

South Bay Cities

Featuring the Weekly Newspapers of Hawthorne, Lawndale, Torrance and Inglewood

Hawthorne Press Tribune
The Weekly Newspaper of Hawthorne

Lawndale Tribune
AND LAWDALE NEWS The Weekly Newspaper of Lawndale

Torrance Tribune
The Weekly Newspaper of Torrance

Inglewood News
The Weekly Newspaper of Inglewood

Herald Publications - El Segundo, Hawthorne, Lawndale, Torrance & Inglewood Community Newspapers Since 1911 - (310) 322-1830 - Vol. 8, No. 11 - March 12, 2026

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LAX Rental Car Center is Open



Guests can easily pick up and return cars from on-airport rental car companies in a single location. It's one huge step – 6.4M sq. ft. to be exact – toward transforming LAX and improving the travel experience for airport guests. The LAX Rental Car Center (ConRAC) is located at 5251 W 98th Street. Photo courtesy of LAX.

So, You Think You Should Dance

By Ron Sokol

Wait a second. Your dad was a Correctional Officer from Arcadia. Your mom was a stay-at-home mother from South Central, who helped raise your two older brothers and older sister. You were the youngest, the proverbial baby of the family.

You grew up in large part in San Miguel, California, on the Central Coast of Northern California. You obtained your B.A. in Theology with the thought of becoming a Pastor, but then, at the age of 22, you made some new friends, some of whom were break dancers.

Today, at the ripe old age of 35, you run a dance studio in Hawthorne? Krump, Afrobeat, hip hop, and breakdancing are among the styles. And graffiti and screen-printing art classes are available, along with other courses and video production?

Just explain to me a little bit how this came to be:

“Well, when I was finishing my degree in 2014, thinking of going into Theology, and starting to look for jobs in Churches, I felt like God was actually calling me to open a dance studio. At the time, I had just started dancing, and honestly, I was terrible. But I loved it. So in 2014, after months of pushing the idea aside, I finally gave in to God’s plan, and in 2016, we opened our studio in Inglewood. Honestly, Inglewood was a challenge. The community wasn’t really rocking with us. They just saw me coming into a new business for the money. So to show them that we were there for the community, we ran everything for free. Like completely free, to show them that it wasn’t what was expected.”

He tells me this in a nice way, but with a rather matter-of-fact tone. I still do not know

how he came to be sufficiently well-versed in dance that he can teach any number of dance techniques.

His name is Rev Stiver (ok, yes, his given first name is Corey). He is quite friendly, intelligent, polite, and *determined*. What he is doing is a genuine calling. The name of his company is The Cypher Spot. The address is 12846 Hawthorne Boulevard, in Hawthorne. You can call there at (424) 577 0321, or email at info.cypherspot@gmail.com, or go to the website at www.thecypherspot.org/, or check it out on Instagram or Facebook “@thecypherspot”.

This is exciting stuff!

“All I can say is ‘praise God’ – He plays the biggest role in this – Even off the jump, right before I moved down to Los Angeles full-time to look for studio space, I got into

a bad accident. Physically, I was alright, but my car got completely totaled. The settlement funded the studio for the first year. We eventually started charging classes because, in a weird way, it helped us grow, but one of the coolest things we started doing is ‘Name-Your-Price’ Scholarships, where if a family can’t pay the tuition, they pay whatever they can, even if it’s nothing at all. We’d rather have them in class for free than not at all. As a non-profit, our vision is to see every child have access to the arts, no matter the financial barrier.”

“Hold a moment there. Hold. Who is “we”, you say *we* offered, *we* wanted them in, we are”.

“I mean, ok, it was just me. I have some amazing friends who would jump in when

See Dance, page 5



Having Fun! Image provided by Ron Sokol.

Weekend Forecast

Friday

Mostly
Cloudy
82°/59°



Saturday

AM Clouds/
PM Sun
76°/56°



Sunday

Partly
Cloudy
73°/57°



Da Vinci Students Turning Car into a Work of Art for Texas Event

By Brian Simon

A group of students from the El Segundo-based Da Vinci Design High School will head to Texas next month to present what they hope will be a “mobile masterpiece” at the 39th Annual Houston Art Car Parade, scheduled for April 9-12. The 11th- and 12th-graders in question are part of the campus’s Fine Arts Pathway program, founded and spearheaded by teacher/coordinator Jason Kartez. The group began working on its “Team Art Car” back in November—transforming an actual vehicle into a moving work of art to be showcased at the “Creativity on Wheels” challenge during the prestigious yearly event in the Lone Star State. Hundreds of thousands

of spectators will attend, giving the students mass exposure for their efforts. It is the largest of its kind in the world and features more than 250 artistic vehicles.

The idea for this endeavor originated in early 2025 when the celebrated long-time Hot Wheels/Mattel car and toy designer Bryan Benedict reached out to Kartez. “Bryan was a judge for many years at the Houston parade and was looking for a high school teacher in the area to undertake this project,” Kartez said.

With ongoing creative input from Benedict, as well as consultation from experts at the Otis College of Art and Design, Cal Polytechnic San Luis Obispo Support Shop

manager Dave Kempken, and Houston-based art car artist and teacher Rickey Polidore, Jr., the students continue to progress towards the final product. Galpin Ford donated a 2009 Taurus to serve as the model. “The theme is a representation of Southern California and the Greater Los Angeles Area that provides both an outsider and insider perspective, divided between the driver and passenger sections,” Kartez explained. For example, the outsider angle will feature items like billboards, the Hollywood Sign, beach waves, and other depictions of iconic tourist destinations. The insider aspect will be more “reality-based” and touch upon natural disasters, protests, and community scenes, among other subjects

that hit home and reflect upon the region’s dichotomy.

The car, which must remain drivable to participate in the parade, will become a moving sculptural display. Materials the students will incorporate in the design include aluminum, glass, spray foam, mosaics, and other mixed media. Kartez reported that the concept is fluid, with more ideas and fine-tuning yet to come. “Right now we are focusing on the bigger elements such as making waves out of glass, and angel wing mirrors,” he said. “The smaller parts will be filled in at the end.” Kartez went on to compare the project to something in the realm of fringe culture

See Da Vinci, page 4



These Da Vinci Design Fine Arts Pathway students are bringing imagination, design and engineering to life through the Art Car Project—an ambitious initiative that transforms a vehicle into a rolling work of art that will be featured in the Annual Houston Art Car Parade and Festival next month. See story below. Photo by Stacey Lianna Photography.



Several notable industry professionals have been key contributors to the Da Vinci Art Car Project. From L-R, Houston-based art car creator and teacher Rickey Polidore, Jr., Mattel/Hot Wheels car and toy designer Bryan Benedict, Galpin Ford Community Relations representative Sara Horvet, Da Vinci Design High School Fine Arts Pathway Program teacher/coordinator Jason Cortez, and Otis College of Art and Design faculty Joyce Mesch (toy design) and Jonathan Fidler (product design). Photo by Steve Wallis.

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- Weekly renewal is \$10/wk IF you notify us WITHIN your ad run timeframe... else renewals are full price.
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VINYL RECORDS, cassettes, CD's, 78's, anything musical & collectible. T-shirts, programs, posters, tickets, audio equipment. Buy/Sell. Studio Antiques & Vinyl. 310.322.3895. El Segundo.

WANTED

ANTIQUES, COLLECTIBLES, jewelry, military, pottery, garden, mid-century, retro, art, ASIAN, silver, coins, stamps, anything unusual. FREE APPRAISALS. You know us from Storage Wars. Buy/Sell. 310.322.3895. El Segundo.

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EMPLOYMENT

IMPORT OPERATIONS ASSOCIATE in Carson, CA to Assist w/ import/export shipments, enter shipping data, & work w/ customs brokers or internal shipping depts to ensure timely delivery; Handle doc'n & sched'g for int'l shipments, comm w/ shipping agents, & ensure compliance w/ regs; Provide day-to-day logistics support, incl processing shipments, tracking orders, & coord'g w/ carriers & warehouses; Provide client-facing support rtd to import/

export inquiries, shipment tracking, & delivery troubleshooting. Req'd: 2 Yrs of Exp in the job offered or a similar position in the logistics field. \$57,699 to \$58,250/yr. Mail resume to Rachel Kim, HR Team Manager, FNS, INC. at 1545 Francisco St, Torrance, CA 90501.

EMPLOYMENT

LOGISTICS ANALYST (El Segundo, CA): Monitr & analyze currnt dynamics & trends in int'l logistics & freight forwarding industry, as well as rates, sales infrmtion & srvcng strategies of compittrs. Reqs: Bach in Logistcs, Econmcs, Biz Admin, or rel & 2 yrs exp as Logistcs Mgmt Anlyst, Logistcs Anlyst, Dstrbtion Managr, or rel postn. Salary: \$75,000/yr. Mail resume to: HR, MTS Logistics, Inc., 5 W 37th St, Ste 300, NY, NY 10018

EMPLOYMENT

OCEAN FREIGHT ANALYTICS in Carson, CA to gather & anlyz large datasets from shipping logs, GPS, IoT sensors, & supply chain systs to monitor ocean freight performance, costs, oprn'l efficiency; use data analytics to idntfy pot risks & optimize shipping routes, container utilization, load planning reducing transit times & fuel consumption; dev predictive models for demand forecasting, rate fluctuations, capacity planning; implmnt real-time tracking & visibility solutions. Req'd: a Bachelor's or Equiv deg in Analytics, Mathematics/Statistics, Economics. \$57,699 to \$62,000/yr. Mail resume to Rachel Kim, HR Team Manager, FNS, INC. at 1545 Francisco St, Torrance, CA 90501..

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Hawthorne Press Tribune

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Honoring the Dedicated Leaders Who Shape Our Community and Make a Lasting Difference



Mayor Pro Tem Alex Monteiro and the City of Hawthorne City Council recognized local leaders during their Black History Month celebration. Congratulations to Dr. Pamela Brown, Assistant Superintendent of Diversity, Equity & Inclusion for CVUHSD, and Coach Arturo Jones, Head Basketball Coach at Leuzinger High School, for being honored for their leadership and impact on our students and community. Photo courtesy Centinela Valley Union High School District Facebook page.

Finance

Rockets, Robots, and the Trillion Dollar “Backyard” Merger

By Geoff Sokol, Private Wealth Advisor

Sometimes I’m deeply jealous of my friends, family, and hopefully you, reading this, who don’t understand investment banking. It’s stressful stuff. I have days where the jargon is so thick that even I am faking it till I make it. That said, since SpaceX is right here in our backyard, we have to talk about the massive merger news.

In the largest private acquisition of a company ever, SpaceX has officially merged with xAI. At first, xAI was a roommate I didn’t see coming. If you aren’t a tech-junkie, think of xAI as Elon’s version of ChatGPT. It is the company behind ‘Grok,’ the AI that lives on X (formerly Twitter), and it’s essentially the engine that turns massive amounts of data into intelligence.

I had to cartoonishly double-take, rub my eyes, pinch myself, and make sure I wasn’t dreaming. Traditional mergers involve two different companies coming together, and it’s never straightforward. Think about Netflix and Warner Bros, a deal that started and stopped for many months now, in a kind of purgatory. Next thing you know, Netflix drops pursuit of the deal, setting the stage for Paramount and Warner Bros to merge. Put simply, the deal world can be chaotic. This is different. Elon Musk snapped his fingers, and Hawthorne’s favorite rocket company added an “artificial brain” to go along with its “rocket body.”

To understand why this is happening now, look at the competition. Google co-founder Larry Page recently stated, “I’m willing to go bankrupt rather than lose this race.” That is the level of ‘all-in’ we are talking about. Is bankruptcy hyperbolic? Well, AI does require astronomical (pun, half-intended) amounts of cash. xAI was reportedly burning roughly \$1 billion per month to keep pace. By merging xAI with the profitable, asset-heavy SpaceX, Elon isn’t only protecting the company and trying to capture a few synergies. He’s actively building a war chest that can survive the most expensive race in tech history.

From my perspective, this is less a “mega merger” and more an extremely creative exercise in capital architecture. SpaceX is profitable, generates massive cash, and is approaching public-market scale. Meanwhile, xAI is early, burning through cash, and likely needs a decade of “patient capital” to build its infrastructure. Inside SpaceX, xAI doesn’t have to keep jumping on the “fundraising treadmill” at ever-higher valuations.

Musk gave a capital-hungry AI business a balance sheet that can feed it. He shifted the risk from venture capitalists to a platform that literally prints cash through Starlink. In the banking world, we call this “shock absorption.” Just as Google uses its search engine profits to fund Gemini, SpaceX can

now use its rocket dominance to fund the future of intelligence.

For a lot of my neighbors in Hawthorne, this is a household conversation. When companies of this size merge in the private markets, the ripple effects are huge.

For the Employees: If you’re one of the many locals with equity compensation or stock options, a merger like this changes the “math” of your future. There is the initial excitement, some nervous jitters, and then you wonder what a \$1.5 trillion-dollar IPO would actually mean for you.

For the Investors: Usually, these deals happen behind closed doors. Navigating how to get a piece of a private giant like SpaceX before it hits the public market is complex, with all sorts of rules and bureaucracy to navigate. I’m certainly keeping eyes and ears open.

For the City of Hawthorne (and South Bay broadly): We’re at the nexus of the most ambitious and innovative company on and off Earth. To put it mildly, I think it’s reasonable to feel a certain level of pride!

The 1-Minute MBA: A Cheat Sheet

- Private Market: The “exclusive club” phase, where only big-time investors and employees own shares.
- IPO (est. 2nd half of 2026 for SpaceX): The moment a company goes public.

• Vertical Integration: Owning every step of the process. In this case, not only building the AI but launching the rockets to put a million satellites into orbit to act as the AI’s solar-powered data centers.

Geoff Sokol is a financial advisor and investment banker who works with entrepreneurs on exit planning, capital strategy, and building durable wealth outside their business. His work sits at the intersection of finance, strategy, and life design. This article is for thoughtful reflection, not personalized financial advice. (310) 947-4353, geoff.sokol@gtria.com.



Geoff Sokol

Lawndale Tribune

AND LAWNDALE NEWS

The Weekly Newspaper of Lawndale

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Samantha Salazar Was Among the First Students to Complete El Camino's Inaugural Intern South Bay Program



Samantha gained practical experience at a personal injury law firm in Torrance in addition to valuable insights into her future career as an attorney. As part of her internship, Salazar assisted attorneys with case management and legal drafting, organized case files, managed client communication, and handled court filings and deposition scheduling — experiences she said transformed paralegal studies from theory into practice. “I found real-world experience in drafting legal documents and interacting with clients and the court system, directly applying classroom learning and building the practical skills essential for a successful legal career,” said Salazar, who is in El Camino's paralegal studies program. Read more about Samantha at bit.ly/SalazarECC. Photo courtesy of El Camino College Facebook page.

Da Vinci

from page 2

that one might see at the annual Burning Man event in the desert.

Once all components are in place, the Taurus will be transported to Texas by truck. “The goal is to reuse it as a base for future projects,” Kartez said, noting that the car is parked on a build site on campus situated between two storage containers. Those containers came in handy during the recent rains, protecting the add-on pieces from the elements. “The components can be removed and new ones added. The thought is to establish something almost like what a robotics team does year after year.”

Kartez, a professional artist for 25 years and a well-known glass blower, joined Da Vinci four years ago, initially as a 10th-grade instructor, before taking on all three levels. Working with kids during his grad school tenure led him to pursue teaching. He moved to the South Bay a few years ago and built a resume that included stints with non-profits, exhibition production, art advocacy, and community-building, among other highlights. A full-time teacher since 2020, he described the Da Vinci position as his ideal dream job. “Everything was leading up to this, and it's very rewarding,” he said.

A huge portion of that reward was a grant to establish the Fine Arts Pathway program, now in its second year. He hopes to build it going forward with more exciting future projects to come. Currently, the class focuses solely on the team art car and devotes about six hours a week to it—including after-school sessions on Fridays, when parents are also welcome to come by to watch their creative kids at work. “It's a little like attending a sporting event,” Kartez said. “We are creating a community for family and students to come together to do something that's project-based

learning and extends beyond the confines of a 90-minute class.”

Kartez reiterated the importance of breaking through the barriers that can sometimes limit students and felt that bringing in industry leaders from the outside could have a transformative effect, boding well for their future endeavors. “When you do things that have a real purpose outside of school walls, it shows them that what they're doing can have a real impact beyond just getting a grade,” he said. “It also emphasizes professionalism and delivering on time.” •



Tatiana Nunez (left) and Francesca Ferrante TIG (Tungsten Inert Gas) welding the Hollywood Sign for the art car. Photo by Jason Kartez.



Valentina Escamilla at work installing the Hollywood Sign portion of the art car. Photo by Jason Kartez.



This 2009 Ford Taurus waits in the wings for more additions in its transformation into a mobile masterpiece. Photo by Jason Kartez.

Torrance Tribune

The Weekly Newspaper of Torrance

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Congratulations to the Honorees of Women of Influence 2026



This event celebrated six outstanding women whose leadership and dedication continue to make an impact in the Torrance area business community. The 2026 honorees are: Neera Chanani, Bluestem Hotel Torrance (Athena Award); Tara Nierenhausen, Community's Child (Community Catalyst); Jin Chun, City of Torrance (Dedicated Leader); TerriAnn Ferren, The Salvation Army (Inspirational Leader); Susanne Alexander, Lisa's Bon Appetit (Small Business Award); Ana Straser, Malaga Bank (South Bay Spirit Award). Photo courtesy of Torrance Area Chamber of Commerce Facebook page.

Dance

from front page

they could, but yeah, putting in the floor, building walls for an office, hanging the mirrors, all that I just had to take care of it. God gives us all the ability to do what's needed. I just put it into action because it needed to be done. But now, with our Hawthorne studio, we have a team: Multiple teachers, interns, and volunteers. The space was a real estate office before, so we installed new floors, tore down a wall for a second studio space, painted, and added murals. You gotta see the mural, a landmark for every city in LA county, and my wife did an awesome doodle mural in the lobby. The Hawthorne studio, compared to the Inglewood one, seems a bit more professional: a main studio, a secondary studio, an art workshop, an office, and a lobby where parents can hang out and connect with each other. We even have a basketball hoop in the back that the Clippers gave us. We run our programs seasonally, offer classes and videos on *YouTube*, and have amazing social media.

By and large, people have found us through word of mouth or our Instagram page. During Covid, we ran free classes at Eucalyptus Park, which helped us keep going. When we opened this new studio post-Covid in 2022, we had about 30 regular students, and this year we have, I think, 130 students in our program. We have some sponsors and have landed a couple of grants. We also have connections with other dance groups like The Beast Camp, Versa-Style, and Zulu Dance."

As Rev talks and shows me the Cypher Spot studio, I think this is only going to grow. They have "jams", one called the 405 Traffic Jam, as in the 405 freeway. The winner pockets \$405! They also have a relationship now with Chase Bank, which will culminate on August 1 with a big freestyle tournament.

"Another sign that God's hand is involved here, when Covid hit, and there was a period of time where not much could be done, it gave me the chance to learn how to run an organization

more fully. Not just survive and keep a door open, but how to really thrive as an organization so we can serve our community better. This is not just dance and art by any means; it's a connection point for the community to grow and unite. A safe space for children of all walks of life to express themselves and explore the gifts God has given them. We have students from ages two to high school, families of different races and backgrounds, families from Hawthorne to Compton, Inglewood to Long Beach, South Bay to South Central. We have kids, brand new to dance, who are part of our SRV Leadership Team. Kids of every background. It is the most beautiful thing to see them build friendships, creativity, and confidence with and in each other."

After spending time with Rev and at the studio, an idea germinated. Granted, it is just a concept, and someone will have to run with it and take it on, but what if the City of Good Neighbors, in conjunction with Cypher Spot,

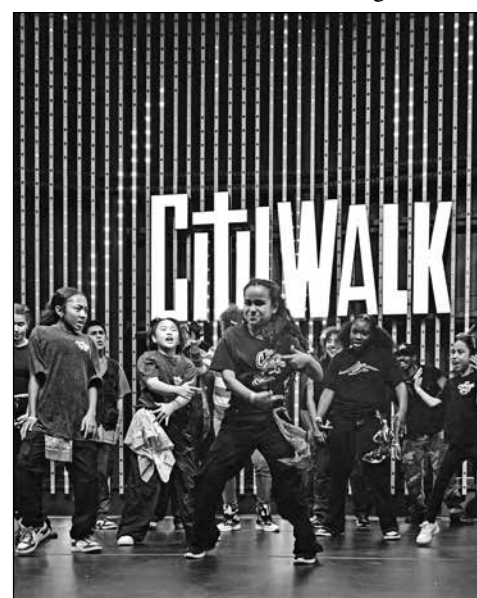
held an event at the Memorial Hall? There are good-sized rooms there. Maybe a dee jay, an emcee, a lot of dancers, a tournament, a showcase? Seems like it might be fun, popular, and a good outlet. It might also be God playing another role...

On the other hand, I may be ahead of myself. Perhaps Rev got to me, but not because of how he spoke, or even so much of what he said. I went to the studio, looked around, and saw what this is about. I saw some of the kids there. Now it's hard not to dream a little.

I will close with this quote from the Cypher Spot website: "Our purpose is to create a space where children can learn to create, without the financial stress upon their families that comes with traditional dance and art studios. To maintain our affordable pricing and high-quality teaching, we partner with local churches, the community, and businesses. We are God's family, and everyone should have the opportunity to be a part of it." •



The Dance Studio.



Getting' Down!



The Cypher Spot. Images provided by Ron Sokol.

Inglewood News

The Weekly Newspaper of Inglewood

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Congratulations to 6 East on Earning the Title of Top Performing Unit in Patient Experience for Q4 2025



Your dedication to care and compassion is honored by your peers and patients. Photo courtesy of Centinela Hospital Medical Center Facebook page.

PUBLIC NOTICES

NOTICE OF PETITION TO ADMINISTER ESTATE OF: MICHAEL A. MORALES CASE NO. 23STPB01745

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the WILL or estate, or both of MICHAEL A. MORALES A PETITION FOR PROBATE has been filed by MICHAEL A. MORALES, JR. in the Superior Court of California, County of LOS ANGELES. THE PETITION FOR PROBATE requests that MICHAEL A. MORALES, JR. 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: 4/15/2026 at 8:30 AM in Dept. 67 located at 111 N. HILL ST., LOS ANGELES, CA, 90012. IF YOU OBJECT to the granting of the petition, you should appear at the hearing and state your objections or file

written objections with the court before the hearing. Your appearance may be in person or by your attorney. IF YOU ARE A CREDITOR or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law. YOU MAY EXAMINE the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk. Attorney for Petitioner Holly Nabiey, Esq Law Offices of James F. Roberts and Associates 3061 E. La Palma Ave. Anaheim, CA 92806 714-282-7488 Hawthorne Press Tribune Pub. 3/5, 3/12, 3/19/26

HH-29141

NOTICE OF PETITION TO ADMINISTER ESTATE OF SUSAN D. LOPEZ Case No. 26STPB00201

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of SUSAN D. LOPEZ A PETITION FOR PROBATE has been filed by Matthew J. Lopez in the Superior Court of California, County of LOS ANGELES. THE PETITION FOR PROBATE requests that Matthew J. Lopez 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 May 26, 2026 at 8:30 AM in Dept. No. 29 located at 111 N. Hill St., Los Angeles, CA 90012. IF YOU OBJECT to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court

before the hearing. Your appearance may be in person or by your attorney. IF YOU ARE A CREDITOR or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law. YOU MAY EXAMINE the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk. Attorney for petitioner: MARK E SWATIK ESQ SBN 269542 LAW OFFICES OF MARK E SWATIK APC 21250 HAWTHORNE BLVD STE 500 TORRANCE CA 90503-5514 CN123779 LOPEZ Mar 12,19,26, 2026 Lawndale Tribune Pub 3/12, 3/19, 3/26/26

HL-29144

NOTICE OF PETITION TO ADMINISTER ESTATE OF: TINA S. GOODALL CASE NO. 26STPB01944

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the WILL or estate, or both of TINA S. GOODALL. A PETITION FOR PROBATE has been filed by MATTIE LAMUER-MAY in the Superior Court of California, County of LOS ANGELES. THE PETITION FOR PROBATE requests that MATTIE LAMUER-MAY 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 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: 03/27/26 at 8:30AM in Dept. 4 located at 111 N. HILL ST., LOS ANGELES, CA 90012 IF YOU OBJECT to the granting of the petition, you should appear at the hearing and state your objections or file

written objections with the court before the hearing. Your appearance may be in person or by your attorney. IF YOU ARE A CREDITOR or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law. YOU MAY EXAMINE the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk. Attorney for Petitioner LISA F. COLLINS-WILLIAMS, ESQ. 176655 LAW OFFICE OF LISA F. COLLINS-WILLIAMS 13658 HAWTHORNE BLVD., STE. 306 HAWTHORNE CA 90250 Telephone (323) 290-6650 3/5, 3/12, 3/19/26 CNS-4017559# LAWDALE TRIBUNE Lawndale Tribune Pub. 3/5, 3/12 3/19/26

HL-29139

Order to Show Cause for Change of Name Case No. 26LBCP00071

Superior Court of California, County of LOS ANGELES Petitioner of: LYRIC REIGN NAVARRO for Change of Name TO ALL INTERESTED PERSONS: Petitioner LYRIC REIGN NAVARRO filed a petition with this court for a decree changing names as follows: LYRIC REIGN NAVARRO to KOBE JAX PIMENTEL The Court orders that all persons interested in this matter 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: April 15, 2026, Time: 8:30 AM., Dept.: 25 The address of the court is: LONG BEACH SUPERIOR COURT 275 Magnolia Long Beach, CA 90802 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: Torrance Tribune Date: MARCH 4, 2026 NICOLE M HEESEMAN Judge of the Superior Court Torrance Tribune Pub 3/12, 3/19, 3/26,4/2/26

HT-29143

NOTICE OF PETITION TO ADMINISTER ESTATE OF: FRANCISCO LOPEZ CASE NO. 25TPB11110

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the Will or estate, or both of FRANCISCO LOPEZ A PETITION FOR PROBATE has been filed by FRANCISCA ORTIZ DE LOPEZ in the Superior Court of California, County of LOS ANGELES. THE PETITION FOR PROBATE requests that FRANCISCA ORTIZ DE LOPEZ 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: April 10, 2026 at 8:30AM in Dept. 79 located at 111 N. HILL ST., LOS ANGELES, CA 90012 IF YOU OBJECT to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney. IF YOU ARE A CREDITOR or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California

Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law. YOU MAY EXAMINE the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk. Attorney for Petitioner OMER O BANUELOS 415 W. Foothill Blvd., Suite 202 Claremont, CA 91711 (909) 929-0737 Hawthorne Press Tribune Pub. 3/12, 3/19, 3/26/26.

HH-29148

Notice of availability of public records of The Freeman & Gladys Wilson Family Foundation, Inc. pursuant to auctions 61.04 (d) of internal revenue code. Notice is hereby given that the annual return of 12/31/25 of the Freeman & Gladys Wilson Family Foundation, Inc., a private foundation is available for public inspection by any interested citizens who request it at the foundation's principle office located at 14701 Hawthorne Blvd., Lawndale, CA 90260, (310) 676-0188, beginning on the date of this publication and for 180 days thereafter during normal business hours. The principle manager of the Foundation is Norman E. Wilson. PubMar 12,13,14,15,16,17,18,19,20,21, 22,23,24,25 2026. Lawndale Tribune 3/12, 3/19/26

HL-29147

PUBLIC NOTICES

PUBLIC NOTICE

Hawthorne Public Housing Agency
The draft Housing Authority Annual Plan and Administrative Plan for 2026 are available for review.
Questions and written comments regarding the draft PHA Plans may be submitted during the public review and comment period commencing February 26, 2026 and concluding April 14, 2026 during a public hearing at 6PM in the Hawthorne City Council Chamber and should be addressed to Kimberly Mack, Director of Housing and CDBG, at 4455 W. 126th Street, Hawthorne, CA 90250. You may also call (310) 349-1603 with any questions concerning the draft PHA Plans or the hearing.
The publication of this notice begins a 45-day public review period. Copies of the draft PHA Plans will be available during the public review and comment period at the sites below and will run in the Harold Press Tribune 2/26, 3/05, 3/12, 3/19, 3/26, 4/02 and 4/09.

City of Hawthorne City Hall – Housing Department
4455 W. 126th Street
Hawthorne, CA 90250
Business hours: 7:30am -5:30pm (Mon –Thursday and every other Friday)

City of Hawthorne City Hall – Office of the Clerk
4455 W. 126th Street
Hawthorne, CA 90250
Business hours: 7:30am -5:30pm (Mon –Thursday and every other Friday)

City Website
www.cityofhawthorne.org/departments/housing

Hawthorne Press Tribune Pub. 2/26, 3/5, 3/12, 3/19, 3/26, 4/2, 4/9/26
HH-29132

Order to Show Cause for Change of Name
Case No. 26TRCP00050

Superior Court of California, County of LOS ANGELES
Petition of: RUIYU YE for Change of Name
TO ALL INTERESTED PERSONS:
Petitioner: RUIYU YE filed a petition with this court for a decree changing names as follows:
RUIYU YE
to:
KERRY RUIYU YE
The Court orders that all persons interested in this matter 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: April 3, 2026, Time: 8:30 AM., Dept.: E Room: 500
The address of the court is:
825 MAPLE AVE
TORRANCE, CA 90503

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:
Lawndale Tribune
Date: February 13, 2026
ALAN B. HONEYCUTT
Judge of the Superior Court
Lawndale Tribune: 2/9, 2/26, 3/5, 3/12/26
HL-29128

Order to Show Cause for Change of Name
Case No. 26TRCP00032

Superior Court of California, County of LOS ANGELES
Petition of: RASHAWN LAMAR SHEFFIELD for Change of Name
TO ALL INTERESTED PERSONS:
Petitioner RASHAWN LAMAR SHEFFIELD filed a petition with this court for a decree changing names as follows:
RASHAWN LAMAR SHEFFIELD
to
RASHAWN LAMAR
The Court orders that all persons interested in this matter 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: March 20, 2026, Time: 8:30 AM., Dept.: B
The address of the court is:
825 MAPLE AVE
TORRANCE, CA 90503

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:
Hawthorne Press Tribune
Date: January 27, 2026
JUDGE PATRICIA A. YOUNG
Judge of the Superior Court
Hawthorne Press Tribune Pub. 2/19, 2/26, 3/5, 3/12/26
HH-29129

NOTICE OF PETITION TO ADMINISTER ESTATE OF:
MICHELLE ELIZABETH JOHNSON
CASE NO. 26STPB01771

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the WILL or estate, or both of MICHELLE ELIZABETH JOHNSON.
A PETITION FOR PROBATE has been filed by LOGAN JOHNSON in the Superior Court of California, County of LOS ANGELES.
THE PETITION FOR PROBATE requests that LOGAN JOHNSON 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: 03/24/26 at 8:30AM in Dept. 11 located at 111 N. HILL ST., LOS ANGELES, CA 90012
IF YOU OBJECT to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before

(WITH ASSIGNMENT OF RENTS AND LEASES) . No warranty is made that any or all of the personal property and/or fixtures still exists or is available for the successful bidder and no warranty is made as to the condition of any of the personal property and/or fixtures, which shall be sold "as is" "where is". The Beneficiary 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, and more than three months have elapsed since such recordation.
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

NOTICE OF PETITION TO ADMINISTER ESTATE OF:
DENNIS NARAINÉ
CASE NO. 26STPB01682

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the WILL or estate, or both of DENNIS NARAINÉ, also known as DENNIS JAIKARAN NARAINÉ, also known as DENNIS J. NARAINÉ.
A PETITION FOR PROBATE has been filed by KIMBERLY NARAINÉ in the Superior Court of California, County of LOS ANGELES.
THE PETITION FOR PROBATE requests that KIMBERLY NARAINÉ 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 as follows: March 20, 2026

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
PAUL KELLY, ESQ. - SBN 282324
THE KELLY LAW FIRM
4014 LONG BEACH BLVD
LONG BEACH CA 90807
Telephone (562) 548-7500
BSC 228097
2/26, 3/5, 3/12/26
CNS-4016040#
Hawthorne Press Tribune Pub. 2/26, 3/5, 3/12/26
HH-29131

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 website https://prestigepostandpub.com, using the file number assigned to this case 25-16370. 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.
Date: 2/17/2026
Prestige Default Services, LLC
1920 Old Tustin Ave.
Santa Ana, California 92705
Questions: 949-427-2010
Sale Line: (949) 776-4697
Candy Herzog, Commercial Trustee Sale Officer
PPP #26-001815
Inglewood Daily News Pub. 2/26, 3/5, 3/12/26
HI-29130

NOTICE OF PETITION TO ADMINISTER ESTATE OF:
DENNIS NARAINÉ
CASE NO. 26STPB01682

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the WILL or estate, or both of DENNIS NARAINÉ, also known as DENNIS JAIKARAN NARAINÉ, also known as DENNIS J. NARAINÉ.
A PETITION FOR PROBATE has been filed by KIMBERLY NARAINÉ in the Superior Court of California, County of LOS ANGELES.
THE PETITION FOR PROBATE requests that KIMBERLY NARAINÉ 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 as follows: March 20, 2026

NOTICIA PUBLICA
Agencia de Vivienda Pública de Hawthorne

El borrador del Plan anual de la Autoridad de Vivienda y el Plan Administrativo para 2026 están disponibles para su revisión.
Las preguntas y los comentarios escritos sobre los borradores de los Planes PHA pueden enviarse durante el período de revisión y comentarios públicos, el cual inicia el 26 de febrero de 2026 y concluye el 14 de abril de 2026, fecha en la que se llevará a cabo una audiencia pública a las 6:00 p.m. en la Cámara del Concejo Municipal de Hawthorne. Los comentarios deben dirigirse a Kimberly Mack, Directora de Vivienda y CDBG, en 4455 W. 126th Street, Hawthorne, CA 90250. Si tiene preguntas sobre los planes preliminares de la PHA o sobre la audiencia, también puede comunicarse al (310) 349-1603. La publicación de este aviso marca el inicio de un período de revisión pública de 45 días. Las copias de los borradores de los Planes PHA estarán disponibles durante todo el período de revisión y comentarios públicos en los sitios indicados a continuación, y se publicarán en el Harold Press Tribune en las siguientes fechas: 26/02, 05/03, 12/03, 19/03, 26/03, 02/04 y 09/04.

Ayuntamiento de la ciudad de Hawthorne - Departamento de Vivienda
4455 W. 126th Street
Hawthorne, CA 90250
Horas de trabajo: 7:30am -5:30pm (Lunes–Jueves y cada otro Viernes)

Ayuntamiento de la ciudad de Hawthorne - Oficina del Secretario
4455 W. 126th Street
Hawthorne, CA 90250
Horas de trabajo: 7:30am -5:30pm ((Lunes–Jueves y cada otro Viernes)

Sitio web de la ciudad
www.cityofhawthorne.org/departments/housing

Hawthorne Press Tribune Pub. 2/26, 3/5, 3/12, 3/19, 3/26, 4/2, 4/9/26
HH-29133

Notice is hereby given, StorQuest Self Storage will sell at public sale by competitive bidding the personal property of:
Gabriel Mendez
Miya Buckley Henning
David Bryan
Michael Doherty
Krystal McTier
Breean Naomi Joy Young
Better Property Management Group LLC
Michelle Bernard
Joseph Facer
Joyce Marie Patton
Anna Fialova
Property to be sold: misc. household goods, furniture, tools, clothes, boxes, toys, electronics, sporting goods, and personal content. Auction Company: www.StorageTreasures.com. The sale ends at 11:00 a.m., March 20, 2026, at the property where said property has been stored and which is located at StorQuest Self Storage 4959 W 147th St, Hawthorne, CA 90250. Goods must be paid in cash and removed at the time of sale. Sale is subject to cancellation in the event of settlement between owner and obligated party.
3/5, 3/12/26
CNS-4017106#
Hawthorne Press Tribune Pub 3/5, 3/12/26
HH-29138

at 8:30 AM in Dept. 62 located at 111 N. HILL ST., LOS ANGELES, CA, 90012.
IF YOU OBJECT to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney.
IF YOU ARE A CREDITOR or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code.
Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law.
YOU MAY EXAMINE the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk.
Petitioner
Kimberly Narainé
1472 Goldeneagle Dr.
Corona, CA 92879
951-973-3535
Torrance Tribune Pub. 3/5, 3/12, 3/19/26
HT-29140

T.S. No.: 25-16370 Loan No.: *3679 APN: 4030-027-010 Order Number: 2698591CAD NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST, SECURITY AGREEMENT AND FIXTURE FILING (WITH ASSIGNMENT OF RENTS AND LEASES) DATED 9/24/2024. 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.
On 3/18/2026 at 11:00 AM, Prestige Default Services, LLC, as duly appointed Trustee under and pursuant that certain DEED OF TRUST, SECURITY AGREEMENT AND FIXTURE FILING (WITH ASSIGNMENT OF RENTS AND LEASES) dated 9/24/2024 ("Deed of Trust") recorded on 10/10/2024, as Instrument No. 20240693012,, of Official Records in the Office of the Recorder of Los Angeles County, California, executed by AY 10525 S 5TH STREET, LLC , A NEVADA LIMITED LIABILITY COMPANY ("Trustor"), as trustor, to secure obligations in favor of Center Street Lending VIII SPE, LLC, A Delaware Limited Liability Company, as beneficiary. WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER FOR CASH (payable at time of sale in lawful money of the United States, by Cash, a Cashier's check drawn by a state or national bank, a check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, savings association, or savings bank specified in section 5102 of the Financial Code

and authorized to do business in this state). Checks must be made payable to Prestige Default Services. At: Behind the fountain located in Civic Center Plaza, 400 Civic Center Plaza, Pomona, CA 91766, all right, title and interest conveyed to and now held by it under the DEED OF TRUST, SECURITY AGREEMENT AND FIXTURE FILING (WITH ASSIGNMENT OF RENTS AND LEASES) in the property situated in said County, California. The property heretofore described is being sold "as is". The street address and other common designation, if any, of the real property described above is purported to be: 10525 S 5th Ave, Inglewood, California 90303 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 warrant, expressed or implied, regarding title, possession or encumbrances, to pay the remaining principal sum of the note(s) secured by said DEED OF TRUST, SECURITY AGREEMENT AND FIXTURE FILING (WITH ASSIGNMENT OF RENTS AND LEASES) , with interest (including, without limitation, default interest) and late charges thereon, the prepayment premium, legal fees and other costs, fees, expenses and charges, and advances, and interest thereon, and the fees, charges and expenses of the undersigned trustee ("Trustee") as provided in the note, loan agreement and other loan documents secured by the DEED OF TRUST, SECURITY AGREEMENT AND FIXTURE FILING (WITH ASSIGNMENT OF RENTS

AND LEASES) , at the time of the initial publication of this Notice of Trustee's Sale reasonably estimated to be \$839,874.20. The amount may be greater on the day of sale as accrued interest, costs and fees, and any additional advances, will increase the figure prior to sale.
The current beneficiary under the DEED OF TRUST, SECURITY AGREEMENT AND FIXTURE FILING (WITH ASSIGNMENT OF RENTS AND LEASES) (the "Beneficiary") hereby elects to conduct a unified foreclosure sale pursuant to the provisions of California Commercial Code Section 9604(a)(1)(B) and to include in the non-judicial foreclosure of the estate described in this Notice of Unified Trustee's Sale all of the personal property and fixtures described in the DEED OF TRUST, SECURITY AGREEMENT AND FIXTURE FILING (WITH ASSIGNMENT OF RENTS AND LEASES) . The Beneficiary reserves the right to revoke its election as to some or all of said personal property and/or fixtures, or to add additional personal property and/or fixtures to the election herein expressed, at the Beneficiary's sole election, from time to time and at any time until the consummation of the trustee's sale to be conducted pursuant to the DEED OF TRUST, SECURITY AGREEMENT AND FIXTURE FILING (WITH ASSIGNMENT OF RENTS AND LEASES) and this Notice of Unified Trustee's Sale. The personal property which was given as security for trustor's obligation as described in the DEED OF TRUST, SECURITY AGREEMENT AND FIXTURE FILING

SUMMONS (CITACION JUDICIAL)
CASE NUMBER (Número del Caso): 25STCV31618

NOTICE TO DEFENDANT (AVISO AL DEMANDADO): ROSEMARIE MARTINEZ, an individual; EDWARD ARNOLD MARTINEZ, an individual; PHILLIP MICHAEL MARTINEZ, an individual; STEVEN JOHN MARTINEZ, an individual; JAMES MARTINEZ, an individual; and DOES 1 through 10, inclusive YOU ARE BEING SUED BY PLAINTIFF (LO ESTÁ DEMANDANDO EL DEMANDANTE): ROBERT MARTINEZ, 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 DÍAS DE CALENDARIO después de que le entreguen esta citación y papeles legales para presentar una respuesta por escrito

en esta corte y hacer que se entregue una copia al demandante. Una carta o una llamada telefónica no lo protegen. Su respuesta por escrito tiene que estar en formato legal correcto si desea que procesen su caso en la corte. Es posible que haya un formulario que usted pueda usar para su respuesta. Puede encontrar estos formularios de la corte y más 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 más cerca. Si no puede pagar la cuota de presentación, pida al secretario de la corte que le dé 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 más 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 ó más 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 desechar el caso.
The name and address of the court is (El nombre y dirección de la corte es): Superior Court of California, County of Los Angeles, Stanley Mosk Courthouse, 111 N. Hill Street, Los Angeles, CA 90012
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): Scott Talkov and Greg Brown, 4000 MacArthur Blvd Ste 655, Newport Beach, CA 92660, (877) 727-8484
DATE (Fecha): 10/30/25
DAVID W. SLAYTON, EXECUTIVE OFFICER/CLERK OF COURT, Clerk (Secretario), by E. GALICIA, Deputy (Adjunto)
Hawthorne Press Tribune Pub 2/26, 3/5, 3/12, 3/19/26
HH-29137

PETSPETS **Pets** PETSPETS

Purrrfect Companions



Smoothie

Since 1997, Kitten Rescue has rescued cats and kittens from a variety of situations. Young or old, tabby or Siamese, we care for orphaned and abandoned kittens that need to be bottle-fed around the clock, moms with litters, cats that need socialization, and sick or injured animals. When they are finally ready for their fur-ever home, we will help match you with the purr-fect one. When you adopt, you save a life... and in turn enrich your own.

So many wonderful kittens and cats are often overlooked by no fault of their own... senior cats, bonded pairs, blind or deaf kitties, FELV+ cats and black cats (whose black canine counterparts are also passed by). All would cherish the chance to become a member of your family. Kitten Rescue would love the opportunity to answer any questions you may have.

Smoothie is a high energy, super snuggly, communicative, and intelligent kitty. Her idea of a good time is having a nice long play session and then cozying up in your lap for some purrs and a nap. With her high energy, Smoothie needs to go to a home that can give her the playtime she needs. She is not shy at all, however her bestie Timothy CATlamet is. Smoothie wants to make sure

Timmy goes to a good home too, so her foster moms have decided to offer them as a pair. If you would like to meet Smoothie and Timmy please contact their foster at Caroline.scarybear@gmail.com

Sweet boy **Timothy** CATlamet is looking for a home with another cat he can pal around with. He is a purr machine, leans in for head pets, and will make air biscuits when you hold him on your shoulder. Timmy is also very shy around new people and will need an understanding adopter who is willing to give him time to warm up. Once he does, Timmy is a silly little guy who loves to play with toys and make happy little bird-like chirps. If you have the patience to earn Timmy's love, he is worth every moment and more. Please contact their foster at Caroline.scarybear@gmail.com to learn more about Timothy and his friend Smoothie.

Magical little **Merlin** is an adorable ginger boy with a unique quirkiness! He is happy, playful, and very silly. He is a little shy with being handled, but warms up with routine, treats and affection. He also adores and looks up to his big brother Sheldon who leads by example. With Sheldon's guidance and comfort, Merlin will welcome new human friends into his circle as well. Merlin has a



Timothy

head-tilt left over from an upper respiratory infection he had as a kitten. This does not appear to affect his well-being, balance, and can often correct itself in cats over time. He does like to stay closer to the ground and loves snoozing in little cubbies. After lots of play, you can find brothers Sheldon and Merlin curled up together. These boys need to be adopted together and will bring lots of magic and love into their future home! Please contact gwendolyn@kittenrescue.org for more information on this adorable pair.

Sheldon is a sweet little ginger-cream puff who will steal your heart! He will run out to meet you with his tail in the air and can never say no to a friend with a treat or a wand toy. Sheldon loves to play with his humans as well as wrestling and playing tag with his baby brother Merlin. Gentle and affectionate, Sheldon is a quiet personality and always a good boy. Sheldon has had an eye removed after it was damaged from an upper respiratory infection he suffered from as a kitten. This does not cause him any discomfort, and he gets around just fine. It also does not hold him back from looking out for his shy little brother, Merlin. These brothers are bonded and need to be adopted together. They will bring you a lifetime of joy and affection!



Merlin

These cats and kittens are available for adoption through Kitten Rescue, one of the largest cat rescue groups in Southern California. All our kitties are spayed/neutered, microchipped, tested for FeLV and FIV, dewormed and current on their vaccinations. For additional information to see these or our other kittens and cats and for a list of our weekend adoption events, please check our website www.kittenrescue.org.

The donations and support we receive from individuals like you, who share our love and commitment to helping cats and kittens in Los Angeles, are the sole reason we are able to do what we do. We are grateful for your financial help. By making even a small donation today, you can touch the lives of the many deserving, wonderful animals in our care. There are many ways you can donate and help, and every dollar means so much. Kitten Rescue is a 501(c)(3) nonprofit. Your tax-deductible donations for the rescue and care of our cats and kittens can be made through our website or by sending a check payable to Kitten Rescue, 3519 Casitas Ave., Los Angeles, CA 90039.

Saving one animal won't change the world, but the world will surely change for that animal. •



Sheldon

Happy
**St. Patrick's
Day**

From all of us at Herald Publications