biden-era inflation, has pushed many Democrats to reorient their policy platforms toward cost of living issues.

Assembly Speaker Robert Rivas, a Salinas Democrat, kicked off this year's legislative session by urging lawmakers to "consider every bill through the lens" of affordability. Gov. Gavin Newsom more recently acknowledged "the inability of the state of California to get out of its own way" on big, important projects. He suspended certain environmental regulations for fire prevention projects last Saturday.

Right now, there are too many opportunities in the process to put a wrench in the gears."
- BUFFY WICKS, ASSEMBLYMEMBER, OAKLAND

In California and across the country, concurrent housing and climate crises have convinced many lawmakers and Democratic-leaning policy commentators to prioritize building lots and lots of things: apartment buildings, EV charging stations, electric transmission lines, solar and wind farms, rail lines and bus networks. The quicker the better.

The catastrophic Los Angeles firestorms from January highlighted just how difficult it can be to rebuild. Newsom has named cutting environmental regulations and speeding up entitlement and permitting processes in the burned areas as his top priority.

In Sacramento, a new batch of state lawmakers, elected partly by mad-as-hell voters and unscarred by past legislative battles over permitting changes, may be newly receptive

SCOREBOARD			
Basketball - Playoffs			
Centennial	48	Sierra Canyon	73
Notre Dame	67	Roosevelt	74 (CIF D1 Champions)
California	63	Citrus Hill	47
Citrus Hill	56	Fresno Christian	76
Elsinore	65	Grant	76
Baseball			
Big VIII			
Ontario Christian	0	Centennial	2
Sultana	2	Centennial	12
Chaparral	4	Roosevelt	1 (8)
Summit	0	Corona	5
Corona	10	La Mirada	1
King	1	Moreno Valley	0
King	7	Poly	3
Norco	0	La Mirada	1
Summit	1	Norco	3
Santiago	5	Chino Hills	1
Southwestern			
Summerville	0	Temecula Valley	14
Yucaipa	4	Temecula Valley	8
Fontana	0	Murrieta Mesa	7
Murrieta Valley	2	CVCHS	8
Vista Murrieta	19	San Clemente	4
Los Osos	13	Great Oak	3
Arrowhead Christian	4	Great Oak	1
Sunbelt			
Indio	8	Heritage	4
Linfield Christian	11	Heritage	6
Heritage	6	Liberty	2
JW North	3	Rancho Verde	4 (9)
Arroyo Valley	10	JW North	1
Hemet	22	Hamilton	0
Hemet	2	Temescal Canyon	4
Granite Hills	2	Citrus Hill	3
Hillcrest	1	Citrus Hill	5
Rim of the World	0	Moreno Valley	11
Canyon Springs	5	Orange Vista	9
Orange Vista	0	Linfield Christian	2
Ivy			
Xavier Prep	11	Lakeside	1
Woodcrest Christian	0	Lakeside	1
Paloma Valley	4	Valley View	2
Cajon	7	Valley View	5
Notre Dame	2	Valley View	7
St. Augustine	3	Arlington	6
Arlington	0	Ayala	1
Redlands East Valley	0	Poly	1
Liberty	5	Pacifica	0
Inland Valley			
Desert Hot Springs	18	Perris	5
Rim of the World	7	Hillcrest	17
Canyon Springs	1	Colton	0
Canyon Springs	6	Colton	1
University Prep	6	Canyon Springs	8
Arroyo Vista	3	Rancho Verde	9
Rancho Verde	2	Jurupa Hills	13
Colton	14	Vista del Lago	0
Cathedral City	2	Vista del Lago	10

to making big changes too.

"All of that combined makes, I think, a unique opportunity for us to actually have some pretty significant change," said Wicks.

The report itself does not offer precise recommendations, but its analysis is often tellingly specific, offering clues about the changes that lawmakers can expect to debate this spring.

Described as "opportunities for reform," these are, in Wicks' words, often "excruciatingly non-sexy." For example, the report notes that lawmakers could be more specific about when a certain type of housing application is deemed "complete" in order to shield developers from future legal changes. Another "opportunity": Allow for third-party experts to sign off on a project's plans.