

PUBLIC NOTICES

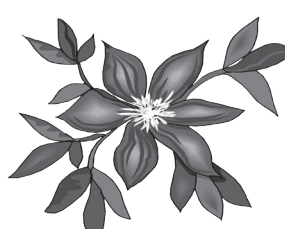
NOTICE OF TRUSTEE'S SALE T.S No. 1233066-02 APN: 4131-008-006 TRA: 003710 LOAN NO: XXXXX8356 REF: Flores, Clelia A IMPORTANT NOTICE TO PROPERTY OWNER: YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED December 03, 2007. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On **December 02, 2009**, at 10:00am, Cal-Western Reconveyance Corporation, as duly appointed trustee under and pursuant to Deed of Trust recorded December 18, 2007, as Inst. No. 20072773421 in book XX, page XX of Official Records in the office of the County Recorder of Los Angeles County, State of California, executed by Clelia A Flores A Married 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 At the west side of the los angeles county courthouse, Southeast District, 12720 Norwalk Blvd., Norwalk, California, 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: **Completely 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: 515 Loma Vista St El Segundo CA 90245-2920 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: \$1,432,195.70. 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 caused said Notice of Default and Election to Sell to be recorded in the county where the real property is located. **Regarding the property that is the subject of this notice of sale, the "mortgage loan servicer" as defined in civil code § 2923.53(k)(3), declares that it has obtained from the commissioner a final or temporary order of exemption pursuant to civil code section 2923.53 and that the exemption is current and valid on the date this notice of sale is recorded. the time frame for giving a notice of sale specified in civil code section 2923.52 subdivision (a) does not apply to this notice of sale pursuant to civil code sections 2923.52. This California Declaration is made pursuant to California Civil Code Section 2923.54 and is to be included with the Notice of Sale. I, Jaimee Gonzales, of Wachovia Mortgage, FSB ("Mortgage Loan Servicer"), declare under penalty of perjury, under the laws of the State of California, that the following is true and correct: The Mortgage Loan Servicer has obtained from the Commissioner of Corporation a final or temporary order of exemption pursuant to California Civil Code Section 2923.53 that is current and valid on the date the accompanying notice of sale is filed AND The timeframe for giving notice of sale specified in subdivision (a) of Civil Code Section 2923.52 does not apply pursuant to Section 2923.52 or 2923.55. Date: 07/22/09 Name of Signor: Jaimee Gonzales Title and/or Position: Vice President. For sales information: Mon-Fri 9:00am to 4:00pm (619) 590-1221. Cal-Western Reconveyance Corporation, 525 East Main Street, P.O. Box 22004, El Cajon, CA 92022-9004 Dated: November 12, 2009, (R-268966 11/12/09, 11/19/09, 11/26/09)**

ES HERALD: 11/12, 11/19, 11/26/09 H-21261

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TSG No.: 4222995 TS No.: 20099070816795 FHA/VA/PMI No.: **NOTICE OF TRUSTEE'S SALE** YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED **07/21/2006**. 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 **12/02/2009 at 10:00 AM, FIRST AMERICAN LOANSTAR TRUSTEE SERVICES**, as duly appointed Trustee under and pursuant to Deed of Trust recorded **07/27/2006**, as Instrument No. **06 1665868**, in book page , of Official Records in the office of the County Recorder of **LOS ANGELES** County, State of **CALIFORNIA**. Executed by: **RAHEELA SIDDIQUE MAHMOOD**, WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH, CASHIER'S CHECK/CASH EQUIVALENT or other form of payment authorized by 2924h(b), (Payable at time of sale in lawful money of the United States) **AT THE WEST ENTRANCE TO THE LOS ANGELES COUNTY COURTHOUSE, SOUTHEAST DISTRICT, 12720 NORWALK BOULEVARD, NORWALK, CA** 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: **AS MORE FULLY DESCRIBED IN THE ABOVE MENTIONED DEED OF TRUST AP# 4132-001-006** The street address and other common designation, if any, of the real property described above is purported to be: **409 WEST ACACIA AVENUE, EL SEGUNDO, CA, 90245** 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 **\$761,199.98**. 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. **First American Loanstar Trustee Services 3 First American Way Santa Ana, CA 92707** FOR TRUSTEE'S SALE INFORMATION PLEASE CALL 619-590-1221 Date: 11/11/2009 **FIRST AMERICAN LOANSTAR TRUSTEE SERVICES MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED MAY BE USED FOR THAT PURPOSE..** Requirements of SB1137 have been met pursuant to the Notice of Sale Declaration of record. The beneficiary or servicing agent declares that it has obtained from the Commissioner of Corporations a final or temporary order of exemption pursuant to California Civil Code Section 2923.53 that is current and valid on the date the Notice of Sale is filed and/or The timeframe for giving Notice of Sale specified in subdivision (s) of California Civil Code Section 2923.52 applies and has been provided or the loan is exempt from the requirements. Authorized Signature: Chet Scoryners 11/12/09, 11/19/09, 11/26/09 R-269792

ES HERALD: 11/12, 11/19, 11/26/09 H-21262



**NOTICE OF PETITION TO ADMINISTER ESTATE OF: MARGARET ANGELA O'GRADY CASE NO. BP119187**

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the WILL or estate, or both of MARGARET ANGELA O'GRADY. A PETITION FOR PROBATE has been filed by MARY DENISE GRZANICH in the Superior Court of California, County of LOS ANGELES. THE PETITION FOR PROBATE requests that MARY DENISE GRZANICH 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: 12/02/09 at 8:30AM in Dept. 5 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 four months from the date of first issuance of letters as provided in Probate Code section 9100. The time for filing claims will not expire before four months from the hearing date noticed above.


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  
**MATTHEW C. YU, ESQ. - SBN 256235**  
**23505 CRENSHAW BLVD. #212 TORRANCE CA 90505**  
11/5, 11/12, 11/19/09  
**CLN-1272410#**  
**EL SEGUNDO HERALD**

ES HERALD: 11/5, 11/12, 11/19/09 H-21242

NOTICE OF TRUSTEE'S SALE TS No. 08-0044616 Title Order No. 08-8-172244 Investor/Insurer No. APN No. 4135-016-017 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 04/06/2006. 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." Notice is hereby given that RECONTRUST COMPANY, as duly appointed trustee pursuant to the Deed of Trust executed by JOHN HILL, A SINGLE MAN AND LETITIA BRIDGES, A SINGLE WOMAN, AS JOINT TENANTS, dated 04/06/2006 and recorded 04/14/06, as Instrument No. 06 0823458, in Book , Page ), of Official Records in the office of the County Recorder of Los Angeles County, State of California, will sell on 11/25/2009 at 10:30AM, At the West side of the Los Angeles County Courthouse, directly facing Norwalk Blvd., 12720 Norwalk Blvd., Norwalk, CA 90650 at public auction, to the highest bidder for cash or check as described below, payable in full at time of sale, all right, title, and interest conveyed to and now held by it under said Deed of Trust, in the property situated in said County and State and as more fully described in the above referenced Deed of Trust. The street address and other common designation, if any, of the real property described above is purported to be: 325-327 SIERRA STREET, EL SEGUNDO, CA, 90246. The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. The total amount of the unpaid balance with interest thereon of the obligation secured by the property to be sold plus reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is \$1,120,745.96. It is possible that at the time of sale the opening bid may be less than the total indebtedness due. In addition to cash, the Trustee will accept cashier's checks 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. Said sale will be made, in an "AS IS" condition, but without covenant or warranty, express or implied, regarding title, possession or encumbrances, to satisfy the indebtedness secured by said Deed of Trust, advances thereunder, with interest as provided, and the unpaid principal of the Note secured by said Deed of Trust with interest thereon as provided in said Note, plus fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. DATED: 08/07/2008 RECONTRUST COMPANY 1757 TAPO CANYON ROAD, SVW-88 SIMI VALLEY, CA 93063 Phone: (800) 281 8219, Sale Information (626) 927-4399 By: - Trustee's Sale Officer RECONTRUST COMPANY is a debt collector attempting to collect a debt. Any information obtained will be used for that purpose. ASAP# 3329125 11/05/2009, 11/12/2009, 11/19/2009

ES HERALD: 11/5, 11/12, 11/19/09 H-21241



**NOTICE OF TRUSTEE'S SALE** TSG No.: 4200803 TS No.: 20099019203545 FHA/VA/PMI No.: YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 10/18/05. 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 **November 25, 2009 at 11:30 AM, First American LoanStar Trustee Services**, as duly appointed Trustee under and pursuant to Deed of Trust recorded 10/28/05, as Instrument No. 05 2601678, in book , page , of Official Records in the Office of the County Recorder of **LOS ANGELES** County, State of **California**. Executed by: **ANTHONY MORENO.**, WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH, CASHIER'S CHECK/CASH EQUIVALENT or other form of payment authorized by 2924h(b), (Payable at time of sale in lawful money of the United States) **At the front entrance to the Pomona Superior Courts Building, 350 W. Mission Blvd. Pomona, CA.** 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: **AS MORE FULLY DESCRIBED IN THE ABOVE MENTIONED DEED OF TRUST AP# 4132-025-037.** The street address and other common designation, if any, of the real property described above is purported to be: **123 E OAK AVE #105, EL SEGUNDO, CA 90245.** 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 **\$416,519.41**. 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. The beneficiary or servicing agent declares that it has obtained from the Commissioner of Corporations a final or temporary order of exemption pursuant to California Civil Code Section 2923.53 that is current and valid on the date the Notice of Sale is filed and/or The timeframe for giving Notice of Sale specified in subdivision (s) of California Civil Code Section 2923.52 applies and has been provided or the loan is exempt from the requirements. Date: 10/30/09, **First American LoanStar Trustee Services, 3 First American Way, Santa Ana, CA 92707** Original document signed by Authorized Agent, Chet Scoryners – FOR TRUSTEE'S SALE INFORMATION PLEASE CALL 530-672-3033. First American Loanstar Trustee Services May be Acting as a Debt Collector Attempting to Collect a Debt. Any Information obtained will be used for that purpose. NPP0146362 11/05/09, 11/12/09, 11/19/09 **ES HERALD: 11/5, 11/12, 11/19/09 H-21243**

T.S. No. 09-13059-11 Loan No. 100626217 NOTICE OF TRUSTEE'S SALE A copy of California Civil Code Section 2923.54 (SB 7) declaration is attached hereto and incorporated herein by reference. YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 11/1/2006. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by 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: Patrick La Cotera, a single man Duly Appointed Trustee: The Wolf Firm, A Law Corporation Recorded 11/09/2006 as Instrument No. 06 2486684 in book , page and rerecorded on --- as --- of Official Records in the office of the Recorder of Los Angeles County, California, Date of Sale: 12/9/2009 at 10:30 AM Place of Sale: At the front entrance to the Pomona Superior Courts Building, 350 West Mission Blvd., Pomona, CA Amount of unpaid balance and other charges: \$551,290.00, estimated Street Address or other common designation of real property: 1337 E Grand Ave D , El Segundo, CA 90245 A.P.N.: 4139-028-092 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. Date: 11/9/2009 The Wolf Firm, A Law Corporation Irvine, California 92614 (949) 720-9200 Foreclosure Dept. Fax (949) 608-0130 Sale Information Only: (714) 573-1965 Maggie F. Salac, Foreclosure Officer DECLARATION TO NOTICE OF SALE AS REQUIRED BY CALIFORNIA CIVIL CODE SECTION 2923.54 (1) The mortgage loan servicer has obtained from the commissioner a final or temporary order of exemption pursuant to Section 2923.53 that is current and valid on the date this Notice of Sale is filed. (2) The timeframe for giving notice of sale as specified in subdivision (a) of Section 2923.52 does not apply pursuant to Section 2923.52 or 2923.55 Signature Debra Lyman Print Your Name Debra Lyman Print Your Title Vice President Print Company Name Lilton Loan Servicing LP Mortgage Loan Servicer PB36663 11/19, 11/26, 12/03/2009

ES HERALD: 11/19, 11/26, 12/03/09 H-21278

**NOTICE INVITING SEALED BIDS FOR THE EL SEGUNDO SANITARY SEWER SYSTEM REHABILITATION PROJECT**

**IN THE CITY OF EL SEGUNDO SPECIFICATIONS NO.: PW 09-09**

PUBLIC NOTICE IS HEREBY GIVEN that the City of El Segundo invites sealed bids for the above project and will receive such bids in the offices of the City Clerk, 350 Main Street, El Segundo, California 90245, up to the hour of 11:00 a.m. on:

**TUESDAY, JANUARY 12, 2010**

at which time they will be publicly opened.

**A NON-MANDATORY PRE-BID JOB WALK FOR BIDDERS TO INSPECT THE JOB SITE IS SCHEDULED FOR WEDNESDAY, JANUARY 6, 2010 AT 9:00 A.M. AT CITY HALL, 350 MAIN STREET, EL SEGUNDO, CA 90245 IN THE COUNCIL CHAMBERS**

Copies of the Plans, Specifications, and Contract Documents are available from the Engineering Division of the Public Works Department, City of El Segundo, 350 Main Street, El Segundo, California, 90245 at a non-refundable cost of \$50.00.

Any contract entered into pursuant to this notice will incorporate the provisions of the State Labor Code. Compliance with the prevailing rates of wages and apprenticeship employment standards established by the State Director of Industrial Relations will be required.

Affirmative action to ensure against discrimination in employment practices on the basis of race, color, national origin, ancestry, sex, or religion will also be required.

The City of El Segundo will deduct a **ten percent (10%)** retention from all progress payments as specified in **Section 9-3.2** of these Specifications. The **CONTRACTOR** may substitute an escrow holder surety of equal value to the retention and the **CONTRACTOR** shall be beneficial owner of the surety and shall receive any interest thereon.

The City of El Segundo hereby affirmatively ensures that minority business enterprises will be afforded full opportunity to submit bids in response to this notice and will not be discriminated against on the basis of race, color, national origin, ancestry, sex, or religion in any consideration leading to the award of contract.

**This project is funded by EPA Grant funding and contractors shall comply with Federal and State Grant requirements including compliance with Davis-Bacon Act wage determinations, Disadvantaged Business Enterprise Program and other applicable regulations.**

Contractors are hereby notified that this project has Disadvantage Business Enterprise (DBE) goals of 4% of the Work to be performed by "Underutilized Disadvantage Business Enterprise (UDBE)" companies (defined by CalTrans as Asia Pacific American, Black American, Native American or Women owned companies) and an additional 8% of the Work to be performed by any DBE, for a total of 12% of the Work. Bids submitted must include documentation to clearly show that the Bidder will achieve this goal in the performance of Work or include all documentation necessary to prove a "Good Faith Effort" was made in attempting to meet that goal.

In entering into a Public Works contract, or a subcontract, to supply goods, services, or materials pursuant to a public works contract, the **CONTRACTOR**, or **SUB-CONTRACTOR**, offers and agrees to assign to the awarding body all rights, title and interest in, and to, all causes of action it may have under Section 4 of the

Clayton Act (15 U.S.C. Section 15) or under the Cartwright Act (Chapter 2 [commencing with Section 16700] of Part 2 of Division 7 of the Business and Professions Code), arising from purchases of goods, services, or materials pursuant to the public works contract or the subcontract. This assignment shall be made and become effective at the time the awarding body tenders final payment to the **CONTRACTOR**, without further acknowledgment by the parties.

Bids must be prepared on the approved Proposal forms in conformance with the Instructions to Bidders and submitted to the City Clerk, 350 Main Street, City of El Segundo, in a sealed envelope plainly marked on the outside:

**"SEALED BIDS FOR SPECIFICATIONS NO.: PW 09-09 IN THE CITY OF EL SEGUNDO DO NOT OPEN WITH REGULAR MAIL"**

The bid must be accompanied by a bid bond, made payable to the City of El Segundo for an amount no less than **ten percent (10%)** of the amount bid for the base contract.

No bid will be accepted from a **CONTRACTOR** who has not been licensed in accordance with the provisions of the State Business and Professions Code. For this project, those acceptable classes of license shall be **"A"** or **"C-42"**. The successful **CONTRACTOR** and his **SUB-CONTRACTORS** will be required to possess Business Licenses from the City of El Segundo.

The City of El Segundo reserves the right to reject any or all bids, to waive any irregularity, and to take all bids under advisement for a period of **sixty (60) calendar days**.

Any contract entered into pursuant to this notice shall become effective or enforceable against the City of El Segundo only when the formal written contract has been duly executed by the appropriate officer(s) of the City of El Segundo.

**BY ORDER OF** the City of El Segundo, California.

Cindy Mortesen  
City Clerk  
City of El Segundo

ES HERALD: 11/19, 12/3/09 H-21280