

The Perris Progress

Perris, Menifee, Homeland, Nuevo, Mead Valley, Romoland, Sun City, Good Hope, Lake Mathews ★ www.zapinin.com

Vol. 126-8

Friday, February 20, 2026

Since 1901

Photo by Lisa Zambrano

WEEK OF STORMS ENDS, TEMPS TO WARM BEGINNING NEXT WEEK

RIVERSIDE (CNS) - The last of three storm systems brought more rain and snow to the Riverside County area Thursday.

"The final round of rain, snow, and gusty winds..." was expected last night, "...with the main cold front moving through," said the

National Weather Service. "Heavy snow was expected in the mountains above 5,000 feet, creating hazardous

travel conditions through Thursday evening.

The Riverside County Fire Department warned resi-

dents earlier this week about the increased risks during a rainstorm.

See Storms Page 4



CUSTOMIZABLE WALL ART! EASY AND BEAUTIFUL WALL DECOR

By Mia Rotell

Do you, or anyone you know, have any old photos or small works of art lying around? Instead of having them collect dust in a drawer, turn them into a cute wall decoration that is sure to catch all your guests' eyes. Get a frame, some fabric, and your piece, and in minutes, you have a beautiful piece to hang on your wall.

What you need:

- 1 picture frame (it doesn't matter if it has a stand on the back)

- 1 half yard of fabric
- 1 picture (must be smaller than the frame)
- 1 pen
- Scissors

How to make it:

Step 1: Take out the stock photo and any other cardboard from the new frame. If there is white matting that can stay in if desired.

Step 2: Lay out the fabric and place the frame on top.

See Mia Makes Page 6

Kaiser Strike Hits Fourth Week as 31,000 Workers Demand Higher Pay and Better Staffing

BY KRISTEN HWANG, CalMatters

More than 31,000 Kaiser Permanente health care workers remain on strike this week as the open-ended walkout entered its fourth week, disrupting patient appointments, surgeries and treatments across California and Hawaii.

Bargaining teams for Kaiser and workers resumed negotiations after weeks of stalemate, but no agreement appears imminent. This is the latest of a number of major strikes to have roiled Kaiser in recent years, including a 10-week strike by mental health

workers in 2022 and a 2023 dispute mediated by the then-U.S. Secretary of Labor.

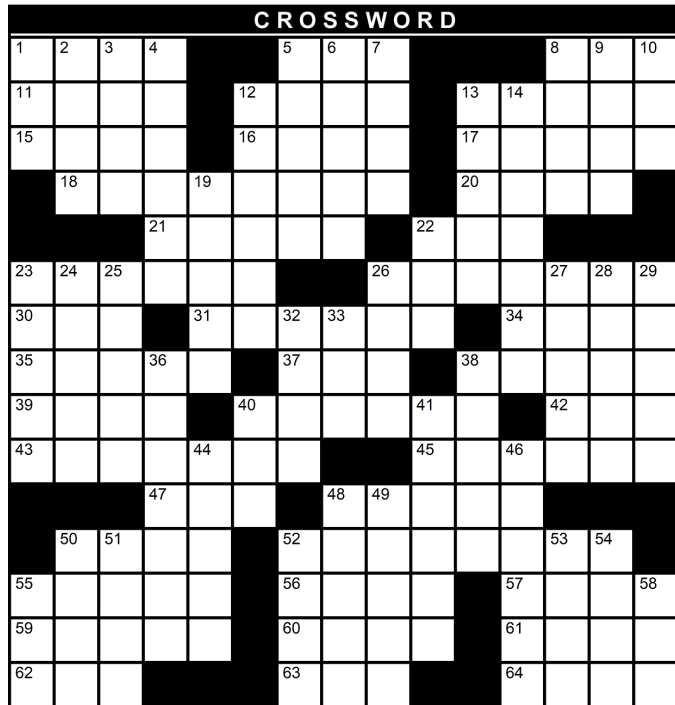
The strike, which started Jan. 26, is an effort by one of the organization's largest unions to improve wages and staffing conditions. Members of the United Nurses Associations of California/Union of Health Care Professionals have never before walked off the job. The union, which is an umbrella organization for multiple local chapters, represents nurses, physical therapists, midwives and other health professionals.

See Kaiser Page 4

Photo by Lisa Zambrano



Subscribe: subs@perrisprogressnews.com
Print Copy mailed \$26 p/yr or
Full Color Digital emailed \$13 p/yr



SWITCH & GET **\$25**

Off First Month of New Service!
USE PROMO CODE: GZ590

Consumer Cellular

CALL CONSUMER CELLULAR **888-804-0913**

© 2023 Consumer Cellular Inc. For promo details please call 888-804-0913

© StatePoint Media

STATEPOINT MEDIA

THEME: WORLD EXPLORERS

ACROSS

1. UPS competitor
5. "The One I Love" band
8. Prior to, pref.
11. Gin flavor
12. ____ wig or ____ win-
kle
13. Command to Fido
15. ____ Grey of tea fame
16. Policemen's surprise
17. Brunch offering
18. *Explorer Amerigo's
last name
20. Rock opera version of
"La Boheme"
21. Gossipmonger, in
Yiddish
22. Ballet step
23. *Henry the Navigator's
title
26. Chicken pox pimples
30. Poetic "even"
31. Demosthenes or Cicero
34. "The ____ on the
Floss"
35. Stories "from the
Crypt"
37. Rank above maj.
38. Sore spot
39. "Happily ____ after"
40. Familiar routine
42. "Wow!"

43. Retina, pl.
45. *Explorer Shackleton's
first name
47. New on the block?
48. Barbara Eden's TV
character
50. Rumble
52. *First one to circum-
navigate globe, almost
55. *Lewis' or Clark's
vessel
56. Fictional giant
57. Plaintiff
59. Shrovetide dish
60. Zig or zag
61. Dunking cookie
62. "____ and the City"
63. "C" ____ la vie!"
64. Backgammon prede-
cessor

DOWN

1. Take drugs
2. Bohemian, e.g.
3. Skin opening
4. Short for self-synchro-
nous
5. Don't just stand there!
6. "Fear of Flying" author
Jong
7. Skirt length
8. Part of a hammer

CLASSIFIED ADVERTISING

To place a classified ad, please contact
advertising@perrisprogressnews.com

The Perris Progress

For Legal Notices including Fictitious Business Names (FBN's) email:
legals@perrisprogressnews.com

For News Coverage email: news@perrisprogressnews.com

(T) 951-737-9784 (F) 951-737-9785

Mail: P.O. Box 128, Perris, CA 92572

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

Subscription rate: \$26 per year.

James Jude Forbes, publisher, Periodicals Postage Paid at Perris, CA and at additional mailing offices.

POSTMASTER: Send address changes to The Perris Progress, PO BOX 128, Perris, CA 92572-0128.

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

Deliberations Begin in Trial of Probationer Accused of Causing Deadly Wreck

MURRIETA (CNS) - Jury deliberations began Tuesday in the trial of a 27-year-old probationer accused of causing a deadly head-on wreck in Winchester while driving under the influence.

Willie Eddie Salazar of Wildomar allegedly killed 32-year-old Sahtarria Anderson of Menifee in 2022.

Salazar is charged with second-degree murder, felony driving under the influence, DUI resulting in great bodily injury and driving on a revoked license stemming from a prior DUI conviction.

After nearly two weeks of testimony, the prosecution and defense delivered closing arguments Tuesday at the Southwest Justice Center, where Riverside County Superior Court Judge Johnnetta Anderson sent the jury behind closed doors to weigh evidence during the afternoon hours. The panel did not reach a verdict, and the judge directed jurors to return to the Murrieta courthouse Wednesday morning to pick up where they left off.

Salazar is being held in lieu of \$1 million bail at the Smith Correctional Facility.

According to the California Highway Patrol, on the night of April 29, 2022, the defendant was driving his Honda Civic the wrong way -- going westbound in the eastbound lanes of Domenigoni Parkway -- when he approached a Chevrolet Malibu driven by Anderson's friend, identified only as a 31-year-old Hemet man.

Anderson was in the right front passenger seat of the four-door sedan, which was near Patterson Avenue when the two vehicles reached the same point.

See Wreck Page 6

9. Wholly engrossed
10. Obtain, but just barely
12. Gardening tool
13. Junk yard stuff
14. *"Dr. Livingstone, I
____?"
19. Fictional cowboy Bill
22. One better than bogey
23. J.M. Barrie's Pan
24. Plunder
25. *Geographical feature
named for Ponce de Leon
26. *Inspiration for hide-
and-seek game
27. City in Belgium
28. North Pole workers
29. Winter driving hazard

32. Homesteader's pur-
chase, sing.
33. Likewise
36. *Possibly America's
first European Leif ____
38. Jeopardy
40. Horse poker
41. Tooth cover
44. One born to Japanese
immigrants
46. Willie of country music
fame
48. Dashboard windows
49. Type of heron
50. Gender checkbox
51. Windows alternative
52. Change address

53. Mystique
54. Not ever, poetically
55. TV network
58. "Maggie May" singer

SOLUTION TO THIS WEEKS PUZZLE



There Was 'A Bridge Called Jesse Jackson' Across Decades of Civil Rights Advocacy

By AARON MORRISON
and SOPHIA TAREEN As-
sociated Press

CHICAGO (AP) — From the moment the Rev. Jesse Jackson stepped forward as torchbearer to what was then a largely Southern civil rights struggle — a movement with much unfinished business — he created a bridge.

From the South's fight with Jim Crow to the North's battle with systemic racial inequality, from the buttoned-up, conservative generation of King's circle to the dashiki-wearing Black Power leaders and the activists of the hip-hop generation, Jackson forged a link between improbable dreams and political power.

"From Martin Luther King to Barack Obama, there's a bridge called Jesse Jackson," the Rev. Al Sharpton said.

Jackson, a protégé of the Rev. Martin Luther King Jr. who led the Civil Rights Movement for decades after the revered leader's assassination, died on Tuesday, his family said. He was 84.

Jackson kept up his public advocacy for racial justice, economic and political inclusion, and civil and human rights for more than a half-century, even after a neurological disorder in his later years affected his ability to move and speak.

Weighing in on political events, supporting the families of Black Americans killed by police and participating in COVID-19 vaccination drives to battle hesitancy in Black communities, Jackson built on a career that included running for president, international diplomacy and influencing the lexicon of racial identity in America.

Jackson clearly wasn't the lion he had been toward the end, but his presence at racial

**"Live life so that
it's not your alarm
clock that awakes
you in the morning,
but a purpose,"**

-Rev. Jesse Jackson

justice protests and COVID-19 advocacy events, and his arrest outside the U.S. Capitol while calling on Congress to end the filibuster to protect voting rights displayed the bite left in his bark.

"We've always had a place for him," said the Rev. William Barber II, co-chair of the Poor People's Campaign and one of many activists who have followed in his footsteps. Jackson urged them to "live life so that it's not your alarm clock that awakes you in the morning, but a purpose. ... A purpose will get you up when you want to stay down."

Still relevant later in life

At George Floyd's memorial service, Jackson's plaintive call, "I can't breathe!" pierced the collective silence in a Minneapolis cathedral. He cried out twice more as the minutes ticked by to symbolize how long Floyd had a police officer's knee pressed on his neck.

It was not only Jackson's powerful expression of his own grief over Floyd's death, which sparked global protests against racial injustice. It was a reminder that his voice still carried the singular resonance that for decades made him an international figure for civil and human rights.

Jackson returned to rally demonstrators marching through downtown Minneapolis, and stood with Floyd's family when a jury convicted former Minneapolis police officer Derek Chauvin of murder in Floyd's death. "Even if we win," he told the marchers,

"it's relief, not victory. They're still killing our people. Stop the violence, save the children. Keep hope alive."

"I think the fact that he came and then came back for the judge's verdict, suffering with Parkinson's, shows the determination that Jesse Jackson had all the way to the end," Sharpton said about his long-time mentor. "He once said to me, years before he was diagnosed with Parkinson's, 'I'm not going to stop until I drop. I'm going to die on the battlefield.'"

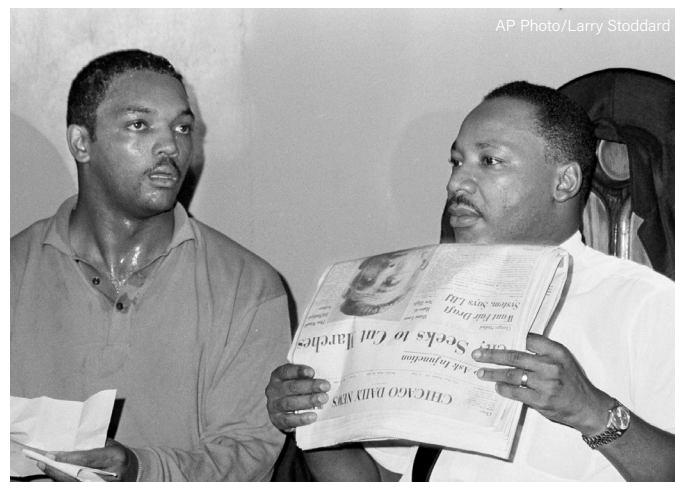
Early in the COVID-19 pandemic, Jackson got vaccinated and urged others to get the shot. He pointed out racial disparities in health care and partnered with the National Medical Association, which represents Black physicians and patients, on a public health campaign to improve testing and treatment data and to recruit more African Americans to the medical field.

"It's America's unfinished business — we're free, but not equal," Jackson told The Associated Press in a 2020 interview. "There's a reality check that has been brought by the coronavirus, that exposes the weakness and the opportunity."

Seeking the spotlight and redefining what was possible

Jackson had his share of critics both within and outside the Black community. Some considered him a grandstander, too eager to seek out the spotlight.

Jackson was widely known for his appearance in photographs taken moments after King was assassinated on the balcony of a Memphis hotel on April 4, 1968. For two days afterward, Jackson wore a turtleneck he said was soaked with the venerated civil rights leader's blood, including at a King me-



Civil rights leader Dr. Martin Luther King, Jr., right, and his aide Rev. Jesse Jackson are seen in Chicago, Aug. 19, 1966. -Rev. Jesse Jackson

morial service where he told the Chicago City Council: "I come here with a heavy heart because on my chest is the stain of blood from Dr. King's head."

Two decades later, Jackson made history with his runs for the White House. Until Barack Obama's election in 2008, Jackson was the most successful Black candidate for the U.S. presidency, winning 13 primaries and caucuses for the Democratic nomination in 1988, four years after his first failed attempt.

"I was able to run for the presidency twice and redefine what was possible; it raised the lid for women and other people of color," he told the AP in 2011. "Part of my job was to sow seeds of the possibilities."

Jackson's cultural impact extended to the American lexicon on race and identity. In 1988, he was among a group of leaders to assert that Black people wanted to be called "African Americans," establishing an identity that honored the population's origins as well as their citizenship.

As the founder and leader of Operation PUSH, which later evolved into the Rainbow/PUSH Coalition, Jackson channeled cries for Black pride and self-determination into corporate boardrooms, pressuring executives to make America a more open and equitable society. His high-profile diplomatic victories included the release of American civil-

ians abroad during conflicts.

Pushing for change at an early age

Jesse Louis Jackson Sr. was born Oct. 8, 1941, in Greenville, South Carolina, to Helen Burns, an unmarried high school student, and Noah Louis Robinson, a married man who lived next door. Jackson was later adopted by Charles Henry Jackson, who married his mother.

Jackson played quarterback at Sterling High School in Greenville and accepted a football scholarship from the University of Illinois, but said he was told Black people couldn't play quarterback. So he transferred to North Carolina A&T in Greensboro, arriving just months after students there launched the sit-in movement to desegregate restaurants across the South. He became first-string quarterback, student body president, and an honor student in sociology and economics.

Jackson was soon leading demonstrations, and traveled to Alabama to meet King during the march for voting rights from Selma to Montgomery in 1965. He was moving to Chicago to study theology, so King's Southern Christian Leadership Conference assigned him the task of launching Operation Breadbasket, a campaign to pressure companies to hire more Black workers.

He later called his time with

Kaiser

Continued from Page 1

Workers accuse Kaiser of violating staffing agreements and worsening patient care — both of which the health care giant denies. They are demanding a 25% raise over four years, arguing the wage increase is needed to retain and recruit employees and account for the steep inflationary pressures of the past few years.

Kaiser contends its employees are on average the highest paid among other health care organizations. It has proposed a 21.5% increase over four years. In a statement, a Kaiser spokesperson said negotiations are happening while health care costs rise and millions of Americans are at risk of losing insurance.

“This underscores our responsibility to deliver fair, competitive pay for employees while protecting access and affordability for our members. We’re doing both,” the unsigned statement says.

According to the statement, Kaiser leadership believes it can afford the 21.5% wage increase without increasing member premiums, but it cannot make the same guarantee under the union’s proposal.

Union leaders have argued that Kaiser can afford across-the-board wage increases given its \$66 billion in reserves. Kaiser posted a one-year loss of \$4.5 billion in 2022. Since then, the health system has rebounded, posting net income of \$12.9 billion in 2024 and \$9.3 billion last year.

The company argues that it intends its reserves for long-term commitments and emergencies. In a statement the company said using reserves for payroll would be “financially irresponsible.” Kaiser’s wage proposal would cost about \$2 billion, and the union’s would cost an additional \$1 billion, ac-

cording to the statement.

Inflation squeezes health workers

Joe Guzynski, executive director for the union, said its members last signed a contract with Kaiser in 2021 before inflation peaked around 8% in 2022. At the same time, some of the organization’s local units declined to bargain during the COVID-19 pandemic, believing it would be too disruptive, and refrained from seeking additional raises. The group’s latest contract expired in September last year.

Other major unions at Kaiser that signed contracts after 2022 received inflation-adjusted wage increases.

“What we’re asking for is the same deal. Everybody else got to deal with inflation,” Guzynski said. “It’s really about restoring fairness.”

Patients report disruptions across the state

Patients on social media and in local news reports have described cancelled chemotherapy treatments, surgeries and other procedures. They’ve also posted images of pharmacy and laboratory lines snaking down hallways and out the door. Unionized nurses on strike, too, have reported getting recruitment texts from contractors seeking to backfill the staff positions.

Kaiser is the largest health provider in California, serving more than 9 million patients. It is also the largest private employer in the state. In a statement issued before the strike, the company said it had been “preparing contingency plans” for months to maintain access to care.

Cecilia Ochoa, 50, was unable to get a prescription filled at the Downey Medical Center last week. Ochoa, who had been recently hospitalized, said she was at home when she started to feel nauseous and

Palm Springs Airport Launches Online Portal for Finding Lost and Found Items

PALM SPRINGS (CNS) - Palm Springs International Airport launched an online portal Thursday designed for travelers to view found items in real time.

In partnership with Liff Happens, a digital lost-and-found software platform, PSP is the first airport to implement this service. The company was mainly used at major events and destinations worldwide, including Coachella Valley Music and Art Festival, Stagecoach Festival, Austin City Limits, Bonnaroo and EDC.

“Every touchpoint matter when it comes to our guests’ experience, and this is a meaningful improvement,” Executive Director of Aviation Harry Barrett, Jr., said in a statement. “By partnering with Liff Happens, we’re reducing the stress and uncertainty that comes lost items while making it easier for travelers to recover them.”

Officials said the platform



Palm Springs International Airport

catalogs items using photos and key descriptive details and masks personal information for security reasons. Once a guest can verify ownership of an item, the person can securely finish the claim process and have their belongings shipped to a residence or to a preferred address.

“We’re excited to partner

with Palm Springs Airport as our first airport client,” Benji Friedl, Co-Founder of Liff Happens, said in a statement. “Airports present a unique opportunity to improve the lost and found experience at scale, and PSP is leading the way by putting convenience and guest experience first.”

The online portal can be found at flyPSP.com/lost.

Storms

Continued from Page 1

“Over the next several days, our area is expected to see several inches of rain. This increases the risk of flooded roads, downed power lines, and fast-moving water,” the department said Monday af-

ternoon. The fire department advised residents to clear storm drains near homes, avoid driving through standing water, and to slow down and give emergency vehicles space.

Cooler daytime temperatures will continue this week, with highs in the 40s in the moun-

tain. The fire department advised residents to clear storm drains near homes, avoid driving through standing water, and to slow down and give emergency vehicles space.

Cooler daytime temperatures will continue this week, with highs in the 40s in the moun-

tain. The fire department advised residents to clear storm drains near homes, avoid driving through standing water, and to slow down and give emergency vehicles space.

Cooler daytime temperatures will continue this week, with highs in the 40s in the moun-

Cooler daytime temperatures will continue this week, with highs in the 40s in the moun-

tain, the 50s in the metropolitan Riverside area, and the 60s in the Coachella Valley.

A warmup is on the way next week, however, with highs in the downtown Riverside area reaching the low 70s Sunday through Monday, and the mid-70s in Palm Springs in the middle of next week.

whole life, Ochoa said. Over the years it has gotten harder to see specialists and wait times for appointments are so long she has to schedule them months in advance. She’s supportive of the nurses and other workers striking, some of whom she has known for decades.

“I think somewhere they lost the whole thing. It’s not about the patient, it’s about the money,” Ochoa said. “I hope all of this ends as soon as possible for everybody.”

FRIDAY, February 20, 2026

Today in History:

Today is the 51st day of 2026.
There are 314 days left in the year.

By The Associated Press

Today in history:

On Feb. 20, 1962, astronaut John Glenn became the first American to orbit the Earth, circling the globe three times aboard Project Mercury's Friendship 7 spacecraft in a flight lasting 4 hours and 55 minutes before splashing down safely in the Atlantic Ocean.

Also on this date:

In 1792, President George Washington signed an act creating the United States Post Office Department, the predecessor of the U.S. Postal Service.

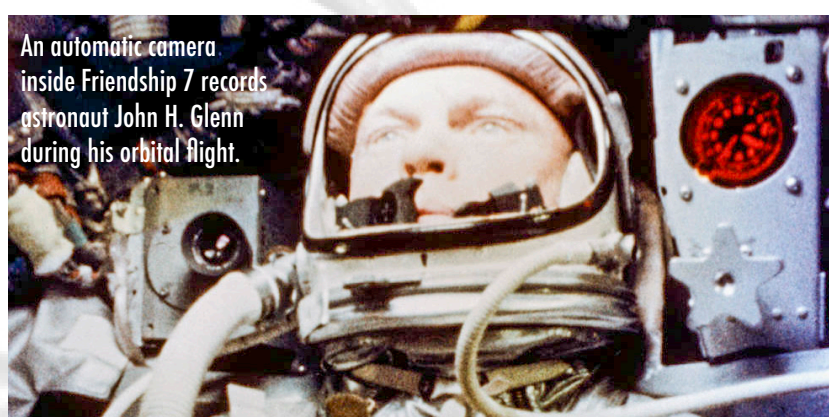
In 1862, William Wallace Lincoln, the 11-year-old son of President Abraham Lincoln and first lady Mary Todd Lincoln, died at the White House from what was believed to be typhoid fever.

In 1905, the U.S. Supreme Court, in *Jacobson v. Massachusetts*, upheld, 7-2, compulsory vaccination laws intended to protect the public's health.

In 1907, President Theodore Roosevelt signed an immigration act which excluded "idiots, imbeciles, feeble-minded persons, epileptics, insane persons," among others, from being admitted to the United States.

In 1939, more than 20,000 people attended a rally held by the German American Bund, a pro-Nazi organization, at New York's Madison Square Garden.

In 1965, America's Ranger 8 spacecraft crashed into the moon's surface, as



An automatic camera inside Friendship 7 records astronaut John H. Glenn during his orbital flight.

planned, after sending back thousands of pictures of the lunar surface.

In 1998, American Tara Lipinski, age 15, became the youngest-ever Olympic figure skating gold medalist when she won the ladies' title at the Nagano (NAH'-guh-noh) Olympic Winter Games; American teammate Michelle Kwan took silver.

In 2003, a fire sparked by pyrotechnics broke out during a concert by the rock

group Great White at The Station nightclub in West Warwick, Rhode Island, killing 100 people and injuring over 200 others.

In 2016, a Michigan man shot and killed six strangers and wounded two others over several hours in the Kalamazoo area in between picking up passengers for a ride service. (Jason Dalton pleaded guilty in 2019 and was sentenced to life in prison without parole.)

A Kaleidoscope of Oddball Tomatoes to Try as Seed-Starting Season Nears

By JESSICA DAMIANO
Associated Press

Seed-starting time is right around the corner, and that means it's time to think about tomatoes.

I can think of no better summer meal than a thick slice

of a homegrown Oxheart between two slices of white bread, adorned only with salt, pepper and maybe a couple of basil leaves.

I'm also partial to Beefsteak, Porterhouse, Brandywine, Big Zac and Big Boy, all delicious — and all red, the

way many of us have been conditioned to believe tomatoes should be. But there's a whole kaleidoscope of tomatoes you can grow in your garden.

So this year, as you're dog-earring catalog pages and dreaming of July, look

past the usual suspects. One of these oddballs just might be the tomato you love the most.

Cherokee Purple

It was the first other-colored tomato I grew. I didn't particularly find the heirloom's

grayish-brown skin or matching flesh appetizing, and my 8-foot-tall (2.5-meter-tall) indeterminate plant didn't produce as prolifically as most other varieties I'd grown. But its sweet, earthy and somewhat smoky flavor and juicy consistency made for a delicious sandwich.

Black Krim

This old, indeterminate Crimean heirloom intro-

See Tomatoes Page 7

Jackson

Continued from Page 3

King "a phenomenal four years of work," learning how to agitate within the law for social change.

The constant campaigns often left the college sweetheart he married in 1963, Jacqueline Lavinia Brown, taking the lead in raising their five children: Santita Jackson, Yusef DuBois Jackson, Jacqueline Lavinia Jackson Jr., and two future congressmen, former Rep. Jesse L. Jackson Jr., and Rep. Jonathan Luther Jackson. A frequent houseguest was Santita's friend Michelle Robinson, the future first lady.

Jackson, who was ordained as a Baptist minister in 1968 and



The Rev. Jesse Jackson, left center, and civil rights movement pioneer Rosa Parks, right center, join striking Greyhound workers at a rally in front of Union Station in Washington, June 19, 1990. Jackson urged the bus riding public to boycott the company.

earned his Master of Divinity in 2000, also acknowledged fathering a child, Ashley Jackson, with one of his employees at Rainbow/PUSH, Karen

L. Stanford. He said he understood what it means to be born out of wedlock and was supporting her emotionally and financially.

When the Southern Christian Leadership Conference and Jackson parted company in 1971, Jackson formed his own sweeping civil rights organization based in Chicago's South Side, with a mission ranging from social services in communities of color to persuading corporate executives to hire more minorities. He formed the Rainbow Coalition after his first presidential run, then merged the political and social justice organizations into the Rainbow PUSH Coalition in 1996.

While Jackson was known for his powerful voice, his words sometimes got him in trouble. In 1984, he apologized for calling New York City "Hymietown," a derogatory

reference to the city's large Jewish population, in what he said he believed were private comments to a reporter.

And in July 2008, he made headlines when a hot mike caught him complaining that Obama was "talking down to Black people." Still, tears streamed down his face when he joined the immense crowd in Chicago's Grant Park to celebrate Obama's 2008 election victory.

"I wish for a moment that Dr. King or (assassinated civil rights leader) Medgar Evers ... could've just been there for 30 seconds to see the fruits of their labor," he told the AP years later. "I became overwhelmed. It was the joy and the journey."

Colorectal Cancer Is Rising in Younger Adults. *Here's Who Is Most at Risk and Symptoms to Watch For*

By LAURAN NEERGAARD AP Medical Writer

WASHINGTON (AP) — Colorectal cancer is a threat not just to older adults but increasingly to young men and women, too. It's now the top cancer killer of Americans younger than 50.

The deaths of "Dawson's Creek" actor James Van Der Beek at 48 this week, and a few years ago "Black Panther" star Chadwick Boseman at 43, highlight the risk for younger adults.

"We're now starting to see more and more people in the 20-, 30- and 40-year-old range developing colon cancer. At the beginning of my career, nobody that age had colorectal cancer," said Dr. John Marshall of Georgetown University's Lombardi Comprehensive Cancer Center, who has been a cancer doctor for more than three decades.

That trend "is shaking us all, to be blunt," said Marshall, who is also medical consultant to the Colorectal Cancer Alliance.

Here's what to know about colorectal cancer — at any age — and how to protect yourself.

How common is colorectal cancer?



Actor Chadwick Boseman appears at an interview for the film, "Marshall," in Washington on Sept. 21, 2017.

More than 158,000 cases of colorectal cancer will be diagnosed in the U.S. this year, according to the American Cancer Society. Among all ages, it's the nation's second leading cancer killer, behind lung cancer — expected to claim more than 55,000 lives this year.

For the population overall, cases and deaths have inched down in recent years. That's thanks in part to screening tests that can spot tumors early, when they're easier to treat — or even prevent them if precancerous growths are



James Van Der Beek arrives at the 71st Primetime Emmy Awards in Los Angeles on Sept. 22, 2019.

found and removed.

Who's most at risk?

The vast majority of colorectal cancer cases and deaths still are in people 50 and older. That older age group has seen the most progress, with deaths dropping by about 1.5% a year over the past decade, according to cancer society statistics.

But while it's still relatively rare in the under-50 crowd, their colorectal cancer diagnoses have been rising since the early 2000s.

And last month, cancer society researchers reported that colorectal cancer mortality in

Americans under 50 had increased by 1.1% a year since 2005, becoming the deadliest cancer in that age group. This year, the society estimates 3,890 people under age 50 will die of it.

Risk factors at any age include obesity, lack of physical activity, a diet high in red or processed meat and low in fruits and vegetables, smoking, heavy alcohol use, having inflammatory bowel disease or a family history of colorectal cancer.

Marshall advises everyone to eat lots of fruits and vegetables and whole grains. "Meat's not evil" but eat less of it, he said.

And a recent study found that a three-year exercise program improved survival in colon cancer patients and reduced cancer recurrence.

What are the symptoms of colorectal cancer?

Symptoms include blood in stool or rectal bleeding; changes in bowel habits such as diarrhea, constipation or narrowing of stool that lasts more than a few days; unintended weight loss; and cramps or abdominal pain.

"Don't ignore symptoms. Get it checked," Marshall stressed. Survival is far more likely when colorectal cancer is diag-

nosed early, before it spreads.

When to get screened for colorectal cancer

Medical guidelines say the average person should start getting screened at age 45 — too late for some young adults.

People known to be at higher risk are supposed to talk with their doctors about whether to start screening even earlier.

How often people need to get checked depends on the type of screening they choose. There are a variety of options, including yearly stool-based tests or colonoscopies that may be done every 10 years as long as no problems were found. There's also a newer blood test for adults 45 or older.

What's causing the colorectal cancer rise in younger adults?

No one knows what's causing the rise in cases in younger adults. But Georgetown's Marshall said many young patients lack common risk factors. He wonders if changes in young people's gut bacteria — the microbiome — might play a role.

Also, where cancer occurs along the question mark-shaped colon — it starts on one side of the abdomen and swoops to the other before ending with the rectum — influences how aggressive it is and how it's treated. Marshall said there's a marked difference in where younger and older people's tumors tend to strike, another clue being explored.

Mia Makes

Continued from Page 1

Step 3: Mark the fabric where the frame is — cut! Make sure it fits perfectly

flat in the frame.

Step 4: Place the photo or other small illustration face down on the inside glass of the frame — make sure it's straight and exactly in the

center.

Step 5: Lay the fabric print side down over what was placed in the previous step.

Step 6: Put the backing back

on the frame.

Step 7: It's done!

Tip: Use polaroids or pictures with loved ones to make great gifts! If your

fabric has a print, make sure to keep that in mind when cutting and placing! This can be hung on the wall — all you have to do is take off the stand.

Wreck

Continued from Page 2

"The Honda and Chevrolet were involved in a head-on crash," CHP Officer Jason Montez said at the time, adding that it was unclear exactly how fast each car was traveling.

Paramedics arrived minutes later and treated the defendant and two victims, all of whom were taken to Inland Valley Medical Center in Wildomar.

Anderson died the following day. Her friend, who suffered major injuries, was hospitalized for an unspecified peri-

od but has since recovered.

Salazar, also seriously hurt, was hospitalized for more than a week before being booked into jail.

Court records show he pleaded guilty in February 2022 to misdemeanor DUI, receiving a month-long jail sentence

and a 36-month term of probation, with a requirement that he attend classes on the dangers of drinking and driving.

It was unclear whether he enrolled in the program. Under California law, if a DUI offender admits or is convicted of driving while intoxicated,

he or she can be charged with murder for causing a death directly tied to a subsequent DUI collision.

Court documents show Salazar additionally has a misdemeanor conviction for domestic violence.

Tomatoes

Continued from Page 5

duced to North American home gardeners in 1990 is slightly easier on the eyes. Its sweet, salty, tangy flavor intensifies when allowed to ripen fully on the vine, so resist the urge to harvest prematurely. And if its unusual reddish-gray color turns you off, take a bite and you'll get over it.

Black Beauty

A few steps up on the aesthetics trellis, Black Beauty lives up to its name. With skin the color of blackberries and deep red, meaty flesh, it's considered the darkest tomato in the world and has the antioxidant content to prove it. Although it's a hybrid variety, Black Beauty has been stabilized through selective breeding, so its seeds will grow true to type. And it makes an im-

pressive Caprese salad.

Ananas Noire

Also known by its English translation of Black Pineapple, this tomato variety is the happiest-looking of the bunch. Almost tie-dyed in appearance, the green, red and yellow tricolored hybrid popped up naturally in 1990s Belgium when a pineapple tomato crossed with a black tomato growing nearby. Developed further and stabilized by the Belgian horticulturist Pascal Moreau, and made available to home gardeners in 2005, the indeterminate plants are heavy producers of sweet, juicy, citrusy fruits.

Yellow Pear

This indeterminate heirloom plant produces an abundance of small, vibrant yellow, pear-shaped fruits. According to the Monticello historic site, which collects and sells

historic seeds, the indeterminate plant was grown in the early 1600s by American settlers, who preserved and pickled its fruit.

W e



can still do that, of course, as well as eat them out of hand or use them in salads.

Voyager

Voyager tomatoes are true weirdos. The heirloom vari-

zontally through the whole fruit. In my garden, Voyagers were quick to ripen. And in my kitchen, they were tangy — enjoyed with a drizzle of olive oil and sprinkle of salt and pepper.

Green Zebra

This green-and-yellow striped tomato variety has bright green interior flesh and a sweet, tangy flavor. Its cultivation spanned four decades, as Everett, Washington, plant breeder Tom Wagner worked to cross several heirloom varieties to create a tomato that would remain green when ripe. The indeterminate plants, made available in 1983, produce crack-resistant fruit with exceptional heat and drought tolerance.

NOTICE OF TRUSTEE'S SALE TS No. CA-25-1019362-NJ Order No.: 250393461-CAVOI YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 7/16/2021. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, or cash equivalent if deemed acceptable to the trustee, 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): AHMAD JACKSON, JR., A SINGLE MAN Recorded: 7/21/2021 as Instrument No. 2021-0437485 of Official Records in the office of the Recorder of RIVERSIDE County, California; Date of Sale: 3/4/2026 at 09:00 AM Place of Sale: In the courtyard of the Historic Corona Civic Center located at 815 W Sixth St, Corona, CA 92882 Amount of unpaid balance and other charges: \$371,402.35 The purported property address is: 3296 OAKLEAF LANE, PERRIS, CA 92571 Assessor's Parcel No.: 303-573-018 All bidders, at the date, time, and place of the scheduled sale, will be required to show satisfactory support to the auctioneer of their ability to pay the amount they intend to bid, unless arrangements have been made with the trustee prior to the scheduled 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 mortgage, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 800-280-2832 for information regarding the trustee's sale or visit this internet website <http://www.qualityloan.com>, using the file number assigned to this foreclosure by the Trustee: CA-25-1019362-NJ. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the internet website. The best way to verify postponement information is to attend the scheduled sale. NOTICE TO TENANT: You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call 619-645-7711, or visit this internet website <http://www.qualityloan.com>, using the file number assigned to this foreclosure by the Trustee: CA-25-1019362-NJ to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a

bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as an "eligible tenant buyer" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. NOTICE TO PROSPECTIVE OWNER/OCCUPANT: Any prospective owner/occupant as defined in Section 2924m of the California Civil Code who is the last and highest bidder at the trustee's sale shall provide the required affidavit or declaration of eligibility to the auctioneer at the trustee's sale or shall have it delivered to QUALITY LOAN SERVICE CORPORATION by 5 p.m. on the next business day following the trustee's sale at the address set forth in the below signature block. NOTICE TO PROSPECTIVE POSTSALE OVER BIDDERS: For postsale information in accordance with Section 2924m(e) of the California Civil Code, use file number CA-25-1019362-NJ and call (866) 645-7711 or login to: <http://www.qualityloan.com>. The above statutorily mandated notices to Tenant, Prospective Owner/Occupant, and Prospective PostSale Over Bidders are brief summaries of what may be required under Section 2924m of the California Civil Code. Compliance with all relevant provisions will be required. The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. If the sale is set aside for any reason, including if the Trustee is unable to convey title, the Purchaser at the sale shall be entitled only to a return of the monies paid to the Trustee. This shall be the Purchaser's sole and exclusive remedy. The purchaser shall have no further recourse against the Trustor, the Trustee, the Beneficiary, the Beneficiary's Agent, or the Beneficiary's Attorney. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holders right's against the real property only. Date: QUALITY LOAN SERVICE CORPORATION 2763 Camino Del Rio S San Diego, CA 92108 619-645-7711 For NON SALE information only Sale Line: 800-280-2832 Or Login to: <http://www.qualityloan.com>

PostSale Information (CCC 2924m(e)): (866) 645-7711 Reinstatement or Payoff Line: (866) 645-7711 Ext 5318 QUALITY LOAN SERVICE CORPORATION TS No.: CA-25-1019362-NJ IDSPub #0282654 2/6/2026 2/13/2026 2/20/2026

Schld:98086 AdId:33190 CustId:608

File No.: R-202600644
FICTITIOUS BUSINESS NAME STATEMENT
THE FOLLOWING PERSON(S) IS (ARE) DOING BUSINESS AS:
1. ZEN RANCH AND RETREAT LLC
17479 SANTA ROSA MINE ROAD, PERRIS, CA 92570
Riverside County
Full Name of Registrant:
1. ZEN RANCH AND RETREAT LLC 17479 SANTA ROSA MINE ROAD PERRIS, CA 92570
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/MARY M HAMER
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 1/14/2026.
PETER ALDANA

Schld:98139 AdId:33209 CustId:2054

Public Notices

T.S. No. 138033-CA APN: 300-010-008 NOTICE OF TRUSTEE'S SALE IMPORTANT NOTICE TO PROPERTY OWNER: YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 10/6/2006. 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 3/18/2026 at 9:00 AM, CLEAR RECON CORP, as duly appointed trustee under and pursuant to Deed of Trust recorded 10/16/2006 as Instrument No. 2006-0758517 of Official Records in the office of the County Recorder of Riverside County, State of CALIFORNIA executed by: GRACE RAMIREZ, AN UNMARRIED WOMAN 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: PARCEL 4 OF PARCEL MAP 15032, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS RECORDED JUNE 26, 1980, IN THE PARCEL MAP BOOK 79, AT PAGE 91 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY The street address and other common designation, if any, of the real property described above is purported to be: 20055 EL NIDO AVE, PERRIS, CA 92571 The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be 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,

"Wuthering Heights"

By Bob Garver

"Wuthering Heights" is based on a classic novel by Emily Brontë. I've never read the novel, which is probably for the best. Reports of the movie differing from the novel are actually quite relieving to me. They're relieving in the sense that I do not have to lose respect for people who like the novel, which I would do if this movie were any indication of its quality. I'm fine with not judging a book by its movie, especially when the movie is this terrible.

Young Catherine Earnshaw (Charlotte Mellington) grows up in the Wuthering Heights estate in 18th-century England, under the care of her rich, cruel, drunken father (Martin Clunes). Servants include same-aged companion Nelly (Vy Nguyen) and rescued street urchin Heathcliff (Owen Cooper). Cathy initially sees Heathcliff as her "toy," but eventually comes to see him as a friend. As the two get older and Cathy turns into Margot Robbie and Heathcliff turns into Jacob Elordi, they both begin to think that they might become more than friends.

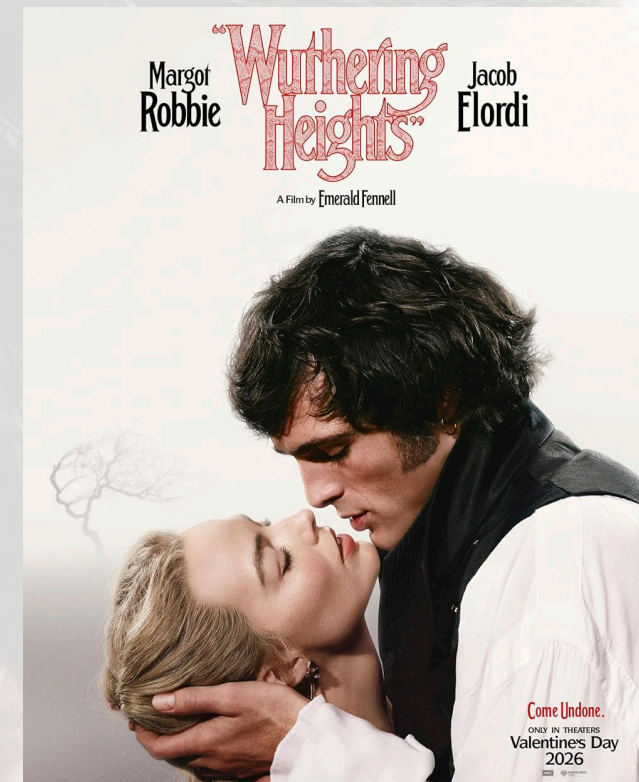
It's hard for me to buy Robbie, who played Leonardo DiCaprio's wife in "The Wolf of Wall Street" back in 2013, as someone who is just now going through a sexual awakening, but sure, Cathy and Heathcliff are in love, but neither of them will admit it or make the first move.

The problem with such a relationship would be the financial aspect. Cathy's father has gambled away the family's fortune, leaving them both "near-poverty," and Heathcliff, as a servant, has practically nothing. Cathy confides in Nelly (now played by Hong Chau), with Heathcliff overhearing, that she needs to marry someone with money, like wealthy neighbor Edgar (Shazad Latif). She goes on to admit that she'd rather marry the broke Heathcliff, but he misses that part. Heathcliff abandons Wuthering Heights the next day and Cathy goes on to marry Edgar.

At first, Cathy loves all the material trappings of her marriage (this portion of the film does some impressive things with the "wealth porn" element,

with fine foods and flowers everywhere), but she just can't bring herself to reciprocate Edgar's love. A pregnancy makes her feel even more trapped. Soon after, Heathcliff returns, a wealthy man. He and Cathy could be together if it weren't for that pesky lifetime commitment she made. Their workaround is to have an affair. When Cathy wants to cut things off (due to her pregnancy, not fidelity), Heathcliff gets revenge by marrying Edgar's naïve ward Isabella (Alison Oliver) and treating her horribly. This is supposed to entice Cathy to come back to him... somehow.

Can Cathy and Heathcliff's game of sexual chess end well for either of them? That's the question I think we're supposed to be asking. I was much more concerned about how things would end for well-meaning pawns Edgar and Isabella. Cathy and Heathcliff turn each other into monsters by the end, and not in a tragic, understandable way – more like they're locked in a contest to see who can be the bigger spoiled brat. Cathy grew up a spoiled brat,



but Heathcliff watched her and learned from the best. Speaking of "brat," I liked the snippets of Charli XCX songs that played throughout the film, usually in scenes of heavy fog that seemed to match the singer's breathy voice. Maybe she should have played Cathy.

"Wuthering Heights" is a movie about two people who deserve each other. At first, this can be said with positive connotations that slowly turn to negative. Because there are so many erotic scenes with the main characters in fancy costumes, this movie is supposedly "romantic."

I'm worried about what young romantics will take away from this movie, considering how many of them came out of last year's "Nosferatu" with a crush on Count Orlok. I walked away from this film wanting both main characters to fall from a height – Wuthering or otherwise.

Grade: C-

"Wuthering Heights" is rated R for sexual content, some violent content, and language. Its running time is 136 minutes.

Contact Bob Garver at rrg251@nyu.edu.

'Wuthering Heights' Sees Love at Box Office with \$34.8M Opening

LOS ANGELES (CNS) - "Wuthering Heights" opened with \$34.8 million over the Valentine's Day weekend to lead all films in North America, according to industry estimates released Sunday.

Director Emerald Fennell's version of Emily Brontë's 1847 romance novel stars Margot Robbie and Jacob Elordi, in the roles played by Merle Oberon and Laurence Olivier in the classic 1939 film.

The animated children's movie "GOAT"

opened with \$26 million for a strong second place, Comscore reported.

"Crime 101," a heist film starring Chris Hemsworth, Mark Ruffalo, Halle Berry and Barry Keoghan, opened with \$15.1 million for third place.

The survival thriller "Send Help" grossed another \$8.9 million Friday through Sunday in its third weekend.

Fifth place went to the romantic comedy

"Solo Mio," which grossed \$6.4 million in its second weekend.

Disney's "Zootopia 2" continued its lengthy and impressive run, grossing \$3.7 million in its 12th week in theaters, pushing its cumulative domestic total to over \$419 million.

Rounding out the top 10 releases were "Good Luck, Have Fun, Don't Die" (\$3.6 million), "Avatar: Fire and Ash" (\$3.3 million), "Iron Lung" (\$3.1 million) and "Dracula" (\$3 million).

This weekend's overall three-day box office haul was estimated at \$119.2 million. The year-to-date total is \$899.8 million -- up 8.1% from the figure at this time last year, according to Comscore.

MARCUS SAMUELSSON SHARES A COMFORT-FOOD RECIPE FOR OXTAIL PEPPERPOT WITH DUMPLINGS

By **MARCUS SAMUELSSON**
Voracious

Oxtail is one of my favorite meats, and I like it best when it has been slow-cooked for hours, so I recommend cooking it the day before and letting it sit overnight. What makes this dish from my cookbook “The Rise” so homey and delicious is the mix of the oxtail and the dumplings, which everyone can relate to as being an example of comfort food at its finest.

This traditional Caribbean dish — mostly from Guyana — is made by stewing meat in a dark, rich gravy flavored with cinnamon, brown sugar, hot chiles, and cassareep, a special brown sauce made from cassava root. African Americans adapted the recipe using oxtail instead of offal, which are the internal organs of butchered animals. Regardless, this is a dish that only gets better with time in the pot.

Oxtail Pepperpot with Dumplings
Servings: 4 to 6
Ingredients

OXTAIL

1 (4-pound) piece oxtail
1 ½ teaspoons kosher salt
1 teaspoon freshly ground black pepper
½ cup vegetable oil
2 carrots, peeled and diced
1 onion, diced
21 cloves garlic, minced
7 tablespoons minced ginger (3-inch piece)
2 plum tomatoes, diced
2 scallions, sliced
1 Scotch bonnet (or habanero) chile, stemmed and chopped



Angie Moser/Voracious via AP

3 sprigs fresh thyme
7 tablespoons brown sugar
2 tablespoons soy sauce
2 tablespoons ketchup
1 tablespoon whole allspice berries
6 cups chicken stock
DUMPLINGS
2 cups all-purpose flour
2½ tablespoons cornmeal
1 teaspoon kosher salt
½ cup plus 2 tablespoons water

Directions

For the oxtail: Season the oxtail on all sides with salt and pepper. Heat ¼ cup of the oil in a large (8-quart) Dutch oven set over medium-high heat. When the oil shimmers, add the oxtail and brown on both sides, about 15 minutes.

Remove the oxtail to a paper-towel-lined dish. Heat the remaining ¼ cup oil in the Dutch oven and add the carrots, onion, garlic, ginger, tomatoes, scallions, chile, thyme, brown sugar, soy sauce, ketchup, and allspice and stir to combine. Return the oxtail to the pot, add the chicken stock, and bring to a simmer. Reduce

the heat to maintain a simmer and cook, covered, for 2½ hours, or until the oxtail is tender and the meat is falling away from the bone.

For the dumplings: Place the flour, cornmeal, and salt in a medium bowl and stir to combine. Add the water and use your hands to work the mixture into a dough ball. Knead the dough in the bowl for 2 to 3 minutes. Divide the dough in half and cover one half with a damp towel.

Continue to knead one dough ball for 5 minutes, or until smooth. Roll the piece of dough into a 21- to 24-inch snakelike piece. Cut the dough into 1-inch pieces, set on a baking sheet, and cover with a damp towel.

Repeat with remaining dough ball.

Stir the dumplings into the oxtail stew for the last 30 minutes of cooking time and cook until dumplings are tender and cooked through.

Serve the stew with rice and peas.



For Valentines Day I splurged and made bone-in Ribeye for my family. When cooking an expensive piece of meat, the last thing you want to do is screw up. The pressure is on. But fear not, bone-in ribeye, or sometimes seen as cowboy or tomahawk steaks, are not a hard cut to cook.

When picking out a ribeye you want to select on with good marbling, that is consistent and equal fat distribution. Now the fat on these is intense, and that does skeeze me out a bit, but it is essential for the flavor these guy's pack. And you can always cut around it when eating.

If you are getting multiple steaks, look for ones that are cut in similar thicknesses. This ensures they cook at about the same speed and save you some stress.

Ingredients

- Bone-in ribeye
- Salt and pepper to taste
- 1 tsp Worcestershire sauce

GRILLED BONE-IN RIBEYE

To Make

Marinate the. Steaks with salt, pepper, and Worcestershire sauce on both sides. Marinate the steaks ideally a couple of hours before you cook. If you can't, that is okay, but the steaks will be better with longer marination.

Heat the grill to high. Let heat thoroughly for 10 minutes. Through the Ribeye steaks on the grill. Cook times will vary with thickness and heat of grill. You are looking for some pronounced grill marks and light browning before flipping. Flip the steaks and repeat. Pull off the grill at your desired temperature. 125 degrees for rare. 135 for Medium rare. 145 for medium. And don't cook this steak paste medium. Get a cheaper cut if you want well done steak.

Pull steaks off grill and let rest for 10 minutes. EAT!

I served this with pesto potatoes, grilled onion and mushroom, and broccoli.



expenses and advances at the time of the initial publication of the Notice of Sale is: \$270,782.42 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 138033-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 138033-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:98142 AdId:33210 CustId:670

NOTICE OF PETITION TO ADMINISTER ESTATE OF Judy May Quattlebaum Case No. PRR12600229
To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of Judy May Quattlebaum.
A PETITION FOR PROBATE has been filed by Christine Farrar in the Superior Court of California, County of Riverside.
THE PETITION FOR PROBATE requests that Christine Farrar 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 3/13/2026 at 8:30am in Department 8 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.

Ryan Michael Darling, SBN 268706
Darling Law Offices
3697 Arlington Ave.
Riverside CA 92506
Phone: 951-788-2889
Email: darlinglawoffices@gmail.com

Schld:98175 AdId:33220 CustId:1762

File No.: R-202601303
FICTITIOUS BUSINESS NAME STATEMENT
THE FOLLOWING PERSON(S) IS (ARE) DOING BUSINESS AS:
1. CARDS & STUFF
662 W BOWEN RD, PERRIS, CA 92570
Riverside County
Full Name of Registrant:
1. VICTOR HUGO MANCILLAS 662 W BOWEN RD PERRIS, CA 92570
This Business is conducted by: INDIVIDUAL.
The registrant commenced to transact business under the fictitious business name or names listed above on: N/A.
I declare that all information in this statement is true and correct. (A registrant who declares information as true any material matter pursuant to Section 17913 of Business and Professions Code that the registrant knows to be false is guilty of a misdemeanor punishable by a fine not to exceed one thousand dollars (\$1,000).) /S/VICTOR HUGO MANCILLAS
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 1/28/2026.
PETER ALDANA

Schld:98199 AdId:33228 CustId:2054

File No.: R-202600985
FICTITIOUS BUSINESS NAME STATEMENT
THE FOLLOWING PERSON(S) IS (ARE) DOING BUSINESS AS:
1. LEGACY MENTALHEALTH INC
25100 VISTA MURRIETA, 2412, MURRIETA, CA 92562
Riverside County
Full Name of Registrant:
1. LEGACY MENTAL HEALTH INC 25100 VISTA MURRIETA, 2412 MURRIETA, CA 92562

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/KARLA LARA
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 1/22/2026.
PETER ALDANA

Schld:98203 AdId:33229 CustId:2054

File No.: R-202600693
FICTITIOUS BUSINESS NAME STATEMENT
THE FOLLOWING PERSON(S) IS (ARE) DOING BUSINESS AS:
1. CLEARLINE POOL SERVICE
28911 PEBBLE BEACH DR, MENIFEE, CA 92586
Riverside County
Full Name of Registrant:
1. STEVEN ALEXANDER GIBSON 28911 PEBBLE BEACH DR MENIFEE, CA 92586
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/STEVEN ALEXANDER GIBSON
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 1/15/2026.
PETER ALDANA

Schld:98208 AdId:33231 CustId:2054

File No.: R-202600957
FICTITIOUS BUSINESS NAME STATEMENT
THE FOLLOWING PERSON(S) IS (ARE) DOING BUSINESS AS:
1. NEXT GEN SALONS & LASHES
20405 HANSEN AVE, NUEVO, CA 92567
Riverside County
Full Name of Registrant:
1. GENEVIE BENITO 20405 HANSEN AVE NUEVO, CA 92567
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/GENEVIE BENITO
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 1/21/2026.
PETER ALDANA

Schld:98212 AdId:33232 CustId:2054

NOTICE OF TRUSTEE'S SALE UNDER DEED OF TRUST T.S. No.: 23-0164 Loan No.: Aragon Other: 05949228 APN: 361-021-023 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 03/19/2021. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. NOTICE is hereby given that Law Offices of Richard G. Witkin APC, as trustee, or successor trustee, or substituted trustee, or as agent for the trustee, pursuant to the Deed of Trust executed by Timothy Aragon, Trustee of The 32225 Sunset Trust U.D.T. 2/25/2021, recorded 04/09/2021 as Instrument No. 2021-0224309 in book n.a., page n.a. of Official Records in the office of the County Recorder of Riverside County, State of California, and pursuant to the Notice of Default and Election to Sell thereunder recorded 09/07/2023, as Instrument No. 2023-0264252 of said Official Records, WILL SELL on 02/26/2026 at 9:00 AM In the courtyard, of the Historic Corona Civic Center, 815 W Sixth Street, Corona, CA 92882 AT PUBLIC AUCTION TO THE HIGHEST BIDDER FOR CASH (payable at the time of sale in lawful money of the United States), 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 hereinafter described: As more fully described on said Deed of Trust. The property address and other common designation, if any, of the real property described above is purported to be: 32225 Sunset Avenue, Menifee, CA 92584 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 the Notice of Sale is: \$457,767.24* *The actual opening bid may be more or less than this 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 Financial Code and authorized to do business in this state. In the event tender other than cash is accepted, the Trustee may withhold the issuance of the Trustee's Deed until funds become available to the payee or endorsee as a matter of right. Said sale will be made, but without covenant or warranty, express or implied regarding title, possession or encumbrances, to satisfy the indebtedness secured by said Deed of Trust including advances authorized thereunder and also including, without way of limitation, the unpaid principal balance of the Note secured by said Deed of Trust together with interest thereon as provided in said Note, plus the fees, charges and expenses of the trustee and the trusts created by said Deed of Trust. THIS PROPERTY IS BEING SOLD IN AN "ASIS" CONDITION. 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 or visit this Internet Website WWW.NATIONWIDEPOSTING.COM, using the file number assigned to this case 23-0164. 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, 23-0164, 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 AND STATUS 24 HOURS A DAY, SEVEN DAYS A WEEK, GO TO: WWW.NATIONWIDEPOSTING.COM OR CALL (916) 939-0772. ADDITIONAL INFORMATION, DISCLOSURES AND CONDITIONS OF SALE: (1) At the time of sale, the opening bid by the beneficiary may not represent a full credit bid. The beneficiary reserves the right, during the auction, to increase its credit bid incrementally up to a full credit bid. The beneficiary may also bid over and above its credit bid with cash, cashier's checks or cash equivalents. (2) The Trustee's Deed Upon Sale (TDUS) will not be issued to the successful bidder until the bidder's payment has been deposited in the trustee's bank and cleared (all holds released). The bidder may have to take additional actions as required by trustee's bank in order to facilitate the deposit and clearance of bidder's funds. (3) If, prior to the issuance of the TDUS, the trustee shall become aware of any deficiency in the foreclosure process, or if the trustee becomes aware of any bankruptcy or other legal issue affecting the validity of the foreclosure process, or if the trustee becomes aware of any bankruptcy or other legal issue affecting the validity of the foreclosure sale, then, after consultation with its attorneys, the trustee, in its sole discretion, may decline to issue the TDUS and return the bidder's funds, without interest. If, subsequent to the issuances of the TDUS, the trustee shall become aware of any deficiency in the foreclosure process, or if the trustee becomes aware of any bankruptcy or other legal issue affecting the validity of the foreclosure sale, then, after consultation with its attorneys, the trustee, in its sole discretion, may rescind the TDUS pursuant to Civil Code Section 1058.5(b) and return the bidder's funds, without interest. (4) When conducted, the foreclosure sale is not final until the auctioneer states "sold". Any time prior thereto, the sale may be canceled or postponed at the discretion of the trustee or the beneficiary. A bid by the beneficiary may not result in a sale of the property. All bids placed by the auctioneer are on behalf of the seller/beneficiary. (5) NEW – SEVERAL CITIES IN CALIFORNIA, INCLUDING THE CITY OF LOS ANGELES (GOOGLE "MEASURE ULA"), HAVE IMPOSED VERY LARGE, NEW TRANSFER TAXES ON SALES OF CERTAIN HIGH VALUE PROPERTIES. THESE TAXES CAN AMOUNT TO HUNDREDS OF THOUSANDS OF DOLLARS OR EVEN MORE. AS A CONDITION OF THIS SALE, THESE TAXES WILL NOT BE PAID BY THE FORECLOSING LENDER NOR BY THE FORECLOSURE TRUSTEE. THESE

TAXES, IF AND WHEN CHARGED, ARE THE RESPONSIBILITY OF THE SUCCESSFUL PURCHASER AT THE FORECLOSURE SALE. This communication may be considered as being from a debt collector. To the extent that your original obligation was discharged or is subject to an automatic stay of bankruptcy under Title 11 of The United States Code, this notice is for compliance and/or informational purposes only and does not constitute an attempt to collect a debt or to impose personal liability for such obligation. However, a secured party may retain rights under its security instrument, including the right to foreclose its lien. Date: 01/28/2026 Law Offices of Richard G. Witkin APC 5805 Sepulveda Boulevard, Suite 670 Sherman Oaks, California 91411 Phone: (818) 845-4000 By: April Witkin Trustee Officer NPP0484412 To: PERRIS PROGRESS 02/06/2026, 02/13/2026, 02/20/2026

Schld:98216 AdId:33233 CustId:2221

SUMMONS CASE NO. CVMV2506657. NOTICE TO DEFENDANT: (AVISO AL DEMANDADO): Karen Y. Martinez; Marisela Magana De Arvizio and Does 1 to 10 YOU ARE BEING SUED BY PLAINTIFF: (LO ESTA DEMANDANDO EL DEMANDANTE): County of Riverside. NOTICE! You have been sued. The court may decide against you without your being heard unless you respond within 30 days. Read the information below. You have 30 CALENDAR DAYS after this summons and legal papers are served on you to file a written response at this court and have a copy served on the plaintiff. A letter or phone call will not protect you. Your written response must be in proper legal form if you want the court to hear your case. There may be a court form that you can use for your response. You can find these court forms and more information at the California Courts Online Self-Help Center (www.courtinfo.ca.gov/selfhelp), your county law library, or the courthouse nearest you. If you cannot pay the filing fee, ask the court clerk for a fee waiver form. If you do not file your response on time, you may lose the case by default, and your wages, money, and property may be taken without further warning from the court.

There are other legal requirements. You may want to call an attorney right away. If you do not know an attorney, you may want to call an attorney referral service. If you cannot afford an attorney, you may be eligible for free legal services from a nonprofit legal services program. You can locate these nonprofit groups at the California Legal Services Web site (www.lawhelpcalifornia.org), the California Courts Online Self-Help Center (www.courtinfo.ca.gov/selfhelp), or by contacting your local court or county bar association. NOTE: The court has a statutory lien for waived fees and costs on any settlement or arbitration award of \$10,000 or more in a civil case. The court's lien must be paid before the court will dismiss the case. AVISO! Lo han demandado. Si no responde dentro de 30 días, la corte puede decidir en su contra sin escuchar su versión. Lea la información a continuación. Tiene 30 DIAS DE CALENDARIO después de que le entreguen esta citación y papeles legales para presentar una respuesta por escrito en esta corte y hacer que se entregue una copia al demandante. Una carta o una llamada telefónica no lo protegen. Su respuesta por escrito tiene que estar en formato legal correcto si desea que procesen su caso en la corte. Es posible que haya un formulario que usted pueda usar para su respuesta. Puede encontrar estos formularios de la corte y mas información en el Centro de Ayuda de las Cortes de California (www.sucorte.ca.gov) en la biblioteca de leyes de su condado o en la corte que le quede mas cerca. Si no puede pagar la cuota de presentación, pida al secretario de la corte que le de un formulario de exención de pago de cuotas. Si no presenta su respuesta a tiempo, puede perder el caso por incumplimiento y la corte le podrá quitar su sueldo, dinero y bienes sin mas advertencia.

Hay otros requisitos legales. Es recomendable que llame a un abogado inmediatamente. Si no conoce a un abogado, puede llamar a un servicio de remisión a abogados. Si no puede pagar a un abogado, es posible que cumpla con los requisitos para obtener servicios legales gratuitos de un programa de servicios legales sin fines de lucro. Puede encontrar estos grupos sin fines de lucro en el sitio web de California Legal Services, (www.lawhelpcalifornia.org), en el Centro de Ayuda de las Cortes de California, (www.sucorte.ca.gov) o poniéndose en contacto con la corte o el colegio de abogados locales. AVISO: Por ley, la corte tiene derecho a reclamar las cuotas y los costos exentos por imponer un gravamen sobre cualquier recuperación de \$10,000 o mas

de valor recibida mediante un acuerdo o una concesión de arbitraje en un caso de derecho civil. Tiene que pagar el gravamen de la corte antes de que la corte pueda desear el caso. The name and address of the court is: (El nombre y dirección de la corte es): Superior Court of California, County of Riverside 13800 Heacock St. Bldg. D #201 Moreno Valley, California 92553 The name, address and telephone number of plaintiff's attorney, or plaintiff without an attorney is: (El nombre, la dirección y el número de teléfono del abogado del demandante, o del demandante que no tiene abogado, es): S. Henslee Smith (SBN 75060), Law Offices of S. Henslee Smith 1578 North Batavia Street Orange CA 92867 Phone: (714)-730-0220 Date: 7/10/2025 Jason B. Galkin, Clerk

Schld:98232 AdId:33237 CustId:2509

NOTICE OF TRUSTEE'S SALE TS No. CA-24-1001019-BF Order No.: FIN-24012828 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 12/15/2017. 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, or cash equivalent if deemed acceptable to the trustee, 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): Rene Rodillo and Maria Isabel Radillo, husband and wife as joint tenants Recorded: 12/19/2017 as Instrument No. 2017-0531571 of Official Records in the office of the Recorder of RIVERSIDE County, California; Date of Sale: 3/18/2026 at 09:00 AM Place of Sale: In the front of the Corona Civic Center, located at 849 W. Sixth Street, Corona, CA 92882 Amount of unpaid balance and other charges: \$317,625.61 The purported property address is: 793 ABELIA LN, PERRIS, CA 92571 Assessor's Parcel No.: 300-201-030 All bidders, at the date, time, and place of the scheduled sale, will be required to show satisfactory support to the auctioneer of their ability to pay the amount they intend to bid, unless arrangements have been made with the trustee prior to the scheduled sale. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 800-280-2832 for information regarding the trustee's sale or visit this internet website

http://www.qualityloan.com, using the file number assigned to this foreclosure by the Trustee: CA-24-1001019-BF. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the internet website. The best way to verify postponement information is to attend the scheduled sale. NOTICE TO TENANT: You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call 619-645-7711, or visit this internet website http://www.qualityloan.com, using the file number assigned to this foreclosure by the Trustee: CA-24-1001019-BF to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as an "eligible tenant buyer" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. NOTICE TO PROSPECTIVE OWNER/OCCUPANT: Any prospective owner/occupant as defined in Section 2924m of the California Civil Code who is the last and highest bidder at the trustee's sale shall provide the required affidavit or declaration of eligibility to the auctioneer at the trustee's sale or shall have it delivered to QUALITY LOAN SERVICE CORPORATION by 5 p.m. on the next business day following the trustee's sale at the address set forth in the below signature block. NOTICE TO PROSPECTIVE POSTSALE OVER BIDDERS: For postsale information in accordance with Section 2924m(e) of the California Civil Code, use file number CA-24-1001019-BF and call (866) 645-7711 or login to: http://www.qualityloan.com. The above statutorily mandated notices to Tenant, Prospective Owner/Occupant, and Prospective PostSale Over Bidders are brief summaries of what may be required under Section 2924m of the California Civil Code. Compliance with all relevant provisions will be required. 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 against the real property only. Date: QUALITY LOAN SERVICE CORPORATION 2763 Camino Del Rio S San Diego, CA 92108 619-645-7711 For NON SALE information only Sale Line: 800-280-2832 Or Login to: http://www.qualityloan.com PostSale Information (CCC 2924m(e)): (866) 645-7711 Reinstatement or Payoff Line: (866) 645-7711 Ext 5318 QUALITY LOAN SERVICE CORPORATION TS No.: CA-24-1001019-BF IDSPub #0292993 2/13/2026 2/20/2026 2/27/2026

Schld:98236 AdId:33239 CustId:608

CASE NUMBER: (Numero del Caso): CVRI2505638 SUMMONS (CITACION JUDICIAL) NOTICE TO DEFENDANT: (AVISO AL DEMANDADO): ROY C. JOHNSON JR., an individual; BETTIE M. JOHNSON, an individual; All Persons Unknown, Claiming Any Legal or Equitable Right, Title, Estate, Lien, or Interest in the Property Described in the Complaint Adverse to Plaintiff's Title, or Any Cloud on Plaintiff's Title Thereto; and DOES 1 through 20, Inclusive

Legal Description
Lot 42 of Upton Acres #12,
As shown on file in MB 16/65 of Riverside

County. YOU ARE BEING SUED BY PLAINTIFF: (LO ESTA DEMANDANDO EL DEMANDANTE): CATHERINE KENNEDY, an individual.

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

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

There are other legal requirements. You may want to call an attorney right away. If you do not know an attorney, you may want to call an attorney referral service. If you cannot afford an attorney, you may be eligible for free legal services from a nonprofit legal services program. You can locate these nonprofit groups at the California Legal Services Web site (www.lawhelpcalifornia.org), the California Courts Online Self-Help Center (www.courtinfo.ca.gov/selfhelp), or by contacting your local court or county bar association. NOTE: The court has a statutory lien for waived fees and costs on any settlement or arbitration award of \$10,000 or more in a civil case. The court's lien must be paid before the court will dismiss the case. AVISO! Lo han demandado.

Si no responde dentro de 30 días, la corte puede decidir en su contra sin escuchar su versión. Lea la información a continuación.

Tiene 30 DIAS DE CALENDARIO después de que le entreguen esta citación y papeles legales para presentar una respuesta por escrito en esta corte y hacer que se entregue una copia al demandante. Una carta o una llamada telefónica no lo protegen. Su respuesta por escrito tiene que estar en formato legal correcto si desea que procesen su caso en la corte. Es posible que haya un formulario que usted pueda usar para su respuesta. Puede encontrar estos formularios de la corte y mas información en el Centro de Ayuda de las Cortes de California (www.sucorte.ca.gov) en la biblioteca de leyes de su condado o en la corte que le quede mas cerca. Si no puede pagar la cuota de presentación, pida al secretario de la corte que le de un formulario de exención de pago de cuotas. Si no presenta su respuesta a tiempo, puede perder el caso por incumplimiento y la corte le podrá quitar su sueldo, dinero y bienes sin mas advertencia.

Hay otros requisitos legales. Es recomendable que llame a un abogado inmediatamente. Si no conoce a un abogado, puede llamar a un servicio de remisión a abogados. Si no puede pagar a un abogado, es posible que cumpla con los requisitos para obtener servicios legales gratuitos de un programa de servicios legales sin fines de lucro. Puede encontrar estos grupos sin fines de lucro en el sitio web de California Legal Services, (www.lawhelpcalifornia.org), en el Centro de Ayuda de las Cortes de California, (www.sucorte.ca.gov) o poniéndose en contacto con la corte o el colegio de abogados locales. AVISO: Por ley, la corte tiene derecho a reclamar las cuotas y los costos exentos por imponer un gravamen sobre cualquier recuperación de \$10,000 o mas de valor recibida mediante un acuerdo o una concesión de arbitraje en un caso de derecho civil. Tiene que pagar el gravamen de la corte antes de que la corte pueda desear el caso.

The name and address of the court is: (El nombre y dirección de la corte es): Riverside Superior Court, 4050 Main Street, Riverside, CA 92501.

The name, address and telephone number of plaintiff's attorney, or plaintiff without an attorney is: (El nombre, la dirección y el número de teléfono del abogado del demandante, o del demandante que no tiene abogado, es): JOSUE CRISTOBAL GUERRERO, Esq., CATHERINE KROL, Esq.; GREENACRE LAW, LLP, 700 Flower Street, Suite 1000, Los Angeles, CA 90017, 213-785-3790

Date: (Fecha) 10/24/2025 JASON B. GALKIN, Executive Officer / Clerk of the Court (Secretario) By: A. WILLIAMS, Deputy (Adjunto) CN124280 KENNEDY

Schld:98239 AdId:33240 CustId:2235

T.S. No.: 25-36888 A.P.N.: 339133002 NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 2/11/2022. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER.

A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state will be held by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described below. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE.

Trustor: Linda Howard and Gary Howard, wife and husband as Joint Tenants Duly Appointed Trustee: Vylla Solutions, LLC Recorded 2/18/2022 as Instrument No. 2022-0084515 in book , page of Official Records in the office of the Recorder of Riverside County, California , Described as follows: As more fully described in the Deed of Trust

Date of Sale: 3/10/2026 at 9:00 AM Place of Sale: At the front entrance of the former Corona Police Department at 849 W. Sixth Street, Corona, CA 92882

Amount of unpaid balance and other charges: \$341,162.40 (Estimated) Street Address or other common designation of real property: 28799 MURRIETA RD MENIFEE, CA 92586

A.P.N.: 339133002 The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee, or the Mortgagee's Attorney. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holder's rights against the real property only. THIS NOTICE IS SENT FOR THE PURPOSE OF COLLECTING A DEBT. THIS FIRM IS ATTEMPTING TO COLLECT A DEBT ON BEHALF OF THE HOLDER AND OWNER OF THE NOTE. ANY INFORMATION OBTAINED BY OR PROVIDED TO THIS FIRM OR THE CREDITOR WILL BE USED FOR THAT PURPOSE.

As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either

of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call (949) 776-4697 or visit this Internet Web site <https://prestigepostandpub.com>, using the file number assigned to this case 25-36888. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. For sales conducted after January 1, 2021: NOTICE TO TENANT: You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call (949) 776-4697, or visit this internet website <https://prestigepostandpub.com>, using the file number assigned to this case 25-36888 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: 2-5-2026 Vylla Solutions, LLC 500 N. State College Blvd., Suite 1030 Orange, CA 92868 Automated Sale Information: (949) 776-4697 or <https://prestigepostandpub.com/> for NONSALE information: 888-313-1969 LaTredran Franklin, Specialist, Trustee Sales and Accounting, I PPP #26-001242

Schld:98245 Adld:33243 Custld:2415

T.S. No. 136013-CA APN: 339-071-009 NOTICE OF TRUSTEE'S SALE IMPORTANT NOTICE TO PROPERTY OWNER: YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 8/5/2021. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER ON 3/18/2026 at 9:00 AM, CLEAR RECON CORP., as duly appointed trustee under and pursuant to Deed of Trust recorded 8/23/2021 as Instrument No. 2021-0503054 of Official Records in the office of the County Recorder of Riverside County, State of CALIFORNIA executed by: ALBERT VALDEZ, A WIDOWER WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH, CASHIER'S CHECK DRAWN ON A STATE OR NATIONAL BANK, A CHECK DRAWN BY A STATE OR FEDERAL CREDIT UNION, OR A CHECK DRAWN BY A STATE OR FEDERAL SAVINGS AND LOAN ASSOCIATION, SAVINGS ASSOCIATION, OR SAVINGS BANK SPECIFIED IN SECTION 5102 OF THE FINANCIAL CODE AND AUTHORIZED TO DO BUSINESS IN THIS STATE; 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: 28257 PORTSMOUTH DRIVE, 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:\$296,522.66 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 136013-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.ww. clearreconcorp.com](http://www.clearreconcorp.com), using the file number assigned to this case 136013-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 2225 San Diego, California 92108

Schld:98251 Adld:33245 Custld:670

NOTICE OF PETITION TO ADMINISTER ESTATE OF: LOURDES MANAOIS VILLAMIL CASE NO. PRR12600283 To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the WILL or estate, or both of LOURDES MANAOIS VILLAMIL. A PETITION FOR PROBATE has been filed by MARYLOUISE NEWKIRK in the Superior

Court of California, County of RIVERSIDE. THE PETITION FOR PROBATE requests that MARYLOUISE NEWKIRK 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: 03/11/26 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 1220. A Request for Special Notice form is available from the court clerk. Attorney for Petitioner ROSA HAWK - SBN 313405 SANDOVAL LEGACY GROUP OF HOLSTROM, BLOCK & PARKE, APLC 4300 LATHAM STREET RIVERSIDE CA 92501 Telephone (951) 787-7711 2/13, 2/20, 2/27/26 CNS-4011504# PERRIS PROGRESS

Schld:98262 Adld:33250 Custld:61

T.S. No.: 2025-01041 APN: 337-211-005 Property Address: 26378 Ridgemoor Road, Menifee, California 92586 NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 3/7/2024. 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. 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: Kerri Diane Summers, An Unmarried Woman As To An undivided 50% Interest And Karen Lee Larimore, A Widow As To An Undivided 50% Interest As Tenants In Common Duly Appointed Trustee: Sokolof Remtulla Recorded 3/13/2024 as Instrument No. 2024-0071414 in book --, page -- of Official Records in the office of the Recorder of Riverside County, California, Date of Sale: 3/18/2026 at 9:00 AM Place of Sale: 815 W Sixth St, Corona, CA 92882 | In the courtyard, of the Historic Corona Civic Center Amount of unpaid balance and other

charges: \$503,882.25 Street Address or other common designation of real property: 26378 Ridgemoor Road Menifee, California 92586 A.P.N.: 337-211-005 The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. 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) 793.6107 or visit this internet website www.auction.com OR www.sokrem.com using the file number assigned to this case 2025-01041. 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 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 (800) 793.6107 or visit this internet website www.auction.com OR www.sokrem.com using the file number assigned to this case 2025-01041 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. Please make cashier's checks payable to Sokolof Remtulla LLP Date: 2/4/2026 Sokolof Remtulla 2301 Dupont Drive, Suite 500 Irvine, CA 92612 Sale Line: (800) 793.6107 Trustee Line: 888-522-6214 Deziray Scotia, Junior Trustee Sale Officer T.S. No.: 2025-01041 APN: 337-211-005 Property Address: 26378 Ridgemoor Road, Menifee, California 92586 NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 3/7/2024. 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. 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: Kerri Diane Summers, An Unmarried Woman As To An undivided 50% Interest And Karen Lee Larimore, A Widow As To An Undivided 50% Interest As Tenants In Common Duly Appointed Trustee: Sokolof Remtulla Recorded 3/13/2024 as Instrument No. 2024-0071414 in book --, page -- of Official Records in the office of the Recorder of Riverside County, California, Date of Sale: 3/18/2026 at 9:00 AM Place of Sale: 815 W Sixth St, Corona, CA 92882 | In the courtyard, of the Historic Corona Civic Center Amount of unpaid balance and other charges: \$503,882.25 Street Address or other common designation of real property: 26378 Ridgemoor Road Menifee, California 92586 A.P.N.: 337-211-005 The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. 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) 793.6107 or visit this internet website www.auction.com OR www.sokrem.com using the file number assigned to this case 2025-01041. 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 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 (800) 793.6107 or visit this internet website www.auction.com OR www.sokrem.com using the file number assigned to this case 2025-01041 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. Please make cashier's checks payable to Sokolof Remtulla LLP Date: 2/4/2026 Sokolof Remtulla 2301 Dupont Drive, Suite 500

Irvine, CA 92612 Sale Line: (800) 793.6107
Trustee Line: 888-522-6214 Deziray Scotia,
Junior Trustee Sale Officer NPP0484671 To:
PERRIS PROGRESS 02/13/2026,
02/20/2026, 02/27/2026

Schld:98269 AdId:33252 CustId:2221

NOTICE OF PETITION TO ADMINISTER
ESTATE OF Jolene Heyn
Case No. PRR12600196

To all heirs, beneficiaries,
creditors, contingent creditors, and persons
who may otherwise be interested in the will
or estate, or both, of Jolene Heyn.

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

THE PETITION FOR
PROBATE requests that Jean Heyn 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 3/2/2026 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.

Chris Hansen SBN: 190758
Law Offices of Chris Hansen
270 E. Douglas Ave,
El Cajon CA 92020
Phone: (619)-469-2667

Schld:98272 AdId:33253 CustId:2510

T.S. No.: 2025-14111-CA APN: 331-
462-002 Property Address: 26527 ALTA
AVENUE, MENIFEE, CA 92585NOTICE
OF TRUSTEE'S SALEYOU ARE IN
DEFAULT UNDER A DEED OF TRUST
DATED 5/12/2022. UNLESS YOU TAKE
ACTION TO PROTECT YOUR PROPERTY,
IT MAY BE SOLD AT A PUBLIC SALE.
IF YOU NEED AN EXPLANATION OF
THE NATURE OF THE PROCEEDING
AGAINST YOU, YOU SHOULD CONTACT
A LAWYER.A public auction sale to the
highest bidder for cash, cashier's check
drawn on a state or national bank, check
drawn by a state or federal credit union, or
a check drawn by a state or federal savings
and loan association, or savings association,
or savings bank specified in Section 5102
of the Financial Code and authorized to do
business in this state will be held by the
duly appointed trustee as shown below, of
all right, title, and interest conveyed to and
now held by the trustee in the hereinafter
described property under and pursuant
to a Deed of Trust described below. The
sale will be made, but without covenant or
warranty, expressed or implied, regarding
title, possession, or encumbrances, to pay
the remaining principal sum of the note(s)
secured by the Deed of Trust, with interest
and late charges thereon, as provided in
the note(s), advances, under the terms of
the Deed of Trust, interest thereon, fees,
charges and expenses of the Trustee for
the total amount (at the time of the initial
publication of the Notice of Sale) reasonably

estimated to be set forth below. The amount
may be greater on the day of sale . Trustor:
JOHN F. O'NEAL III, A SINGLE MAN
Duly Appointed Trustee: Nestor Solutions,
LLC Deed of Trust Recorded 5/13/2022
as Instrument No. 2022-0224931 in Book
-- Page -- of Official Records in the office of
the Recorder of Riverside County, California
Date of Sale: 3/24/2026 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: \$641,694.17 Street
Address or other common designation of
real property: 26527 ALTA AVENUE
MENIFEE, CA 92585A.P.N.: 331-462-
002The 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. Please be advised that the
Trustee may require entity or trust bidders
at this trustee's sale to provide information,
documentation and/or certification of the
vesting instructions and the data required to
be reported pursuant to FinCEN regulations
effective for transfers of residential real
property to covered transferees on or after
March 1, 2026. The required information
must be provided to the trustee before a
trustee's deed upon sale will be issued for
covered transfers. These federal regulations
will require reporting if a trustee's deed
is issued on or after March 1, 2026, even
if the foreclosure sale is conducted prior
to March 1, 2026. Additional information
regarding these regulations and the required
transferee information and certifications
can be found at <https://www.federalregister.gov/documents/2024/08/29/2024-19198/antimoneylaunderingregulationsforresidentialrealestatetransfers> and https://www.fincen.gov/rrefaqs#D_5.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 2025-
14111-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 2025-14111-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: 2/6/2026
Nestor Solutions, LLC214 5th Street, Suite
205Huntington Beach, California 92648Sale
Line: (888) 902-3989 Amanda Guillen,
Trustee Sale OfficerThis communication
is from a debt collector. It is an attempt
to collect a debt, and any information
obtained will be used for that purpose. If
you are a California resident, you may have
additional rights under the Rosenthal Fair
Debt Collection Practices Act. You may
request, in writing, detailed information
about your debt, including the balance,
interest, fees, assignment history, and date
of delinquency, at no cost to you. If you are
currently in bankruptcy or have received a
discharge in bankruptcy, this communication
is not an attempt to collect a debt. It is for
informational purposes only. EPP 46810 Pub
Dates 02/20, 02/27, 03/06/2026

Schld:98274 AdId:33254 CustId:2244

File No.: R-202601083
FICTITIOUS BUSINESS NAME
STATEMENT
THE FOLLOWING PERSON(S) IS (ARE)
DOING BUSINESS AS:
1. MIGUEL'S CABINETS
20842 SOUDER ST, PERRIS, CA 92570
Riverside County
Full Name of Registrant:
1. MIGUEL ANGEL MARTIN 20842
SOUDER ST PERRIS, CA 92570
This Business is conducted by: INDIVIDUAL.
The registrant commenced to transact
business under the fictitious business name
or names listed above on: 12/23/2025.
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/MIGUEL ANGEL MARTIN
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
1/23/2026.
PETER ALDANA

Schld:98301 AdId:33262 CustId:2054

NOTICE OF TRUSTEE'S SALE Trustee
Sale No.: 00000010598761 Title Order
No.: 250549111 FHA/VA/PMI No.: YOU
ARE IN DEFAULT UNDER A DEED OF
TRUST, DATED 06/06/2023. 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.
BARRETT DAFFIN FRAPPIER TREDER
AND WEISS, LLP, as duly appointed
Trustee under and pursuant to Deed of
Trust Recorded on 06/08/2023 as Instrument
No. 2023-0163771 of official records in
the office of the County Recorder of
RIVERSIDE County, State of CALIFORNIA.
EXECUTED BY: OSMAN ISAC FLORES
ANDINO, A SINGLE MAN, WILL SELL
AT PUBLIC AUCTION TO HIGHEST
BIDDER FOR CASH, CASHIER'S CHECK/
CASH EQUIVALENT or other form of
payment authorized by California Civil Code
2924h(b), (payable at time of sale in lawful
money of the United States). DATE OF
SALE: 03/13/2026 TIME OF SALE: 9:00
AM PLACE OF SALE: AT THE HISTORIC
CORONA CIVIC CENTER 815 W SIXTH ST.
CORONA CA 92882. STREET ADDRESS
and other common designation, if any, of the
real property described above is purported to
be: 27700 SYLVIA AVENUE, MENIFEE,
CALIFORNIA 92585 APN#: 331-371-007
The undersigned Trustee disclaims any
liability for any incorrectness of the street
address and other common designation, if
any, shown herein. Said sale will be made,
but without covenant or warranty, expressed
or implied, regarding title, possession,
or encumbrances, to pay the remaining
principal sum of the note(s) secured by

said Deed of Trust, with interest thereon,
as provided in said note(s), advances,
under the terms of said Deed of Trust, fees,
charges and expenses of the Trustee and
of the trusts created by said Deed of Trust.
The total amount of the unpaid balance of
the obligation secured by the property to
be sold and reasonable estimated costs,
expenses and advances at the time of the
initial publication of the Notice of Sale is
\$376,218.20. The beneficiary under said
Deed of Trust heretofore executed and
delivered to the undersigned a written
Declaration of Default and Demand for
Sale, and a written Notice of Default and
Election to Sell. The undersigned caused
said Notice of Default and Election to Sell
to be recorded in the county where the real
property is located. NOTICE TO POTENTIAL
BIDDERS: If you are considering bidding
on this property lien, you should understand
that there are risks involved in bidding at
a trustee auction. You will be bidding on a
lien, not on the property itself. Placing the
highest bid at a trustee auction does not
automatically entitle you to free and clear
ownership of the property. You should also
be aware that the lien being auctioned off
may be a junior lien. If you are the highest
bidder at the auction, you are or may be
responsible for paying off all liens senior to
the lien being auctioned off, before you can
receive clear title to the property. You are
encouraged to investigate the existence,
priority, and size of outstanding liens that
may exist on this property by contacting the
county recorder's office or a title insurance
company, either of which may charge you a
fee for this information. If you consult
either of these resources, you should be
aware that the same lender may hold
more than one mortgage or deed of trust
on the property. NOTICE TO PROPERTY
OWNER: The sale date shown on this
notice of sale may be postponed one or
more times by the mortgagee, beneficiary,
trustee, or a court, pursuant to Section
2924g of the California Civil Code. The law
requires that information about trustee sale
postponements be made available to you
and to the public, as a courtesy to those
not present at the sale. If you wish to learn
whether your sale date has been postponed,
and, if applicable, the rescheduled time and
date for the sale of this property, you may
call 833-561-0243 for information regarding
the trustee's sale or visit this Internet Web
site WWW.SALES.BDFGROUP.COM
for information regarding the sale of this
property, using the file number assigned to
this case 00000010598761. Information
about postponements that are very short
in duration or that occur close in time to the
scheduled sale may not immediately be
reflected in the telephone information or
on the Internet Web site. The best way to
verify postponement information is to attend
the scheduled sale. NOTICE TO TENANT:
You may have a right to purchase this
property after the trustee auction pursuant
to Section 2924m of the California Civil
Code. If you are an "eligible tenant buyer,"
you can purchase the property if you match
the last and highest bid placed at the trustee
auction. If you are an "eligible bidder", you
may be able to purchase the property if you
exceed the last and highest bid placed at
the trustee auction. There are three steps
to exercising this right of purchase. First, 48
hours after the date of the trustee sale, you
can call 833-561-0243, or visit this internet
website WWW.SALES.BDFGROUP.COM
using the file number assigned to this case
00000010598761 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 TRUSTEE
SALE INFORMATION PLEASE CALL: 833-
561-0243 WWW.SALES.BDFGROUP.COM
BARRETT DAFFIN FRAPPIER TREDER
AND WEISS, LLP IS ACTING AS A DEBT
COLLECTOR ATTEMPTING TO COLLECT
A DEBT. ANY INFORMATION OBTAINED
WILL BE USED FOR THAT PURPOSE.
BARRETT DAFFIN FRAPPIER TREDER
AND WEISS, LLP as Trustee 3990 E.
Concours Street, Suite 350 Ontario, CA
91784 (866) 795-1852 Dated: 02/03/2026
A-4864959 02/13/2026, 02/20/2026,
02/27/2026

Schld:98310 AdId:33265 CustId:64

File No.: R-202601986
FICTITIOUS BUSINESS NAME
STATEMENT
THE FOLLOWING PERSON(S) IS (ARE)

DOING BUSINESS AS:
1. CELLAR + SKY RESERVE CONCIERGE
31655 PIO PICO RD, TEMECULA, CA
92592
Riverside County
MAILING ADDRESS: 2108 N ST, SUITE
9953, SACRAMENTO, CA 95816
Full Name of Registrant:
1. LAKE HAVASU DESERT EXPEDITIONS,
LLC 2108 N ST, SUITE 9953
SACRAMENTO, CA 95816
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/MICHAEL CANEVARO
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
2/11/2026.
PETER ALDANA

Schld:98322 AdId:33269 CustId:2054

NOTICE OF TRUSTEE'S SALE Trustee
Sale No.: 00000010573459 Title Order
No.: 250495625 FHA/VA/PMI No.: YOU
ARE IN DEFAULT UNDER A DEED OF
TRUST, DATED 04/22/2004. UNLESS
YOU TAKE ACTION TO PROTECT
YOUR PROPERTY, IT MAY BE SOLD
AT A PUBLIC SALE. IF YOU NEED AN
EXPLANATION OF THE NATURE OF
THE PROCEEDING AGAINST YOU,
YOU SHOULD CONTACT A LAWYER.
BARRETT DAFFIN FRAPPIER TREDER
AND WEISS, LLP, as duly appointed Trustee
under and pursuant to Deed of Trust
Recorded on 04/29/2004 as Instrument No.
2004-031510 of official records in the office
of the County Recorder of RIVERSIDE
County, State of CALIFORNIA. EXECUTED
BY: CHARLES H. SCHROEDER AND
TANYA Z. SCHROEDER, HUSBAND
AND WIFE AS JOINT TENANTS, WILL
SELL AT PUBLIC AUCTION TO HIGHEST
BIDDER FOR CASH, CASHIER'S CHECK/
CASH EQUIVALENT or other form of
payment authorized by California Civil Code
2924h(b), (payable at time of sale in lawful
money of the United States). DATE OF
SALE: 03/27/2026 TIME OF SALE: 9:00
AM PLACE OF SALE: AT THE HISTORIC
CORONA CIVIC CENTER 815 W SIXTH ST.
CORONA CA 92882. STREET ADDRESS
and other common designation, if any, of the
real property described above is purported to
be: 21149 MACARTHUR DRIVE, NUEVO,
CALIFORNIA 92567 APN#: 427-460-001
The undersigned Trustee disclaims any
liability for any incorrectness of the street
address and other common designation, if
any, shown herein. Said sale will be made,
but without covenant or warranty, expressed
or implied, regarding title, possession,
or encumbrances, to pay the remaining
principal sum of the note(s) secured by
said Deed of Trust, with interest thereon,
as provided in said note(s), advances,
under the terms of said Deed of Trust, fees,
charges and expenses of the Trustee and
of the trusts created by said Deed of Trust.
The total amount of the unpaid balance
of the obligation secured by the property
to be sold and reasonable estimated costs,
expenses and advances at the time of the
initial publication of the Notice of Sale is
\$139,749.73. The beneficiary under said
Deed of Trust heretofore executed and
delivered to the undersigned a written
Declaration of Default and Demand for Sale,
and a written Notice of Default and Election
to Sell. The undersigned caused said Notice
of Default and Election to Sell to be recorded
in the county where the real property
is located. NOTICE TO POTENTIAL
BIDDERS: If you are considering bidding
on this property lien, you should understand
that there are risks involved in bidding at
a trustee auction. You will be bidding on a
lien, not on the property itself. Placing the
highest bid at a trustee auction does not

Job No. P26-016
NOTICE OF
PUBLIC HEARING

This may affect your property. Please read:
Notice is hereby given that the City Council of the City of Perris will hold a Public Hearing on the following item(s):

CASES: Specific Plan Amendment 22-05280
Financing Tentative Parcel Maps: 22-05279 (TPM 38576) and 24-05150 (TPM 38985), Conditional Use Permits 22-05295, 24-05141, and 24-05142
Development Plan Reviews 22-00028 and 23-00021

APPLICANT: Michael Naggar and Associates on behalf of Optimus Building Corp and the Pope Family Estate

LOCATION: Generally located North of Ramona Expressway between the I-215 Freeway and Webster Avenue in the Commercial (C) Zone of the Perris Valley Commerce Center Specific Plan (PVCCSP).

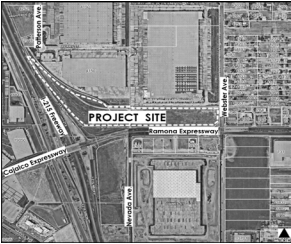
PROPOSAL: To consider the following entitlements to facilitate the construction of Perris Gateway Commercial Center on 20.28 acres, within the Commercial Zone of the Perris Valley Commerce Center Specific Plan: 1) Specific Plan Amendment to rezone 6.84 acres of the overall 20.28-acre project site from Commercial to Business Professional Office Zone to facilitate the construction of a 157,928-square-foot self-storage facility with a Conditional Use Permit; 2) Financing Tentative Parcel Map 38576 to subdivide two (2) existing parcels into four (4) parcels in Phase 1, and Financing Tentative Parcel Map 38985 to subdivide one (1) existing parcel into four (4) parcels for Phase 2; 3) Conditional Use Permits to allow a self-storage facility, six (6) drive-through fast-food restaurants, two (2) vehicle fuel stations, and the off-sale of beer and wine (Type 20 Alcohol License) at the Maverick convenience store in conjunction with a Determination of Public Convenience or Necessity; and; 4) Development Plan Reviews for the reviews of the site plan and building elevations for the proposed commercial project consisting of a self-storage facility, two commercial buildings, four drive-thru fast-food restaurants two vehicle fueling stations with convenience stores, and a self-automated car wash.

ENVIRONMENTAL DETERMINATION: A Final Environmental Impact Report (EIR) was prepared in compliance with the CEQA Guidelines. A 45-day public comment review started on January 31, 2025, and ended on March 17, 2025. The potential impacts associated with the project were evaluated in the Draft EIR (State Clearinghouse [SCH] No. 2024080050). The EIR concludes that all impacts have been reduced to less than significant or below the level of significance with the implementation

of mitigation measures, except for impacts related to air quality and cumulative GHG emissions, which have been identified as significant and unavoidable. Adoption of a Statement of Overriding Considerations is required to approve the project. The Final EIR and documents incorporated by reference are available on the City's website at the following location: https://www.cityofperris.org/departments/development-services/planning/environmental-documents-for-public-review/-folder-443#docfold_1206_1313_479_443

PUBLIC HEARINGS: The Planning Commission considered the project on January 7, 2026, and recommended to the City Council that the project be Approved by a vote of 5 ayes and 0 noes.

Any person affected or concerned by this application may submit written comments to the City Clerk's Office before the City Council hearing. At the time of the public hearing, any person may appear and be heard in support of or opposition to the project. The City Council, at the hearing or during deliberations, could recommend approval of an alternative proposal for the above project, including any changes to the proposal. Any person challenging this project in court may be limited to raising only those issues identified at the public hearing described in this notice or writing delivered to the City Council before the public hearing.



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

Date & Time: February 24, 2026 – 6:30 p.m.
Planner: Mathew Evans, Project Planner
Contact Information: mevans@cityofperris.org (951) 943-5003, ext. 115
Si necesita un intérprete por favor llámenos al (951) 943-5003

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 833-561-0243 for information regarding the trustee's sale or visit this Internet Web site WWW.SALES.BDFGROUP.COM for information regarding the sale of this property, using the file number assigned

to this case 00000010573459. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. NOTICE TO TENANT: You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call 833-561-0243, or visit this internet website WWW.SALES.BDFGROUP.COM using the file number assigned to this case 00000010573459 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

Job No. P26-018
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:

CASES: Conditional Use Permit 24-05060 and Development Plan Review 24-00001

APPLICANT: Marwan Alabbasi, Alabbasi Construction and Engineering.

LOCATION: East of Goetz Road between Ellis Avenue and Case Road within the Employment Plaza (EP) Zone of the Perris Downtown Specific Plan.

PROPOSAL: To consider the following entitlements for the Case and Goetz Gas Station and Self-Storage Facility on 10.64 acres: 1) Conditional Use Permit to allow the construction of a 89,005-square-foot self-storage facility; and, 2) Development Plan Review for the review of the site plan, and building elevations for a 5,974 square-foot convenience store (Beyond Market) with vehicle fuel station and a 1,667 square foot car wash; as well as a 89,005 square foot self-storage facility.

ENVIRONMENTAL DETERMINATION: The recommend adoption of the Mitigated Negative Declaration (MND No. 2407) as the project will not have a significant effect on the environment and complies with the California Environmental Quality Act (CEQA) requirements. The MND 2407 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. – 5:00 p.m. Electronic copies can be viewed on the City's website at: https://www.cityofperris.org/departments/development-services/planning/environmental-documents-for-public-review/-folder-559#docfold_1206_1313_479_559. The MND/Initial Study was circulated for a 30-day review period from December 5, 2025, to January 5, 2026.

PUBLIC HEARINGS: The Planning Commission considered the project on January 7, 2026, and voted 5 ayes and 0 noes to continue the item off-calendar. This project has now been rescheduled for March 4, 2026.

or appropriate real estate professional immediately for advice regarding this potential right to purchase. FOR TRUSTEE SALE INFORMATION PLEASE CALL: 833-561-0243 WWW.SALES.BDFGROUP.COM BARRETT DAFFIN FRAPPIER TREDER AND WEISS, LLP IS ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. BARRETT DAFFIN FRAPPIER TREDER AND WEISS, LLP as Trustee 3990 E. Concours Street, Suite 350 Ontario, CA 91764 (866) 795-1852 Dated: 02/12/2026 A-4865912 02/20/2026, 02/27/2026, 03/06/2026

Schld:98341 AdId:33275 CustId:64

NOTICE OF OUR PLAN TO SELL PROPERTY (MOBILE HOME) Dated: February 12, 2026 Debtor(s): Jesus Antonio Haro Soto Sue Escarlet Sau De La Torre 350 E San Jacinto Ave Space 130 Perris, CA 92571 Registered Owner(s): Jesus Antonio Haro Soto Sue Escarlet Sau De La Torre 350 E San Jacinto Ave Space 130 Perris, CA 92571 Secured Party: 21st Mortgage Corporation 620 Market Street One Center Square Knoxville, TN 37902 Other Parties Receiving Notice: Department of Housing and Community Development Registration and Titling P.O. Box 277820 Sacramento, CA 95827 Decal No.: LBP7048 Subject Collateral: 2023 CANYON LAKE MOBILE HOME BEARING SERIAL NUMBER FLE220CA2341753A, FLE220CA2341753B Situs Address: 350 E San Jacinto Ave., Space 130, Perris, CA 92571 Due to a breach of your obligation to repay the Consumer Loan Note and Security Agreement executed by you on or about August 7, 2024, 21st Mortgage Corporation will sell the 2023 CANYON LAKE MOBILE HOME BEARING SERIAL NUMBER FLE220CA2341753A, FLE220CA2341753B at public sale. A sale could include a lease or license. The sale will be held as follows: Date: Tuesday, March 3, 2026 Time: 9:00 AM Location: In the courtyard, of the Historic Corona Civic Center, 815 W Sixth St, Corona, CA 92882 You may attend the sale

Any person affected or concerned by this application may submit written comments to the Office of the City Clerk before 5:00 p.m. on the Planning Commission hearing date. At the public hearing, any person may speak in support of or in 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.

Any person challenging this project in court may be limited to raising 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: August 6, 2025 – 6:00 p.m.
Project Planner: Mathew Evans, Project Planner
Phone : (951) 943-5003 Extension 115
Email: mevans@cityofperris.org

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

and bring bidders if you want. The money that we get from the sale (after repaying our costs) will reduce the amount you owe. If we get less money than you owe, you will not owe 21st Mortgage Corporation the difference. If we get more money than you owe, you will get the extra money, unless we must pay it to someone else. You can get the property back at any time before we sell it by paying the full amount you owe (not just the past due payments), including our expenses. To learn the amount you must pay, call 21st Mortgage Corporation at 800-955-0021 or fax to 800-813-8164 . Payments may be remitted to the following address: 21st Mortgage Corporation 620 Market Street One Center Square Knoxville, TN 37902 If you want 21st Mortgage Corporation to explain to you in writing how it has figured the amount that you owe, you may call 800-955-0021 or fax to 800-813-8164 and request a written explanation. If you need more information about the sale, you may call us at (619) 685-4800 or write to us at: McCarthy & Holthus, LLP, 2763 Camino Del Rio S., Suite 100, San Diego, CA 92108. By: Muna Ali, Esq. McCarthy & Holthus, LLP 2763 Camino Del Rio S, Suite 100 San Diego, CA 92018 Phone: (619) 685-4800 Fax: (619) 685-4811 Attorneys for 21st Mortgage Corporation CA-26-1035374-REP IDSPub #0293189 2/20/2026

Schld:98347 AdId:33277 CustId:608

NOTICE OF TRUSTEE'S SALE T.S. No. 25-02668-GMCA Title No. 250548176-CAVOI APN. 300-131-003 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 11/16/2020. 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(s) drawn on a state or national bank must be made payable to National Default Servicing Corporation, 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: Farrell Glen McMackins and Cammy Lashelle McMackins, husband and wife, as joint tenants Duly Appointed Trustee: National Default Servicing Corporation Recorded 11/18/2020 as Instrument No. 2020-0578321 (or Book, Page) of the Official Records of Riverside County, California. Date of Sale: 04/29/2026 at 9:00 AM Place of Sale: in the courtyard, of the Historic Corona Civic Center, 815 W, Sixth Street, Corona CA 92882 Estimated amount of unpaid balance and other charges: \$454,998.27 Street Address or other common designation of real property: 3125 Clapper St, Perris, CA 92571 A.P.N.: 300-131-003 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 800-280-2832 or visit this internet website www.ndscorp.com/sales, using the file number assigned to this case 25-02668-GMCA. 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 25-02668-GMCA 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.

Job No. P26-19

PUBLIC HEARING NOTICE

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 following item:

CASES: Conditional Use Permit CUP-25-00010 and Public Convenience and Necessity Determination PCN-26-00001

APPLICANT: Corrine Mostad on behalf of Alabbasi Construction and Engineering

LOCATION: This project is located at 3945 Ramona Expressway, on the Southwest corner of Ramona Expressway and Webster Avenue, in the Commercial (C) Zone of the Perris Valley Commerce Center Specific Plan.

PROPOSAL: To consider a Conditional Use Permit to allow an Alcohol License Type 20 (Off-Sale Beer and Wine) for off-site consumption and a Public Convenience or Necessity Determination for an approved but not constructed 6,650 square foot convenience store, serving a vehicle fuel station and carwash, on a 1.68-acre site within an over concentrated area .

ENVIRONMENTAL DETERMINATION: The Planning Division of the Development Services Department has determined after consideration of the whole of the administrative record, the project was assessed in the previously certified Environmental Impact Report No. (SCH) No: 2022040023, certified on February 2023; and pursuant to CEQA Guidelines, Sections 15162 and 15164, no subsequent EIR, negative declaration, or addendum is required for approval of the project as revised to allow for the sale of Off-Sale Beer and Wine (Alcohol License Type 20) for off-site consumption and is exempt from further California Environmental Quality Act (CEQA) review pursuant to Section 15303 (c) (New Construction or Conversion of Small Structures) and Section 15301 (Existing Facilities).

PUBLIC HEARING: The City of Perris Planning Commission is scheduled to consider the project and environmental

determination at its meeting on Wednesday, March 4, 2026, at 6:00 pm.

Any person affected or concerned by this application may submit written comments to the Office of the City Clerk by 5:00 PM on the day of 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 recommend approval of an alternative proposal for the above project, including any changes to the proposal. Any person challenging this project in court may be limited to raising 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

CITY COUNCIL CHAMBERS
101 N. D STREET
PERRIS, CA 92570

Date & Time: March 4, 2026 – 6:00 p.m.

Planner: Monica Carranza, Assistant Planner

Contact Information: mcarranza@cityofperris.org
(951) 943-5003, ext. 370

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

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: 02/13/2026 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 800-280-2832; Sales Website: www.ndscorp.com Connie Hernandez, Trustee Sales Representative A-4866198 02/20/2026, 02/27/2026, 03/06/2026

Schld:98348 AdId:33278 CustId:64

File No.: R-202601023
FICTITIOUS BUSINESS NAME STATEMENT
THE FOLLOWING PERSON(S) IS (ARE) DOING BUSINESS AS:
1. TAQUERIA EL IMPERIAL
25700 TAYLOR RD., PERRIS, CA 92570
Riverside County
MAILING ADDRESS: 22048 MY WAY ST. PERRIS, CA 92570
Full Name of Registrant:
1. DIEGO HORACIO GONZALEZ 22048 MY WAY ST. PERRIS, CA 92570
This Business is conducted by: INDIVIDUAL. The registrant commenced to transact business under the fictitious business name or names listed above on: N/A.
I declare that all information in this statement is true and correct. (A registrant who declares information as true any material matter pursuant to Section 17913 of Business and Professions Code that the

registrant knows to be false is guilty of a misdemeanor punishable by a fine not to exceed one thousand dollars (\$1,000).) /S/DIEGO HORACIO GONZALEZ
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 1/22/2026.
PETER ALDANA

Schld:98351 AdId:33279 CustId:2054

NOTICE OF PETITION TO ADMINISTER ESTATE OF
MARK D. REASINGER
CASE NO. PRR12600377
To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of: MARK D. REASINGER
A Petition for Probate has been filed by DENYSE REASINGER in the Superior Court of California, County of RIVERSIDE. The Petition for Probate requests that DENYSE REASINGER be appointed as personal representative to administer the estate of the decedent. The Petition requests the decedent’s will and codicils, if any, be admitted to probate. The will and any codicils are available for examination in the file kept by the court. The Petition requests authority to administer the estate under the Independent Administration of Estates Act. (This authority

will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.
A hearing on the petition will be held in this court on 03/30/2026 at 8:30 AM in Dept. 12 located at 4050 Main Street, Riverside, CA 92501, Western Region (Riverside Historic Courthouse).
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: PHYLLIS J. MCGREEVEY, ESQ., 550 WEST VISTA WAY #107, VISTA, CA 92083, Telephone: 442-204-5739
2/20, 2/27, 3/6/26
CNS-4014153#
PERRIS PROGRESS

Schld:98359 AdId:33281 CustId:61

NOTICE OF PETITION TO ADMINISTER ESTATE OF:
JUAN LUIS RAMIREZ
CASE NO. PRR12600373
To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the WILL or estate, or both of JUAN LUIS RAMIREZ.
A PETITION FOR PROBATE has been filed by ESTEVAN RAMIREZ in the Superior Court of California, County of RIVERSIDE. THE PETITION FOR PROBATE requests that ESTEVAN RAMIREZ 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 with limited authority. (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: 03/30/26 at 8:30AM in Dept. 12 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
TONY J. TYRE - SBN 269506
ALLYSON S. HELLER - SBN 315086
WILLIAM C. MASON III - SBN 319441
LAW OFFICES OF TONY J. TYRE, ESQ.
APC
100 S. CITRUS AVE. STE 101
COVINA CA 91723
Telephone (626) 858-9378
2/20, 2/27, 3/6/26
CNS-4014091#
PERRIS PROGRESS

Schld:98362 AdId:33282 CustId:61

File No.: R-202602134
FICTITIOUS BUSINESS NAME STATEMENT
THE FOLLOWING PERSON(S) IS (ARE) DOING BUSINESS AS:
1. MODERN GODDESS MUSINGS
28996 CUMBERLAND ROAD, TEMECULA, CA 92591
Riverside County
Full Name of Registrant:
1. ERIN KATHLEEN O'NEILL 28996 CUMBERLAND ROAD TEMECULA, CA 92591
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/ERIN KATHLEEN O'NEILL
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 2/17/2026.
PETER ALDANA

Schld:98365 AdId:33283 CustId:2054

NOTICE TO CREDITORS OF BULK SALE (Notice pursuant to UCC Sec. 6105)
Escrow No. 932600598
NOTICE IS HEREBY GIVEN that a bulk sale is about to be made. The name(s) and business address of the seller are: R&J RESTAURANT LLC, A CALIFORNIA LIMITED LIABILITY COMPANY, AND BLAZE IE LLC, A CALIFORNIA LIMITED LIABILITY COMPANY, 3540 RIVERSIDE PLAZA DR #328, RIVERSIDE, CA 92506; 12523 LIMONITE AVE, STE 495, EASTVALE, CA 91752; 32240 TEMECULA PKWY STE B-102, TEMECULA, CA 92592; 10920 MAGNOLIA AVE, STE 107, RIVERSIDE, CA 92505; 29881 ANTELOPE RD, STE 100, MENIFEE, CA 92584; 28210 CLINTON KEITH RD, STE 600, MURRIETA, CA 92563
The location in California of the chief executive office of the seller is: 30025 ALICIA PARKWAY #224, LAGUNA NIGUEL, CA 92677
All other business name(s) and address(es) used by the seller(s) within the past three years, as stated by the seller(s), are: SIMPLY INNOVATE LLC
The name(s) and business address of the buyer(s) are: RED PHOENIX GROUP, LLC, 5300 BEACH BLVD. #110-507 BUENA PARK, CA 90621
The assets being sold are generally described as: FURNITURE, FIXTURES, EQUIPMENT, LEASES, INVENTORY OF STOCK IN TRADE, SMALLWARES, LEASEHOLD IMPROVEMENTS, FRANCHISE LICENSE and are located at: 3540 RIVERSIDE PLAZA DR #328, RIVERSIDE, CA 92506; 32240 TEMECULA PKWY STE B-102, TEMECULA, CA 92592; 10920 MAGNOLIA AVE, STE 107, RIVERSIDE, CA 92505; 29881 ANTELOPE RD, STE 100, MENIFEE, CA 92584; 28210 CLINTON KEITH RD, STE 600, MURRIETA, CA 92563 AND 12523 LIMONITE AVE, STE 495, EASTVALE, CA 91752;
The business name used by the seller at that location: BLAZE PIZZA
The bulk sale is intended to be consummated at the office of:

COMMONWEALTH LAND TITLE, NATIONAL COMMERCIAL SERVICES, 4400 MACARTHUR BLVD, SUITE 800, NEWPORT BEACH, CA 92660 and the anticipated sale date is MARCH 10, 2026
The bulk sale is subject to California Uniform Commercial Code Section 6106.2.
[If the sale is subject to Sec. 6106.2, the following information must be provided]
The name and address of the person with whom claims may be filed is: COMMONWEALTH LAND TITLE, NATIONAL COMMERCIAL SERVICES, 4400 MACARTHUR BLVD, SUITE 800, NEWPORT BEACH, CA 92660 and the last day for filing claims by any creditor shall be MARCH 9, 2026, which is the business day before the anticipated sale date specified above.
Dated: 2-13-26
RED PHOENIX GROUP, LLC., Buyer(s)
4996238-PP R 1 PERRIS PROGRESS
2/20/26

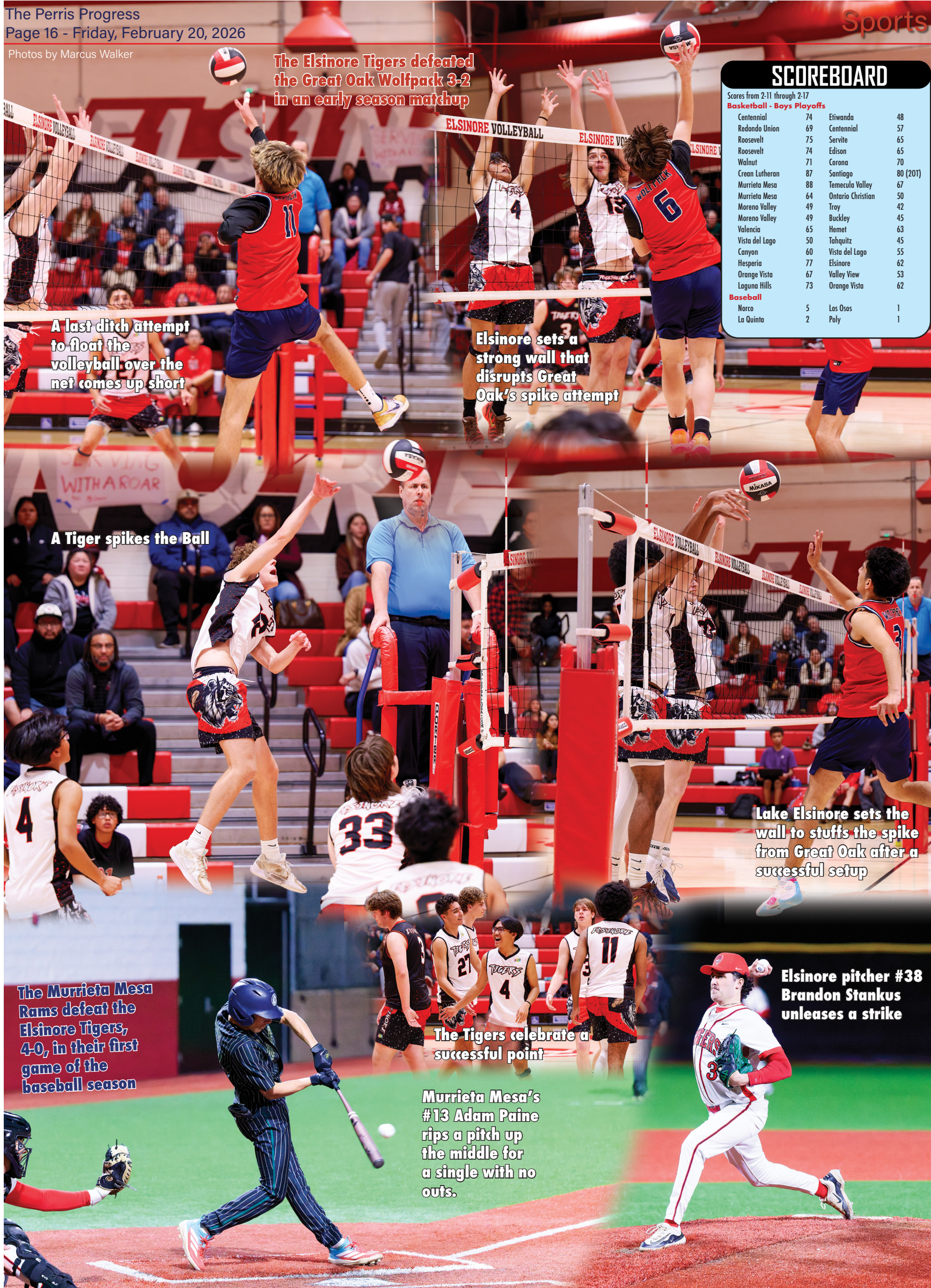
Schld:98379 AdId:33289 CustId:2364

NOTICE TO CREDITORS OF BULK SALE (UCC Sec. 6105)
Escrow No. 101750-PH
NOTICE IS HEREBY GIVEN that a bulk sale is about to be made. The name(s), business address(es) to the Seller(s) are: CAL RETAIL INVESTMENT INC
Mailing Address: 26100 NEWPORT ROAD, STE. 134-A, MENIFEE, CA 92584
Doing Business as: CAL TRUE VALUE
All other business name(s) and address(es) used by the Seller(s) within three years, as stated by the Seller(s), is/are: NONE
The name(s) and address of the Buyer(s) is/ are: MENIFEE ACE HARDWARE, MAILING ADDRESS: 26100 NEWPORT ROAD, STE. 134-A, MENIFEE, CA 92584
The assets to be sold are described in general as: FIXTURE AND EQUIPMENT, LEASEHOLDER INTEREST & IMPROVEMENT, GOODWILL, AND NOT TO COMPETE and are located at: 26100 NEWPORT ROAD, STE. 134-A, MENIFEE, CA 92584
The bulk sale is intended to be consummated at the office of: DIAMOND GLOBAL ESCROW, INC., 22632 GOLDEN SPRINGS DR., SUITE 160, DIAMOND BAR, CA 91765 and the anticipated sale date is MARCH 10, 2026
The bulk sale is subject to California Uniform Commercial Code Section 6106.2.
The name and address of the person with whom claims may be filed is: DIAMOND GLOBAL ESCROW, INC., 22632 GOLDEN SPRINGS DR., SUITE 160 DIAMOND BAR, CA 91765 and the last date for filing claims shall be MARCH 9, 2026, which is the business day before the sale date specified above.
Dated: 2/13/26
BUYER: MENIFEE ACE HARDWARE
ORD-4995741 PERRIS PROGRESS
2/20/26

Schld:98383 AdId:33290 CustId:2364

Order To Show Cause For Change of Name Case No. CVME2600135
To All Interested Persons: Carlyn Annell Perket filed a petition with this court for a decree changing names as follows:
1 PRESENT NAME: Carlyn Annell Perket
PROPOSED NAME: Rowan Annell Perket
The Court Orders that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.
Notice Of Hearing
Date: 6/18/2026 Time: 8:00am Dept. M205.
The address of the court is Superior Court of California, County of Riverside Menifee Justice Center
27401 Menifee Center Drive, Menifee, CA 92584. A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county:
Riverside
Date: 2/17/2026
Jason B. Galkin
Riverside Superior Court

Schld:98384 AdId:33291 CustId:2423



The Elsinore Tigers defeated the Great Oak Wolfpack 3-2 in an early season matchup

SCOREBOARD

Scores from 2-11 through 2-17
Basketball - Boys Playoffs

Centennial	74	Etiwanda	48
Redondo Union	69	Centennial	57
Roosevelt	75	Servite	65
Roosevelt	74	Edison	65
Walnut	71	Corona	70
Crean Lutheran	87	Santiago	80 (201)
Murrieta Mesa	88	Temecula Valley	67
Murrieta Mesa	64	Ontario Christian	50
Moreno Valley	49	Troy	42
Moreno Valley	49	Buckley	45
Valencia	65	Hemet	63
Vista del Lago	50	Tahquitz	45
Canyon	60	Vista del Lago	55
Hesperia	77	Elsinore	62
Orange Vista	67	Valley View	53
Laguna Hills	73	Orange Vista	62

Baseball

Norco	5	Los Osos	1
La Quinta	2	Poly	1

A last ditch attempt to float the volleyball over the net comes up short

Elsinore sets a strong wall that disrupts Great Oak's spike attempt

A Tiger spikes the Ball

Lake Elsinore sets the wall to stuffs the spike from Great Oak after a successful setup

The Murrieta Mesa Rams defeat the Elsinore Tigers, 4-0, in their first game of the baseball season

The Tigers celebrate a successful point

Murrieta Mesa's #13 Adam Paine rips a pitch up the middle for a single with no outs.

Elsinore pitcher #38 Brandon Stankus unleashes a strike