

# The Powner Patriot



New Rotary president See Page 4



Jan Scott leads Chamber See Page 10



Ron Kolar lauded See Page 8

Thursday, July 7, 2011

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8301 E. Florence Ave., Suite 100, Downey, CA 90240

### Rancho patient Katy Sullivan runs to glory

■ To actress, athlete and motivator Katy Sullivan, "can't" is the worst four-letter word.

BY GREG WASKUL, RANCHO LOS AMIGOS FOUNDATION

**DOWNEY** – When Katy Sullivan was born without legs, it seemed inconceivable that she was really born to run.

Growing up in Alabama, Katy's family and friends didn't treat her as if her limb loss was a problem. "I never realized I was different," she said. "If I noticed kids staring at me, I would go up to them and answer all their questions. I became an expert at blending in."

She got the acting bug as a child. "I saw a production of Charlie and the Chocolate Factory at a local theatre in Alabama," Katy said. "One of the girls in the play attended my school, and before the play was over I decided that I was going to be an actor. I spent the next ten years doing anything in the theatre from building sets to stage management - just to be involved in the process."

Katy earned a bachelor's degree in Fine Arts from Western University in St. Louis, then won a part in a play directed by Philip Seymour Hoffman at the prestigious Goodman Theatre in Chicago. "My parents moved to Alabama so I could avoid winter," she said. "Then as soon as I had a choice, I moved to a place that had some of the worst winters in the world!"

came to Southern She California in 2004 and soon decided to try running. But her running legs and feet were different than what she was used to. "The carbon graphite feet are very springy," Katy

said. "It was difficult at first to get the feel for them. If there had been a hopping event at track meets, I would have been first every time."

Katy had never run in her life. "I was asking my body to do something it clearly wasn't ready to do," she said. Soon she had a serious fall and badly damaged her back. Will Yule, her prosthetist from Hangar Prosthetics and Orthotics, recommended she go to Rancho Los Amigos National Rehabilitation Center Rehabilitation.

When she arrived at Rancho, she began working with physical therapist Julie Kasayama.

"I had several appointments a week with Julie, and soon she helped me learn about the mechanics of running," Katy said. "Running without knees is a very different process than what ablebodied athletes experience, because my prsosthetic legs don't bend. Also, the energy expended by an amputee is three times as great as that expended by an ablebodied person.

"Julie was remarkable," she said. "Many, many times, she jogged with me on baseball fields and tracks on her own time. She was as determined as I was that I

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Mosaik Hookah Lounge promotes itself heavily on social networks to young adults. The new hookah lounge in Downtown Downey also hosts a Biker Night on Wednesdays from 9 p.m. to 2 a.m.

# In Downey, signs of a growing nightlife

■ More restaurants, bars and lounges are staying open past midnight in the downtown district.

BY CHRISTIAN BROWN, STAFF WRITER

**DOWNEY** – From sports bars and hookah lounges to trendy restaurants and nightclubs, the heart of Downtown Downey is accommodating a new crowd these days.

At least that's what many city officials and business leaders are anticipating as the downtown district attempts to emerge as the next hub for late night entertainment and social activities.

Abraham Mourad never thought his small business would be among the first to kick off Downey's newfound night life, but nonetheless, the 44-year-old real estate broker and co-owner of Mosaik Hookah Lounge is excited about the transformation taking place along Downey Avenue.

"We've always liked Downey. It's a very open-minded city," Mourad said. "That's why we opened in Downey. The city is going in the right direction and there seems to be more pro-business people focused on building up the city."

Since its grand opening last month, Mosaik Hookah Lounge, located at 11029 Downey Ave., has become one of the few late night destinations still open after 10 p.m. downtown.

"After 9, 10 p.m. it's dead," dead for so long?"

hookah lounge, which prohibits

alcohol and anyone under the age of 18, is starting to draw a diverse crowd of young adults into the

"We decided to open a hookah lounge here for a new generation...so they can have a social life in a safe environment," he said. "We've been doing this for the last 22 days and it's been very successful. We've been getting a lot of good reviews from people."

Mourad said some customers have come as far as Anaheim and Westwood, only demonstrating the benefits of Downey's central loca-

Interestingly enough, while Mosaik Hookah Lounge may have been the first hookah establishment downtown, it's no longer the only one.

Last Friday, Hookah Time Café, located at 8323 Firestone Blvd., opened its doors, offering customers a club-like experience with large flat screen TVs and live

Anthony Madrid and Omar Monzon, who also own and operate Custom Cutz barbershop in South Gate, searched in the area for nearly two years before acquiring the space on Firestone

"We opened a week and a half after we signed the lease," said Madrid, 22. "The first night we were sold out. We had a line out the door, all the tables were taken. There were people waiting an hour in line.

"The way we see it, we're pulling in business from other places," said Madrid.

According to Monzon, the café sells finger foods, offers free Wi-Fi and plans to feature live DJs and entertainment in the future with various themes each night such as reggae, Latin, hip hop, and Middle Eastern music.



PHOTOS COURTESY MOSAIK HOOKAH LOUNGE

"The city is trying to make a statement – 'we're not dead,'" said Monzon, 29. "Why not be the first ones to support it? We should be a part of this.'

Hookah Time Café, which also prohibits minors and provides onsite security, is open Sunday through Wednesday, 5 p.m. – 12 a.m., and Thursday through Saturday, 5 p.m. - 4 a.m.

In addition to the hookah lounges, Downtown Downey may also soon welcome a nightclub.

On Wednesday, the Downey Planning Commission granted a beer and wine, eating place license to ICON's Cafe, located on 8239 2nd St. According to the city staff report, owner David Devis has plans to revamp the small eatery as a restaurant and nightclub.

While city officials maintain that these new businesses were not sought out, city planner William Davis acknowledged the establishments as a vital part of the downtown specific plan, which calls for more restaurants and entertainment venues.

"The city is concerned with creating a destination...that's the scope and vision of what the downtown is supposed to be," said Davis. "We're not seeking to make Downey the place for night life, but the vision does include walkable space, restaurants, more places to sit down."

David Llamas, owner of Mambo Grill, located at 11018 Downey Ave., took the city's vision to heart, deciding to literal-

ly expand his restaurant by adding a 45-seat sports bar, which opens this Saturday night.

"When the people next door moved out, the landlord and I agreed, 'let's create a bigger space for the customers," said Llamas. "So we set up a sports bar. Individuals and couples can sit at the bar – large groups can occupy the tables. It's an advantage for us."

Llamas believes the new businesses will only enhance the downtown district leading more young adults to stay in Downey for recreation and entertainment.

"Everyone in Downtown Downey is creating more places for our kids so they don't have to go to a hookah bar in Long Beach," Llamas said. "They can stay close to home."

In the future, Llamas hopes to host DJs, regular karaoke, and live entertainment every weekend at his sports bar, which currently features nine flat screen TVs.

"Alcohol is only 10 percent of it, 90 percent is the food and fun," he said. "We want to please every-

On Thursdays, Fridays and Saturdays the bar will stay open until around 2 a.m., according to

"Everyone will benefit from this...we're not competing, we're just trying to make Downtown Downey better for everyone," said Llamas. "I think if we work together, Downtown Downey will have a renaissance."

#### **CONCERTS IN THE PARK**



### Salsa band to spice up concerts

DOWNEY - Opa Opa, a Los Angeles-based Latin and salsa band known for its rich and distinctive use of percussion rhythms and robust brassy horns, performs next Wednesday in the city's concerts in the park

The concert begins at 7 p.m. at Furman Park. Admission is free and residents should bring chairs or blankets.

Over the years, Opa Opa has performed with some of Latin America's musical giants, including Celia Cruz, Willie Colon, Tito Puente and others. The band has entertained large audiences at outdoor music events at the Hollywood Palladium, Conga Room and other venues.

Opa Opa was formed in 1987 by band leader Oswaldo Bernard. The band includes a unique group of musicians from all corners of the Caribbean and across the Americas to offer their take on salsa.

Mourad said. "We stay open late until around 2 a.m. and nothing's open at that time. It's incredible. How has an area like this been so

According to Mourad, the

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#### First Presbyterian Church of Downey 10544 Downey Ave. (562) 861-6752

July 13-16: Summer Tour 2011 is for kids in grades 1-8 and includes movies, sports, a water park and more. Cost is \$80 per child, \$60 for each additional sib-

#### **Trinity Lutheran Church** of Norwalk 11507 Studebaker Rd. Norwalk (562) 864-3712

July 18-22, 9 a.m. to noon: PandaMania is free and open to kids in preschool through sixth grade. Sign-in begins daily at 8:30 a.m. Featuring Shave It shaved ice and a water slide.

#### **Messiah Lutheran Church** 10711 Paramount Blvd. (562) 923-1215

July 25-29, 6-8 p.m.: Big Jungle Adventure features games, music, Bible adventures, a banana hut and more.

#### **Calvary Chapel Downey** 12808 Woodruff Ave. (562) 803-5631

Aug. 1-5, 9 a.m. to noon: The Son Surf Kids Camp is free and open to kids at least 4 years old and up to sixth grade. Kids can bring a friend.

To list your church's vacation bible school in The Downey Patriot at no cost, call Linda or Jennifer at (562) 904-3668.

### Looking back on... Streets, roads & boulevards

■ Downey's pioneering families remembered on local roads.

BY CHRISTIAN BROWN, STAFF WRITER

**DOWNEY** – For Downev's earliest settlers, life wasn't always

In fact, many took long and arduous trips across the country in order to get to the Golden West.

Families, in essence, started from scratch - building new homes, tilling new fields, harvesting new crops, overseeing brand new communities.

While many people today would consider such a task insurmountable, 19th century pioneers took on the challenge, confident that their effort would produce thriving cities where their names would be remembered.

Overtime, the orange groves, dairy farms and family ranches vanished, but the names of Downey's pioneering families never faded away. Today, these men and women share a living legacy - the very streets, roads and boulevards that still bear their

According to historical records, Downey's first three streets were Dolan, Crawford and Venable; all named after men who helped establish the city, which initially cultivated near the intersection of Downey Avenue and Firestone Boulevard.

Dolan Street was named in honor of John Dolland, an early Downey rancher who migrated to the U.S. from Ireland in 1841. Dolland served as secretary of the Downey Land Association, the organization founded by John Gately Downey to help him both facilitate the new Southern Pacific

Railroad and develop the community of Downey.

Crawford Street took its name from Matson Duke Crawford, an early attorney and judge who also partnered with John Gately Downey. It remained Crawford Street from 1873 until 1935 when a group of local realtors launched a campaign to have the name changed to Downey Avenue, in honor of Downey, who served as governor of California from 1860-

Nevertheless, Crawford's name still lives on through Crawford Park, a small residential park located at 7000 Dinwiddie Street.

Prominent resident Judge J.W. Venable also had a street named for him, but the road soon became referred to as Depot Street because it led to the local train station. Eventually, the street became known as La Reina Street.

For many of Downey's roads, the names gradually changed over the years to reflect the people, places and events that shaped the

Old River School Road, for instance, got its name from the school respectively. Similarly, Gallatin Road, formally known as Gallatin School House Road, was named after the old Gallatin Schoolhouse built in 1893 near Brookshire Avenue.

Telegraph Road, which runs along Downey's northern border, didn't really have its name changed, it was just shortened.

The roadway was originally known as Anaheim-Telegraph Road because of the telegraph lines that connected Los Angeles to Anaheim. For a time, there was also a stagecoach line operated along the route. In 1952, the Los Angeles County Board of Supervisors approved the abbreviated name.



PHOTO COURTESY DOWNEY HISTORIAL SOCIETY

Traffic meets at the intersection of Old River School Road and Firestone Boulevard in 1966.

Just south of Telegraph is one of Downey's principal highways, which has taken several names since its development and remains a busy thoroughfare today: Florence Avenue.

Florence runs through the cities of Inglewood, Los Angeles, Huntington Park, Bell, Bell Gardens, Downey, and unincorporated parts of Los Angeles County bordering the City of Whittier.

Originally, the road was called Mayes Street after Robert Henry

Mayes, a prominent pioneer in the region. Later, it became known as Easy Street, reportedly because farmers who lived along the street often referred to themselves as living on "easy street."

According to an early account, a telephone operator called asking for the street's proper name, which was going to be included in a new phone book. Residents answered, "we have always just called it Easy

But it was also known as Hunt's

Crossing. Mr. and Mrs. Hunt had a small ranch on the north side of Downey where Old River School Road ended.

Later, the street was perma-

nently changed to Florence Avenue in honor of a woman who was a member of one of Cudahy's founding families.

Firestone Boulevard began as an old ranch road, surveyed in 1870 and first called Santa

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# Community

#### Thousands enjoy city fireworks show

**DOWNEY** – An estimated 6,000 people enjoyed the city-sponsored July 4 fireworks at Downey High School.

The event took place inside the football stadium and featured live entertainment, game booths, bouncers and, the main attraction, a 20minute fireworks show.

"It was great to be able to provide our community with a safe alternative to celebrate our country's Independence Day," said Mayor Luis Marquez. "Thank you to all of those who worked hard to help make this event a great success."

The holiday was a busy one for Downey firefighters, who responded to four fires possibly sparked by illegal fireworks.

Among the blazes reported Monday night and into Tuesday morning: a 60-ft. pine tree at Lubec Street and Tweedy Lane caught fire; a "minor" brush fire at Lakewood Boulevard and Gallatin Road; a brush fire along with 105 Freeway; and a tree fire on the 12000 block of Paramount Boulevard, which spread to the roof of a nearby apartment complex, prompting a temporary evacuation.

According to Battalion Chief Bruce English with the Downey Fire Department, firefighters had confiscated illegal fireworks from the apartment complex about one hour before the fire broke out.

Illegal fireworks are suspected to have caused most of the fire, although firefighters can't prove it.

"At this point, it's speculation," English said.

Between 7:30 a.m. on July and 7:30 a.m. Tuesday, firefighters responded to 26 calls for service, including nine incidents during the 9 p.m. hour.

#### Mosquitoes test positive for West Nile virus

**DOWNEY** – Downey residents are being advised to avoid contact with mosquitoes after a sampling of mosquitoes collected in Downey tested positive for West Nile virus

The samples were taken from the 90241 zip code and tested positive for West Nile virus, described by the Centers for Disease Control as a "potentially serious illness" that flares up during the summer.

With the finding, Downey is now one of 16 locations statewide to test positive for West Nile virus-infected mosquitoes this year.

Last week, vector control officials said three dead birds found in Cerritos also were contaminated with West Nile virus.

Officials with the Greater Los Angeles County Vector Control District issued a list of recommendations to guard against mosquito bites, including:

When possible, avoid activities between dusk and dawn because that's when mosquitoes are most

Apply insect repellent containing EPA-registered ingredients such as DEET and Picaridin;

Eliminate standing water around the home because that's where mosquitoes breed;

without tears on windows and doors to prevent mosquitoes from entering

long-sleeve shirts and pants to keep mosquitoes from biting.

### School board passes \$174M budget

■ Latest budget avoids mass teacher layoffs, but deficit for 2011-12 stands at \$4.2 million.

#### BY HENRY VENERACION, STAFF WRITER

**DOWNEY** – The DUSD school board last week adopted, on schedule, its \$172 million 2011-12 budget a few hours before the Democrats-dominated state legislature passed its long-delayed \$86 billion budget. It then increases slightly to \$174 million in 2012-13, then, taking a leap of faith, goes to \$178 million in 2013-14. The three-year budget horizon follows years-old custom.

The budget's general fund figures above are decidedly on the conservative side, reflecting a fiscal strategy that, in combination with other carefully thought out and creative measures, has worked well for the district. This approach was responsible for preventing mass teacher layoffs, for example, as was and still is, the case with too many school districts all over, and has otherwise kept DUSD's budgetary ship safely afloat.

Given the uncertainties inherent in the state budget process and the incontrovertible fact that the district totally depends on the state budget for its life, the district went ahead with its (still conservative) forecasts of average daily attendance of 22,011 next school year, 21,922 the next, and 21,888 the third year. Based on these forecasted enrollments, the district is optimistically budgeting, in a best-case scenario, a per pupil funding of \$5,222 for 2011-12, \$5,389 for 2012-13, and \$5,535 for 2013-14.

This is based on an unexpected increase of student enrollment, according to assistant superinten-



dent of business services Kevin Condon, as well as the receipt of stimulus funds in the year just ended, coupled with early teacher and staff retirements and programs/services cut in the not-toodistant past, which meant muchneeded savings for the district.

These elements led to increased per pupil funding of \$5,222 for the school year just ended, instead of the original budget estimate of only

In a worse-case scenario, especially if the state's anticipated increased tax revenue of \$4 billion does not materialize, the district figures per pupil funding of \$4,891 (2011-12), \$5,059 (1012-13), and \$5,205 (2013-14) would be very

As if to remind the district that even if the worst seems to be over, that it cannot let its guard down: despite the seemingly encouraging numbers, the budgets for the next three years still carry deficits of \$4.2 million, \$3.2 million and \$3.6 million, or a total of \$11 million, over the three-year horizon under

Still, despite all this, the district stands to maintain its reserves of over 17 percent of the general fund budget.

Another working assumption is the increase in class size in grades 1-3 to a 27:1 ratio.

"We'll have a better sense of where we're at by October," said Condon. "This is when revenues from taxes (sales, property, lottery, etc.) will be determined, and thus the district's funds stream. We can then review our budget and make the necessary adjustments and we'll be able to tweak our priorities."

"At any rate," he added, "I can say we're on a solid financial footing."

The district, formed in 1961, covers nearly 14 square miles, which includes the majority of Downey and portions of Bell Gardens, Bellflower and South Gate. It continues to operate 13 elementary schools, four middle schools, two high schools, a continuation school and an adult school.

#### **Crime Report**

#### Friday, July 1

At 3:00 a.m., an adult male from Huntington Beach was assaulted and robbed as he left the Pow Wow Bar at 9560 Firestone Blvd. The suspects were described as two males in their 20's and were last seen leaving the area in a white, compact vehicle. The victim sustained minor injuries during the incident. Detectives are investigating.

At 4:45 p.m., a male fraudulently obtained approximately \$4,000 worth of electronics at the Best Buy store located at 12118 Lakewood Blvd. This was accomplished when the suspect gained access to a customer's store credit by providing a false identity. The suspect left the store with the property before Best Buy representatives discovered the fraud.

#### Saturday, July 2

At about 12:30 am, a road rage incident escalated into the driver of one vehicle intentionally sideswiping another vehicle in the parking lot of CVS Pharmacy located at 7947 Florence Ave. The victim driver was struck in the arm by the suspect's vehicle, but was not seriously injured.

#### Monday, July 4

At around 12:00 pm, officers arrested a 41-year-old male from Los Angeles after he was seen stealing a catalytic converter from a vehicle parked at the Stonewood Shopping Center. When officers arrived on scene, the suspect was attempting to drive away from the area, but was stopped a short distance from the scene of the crime. The catalytic converter was recovered in the suspect's vehicle.

At 7:45 pm, a male and a female adult were walking in the 9300 block of Firestone Blvd. when they were confronted by two male suspects. One suspect began assaulting the male victim while demanding money. The suspects took \$40 in U.S. currency from the victims and fled the area on foot. The victim sustained minor injuries during the incident.

At 9:00 p.m., officers responded with the Downey Fire Department to a tree fire in the 9800 block of Tweedy. The investigation revealed that the tree was ignited by illegal fireworks. Ultimately, one local resident was cited for being in possession of illegal fireworks, which were confiscated. It was unknown if the person cited was responsible for the tree fire.

At around 11:45 pm, Officers responded with the Downey Fire Department to a tree fire in the 12000 block of Paramount Blvd. Upon arriving on scene, it was discovered a nearby roof had also been ignited. Downey Fire was able to extinguish the fire, the cause of which is unknown.

Information provided by Downey Police Department.

### Turn down the tap on lawns

■ Best way to save money on water costs is to conserve.

By Lars Clutterham, CONTRIBUTOR

DOWNEY - Water rate increases have been in effect for the past week in Downey. Single family residential accounts, which constitute 84% of rate payers, according to the Public Works Department, will see a rate increase of sixty-eight percent at the end of five stepped increases culminating in July 2015.

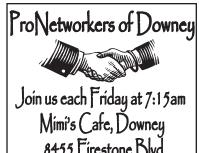
The same will be true for three other types of rate payers: multi-family residences, non-residential and recycled water accounts. This fouryear 68% increase includes the additional cost of water only and does not include an increased bi-monthly fixed meter charge, which varies for the four types of rate payers, but for single family residences is up 71%, from \$7.80 to \$13.43, beginning with the rate increase commencing last Friday.

from these uncertainties.

In this light, the most important thing you can do is use less water on your lawn.

Wide-ranging data indicates that from 30 to 70 percent of residential water use is for landscape irrigation. A significant part of this usage comes from overwatering and overspray or run-off. In all probability, your lawn will do just fine with less water. Ideally, water deeply twice a week in the early morning (in order to minimize evaporation). Secondly, check your watering patterns for overspray and run-off and adjust sprinkler heads and water pressure accordingly.

This is a significant source of water waste in Downey, as anyone can tell from a morning walk through the neighborhoods, where driveways and curbs are soaked and water runs in the gutters. This is illegal, by the



way, but not currently enforced, so the best thing you can do is to approach it proactively, and in the process save yourself some money.

There is much more to explore on the subject of water use, and there are many online resources with an abundance of valuable information. One of the best is bewaterwise.com, sponsored by the Metropolitan Water District of Southern California.

Lars Clutterham is a Downey resident and charter member of the city of Downey's Green Task Force and Downey Chamber of Commerce's Green Committee.

### Bullet hits car on freeway

DOWNEY - Downey resident Fred Macintosh narrowly avoided injury when his car was hit by a bullet while driving down the freeway during Fourth of July celebrations Monday.

The bullet was apparently shot straight up and landed on the roof of Macintosh's 2008 Ford Edge as he drove on the 405 Freeway in Carson. The bullet struck a double-reinforced area, preventing it from entering the passenger area, Macintosh said.

If not for the reinforced steel, the bullet would have landed eight inches away from his arm.

"My first impression was my car was hit by stray illegal fireworks that exploded on top of my car. It made a loud noise like an exploding M80 firecracker and it was so loud my ears were ringing for five minutes," said Macintosh. "I didn't know what it was until I got out of my car to see the

"I reported it to the CHP and they said there is nothing they can do about it," he added. "I was so careful not to get any scratches (on my car) and now there is a bullet hole in the roof."

Macintosh said he can't wash the car until the roof is fixed, but conceded he's "lucky to be alive."



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#### Former mayor to speak

**DOWNEY** – Former mayor Anne Bayer, executive director of a teen pregnancy counseling center, will be guest speaker when the Downey chapter of the Christian Businessmen's Committee meets July 14 at the Sizzler restaurant on Lakewood Boulevard.

The meeting begins at noon and is open to the public.

#### Sports bar at Mambo Grill opening

**DOWNEY** – Mambo Grill will hold a grand opening for its new grill and sports bar Saturday at 4

Miss Tecate will be on hand for the festivities. There will also be live music, and free appetizers and wine tasting.

The new bar and grill will feature live entertainment Friday nights from 8 p.m. to 2 a.m. and a DJ on Saturday nights from 8 p.m.

For more information, call (562) 622-7373.

#### Kits to help senior caregivers

DOWNEY - Home Instead Senior Care has unveiled a new, free resource to help family caregivers prepare for senior emergen-

The "Caring for Your Parents: Senior Emergency Kit" was developed by Home Instead Senior Care and Humana Points of Caregiving and is designed for grown children who don't know about their parents' medical histories.

The online management tool allows caregivers to document the senior's doctor, pharmacy and insurance company information, medications and dosage details, list of allergies, and more.

The kit can be downloaded for free at senioremergencykit.com or by calling the local Home Instead Senior Care office at (562) 401-0010.



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Richard "Mr. Pin" Semones

### New Rotary president knows all about service

■ ER nurse Diane Davis began term as Downey Rotary president on Tuesday.

BY HENRY VENERACION, STAFF WRITER

**DOWNEY** – As a nurse for 25 years, and working with kids first as a camp volunteer early on and for seven years now as a development and admissions administrator and school nurse at Our Lady of Perpetual Help School, Diane DiMarco Davis, whose ancestors hail from Sicily and Ireland, has acquired a firm grasp of the idea of service.

"From the nursing viewpoint," she says, "it's about helping the person who is experiencing pain deal with the particular situation and otherwise assist in the healing process. Educating the patient and the patient's family on the steps needed to cope with the situation is part of it. It is important to remember that caring doesn't end when a patient leaves the hospital and not to lose sight of the dignity of the patient. Medicine, on the other hand, is about curing the patient."

Her involvement from 1984 to 2006 as camp director and RN from 1986 to 1999 at Camp (Ronald McDonald) Good Times for children with cancer ("in the mountains near the Palm Springs area"), as an activities volunteer as well as RN at Camp Laurel ("in the local mountains") for children with HIV/AIDS (1994-1995), and later as a Girl Scout leader (2003-2006) are also concrete manifestations, she says, of her living the service concept.

After graduation from USC in 1986 with a BS in nursing degree, Davis worked initially at Downey Regional Medical Center as an ER nurse (1986-1996), then served in the same capacity and as a supervisor at various periods at each of these three hospitals --Saint Center, Francis Medical of Los Children's Hospital Angeles and White Memorial Medical Center in Boyle Heights while keeping her working options with DRMC open. After her return to DRMC fulltime,

Davis is out of the emergency room now and currently works as radiology department nurse and PICC (line catheters) RN.

Thus, she says that serving as Downey Rotary president "will be but a natural extension of what I've been doing all along, both as a nurse and as a volunteer, giving back to the community." Davis conducted her very first meeting as Rotary president on Tuesday. She succeeded financier Ingrid Martin.

Davis has an interesting pedigree. Her journalism graduate father, Tony, now retired, was a TV writer and wrote scripts for such shows as "Happy Days," "Laverne and Shirley," "Love Boat," and "Wonder Woman." He still resides in Silver Lake, where Davis was born and raised (she attended Catholic schools from grade 1-12). Her mother was a

Former Downey fire chief and city manager Don Davis and a past president of the Downey Rotary himself, is her father-inlaw. Her husband, John, is currently serving as a fire captain for the L.A. County Fire Department.

A fondness for travel (Europe, Mexico, Hawaii, New York City, Washington, D.C., etc.) once took the family to Scotland, where Don the father and John the son found the St. Andrews course irresistible and played a round.

"The place is very nice. I had a wonderful time there," Davis said. "My visits to New York ("at one of our wedding anniversaries") and Washington, D.C., turned out to be very, very nice, too."

"I've always enjoyed volunteering," she continued. "And I enjoy my work as a nurse. Now, I look forward to my deeper involvement with Rotary affairs with its spirit of service. Each area of activity feeds on the other. It's going to be fun."

"I must say I've gotten used to serving in a leadership role. What's wonderful about this added bit of responsibility with the Rotary is that it gives me a chance to model to our OLPH students what we faculty and staff try to impart to them—that it's not enough to learn the 3 R's, but it is



equally important, if not more, especially later, to develop a consciousness of service, of giving back, to the community, and encourage them to take positions of leadership."

In addition to developing and maintaining good and positive relations with OLPH alumni, Davis says, "We continue to cheer their successes with the hope, quite frankly, that they'll be generous with their donations.' OLPH educates an average of 300 pupils a year.

Davis likes to follow politics, learn what's going on in the world. As may be surmised from her upbringing and background, she's a conservative and finds no fault with the Tea Party or Sarah Palin ("I find her interesting.").

Davis says it was DRMC head of nursing Heather Conwell, erstwhile Rotary secretary (together with Patricia Megallon) who hired her. She takes pride in pointing out that her 18-year old daughter, Elisabeth, who plans to attend Cerritos College before matriculating later at the University of Dayton to pursue a psychology degree, and her 15-year old son, Sean, who is a sophomore at Loyola High School in L.A., are both products of OLPH. (Sean has mentioned he wants to join the Rotary as well someday).

Former Downey residents, the Davis family now calls La Mirada home.

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### Restaurant, nightclub has permit OK'd

**DOWNEY** – A planned restaurant and nightclub on 2nd Street in Downtown Downey had its operating permit revised Wednesday so it could begin serving customers of all ages, not just those 21 and older.

The restaurant currently operates as Al Sultan Grill & Kabob at 8237 2nd St. and has space for an adjacent nightclub. It previously operated as the Epic Lounge.

The business was originally granted a permit to serve alcohol and have live entertainment in 2009. The Planning Commission imposed several restrictions at the time, including building modifications and a minimum age limit of 21 after 9 p.m.

However, the city was recently informed by the California department of Alcohol and Beverage Control that the age restriction is in violation of current state regulations.

Planning commissioners unanimously rescinded the age limit on Wednesday, stipulating "there will be no age restrictions on the business, but the applicant is responsible to take all necessary actions to ensure...alcohol is not sold, given to, or consumed by persons under the age of 21."

Business owner David Devis said the restaurant and nightclub will likely stay open until 2 a.m. on weekends. He plans to sell tickets for entry into the nightclub, which will subsidize the cost of required secu-

The city also stipulated that alcohol sales cannot constitute more than half of the business's total sales, and set guidelines on how customers waiting for entry into the nightclub should be lined up outside.

"Just for clarification, this is a restaurant first, a nightclub second," said planning commissioner Louis Morales.

Devis recently completed building renovations on the property, including the installation of fire alarms and additional bathrooms, and is preparing to open. The planning commission will review the nightclub's operating permit six months after it opens.

"This is what were trying to promote downtown, have some people some dancing, have a good time," planning commissioner Michael Murray told Devis. "I hope you're successful and do a good job. I'm in favor of this."

Morales agreed.

"I'm all for entertainment in the downtown as long as it's controlled and within the sphere we want," he said.

### Downey Brewing Co. upgrades permit, extends hours

**DOWNEY** – Downey Brewing Company received approval on a new permit Wednesday that designates the business as a pub, allowing it to brew its own beer and sell alcohol for off-site consumption.

The new permit, known as a type 75, allows the brewery to create its own beer on-site after securing the proper state and county permits.

Downey Brewing Company is also now allowed to sell beer and wine for off-site consumption. Beers are required to be sold unopened, meaning customers who begin drinking a beer inside the restaurant cannot take the drink home.

The brewery also received permission to stay open an additional hour, to 2 a.m.

"We've had almost uninterrupted karaoke and DJ's playing during the week," said owner Sergio Vasquez. "A lot of customers arrive around 11 p.m. and that's when the DJ'ss and karaoke are shutting down."

The restaurant has a "last call" for drinks one hour before closing time.

In granting the expanded permit and business hours, city officials said the police department had received zero noise complains from neighboring residents and businesses.

Planning commissioners voted 4-0 to grant the requests, with commissioner Ernie Garcia absent.

"I think this gives Mr. Vasquez an opportunity to grow his business," said planning commissioner Robert Kiefer.

"Mr. Vasquez has shown us he can be a good businessman, keep the noises under control, he deserves to have this," said commissioner Michael Murray. "I'm sure he'll be successful."

Commissioner Louis Morales said Downey Brewing Company and the soon-to-open La Barca restaurant across the street could serve as "anchors" for the western portion of Downtown Downey.



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**GOT TERMITES?** 

# Editorial Page 5 Thursday, July 7, 2011

### Transparency measure is ripe for abuse

By Thomas A. Schatz

The lowest qualified bid by the most competent contestant traditionally wins the government contract. Unfortunately, the "Change" gang now wants to fiddle with this decades-old, generally reliable formula.

President Obama hopes to throw another item onto the scale as bureaucrats weigh bids: political donations. He could sign an executive order any day now that would instruct federal officials to consider the political contributions of prospective government contractors. While this move is being portrayed as a matter of increased transparency, it will actually fuel unintended consequences and indirectly overturn an important Supreme Court decision on free speech.

Forcing companies to disclose political gifts supposedly will expose covert "pay-to-play" schemes and ensure that private industry does not unduly influence Washington's decisions when awarding lucrative contracts. Rather than depoliticize procurement, this practice would empower public officials to scrutinize a particular company's political philanthropy. The Obama administration's supporters could score government deals while opponents leave with empty pockets and a simple message: "If you want our checks, show us yours."

The executive order could transport such old-fashioned, Chicago-style wheeling and dealing from Lake Michigan to the Potomac.

This executive order - drafted in April - requires contractors to disclose annual donations of more than \$5,000 that were made in the past two years and paid to political candidates, parties or independent political groups. Directors, officers and other top managers would have to declare their personal political contributions from the past two years - even if they were made without their employers' knowledge or consent.

This order is in part designed to thwart last year's Citizen's United Supreme Court decision, which lifted certain restrictions on the donations corporations and labor unions can make to campaigns and independent

Congressional Democrats quickly tried to counteract that ruling by relimiting the third-party donations. But a House- approved bill sputtered in the Senate.

Since the legislation will not be passed, Obama is trying to accomplish that same goal through the executive order. A clothing company would have to reveal its donations to a conservative advocacy nonprofit before bidding to manufacture military uniforms. A landscaping firm would have to list its checks to a liberal third- party group before applying to maintain a national park.

Clearly, such rules could foster political discrimination. Obama would enable his administration to deliver literally billions of dollars in government contracts to pro-Democrat businesses while denying billions to pro-Republican firms.

And when the GOP takes the White House again, that administration could turn around and practice the exact same kind of discrimination against Democrat-friendly contractors.

And the favoritism would not necessarily be confined to contracting work. The entire federal government would be made aware of private firms' political affiliations. Other agencies could use that information to determine where and how to award billions of dollars.

Even the appearance of political favoritism would be a problem.

The Agriculture Department, for example, might hire a company to upgrade 30 regional offices. That firm may have backed Obama's campaign and other Democratic causes. It also could finish its work on time, under budget, and with elegant results. Nonetheless, a losing, pro-Republican bidder might cry foul - even though it lost to a truly superior bidder, picked by honest public servants with no partisan axes to grind.

When awarding contracts, federal decision-makers should consider only one issue: the bidders' merits. Officials should evaluate the price and quality of the products and services on offer, the supplier's performance under previous contracts and how closely each bid follows federal contract rules.

This proposal is generating bipartisan opposition. Connecticut's independent Sen. Joe Lieberman, who caucuses with Democrats, and Missouri's Democratic Sen. Claire McCaskill, who chairs the Government Contracting Subcommittee, have both publicly opposed the executive order. Twenty-seven Republicans senators signed a letter urging the president to scrap this plan.

Imposing campaign- disclosure requirements on government contractors sets the table for a feast of patronage based not on the content of each contractor's character, but on the color of his PAC money.

Thomas A. Schatz is president of Citizens Against Government Waste.



### Can we make representative democracy better?

By Lee H. Hamilton

If you believe in representative democracy, as I do, this has been a dispiriting time. At a crucial moment for our nation's economy, many Americans look at Congress and see posturing, not a serious effort to create jobs or to get our fiscal house in order. They've responded with terrible approval ratings; the latest, from NBC and The Wall Street Journal, showed some threequarters of Americans disapproving of the job Congress is doing.

These dismal numbers have become so commonplace that most people in Washington react with a shrug. But our form of representative democracy places Congress at its center, as the voice of the American people and the guardian of the democratic process; when it is met with such dissatisfaction, the response should not be indifference, but a determination to improve its standing. We may have the best form of government we know, but we must always strive to make it better.

The basic features of our system have served this nation admirably over more than two centuries, but they can be abused. Democracy stokes passions, naturally creating robust debate and sharp-elbowed political competition. But it also leads to excesses we should address.

For instance, our system is driven by a healthy competition between the parties. But members of Congress are too willing to focus on scoring political points, at the expense of searching for a remedy for our challenges. You see this in their slim legislative record at a time of enormous challenge, and in the countless positions in the administration that have gone unfilled; the opposition has blocked nominees and simply declared that at least for some positions it will not support anyone President Obama nominates.

Similarly, both the Founders and earlier generations of Congress developed procedures to ensure that runaway majorities could not trample on the rights and wishes of the minority. But it has become terribly easy, especially in the Senate, for a handful of legislators — or even just one recalcitrant lawmaker — to gum up the works on behalf of some pet cause.

Congress has taken up plenty of space on the news pages so far this year, but it can point to very little of significance that it has actually accomplished. Both sides in Congress seem all too ready to take endless votes on bills that have no chance of being enacted, but have been placed on the calendar for the sole purpose of requiring the opposition party to cast a difficult vote. This sort of game-playing is hardly new, but it comes at a cost: legislators have limited time and energy, and when both are taken up with trivialities and political shenanigans, it means that important work does not get done.

To his credit, the Speaker of the House has tried to limit inconsequential legislation — resolutions honoring this or that constituent — but politically tinged maneuvering still goes on. A common complaint in the congressional cloakrooms is to ask in frustration, "Why are we working on this trivial matter when we're surrounded by so many serious challenges?"

In a representative democracy, of course, part of the point is for legislators to represent particular interests, especially the needs of their constituents. That is how the great diversity of this nation is given voice on Capitol Hill. But this can go too far. Too many members have adopted habits that might help their re-election chances, but do little to solve problems.

They pander to powerful people or groups; take their marching orders from the poll of the day, not their own intellectual compass; listen to their biggest contributors, not to the broad cross-section of their districts; and engage too often in short-term thinking, looking to the instant gratification of the next election or even the next poll, rather than the country's needs a

All these excesses of democracy contribute to Americans' lack of faith in Congress and undermine our system of representative government. The ideal for members is to conduct themselves as politicians and legislators so as to reflect credit on the institution they serve, and earn the respect — if not always the approval — of their countrymen. The record at the moment suggests they are falling short.

Lee Hamilton is Director of the Center on Congress at Indiana University. He was a member of the U.S. House of Representatives for 34 years.

I have no idea what's involved in changing the timing of a traffic sig-

The signal on Old River School Road and Laura Street has very

nal; perhaps the expense is too far down the list of priorities, but I have a

strange timing, especially now that school is out. At night it shows green

for quite some time for the school parking lot, which is empty and closed,

while remaining red for Laura, which has very little traffic - but at least

it's open, while holding up traffic on Old River School Road.

Is there any likelihood of an adjustment on this?

**Letters to the Editor:** 

Long light

-- Gary E. Myers,

**Downey** 

suggestion for one of them.

### High-speed rail jobs should be union jobs

A resolution to support high-speed rail and the union jobs that should go with it was passed this week by delegates to the Teamsters 28th International Convention with full support from its 70,000-member Rail Conference.

Fred Simpson, President of the Brotherhood of Maintenance of Way Employes, rebuked politicians such as Rep. John Mica, R-Fla., who want to privatize Amtrak. Simpson said Mica's latest proposal "would give away America's most successful rail corridor to his political friends, and provide them with massive government subsidies."

"There is no tax savings to the American people in this scheme," Simpson said. "It will not produce improved passenger service, good paying jobs, or economic growth. But it will transfer our tax dollars into the pockets of Wall Street speculators and corporate profiteers."

Dennis Pierce, President of the Teamsters Rail Conference and the Brotherhood of Locomotive Engineers and Trainmen, led the successful resolution for the IBT to support the conference in its efforts to form bar-

Pierce explained why it's so important for railroad unions to stick together. He told the gathering that railroad carriers for generations have preyed on weak or vulnerable unions to establish "pattern settlements" that undermine stronger unions at the bargaining table.

"We are currently leading the struggle to defeat the railroads' attempt to shift the cost of health care from an industry enjoying record profits to the workers who are least able to bear that cost," Pierce said.

The Teamsters represent 11 crafts in 11 unions for a total of 75 percent of the total employees in the railroad industry.

UPS is the Teamsters Union's largest bargaining unit, and members and leaders spoke not only about remaining vigilant there, but the challenges faced by workers at UPS' main rival, FedEx.

UPS Teamsters spoke to the crowd about the difference a Teamster contract has made in their lives and the importance of staying vigilant as UPS continues to test that contract.

"I've seen the good times. When our economy was flourishing, we all benefited," said Nancy Aleccia, a 33-year member of Local 396 of Covina, Calif. "And when our economy went into a downturn, we faced challenges...Going through that time has made me appreciate more than ever the value of my Teamster contract. We have seniority and recall rights, something nonunion employees do not have."

FedEx workers are clamoring for Teamster representation, but there are roadblocks to overcome before the union can organize.

"Fred Smith, CEO of FedEx, will do whatever he needs to remain nonunion and keep his employees from having a voice. He skirts laws, misclassifies employees and when all else fails, threatens and tries to scare not only his employees, but also the federal government," said Ken Hall, International Vice President and Package Division Director. The millions of dollars Smith has given to politicians make sure FedEx continues to enjoy the loopholes they take advantage of to keep unions out.

"The Teamsters have been working with states and allies in the federal government to level the playing field and force FedEx to play by the same rules as other companies in the same industry," Hall said.

One of the Teamsters' key allies in this fight has been Montana Attorney General Steve Bullock, whose determination on righting misclassification wrongs has essentially forced FedEx to change its entire business model across the country, to a multi-route model, and he has remained aggressive in protecting Ground drivers in his state.

'This is a nationwide problem and it deserves a nationwide solution," Bullock said. "They may have the money, but we have two things they don't; we're right and we'll work harder than them. It will be labor leading the resistance to the war on workers."

Danny DeVito, who directed and acted in the film "Hoffa," in 1992, brought the crowd to its feet with a stirring attack on corporate greed and reactionaries who want to roll back progressive reforms.

"These bozos want to turn back the clock to when the fat cats paid the workers pennies and took dollars for themselves," he said. "Should we go back to slavery? Take the vote away from women? Go back to child labor?

"I got an idea, how about outsourcing the CEOs and bringing the jobs back to the USA," he said, to thunderous applause.

Another diminutive person brought the crowd to its feet -- and some to tears. Ten-year-old Christopher Duffley, born autistic and blind, sang the "Star-Spangled Banner" a cappella for the opening ceremonies. Hours later, he sang "Stand By Me" as an homage to General Secretary-Treasurer Tom Keegel, who is retiring.

General President Jim Hoffa paid tribute to Keegel. "I am so grateful to have had you as our Secretary-Treasurer," Hoffa said. "Your strength, perseverance and wisdom have helped to make the Teamsters what we are today. You will never be forgotten."

Keegel's emotional farewell speech was another high point of the convention's fourth day. Keegel, introduced as a man who never forgot where he came from, recounted his early days in what is now Local 120 in Minneapolis. There, he said, he was inspired by veterans of the 1934 Truckers' Strike.

"It has been a fantastic trip. I'm so proud to be a Teamster," he said. Micky Ward, the welterweight boxing champion, signed autographs and had his pictures taken with Teamsters after speaking to the delegates.

"When people ask me what I do," he said, "My proudest thing is that I'm a Teamster for Local 25."

According to the Teamster Constitution, the International Convention, held every five years, is the supreme policymaking body of the union with the power and authority to modify the Constitution, establish programs, address fiscal issues and set priorities.

Contributed by the International Brotherhood of Teamsters.

#### **Letters to the Editor:**

#### Tree removal

Dear Editor:

This week, several trees along the eastern end of Foster Road have been summarily killed and removed without warning to area residents who enjoyed their shade and beauty. Moreover, we neighbors have no idea which official reason(s) determined this action (from Municipal Code, article VII, chapter 6, section 7607). Based on whose opinion, and how many experts were consulted?

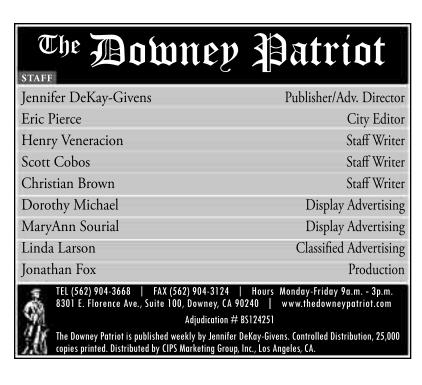
Once again, the city of Downey has decided to kill decades-old, seemingly healthy, pollution-reducing, oxygen-generating, beautiful shade trees without notifying residents. My neighbors and I simply woke up to find several trees destroyed, and several more marked for destruction without any system in place to consider the need for such destruction or alternatives.

Are these trees going to be replaced with drought-tolerant California native trees such as the Western Redbud, Toyon, Desert Willow or Honey Mesquite, and native shrubs such as sages, redbuds and ceanothus? Or is our street going to be left barren, reducing property values and raising temperatures? Are more trees nearby marked for destruction?

Nearby Lakewood respects trees, plans for their placement, cares for their well being and allows beautiful, large specimens to flourish into old age. Maybe I will move there and leave Downey in the hot, barren dust.

I highly suggest the City Council implement a notification system in reference to tree removal in residential areas. Moreover, Downey needs a more environmentally conscious and responsible master plan for our "suburban forest." The current system of poor planning and indiscriminate destruction is outrageous!

-- Myra Clark, Downey

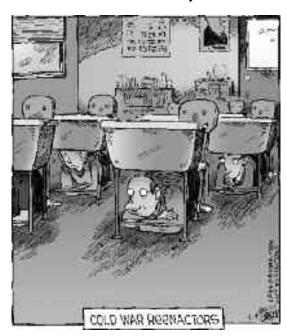




# Page 6 Thursday, July 7, 2011 Comics/Crossword

### SPEED BUMP

### DAVE COVERLY













### On This Day...

July 7, 1865: Four people were hanged in Washington, D.C., after being convicted of conspiring with John Wilkes Booth to assassinate President Abraham Lincoln.

**1930:** Construction began on Boulder Dam on the Colorado River.

1954: Elvis Presley made his radio debut when Memphis, Tenn., station WHBQ played his first recording for Sun Records, "That's All Right."

**1981:** President Ronald Reagan nominated Sandra Day O'Connor to become the first female justice on the U.S.

Birthdays: Musician Ringo Starr (71), actress Shelley Duvall (62), comedian Jim Gaffigan (45), retired basketball player Lisa Leslie (39) and figure skater Michelle Kwan (31).

### **Downey Community Calendar**

#### Events For July

Sat. July 9: Grand opening, Mambo Grill sports bar, 4 p.m.

Sat. July 9: Reunion concert, First Presbyterian Church of Downey, 7 p.m.

Sun. July 10: Bingo luncheon, Msgr. Robert Gipson Hall at St. Raymond's, 12:30 p.m. Wed. July 13: Concerts in the Park, Furman Park, 7 p.m.

Thurs. July 14: Former mayor Anne Bayer speaks, Sizzler, 12 p.m.

#### City Meetings

1st Tuesday, 6:30 p.m.: Redevelopment Project Area Committee, Cormack Meeting Room at Downey Library. 1st & 3rd Wednesday, 6:30 p.m.: Planning Commission, Council Chamber at City Hall. 1st Tuesday, 4:00 p.m.: Recreation and Community Services Commission, Council Chamber, City Hall. 1st Tuesday, 6:00 p.m.: Emergency Preparedness Committee, at Fire Station No. 1, 12222 Paramount Blvd. 2nd & 4th Tuesday, 7:30 p.m.: City Council/Community Development Commission, Council Chamber. 3rd Tuesday, 6:30 p.m.: Library Advisory Board, at Downey City Library.

#### Regularly Scheduled Meetings

#### **Mondays**

2nd Mon., 11 a.m.: American Legion Auxiliary #270, at United Methodist Church.

3rd Mon., 7 p.m.: American Legion Post #270, at Rio Hondo Event Center, for more info. call (626) 445-2582. 4th Mon., 7:30 p.m.:Downey Numismatists, at Downey Retirement Center, call 862-6666.

#### **Tuesdays**

9:30 a.m.: Downey Seniors Club, at Apollo Park, for information call Nadine Morris at 923-9422.

10 a.m.: Downey Bocce Club, at 7850 Quill Drive, for information call John Fiorenza at 652-4399.

12 p.m.: Rotary Club, at Rio Hondo, for information call Ingrid Martin at 413-4001.

6:00 p.m.: Toastmasters Club 587, at First Baptist Church, for info call John McAllister 869-0928. 7 p.m.: Boy Scout Troop 2, at Downey United Methodist Church, for information call 869-6478.

1st Tues., 7:30 a.m.: Gangs Out of Downey, at City Hall training room.

**2nd Tues., 3 p.m.: Keep Downey Beautiful,** at City Hall, for more information call 904-7117. 2nd and 4th Tues., 6 p.m.: Sertoma Club, at Cafe 'N Stuff, for information call 927-6438.

**2nd Tues.**, **6 p.m.: Downey Fly Fishers**, at Apollo Park, for information call 425-7936.

3rd Tues., 6:30 p.m.: Community Emergency Response Team meeting, Fire station 1, 12222 Paramount. 3rd Tues., 7:30 p.m.: Writer's Workshop West, at at Downey High School library, for info call 862-3106. Tues., Thurs. & Sat., 10 a.m.: Downey Bocce Club, at 7850 Quill Drive, for info. call John Fiorenza 652-4399.

#### **Wednesdays**

7 a.m.: Kiwanis Club, at Rio Hondo Events Center. Call Steve Roberson at 927-2626.

1 p.m.: Women's Bocce Club, at 7850 Quill Drive, for information call Marie Puch at 869-4366. 7 p.m.: Out Post 132 Royal Rangers, at Desert Reign Church, for info call 928-8000.

1st Weds., 10 a.m.: Woman's Club of Downey, for information call Barbara Briley-Beard 869-7618.

1st Weds., 11:30 a.m.: Downey Coordinating Council, at Community Center, for information call 923-4357.

1st Weds., 7:30 p.m.: Downey Stamp Club, at Maude Price School cafeteria, for information call 928-3028. 2nd Weds., 11:30 a.m.: Christian Women's Club, at Los Amigos Country Club, call Sonja 862-4347.

2nd Weds., 7:30 p.m.: Downey Model A Club, at Gallatin School Cafeteria, for information call 928-4132. 2nd & 4th Weds., 11:30 a.m.: Downey AARP, at Barbara J. Riley Senior Center, for info. call Pearl Koday 633-4355.

2nd & 4th Weds., 5:30 p.m.: Lions Club, at The Palms, for information call 803-4048. 3rd Weds., - Downey Dog Obedience Club, at Apollo Park, for info. call Gina 869-5213 or Valerie 420-2972. 3rd Weds., 10 a.m.: Los Angeles County Quilters Guild, at Women's Club, for information call 426-2418.

3rd Weds., 6 p.m.: American Business Women's Association, Rio Hondo Country Club, Call Barbara Carlson 863-2192. 4th Weds., 12:00 noon: Retired Federal Employees, at Barbara J Riley Center, call 943-5513. Wed.& Fri., 10:15 a.m.: Senior Bingo, at Apollo Park, for information call 904-7223.

#### **Thursdays**

7:30 a.m.: Connections Networking, at Bob's Big Boy, for info., call Nick Smith, 861-5222.

7:30 a.m.: Soroptimist Int'l of Downey, for information, call Mia Vasquez, 806-3217.

**12 p.m.: Kiwanis Club of Downey,** at Rio Hondo Events Center, call Roy Jimenez 923-0971.

**12:30 p.m.: Take off Pounds Sensibly**, at First Christian Church, call (800) 932-8677. **6:30 p.m.: Downey United Masonic Lodge # 220,** 8244 3rd St., Call 862-4176.

7 p.m.: Troop 351, Boy Scouts of America, at First Baptist Church, for information call 776-3388.

2nd Thurs., 7:30 p.m.: Beaming Rebel Foxes Collectors Club, for more information call Carl D. Jones at 923-2400. 3rd Thurs., 4 p.m.: Public Works Committee, at City Hall Training Room.

4th Thurs., 10 a.m.: Assistance League, at Casa De Parley Johnson. for information call 869-0232.

4th Thurs., 7:30 p.m.: Downey Historical Society programs, at Community Center. Call 862-2777.

7:30 a.m.: Pro Networkers, at Mimi's Cafe, for information call Barbara Briley Beard at 869-7618 3rd Fri., 8:30 a.m.: Women's "In His Glory" Ministry at Los Amigos C. C. 622-3785.

#### **Saturdays**

9 a.m.: Farmers Market, Second Street at New Avenue, for information call 904-7246. 2nd Sat., 12:30 p.m.: AAUW, Los Amigos Country Club.

#### THE NEWSDAY CROSSWORD

Edited by Stanley Newman (www.StanXwords.com) STATE YOUR NAME: Either first or last by S.N.

#### **ACROSS** 1 Like some dogs coats

- City south of Deriver 13 Language in Lima
- Sheep-herding beast Hurting 21 22 Nostalgic souvenir LOVE pop artist

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- Water-based paint Paid in Kennedy Center Honors
- Western capital Welding alloy Important period
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- 87 French race place Popular potatoes Fill with fizz

- Like wet paint Western high point Pops Pedestal part 101 Skiling surface
  - 103 Put a match to 104 Schedule stat 107 GPS reading

90 Tourist draw

106 Fourth book of the OT 108 Don't participate, with "out"

#### ADVERTISING POLICY

The Downey Patriot reserves the right to censor reclassify, revise or reject any ad. The **Bowney** 🕽atríot is not responisble for incorrect ads beyond the first business day of an ad scheduled. Please check your ad on the first day of publication and report any errors we have made to the Classified Department at **562-904-3668** at the beginning of the next business day to have it publish correctly for the remainder of the schedule.

You can contact puzzle editor Stanley Newman at his e-mail address: StanXwords@aol.com. Or write him at P.O. Box 69, Massapequa Park, NY 11762, Please send a self-addressed, stamped envelope if you'd like a reply.

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Reach Stan Newman at P.O. Box 69, Massapequa Park, NY 11762, or at www.StanXwords.com

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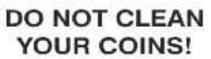
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# Page 8 Thursday, July 7, 2011 Dining/Entertainment \_The Downey Patriot

### YMCA gives inaugural service award to Ron Kolar

■ Ron Kolar's contributions to the Downey YMCA go back to 1970's.

**DOWNEY** - On June 11, the Downey YMCA honored Ron Kolar with the inaugural Exceptional Service Award, the highest award given by the Downey YMCA. Kolar was recognized at an awards banquet that raised more than \$30,500 for the

The following write-up highlighting Kolar's contributions to the YMCA was written by the Downey YMCA and provided to the Patriot:



Downey is described as a unique city in the heart of Southern California that is a place of pride, history, involvement, and community. Ask residents familiar with the city and they will tell you that this is not by mere happenstance, but as a result of efforts by active, dedicated and hard working community-minded leaders. One of these distinguished leaders, of course, is Ron Kolar.

For the past 52 years, Ron has called Downey home. Born in Hastings, Nebraska, Ron moved to the Glendale area when he was in junior high school. He attended Eagle Rock High School, Glendale Junior College and the University of Southern California, where he earned a bachelor's degree in civil engineering and a master's degree in business administration. In 1959, Ron settled in Downey because he says, "it was a nice community with a convenient location and had many fellow USC alumni".

In 1972, he established L'Abri



Management, Inc. The challenges and measurable results as a Certified Property Manager have always appealed to Ron. He began his business on Florence Avenue with a card table and one secretary; the Downeybased L'Abri now has more than 200 employees. It holds the highest designation given by the Institute of Real Estate Management as an Accredited Management Organization. L'Abri manages properties mainly in Los Angeles, Orange, San Bernadino and Riverside Counties.

L'Abri is a French word meaning "shelter". Ron chose the name because of his admiration for one of his favorite authors, Dr. Francis Schaeffer. Dr. Schaeffer was a theologian who founded L'Abri Communal Referral Center in Switzerland. From this study center, individuals could seek answers to questions about God and the significance of human life. Dr. Schaeffer's book, L'Abri, can be found on a coffee table in Ron's

Ron resides in Rancho Mirage, with his wife, Kathy, and daughter Kelsey, a student at Point Loma Nazarene University. He also maintains a home in Downey. He attends the First Christian Church of Downey and the Southwest Community Church in Palm Desert.His Christian faith has shaped his strong ethics, and guided him through good and tough

Ron's children and wife, Kathy, are a continuing source of pride and joy. His grown children include a son, Troy; daughters Kouy and Kelsey; and step-children Jacob Bullock and Kati Duarte.

Ron's wife Kathy is an excellent golfer and also enjoys hiking and spending time with her grandchildren. Ron is an avid golfer as well, and the family has memberships at both Candlewood and Morningside Country Clubs.

Along with his family, Ron takes great pride in his community service, including the many hours given to the Downey Family YMCA. Ron's involvement with the Y started in the 1970's initially as a Y-Indian Guide dad; in 1978, he served as the Sunset Nation Chief. In 1980, with the urging of his friend Bob Brazelton, Ron joined the Y's annual fundraising campaign and later the Board of Managers. Since joining the board of managers, Ron has held many leadership positions including Treasurer, Major Gifts Chair, and Board Chair. He was instrumental in the opening of the Y Gymnastics and Dance Center on Firestone Boulevard, which served over 850 boys and girls.

In the mid-80's Ron chaired and participated in several YMCA auctions, generously donating several of his classic cars to the events. Ron is a founding member of the Downey YMCA's Chairman's Round Table and Lifetime Chairman's Round Table; he is also recognized as a member of the Los Angeles YMCA's George Williams Society, for his significant lifetime giving.

In 1992, Ron was given the highest honor by the Los Angeles YMCA and was cited to the Golden Book of Distinguished Service. He was honored for "balancing his contributions as a program leader with those as a policy maker." The citation to Ron read, in part, "...Few people in the history of the entire Association have demonstrated as broad a degree of volunteerism. His record of service on every conceivable level - from Y-Indian Guide Nation Chief to Board Chairman; from Basketball Coach to Chair of the Chairman's Round Table - is virtually without equal".

In addition to his tremendous support of the Y, Ron gives with equal enthusiasm throughout the community: past president and past treasurer of the Downey Dolphins Swim Club; Sunday School Teacher at Downey First Baptist Church; Chairman of the Citizen's Committee that built a new Olympic-size community swimming pool; past Chairman of the Memorial Trust Foundation of Trustees for Downey Community Hospital, Chairman of the Charter Ball of Downey Community Hospital, and past Chairman of the DRMC Corporate Board and Hospital Board.

For more than 25 years, Ron has also been a member of the Downey Los Amigos Kiwanis. Fellow Kiwanian Hal Nelson has described Ron as "one of the most generous men we have in the club. He was a superb (club) president. He is a very



kind man and a real asset to the club, community and hospital".

Ron truly exemplifies the YMCA's Christian mission and has provided enduring and significant leadership to the Downey Family YMCA and the community. He has generously shared his personal talents and treasures well beyond anyone's expectations. We congratulate Ron on being the first honoree of the Downey YMCA's Exceptional Service Award.

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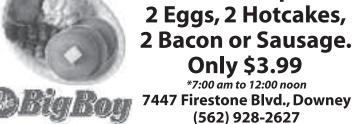
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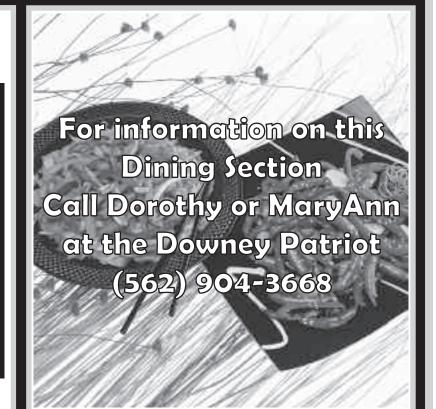








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# Sports

**GREG LAKE** 

### Getting fit for shafts

Hello again fellow golfers. We left off last week with talking about custom fit golf clubs and how they can affect your score more than you think. I'm going to continue this topic with you, but concentrate on the subject of finding the right shaft for each of your clubs, most importantly the driver. It has become more and more evident that the quality off your golf shaft has great correlation with how good your golf strikes get. Technology has introduced many new materials other than regular graphite that are used in making custom golf shafts. Let's breakdown a couple of the characteristics of a golf shaft that you should be familiar with.

The most commonly refereed to characteristic of a golf shaft is the flex. There are several different flexes of golf shafts that golf clubs are made with so that they can be used by different people. These flexes include ladies, senior, men's regular, men's stiff, and men's extra stiff. A ladies or senior shaft will be lighter than a men's regular shaft. The club head speed of your swing is a good place to start when trying to identify the correct shaft flex for you. The faster you swing, then generally you should use a more stiff golf shaft.

Shafts are also made out of different materials such as steel, graphite, or a composite of several different lightweight materials. Irons are generally made with steel shafts while fairway woods and drivers are made with graphite. As a golfer ages, it may be a good idea to switch from steel to graphite shafts. This decreases the weight of the club, allows the golfer to swing faster, thus hitting the ball similar distances to when they were younger.

A more confusing topic to some is the kick point of a golf shaft. The kick point refers to a maximum bending point of the shaft, and is also called flex-point or bend-point. If you watch golf on television, they sometimes show a swing in slow motion where you can see how much the shaft bends before impact. When a golf shaft has a low kick point you will have a higher ball flight, while the opposite happens for a high kick-point shaft.

The business for custom golf shafts has become increasingly popular with technology. Popular golf shaft companies include Fujikura, UST, Fubuki, and Diamana just to name a few. If you are willing to pay a pretty penny, you can get shafts that may allow for a large increase in margin of error. Custom driver shafts can range from \$100 to over \$1,000.

Now that you know a little about golf shafts, you can easily talk to and understand your local PGA professional when getting fitted. They will be able to recommend the best golf shaft for you and your budget.

Until next time, keep it in the short grass!

Greg Lake is a PGA Apprentice at Rio Hondo Golf Club and former Warren golf MVP. Lake also conducts lessons at RHGC. For lessons and more information, please contact the pro shop.



### **Downey High retires** Staci Rodriguez's jersey

■ Staci Rodriguez honored for stellar athletic career at Downey High School.

By JAMES WILLIAMS, **CONTRIBUTOR** 

**DOWNEY** - Downey High School softball player Staci Rodriguez was honored during graduation in front of all her family and classmates when it was announced that the school would retire the young athlete's jersey number.

"Wow this is an amazing experience" Rodriguez said, when asked what was going through her mind when she found out her number was being retired.

Rodriguez had a tremendous career as a Lady Viking, starting on varsity for both volleyball and softball since her freshman year. Rodriguez help lead the volleyball team to a 27-2 record as a captain during the 09-10 season, when they defeated Troy High School for the first girls' CIF volleyball title in school history.

"It felt amazing because we knew we had a great team and we knew we had potential to go far in the CIF playoffs but never did we think we would win it, but when we did, it was great," Rodriguez

Rodriguez was also a captain as an outfielder on the softball team and helped lead the team to a 24-6-1 record during her senior year. Rodriguez ranked second in both runs and stolen bases in the San Gabriel Valley League.

Even with Rodriguez graduating and moving on to the next level in both education and athletics at New Mexico State University, the family name will still be represented at Downey High for the next few years with her little sister, Rachel, on the team. Rachel got to



PHOTO COURTESY SUSAN RODRIGUEZ

Staci Rodriguez had her No. 7 jersey retired by Downey High School. A member of the varsity volleyball and softball teams since freshmen year, she will attend New Mexico State University on a softball scholarship this fall.

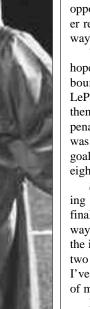
play on the varsity team this season as a freshman alongside her older

"It was fun and a cool experience since she is three yrs younger than me." Staci added.

After Staci's final season came to an end, she received a full-ride scholarship offer from New Mexico State University to play softball. She will attend NMSU next semester and will begin practicing and meeting her new teammates later this summer.

When asked if she had any regrets about anything in her high school sports career, Rodriguez said "nothing."

"I'm happy with the way my teams and I did."



remember it for the win. I remember driving to a Little League game that afternoon and listening to it on the radio, and the first thing you should ask yourself is why I listen to soccer

on the radio.

Truth be told, I don't really listen to any sports but baseball on the radio. The mere fact that I was listening to the World Cup is amazing in itself. When it comes to soccer, we don't care about the men. Donovan, Tim Howard, Clint Dempsey, and Jozy Altidore are fun players to watch I

The U.S. women are ranked No. 1 in the world. What are the men ranked? We barely crack the Top 25, coming in at No. 24. How embarrassing is that for the men? It's like the men keep getting worse and worse as the years go by.

never commit to watching Major

*EfficienT* 

### In soccer, women rule the sport

**DOWNEY** - I was really bummed on Wednesday when I went to Buffalo Wild Wings with the girlfriend to watch the U.S. women's soccer team lose to Sweeden 2-1 in FIFA's women's World Cup. Honestly, the game could have gone either way with the U.S. having ample opportunities to score, but for whatever reason, the ball didn't bounce their

U.S. goalie Hope Solo looked hopeless on one of the goals that bounced off the thigh of Amy LePeilbet on a free kick by Sweeden, then before, Solo was unable to stop a penalty kick by Lisa Dahlkvist, which was just outside the reach of the U.S. goalie who has not allowed a goal in eight straight games.

So, the women's team will be taking the long way to the World Cup finals, with Brazil standing in their way in the quarterfinals, and with all the information that I spent in the past two paragraphs talking about soccer, I've already bypassed my knowledge of men's soccer.

I'm sorry, but I just would much rather watch women's soccer than men's soccer. When I think about World Cup moments for the U.S., I don't think about Landon Donovan's goal in pool play last year versus Algeria. I think about Brandi Chastain's tournament winning goal in a shootout against China and her ripping her jersey off.

No, I don't remember that moment for the jersey removal, I

But when I think U.S. soccer, I think about Mia Hamm and Chastain's hev days, and now I think about Solo and Abby Wambach in this year's World Cup in Germany. And the biggest reason why is found in the world rankings.

It's always easier to watch a winner, and honestly that's what draws me to U.S. soccer. I'm definitely a casual watcher of soccer and probably will

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League Soccer in the country. But when it's a World Cup year, I'm more likely to be drawn to the women than the men.

I feel like the rest of the country shares my opinion when it comes to who to watch. We're the United States of America. We're all about being the best, winning, and flexing our muscles. With that said, it's not a surprise that the women are probably more commonly watched than the men.

The sad thing is that we applauded the men for having a strong showing in pool play, then whatever they do after that is house money lost. When it comes to the women, they are expected to win the group they're placed in and at least show up in the semifinals. Anything below that is not good enough.

That should be the attitude we have with the men. We have players, or so I've been told, but do we have the right coaching? Does anyone want to coach a hopeless men's roster? The best players in the world don't play in MLS, they play in Europe in the Premiere League. A good chunk of our men's roster is from MLS.

Our women's soccer league is much stronger in the world, compared to the men's soccer league.

When people ask me to go to a Los Angeles Galaxy game, I always ask where the seats are because I don't want to go to a sloppy, slow paced soccer game unless I've been drinking with seats so close I can feel the flops from uncommitted fouls.

But when I watch women's soccer, I feel like there's an intensity that isn't matched in men's soccer. I feel like there is a sense of urgency that can be found with our females than our males. I'm into the game, watching the ball movement and chances on goal.

There's a passion that's played with when the women take the pitch that is suspiciously absent when the men play.

With that said, I can't wait until our girls play Brazil in the quarterfinals. Don't ask me what the men are doing. I really don't care.

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The Downey Ponytail 12u Gold All-Star team took first place at the Mountain Top Girls Softball Tournament held in Big Bear. Pictured above, top row from left: Coaches Russell Brasher, Chris Forseen, Al DeLaTorre and Danny Alvarez. Second row: Manager Tina Hernandez, Nala Osorio, Anna Collier, Sarah Brasher, Brianna Lerma, Celeste Hernandez, Head Coach Chris Hernandez and Coach Ismael Trejo. Third row: Ashley Machado, Chelsea Lopez, Jelissa Castanon, Brandi Trejo and Samantha Alvarez. Bottom: Jaclyn Candelas and Alena DeLaTorre.







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### Louise Frank passes away at 92

**DOWNEY** – Louise Frank, a Downey resident for more than 50 years, passed away on July 2 at the age of 92.

She was born Aug. 5, 1918 in Sikeston, Mo., and grew up during the

Frank graduated from Moline High School in 1937. The quote under her yearbook photograph read, "A whiz in shorthand and typing," which served her well in her secretarial career.

She married Walt Meyers in December 1941 and the couple moved to California in 1946. Several years after the death of Walt in 1969, she married Edward Frank. Edwin passed away in 2004.

She was active in Eastern Star during her married life with Walt. In her later years she enjoyed playing cards, watching movies and exchanging e-

### Services Friday for Marian Burns

**DOWNEY** – Marian Josephine Bloomfield Burns passed away on July 4 in Downey.

She was born March 19, 1915 in Pine River, Minn. Her husband, Edward Hamilton Burns, a former Downey Kiwanis member, predeceased her on Feb. 26, 1987.

She is survived by her extended family: Allen and Kathy Korneff, Alexandra and Ryan Vanderhook (granddaughters: Tatum and Skylar), Natasha Rudar (grandsons: Dustin and Cory), Ted's two daughters, Rosemary Forbes and Margaret Ellis, and four grandchildren and two great-

She was a member of the Assistance League of Downey and the Woman's Club of Downey, and volunteered at Downey Community Hospital.

A memorial service will take place July 8 at 11 a.m. at First Baptist Church of Downey.

In lieu of flowers, donations are requested to the Assistance League of Downey, 11026 Downey Ave., Downey 90241.

### Alma Scheel passes away

**DOWNEY** – Alma Scheel, a grocery checker in Downey for many years, passed away peacefully June 25. She was 101.

Born March 20, 1910, in Owen, Wis., the second of nine children, she married Arthur Scheel in 1927. He passed away 17 years ago.

They lived in Downey 68 years, where they raised one son, Robert. In addition to Robert, she is survived by three granddaughters, several

great-grandchildren, and several great-great-granddaughters.

A memorial service will be held July 16 at 11 a.m. at Miller-Mies Mortuary.

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### PTA moms charged in Ponzi scheme

■ Victims include residents in Norwalk, Pico Rivera and other surrounding cities.

**DIAMOND BAR** – Two PTA moms were arrested at their Diamond Bar homes Tuesday for allegedly operating a scheme that defrauded victims out of millions of dollars.

Maricela Barajas, 41, and Juliana Menefee, 50, were arrested following a six-month fraud investigation by detectives from the Commercial Crimes Bureau of the Los Angeles County Sheriff's Department.

A third suspect, 51-year-old Eva Perez, was previously arrested by the Chino Police Department on fraud charges and is currently incarcerated. She is now facing additional charges from this case.

Perez, Barajas and Menefee are accused of stealing millions of dollars from more than 40 people who thought they were investing their money in a legitimate business venture. The women claimed to have the exclusive right to sell Alta Dena dairy products at Disneyland, Disney hotels and to small retailers. They allegedly told investors they needed funds to grow the business and offered lucrative rates of return of up to 100 percent.

The women assured investors their original investment was guaranteed, even if they did not earn the promised rates of return, authorities said. All investments were required to be made in cash.

Approximately \$14 million was collected during the scheme; about \$10 was returned to investors to keep new money coming in, and the remaining was kept by the sus-

More than \$1.5 million has been proven as actual losses to the victims, while \$2.5 million has not been accounted for. Detectives speculate the women used the money for lavish vacations, expensive hotels, new cars and at casinos in California and Nevada.

The investment scheme began to unravel when the women were pressed for payment by their investors. Perez, Barajas and Menefee organized informational meetings and attempted to pacify investors by explaining the delays in payment were a result of an internal audit of the business, authorities claim.

Meanwhile, one of the victims reported the scheme to the Los Angeles County Sheriff's Department.

The majority of the transactions took place at Perez's homes in Chino and Diamond Bar between 2008 and 2010.

In order to get money, many of the victims took out second mortgages on their homes, maxed out their credit cards and "invested" their life savings. All transactions were done in cash and the victims losses ranged from \$5,000 to as much as \$208,000. Victims were given serialized receipts like those commonly available in office sup-

All three women had been actively involved in the PTA at Armstrong Elementary School in Diamond Bar. They were successful in gaining the friendship and trust of investors during organized school events and social functions, authorities said.

The known victims reside throughout Southern California, including Norwalk, Pico Rivera, Santa Fe Springs and South Gate. Victims were also located in Salt Lake City, Utah.

"The victims are mostly typical, hard-working people. When they were interviewed by sheriff's detectives, their main reaction was to emotionally describe their embarrassment that they fell for this scheme," authorities with the Los Angeles County Sheriff's Department said in a press release. "They said they saw others making a lot of money and didn't want to miss out on the opportunity to make a better life for themselves and their families. They are in hopes that people who hear about what happened to them will look for the warning signs that they ignored, and not have this happen to them. They also made the mistake of investing in people they thought they could trust."

None of the money has been recovered. Detectives think the

suspects used it or lost it all through purchas-

Barajas

Juliana

Menefee

Eva

Perez

tures. The fraud is typical of "Ponzi" or pyramid-type scheme where a fraudulent investment operation promises to pay large

es and other ven-

returns to separate investors. Payments, made, are not from actual profit earned by the organization or business, but from their own money or money paid by subsequent investors.

The scheme typically collapses when the promoters start having problems paying the promised returns, as in the case of this fraud scheme, detectives said.

The scheme is named after Charles Ponzi, who became

notorious for using the technique to defraud victims in the early 1920s.

Perez, Barajas and Menefee could face up to 20 years in prison each in convicted of the 22 felony charges filed against them, including seven counts of grand theft and 15 counts of securities fraud.

Perez pled guilty in San Bernardino County court last year to multiple felony counts of grand theft, where she orchestrated and conducted the same investment fraud scheme. She was sentenced to 11 years in prison and ordered to pay restitution to victims.

Barajas and Menefee are being held in Los Angeles County Jail and were scheduled to be arraigned



Jan Scott, an executive at Pacific Western Bank, is new president of the Downey Chamber Commerce.

### Jan Scott takes over as chamber president

DOWNEY - Jan Scott, an executive at Pacific Western Bank, was installed as the 108th president of the Downey Chamber of Commerce during a rock-and-roll themed luncheon last Wednesday.

Scott was installed by past president Fionnuala Anderson. Councilman David Gafin served as master of ceremonies, and singer Johnny Croshaw entertained.

Outgoing president Michael Murray, owner of Downey Used Cars, was honored by local dignitaries for his year of service.

In addition to Scott, new chamber officers for 2011-12 include president-elect Patricia Kotze; vice president Alex Saab; immediate past president Michael Murray; and treasurer George Zoumberakis.

Executive director Sue Nordin serves as secretary of the corpora-

Incoming and returning directors are Delores Bacus, Dr. Joel Bird, John Casillas, Bob Ciatti, Carlos Galvan Jr., Steve Hoffman, David Llamas Sr., John Quagliani, Elizabeth Trombley and Mark

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### Rules tightened on carbon monoxide detectors in homes

■ State law requires carbon monoxide detectors be installed in single-family homes.

**DOWNEY** – A California law passed in May 2010 requires all single-family homes with an attached garage, or appliances that burn fuels like gas, coal or wood, to have carbon monoxide detectors by July 1, 2011.

Multi-family dwellings, such as apartment buildings or condominiums, have until Jan. 1, 2013 to comply with the law.

Monoxide The Carbon Poisoning Prevention Act (SB 183), written by Sen. Alan Lowenthal (D-Long Beach), is intended to prevent the 30-40 acci-

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dental annual deaths and hundreds of "avoidable" emergency room visits and hospitalizations in California due to carbon monoxide poisoning.

"It's likely these were exposures to leaky or faulty equipment in homes and on boats," said Dimitri Stanich, public information officer with the California Air Resources Board.

When appliances such as water heaters or gas stoves burn their fuel, one of the byproducts of combustion is carbon monoxide gas. It's colorless, odorless and is toxic to humans and animals in high concentrations. The molecule binds to an area on red blood cells that normally carries oxygen, essentially suffocating the body's organs.

The Centers for Disease Control and Prevention say the symptoms of exposure to carbon monoxide include nausea, headaches, chest pain, confusion

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and/or unconsciousness, followed by death. Statistics show more than 400 Americans die of unintentional carbon monoxide poisoning each year, while about 4,000 are hospitalized. A recent survey by CalFIRE found that nine out of 10 California households do not have a carbon monoxide detector.

Prices for carbon monoxide detectors at several local "home center" stores ranged from less than \$20 to more than \$100. According to the California State Fire Marshal's Office, the detectors should be installed according to manufacturers' instructions, generally outside each sleeping area and on every level of the home.

Carbon monoxide detectors are available in battery-powered, hardwired or plug-in models and must have a battery backup feature. If the carbon monoxide detector is a combination carbon monoxide/smoke detector, it must sound an alarm that is different than the smoke alarm and have an "approved by the California State Fire Marshal" stamp on the unit.

A list of approved detectors can be found at osfm.fire.ca.gov. Scroll down to the "Hot Topics" section and click on "Carbon Monoxide Information and Approved Devices."

-Contributed by Downey Fire **Department** 



Regards,

Realton

www.DaleJervis.com to order your report.

Officer (562) 802-7226 • Cellular: (562) 743-21210 mail: Only jervie #Contary21.com • Web site: www.Dalckenis.com

Attorney at Law 562) 382-1252 Think you for the opportunity to share my thoughts during this challenging market and hope that you have a great 2011. AVOID PROBATE! · Living Trusts · Wills · Real Estate Law

The Downey Patriot \_\_\_\_\_\_ Page 11 Thursday, July 7, 2011

# ROADS: Streets are living memories to Downey pioneers.

#### **Continued from page 2**

Gertrudes. Subsequently, the road took many names including Front Street, First Street and Manchester Boulevard.

Lakewood Boulevard used to be called Cerritos Avenue. It served as the primary route to get from Bellflower into Downey, but stopped at Firestone Boulevard. Years later, the road was extended north. Today, the street is a state highway that connects the eastern parts of Long Beach to Pasadena through the Whittier Narrows.

Paramount Boulevard was once known as College Avenue due to the early college, Los Nietos Collegiate Institute, located at the southeast corner of Alameda Street. It was once the main thoroughfare between the two communities of Gallatin and College Settlement. The settlements would later merge with Downey in the 1870s.

When the road's name was changed to Paramount, Mr. and Mrs. J.P. Squire put a short street in their apple orchard, just north of Third Street between Myrtle and Paramount, named College Avenue to perpetuate the memory. The road still exist today.

Brookshire Avenue was once known as Church Street, named because of a Nazarene church, which sat at the corner of Firestone and Brookshire. The street originally ran down from Gallatin and stopped at Cherokee Lane. However, the road was later extended and renamed in memory of James Brookshire, an early resident, who had a small ranch on the east side of Brookshire, just north of Cherokee Lane.

Cherokee Lane, once Ball Road, was renamed for the Cherokee roses Albert Ball planted along both sides of the lane that used to lead up to the two-story Ball residence.

Tweedy Lane, named for the Tweedy family runs from Telegraph Road down to Florence Avenue. It was the street that led into the Tweedy ranch holdings, which exceeded 100 acres. Prior to being called Tweedy, the street was known as Telegraph and Jaboneria Road.

Jaboneria was the name of a soap factory in the early 1900s that operated near the Rio Hondo River.

In 1895, Tweedy partnered with Albert Ball and the two began packing their own fruit as well as citrus they purchased throughout the valley. The two families created and jointly operated the Ball and Tweedy Sunkist Packing Co.

The Tweedys are also credited with planting the row of stately palm trees along Tweedy Lane. In 1911, James K. Tweedy and his wife planted the Washingtonia palms along the street in front of their Tweedy Ranch and encouraged the owner of the Ball Ranch to do the same so they would extend along the street.

Years later, the County tried to remove the palms on the lane, but Tweedy protested and County officials conceded.

Wiley-Burke Avenue, which runs from Suva Street down to Firestone Boulevard, gets its name from both the Wiley and Burke families. Frank Burke had large holdings (more than 88 acres) from Rives Avenue to the Old River School Road while William K. Wiley owned land from Third Street to the railroad tacks near Firestone Boulevard.

Second Street, west of Paramount Boulevard, used to be called Burke Lane because it was the best roadway to the Burke Ranch.

Stewart and Gray Road also took its name from two families who lived on opposite ends of the street. Joseph Henry Stewart, who opened the first blacksmith shop in Los Nietos Valley, lived on the west side of the road. He moved into the region in 1869 and purchased 33 acres of land near the Rio Hondo River with his wife, Mary Rule Stewart.

The other end of the road was named for Algernon Sidney Gray, a farmer, businessman, and municipal judge who moved to Downey in the early 1870s. He served as an active community leader and justice of the peace in the early years of Downey's history.

As Downey began to develop and prosper, the city's population grew exponentially and large farm fields soon became thriving subdivisions, full of new homes and families. But despite the addition of new streets and roads, many of the original family roads kept their original names.

Rives Avenue, for example, once known as Old Wagon Road, bordered the 75-acre estate of James C. Rives. A successful lawyer and newspaperman, Rives was elected to serve two terms as the district attorney of Los Angeles from 1898 to 1902. Although the large estate was subdivided, the street remained, taking its name from the pioneer family.

Just south of Imperial Highway, east of Bellflower Boulevard, is Ardis Avenue, named after the Ardis family, chiefly the Rev. John C. Ardis who came to Downey in 1867. Ardis helped establish Alameda Elementary School and College Settlement. The street pays tribute to his contributions to the community.

Rev. Ardis' son, Julius, became a prominent local attorney and the first president of the Downey Kiwanis Club. Julius Avenue, which runs north to south from Suva Street to Quill Drive, is named in his honor.

Otto Street, which runs east to west in segments across the city, was named for Frank Otto, who had a small orange grove northeast of Florence and Downey avenues. He served as principal and administrator of Downey High School from the early 20s until the mid 40s.

Stamps Avenue, which sits near the corner of Gallatin Road and Downey Avenue, is named for the Stamps family, early settlers, who also had a home near the northeast corner of Downey and Florence avenues. One of the Stamps, James, became the city's first mayor.

All of these streets are a living memory. While the great pioneers who once lived along these routes may be gone, their names were indeed remembered. It may not be much to commemorate all that these men and women have accomplished, but it's definitely a start down the right road.

### SULLIVAN: 'Can't' is a 4-letter word.

#### **Continued from page 1**

would be able to run one day."
Day by day, week by week, month by month, Katy got better and better. "Then one day my goal of running track was in sight," she said.

Katy started running in track meets, and quickly established herself as a rising star. "I began to compete at a higher level and started to excel in the competitive world of physically challenged sports." Since there were no other bilateral (both legs) above-knee amputee women competing, she was running against women who had one sound leg and one leg amputated above the knee. This was a significant disadvantage, but it didn't stop Katy.

She participated in the 2007 Para Pan Games in Rio de Janiero and in the 2007 Paralympic National Championships. "At the Nationals, I broke a nine-year old World Record for my category by nearly a second with a time of 39.41 seconds," Katy said. "I had gone from baby jogging steps to sprinting onto the world stage."

Racing changed the game for Katy, but positive changes also occurred in many other parts of her life. Most importantly, she met fellow patient and future husband Jay Cramer at Rancho. He had recently suffered a major spinal cord injury in a rock-climbing accident and was in rehabilitation on his way to becoming a noted stand-up comedian. "Jay has the warmest heart of anyone I know," she said. Today he is the Director of the Performing Arts of Rancho program and Katy is one of his stars.

Her career was suddenly on a roll, too, as she landed a continuing role as Tiffany on "My Name is Earl". She also posed for the cover of Mobilita Magazine, Europe's highest-circulation publication for individuals with disabilities.

But then fate took a hand-Katy contracted mononucleosis, and her hopes of competing in the 2008 Paralympic Games in China were dashed.

Katy put her dreams away for another day, and focused on her acting career. "Working in television, movies and independent films in Los Angeles keeps me very busy," she said. "When I'm not acting or running, I travel around the United States and give motivational speeches at schools and corporations. My message is that no matter what life throws at you, you can rise above it all and be successful."

As her acting career accelerated, Katy still yearned to fulfill her destiny as an athlete. At age 31, she is significantly older than most of her competitors. But that doesn't bother her at all. "If you believe in what you are doing and you want to do it, go for it and don't let anyone tell you that you can't do it," Katy said.

So she took to the track again, and several interesting developments occurred. "I met a young woman named Vanessa from Germany, who also was a double above-the-knee amputee," Katy said. "After she lost her legs in a car accident, she was shown a video of my running—and she said it changed her life."

"Meeting Vanessa made me think about how each us of has a ripple effect in life, and how we touch people with everything we do," Katy said. "I always try to remember that the things that make you different are also the things that make you special."

Katy found that her hectic schedule over the past four years had not dampened her speed on the track. After just missing a podium position at the World Championships in January in Christchurch, New Zealand, Katy was determined to make the U.S. Paralympic team by winning the 100 meters at the U.S. Championships in Miami last month.

"As I looked around at the other women in the race, I thought about how young they all were,"



Katy Sullivan will represent the United States at the 2012 Paralympics in London.

Katy said. "It feels like I was a part of getting them there, like I am part of a legacy in U.S. and Paralympic sport. They are the future and I will be proud to someday hand off the reigns to them—but not quite yet!"

"My mom was at the stadium pulling for me, and I felt that I ran a pretty good race," Katy said. She raced across the finish line first in 17.68 seconds, becoming the U.S. Paralympic Champion. Her victory also earned her a berth on the team that will represent America at the 2012 Paralympics in London.

"The first time I put on a USA jersey, it was an incredible rush," Katy said. "It also comes with a heavy responsibility, because you want to bring home medals and do well for your country. I am looking forward to being on that podium in London next year!"

Katy is also moving forward on several other fronts. "I am working towards some new sponsorships, building new motivational speeches, writing a blog and a book and taking meetings with major decision makers in the entertainment world," she said. "But first and foremost, I am an actor, and my long-term goals lie there. I want to continue to work as an actor and someday star in a sitcom."

Katy and Jay are also grateful that Rancho is a major part of their lives. "Rancho is a place that creates hope for the seemingly hopeless, creates a path for the seemingly impassible and creates action for those who are stuck," she said.

"I think of how far I've come since Julie and I began jogging around Rancho and Apollo Park, and I realize how fortunate I was to be touched by the magic of Rancho," Katy said. "Jay and I also consider ourselves lucky to have the opportunity to reach out to people and change the perception of what people with disabilities can accomplish."

For more information, call the Rancho Los Amigos Foundation at (562) 401-7053 or visit www.rancho.org

# Credit union emphasizes financial literacy

**DOWNEY** – Downey Federal Credit Union is offering a series of financial education classes – for children, teens and adults.

In elementary schools, DFCU offers the Kirby Kangaroo Club, a savings club for children up to age 10, and Saving with Mandy and Randy, a curriculum supplement that helps students learn vocabulary words related to savings.

In middle schools, the credit union promotes CU Succeed Teens Financial Network, encompassing students ages 11-15, which teaches students how to budget and save money.

And in high school DFCU sponsors Making the Right Money Moves, a program which teaches students how to manage a checking account and their credit using workbooks.

To help young adults better manage their financial skills, DFCU offers a magazine called "BRASS," which contains articles on auto insurance, budgeting and living outside the family home.

In addition to the prepared programs, Kari Johnson, the credit union's community education and development representative, visits Downey classrooms, teaching practical money skills to students of all ages, including basic budgeting skills, the true cost of spending habits, the difference between a credit union and a bank, how to obtain credit, how to write a check, and how to reconcile a checkbook.

Johnson has also led classes outside the school system. She has taught financial literacy classes at after-school programs at the Downey YMCA, to students at Downey Adult School, to seniors at the former OASIS program, and to community members at large. The credit union also offers a series of financial literacy workshops geared towards women who need to know basic, real-life skills.

"We feel it is important that children have an opportunity to discuss and practice savings skills in the classroom," said Barbara Lamberth, president and CEO of Downey Federal Credit Union. "By sponsoring these school programs, we are reaching children at an impressionable age. If we can help them learn good money habits right from the start and raise their level of financial responsibility, it will pay big dividends for them and the community alike."

### AllAboutDowney.com

A free City Web Site that offers information about:
Downey's Community Calendar - LocalBusinesses Job Opportunities - Downey's Schools - Downey
Churches - Kids Section - Lost/Found Pets Sports and Entertainment - About Health - Real
Estate - Seniors - Home Improvement - Downey
Emergency Preparedness and lots More Site Contact Bev Baumann @ 562-244-3241



562-806-5020

10627 Old River School Road Downey

# Page 12 Thursday, July 7, 2011 Legal Notices \_\_\_\_\_

## LEGAL NOTICES

#### **BULK SALES**

NOTICE TO CREDITORS OF BULK SALE

(Division 6 of the Commercial Code)
Escrow No. 202389-AY
(1) NOTICE IS HEREBY GIVEN to creditors of
the within named Seller(s) that a bulk sale is about to be made on personal property

about to be made on personal property hereinafter described.
(2) The name(s) and business addresses of the seller are: TAEWAN KIM, 11841 LAKEWOOD BLVD, DOWNEY, CA 90242 AND 11839 LAKEWOOD BLVD, DOWNEY, CA 00242

CA 90242

(3) The location in California of the Chief Executive Office of the seller is:
(4) The names and business address of the buyer(s) are: SOON JA KIM AND WOUNGSUK NOH, 11841 LAKEWOOD BLVD, DOWNEY, CA 90242

(5) The location and append description of the

(5) The location and general description of the (3) The location and general description of the assets to be sold are: FURNITURE, FIXTURES & EQUIPMENT, INVENTORY, LEASEHOLD IMPROVEMENT, COVENANT NOT TO COMPETE, ETC of that certain business located at: 11841 LAKEWOOD BLVD, DOWNEY, CA 90242 AND 11839 LAKEWOOD BLVD, DOWNEY, CA 90242 (6) The business name used by the sellar(s) at

(6) The business name used by the seller(s) at the said location is: 21ST CENTURY WATER FLOWERS AND LA 21ST CENTURY COIN LAUNDRY (7) The anticipated date of the bulk sale is JULY 25, 2011, at the office of PRIMA ESCROW, INC, 3600 WILSHIRE BLVD, STE 1028, LOS ANGELES, CA 90010, Escrow No. 202389-AY, Escrow Officer: AERAN YU (8) Claims may be filed the same as "7" above. The last date for filling claims is: JULY 22,

2011
(10) This Bulk Sale is subject to Section 6106.2 of the Uniform Commercial
(11) As listed by the Seller, all other business name(s) and addresses used by the Seller within three years before such list was sent or delivered to the Buyer are: NONE Dated: JUNE 24, 2011
SOON JA KIM AND WOUNGSUK NOH, RUVER(S)

Buyer(s) LA1026315 DOWNEY PATRIOT 7/7/11

The Downey Patriot 7/7/11

#### **BUSINESS**

NOTICE OF APPLICATION TO SELL ALCOHOLIC BEVERAGES

Department of Alcoholic Beverage
Control
222 E. Huntington Drive, Suite 114
Monrovia, CA 91016
626-256-3241
Date of Filing Application: June 8, 2011
To Whom It May Concern: The Name(s) of the Applicant(s) is/are: DEEB ANTHONY DEEB, RAINA DEEB The applicants listed above are applying to the Department of Alcoholic Beverage Control to sell alcoholic beverages at: 8320 STEWART AND GRAY RD, DOWNEY, CA 90241-5138

Type of license(s) Applied for: 21 - Off-Sale General

The Downey Patriot 6/23/11, 6/30/11, 7/7/11

#### FICT. BUSINESS NAME

**FICTITIOUS BUSINESS** NAME STATEMENT NAME STATEMENT
FILE NUMBER 2011/047597
THE FOLLOWING PERSON(S) IS (ARE)
DOING BUSINESS AS: (1) TRIUNFO
REALTY, 10238 LAKEWOOD BLVD, UNIT
'A', DOWNEY, CA 90241 COUNTY OF LOS

ANGELES ANGLES
Articles of Incorporation or Organization
Number (if applicable): AI #ON: N/A
REGISTERED OWNERS(S): (1) TRIUNFO
REALTY CORPORATION, 10238
LAKEWOOD BLV, UNIT 'A', DOWNEY, CA

State of Incorporation: CA
This business is conducted by a Corporation

The registrant commenced to transact business under the fictitious business name or names listed above on N/A I declare that all information in this statement is

true and correct. (A registrant who declares as true information which he or she knows to be

false is guilty of a crime.) S/ORALIA ALVARADO, TRIUNFO REALTY CORPORATION, PRESIDENT CORPORATION, PRESIDENT
This statement was filed with the County Clerk
of Los Angeles on JUNE 14, 2001
NOTICE-In accordance with Subdivision (a) of
Section 17920, a Fictitious Name Statement
generally expires at the end of five years from
the date on which it was filed in the office of the County Clerk, except, as provided in Subdivision (b) of Section 17920, where it expires 40 days after any change in the facts

set forth in the statement pursuant to section 17913 other than a change in the residence address of a registered owner. A New Fictitious Business Name Statement must be filed before the expiration.

The filing of this statement does not of itself authorize the use in this state of a Fictitious Business Name in violation of the rights of another under Federal, State, or common law (see Section 14411 et. seq., Business Perfessions Code)

The Downey Patriot 6/23/11, 6/30/11, 7/7/11, 7/14/11

Professions Code).

**FICTITIOUS BUSINESS** 

NAME STATEMENT
File Number 2011048273
THE FOLLOWING PERSON(S) IS (ARE)
DOING BUSINESS AS: (1) EXPEDITE
DELIVERY, 3530 GRAND AVE,
HUNTINGTON PARK, CA 90255, COUNT

OF LOS ANGELES
Articles of Incorporation or Organization
Number (if applicable): AI #ON: N/A REGISTERED OWNERS(S): (1) MARITTA D. MORENO, 3530 GRAND AVE, HUNTINGTON PARK, CA 90255

State of Incorporation: N/A
This business is conducted by an Individual
The registrant commenced to transact
business under the fictitious business name or
names listed above on N/A
I declare that all information in this statement is

true and correct. (A registrant who declares as true information which he or she knows to be false is guilty of a crime.)

S/MARITTA D. MORENO, OWNER
This statement was filed with the County Clerk
of Los Angeles on JUNE 15, 2011 NOTICE-In accordance with Subdivision (a) of Section 17920, a Fictitious Name Statement generally expires at the end of five years from the date on which it was filed in the office of the County Clerk, except, as provided in Subdivision (b) of Section 17920, where it expires 40 days after any change in the facts set forth in the statement pursuant to section 17913 other than a change in the residence

address of a registered owner. A New Fictitious Business Name Statement must be filed before the expiration. The filing of this statement does not of itself authorize the use in this state of a Fictitious Business Name in violation of the rights of another under Federal, State, or common law (see Section 14411 et. seq., Business Professions Code).

The Downey Patriot 6/30/11, 7/7/11, 7/14/11, 7/21/11

FICTITIOUS BUSINESS NAME STATEMENT File Number 2011057303 THE FOLLOWING PERSON(S) IS (ARE) DOING BUSINESS AS: (1) DENIM DATES, 9204 TWEEDY LANE, DOWNEY, CA 90240, COUNTY OF LOS ANGELES (2) DENIMDATES.COM, 99240

DENIMDATES.COM, 90240
Articles of Incorporation or Organization Number (if applicable): AI #ON: N/A REGISTERED OWNERS(S): (1) ROBERT FERNANDEZ, 9204 TWEEDY LANE,

State of Incorporation: N/A This business is conducted by an Individual The registrant commenced to transact business under the fictitious business name or names listed above on N/A I declare that all information in this statement is

true and correct. (A registrant who declares as true information which he or she knows to be false is guilty of a crine.)
S/ROBERT FERNANDEZ

S/ROBERT PERIVANDEZ

This statement was filed with the County Clerk of Los Angeles on JULY 1, 2011

NOTICE-In accordance with Subdivision (a) of Section 17920, a Fictitious Name Statement generally expires at the end of five years from the date on which it was filed in the office of the County Clerk, except, as provided in Subdivision (b) of Section 17920, where it expires 40 days after any change in the facts set forth in the statement pursuant to section 17913 other than a change in the residence address of a registered owner. A New Fictitious Business Name Statement must be

filed before the expiration.

The filing of this statement does not of itself authorize the use in this state of a Fictitious Business Name in violation of the rights of another under Federal, State, or common law (see Section 14411 et. seq., Business Professions Code).

The Downey Patriot 7/7/11, 7/14/11, 7/21/11, 7/28/11

#### FICTITIOUS BUSINESS

NAME STATEMENT
File Number 2011048092
THE FOLLOWING PERSON(S) IS (ARE)
DOING BUSINESS AS: (1) ELITE TEXTILE
MANUFACTURING, 6520 EASTERN AVE,
BELL, CA 90201, COUNTY OF LOS
ANGELES

ANGELES

Articles of Incorporation or Organization Number (if applicable): All #ON: NA REGISTERED OWNERS(S): (1) ELITE TEXTILE MANUFACTURING LLC, 6520 EASTERN AVE, BELL, CA 90201

State of Incorporation: CALIFORNIA
This business is conducted by a Limited

Liability Company
The registrant commenced to transact
business under the fictitious business name or
names listed above on N/A I declare that all information in this statement is true and correct. (A registrant who declares as true information which he or she knows to be

true information which ne or she knows to be false is guilty of a crime.)
S/ALLISON KAMPA, VICE PRESIDENT
This statement was filed with the County Clerk of Los Angeles on JUNE 15, 2011
NOTICE-In accordance with Subdivision (a) of Section 17920, a Fictitious Name Statement generally expires at the end of five years from the date on which it was filed in the office of the County Clerk, except, as provided in Subdivision (b) of Section 17920, where it expires 40 days after any change in the facts set forth in the statement pursuant to section 17013 ether than a change in the recidence 17913 other than a change in the residence address of a registered owner. A New Fictitious Business Name Statement must be filed before the expiration.

The filing of this statement does not of itself authorize the use in this state of a Fictitious

Business Name in violation of the rights of another under Federal, State, or common law (see Section 14411 et. seq., Business Professions Code).

The Downey Patriot 6/16/11, 6/23/11, 6/30/11, 7/7/11

#### **FICTITIOUS BUSINESS** NAME STATEMENT

NAME STATEMENT
File Number 2011048283
THE FOLLOWING PERSON(S) IS (ARE)
DOING BUSINESS AS: (1) D & H
EXPRESSION, 12136 DOWNEY AVE.,
DOWNEY CA 90242 COUNTY OF LOS
ANGELES (2) 11923 OLD RIVER SCHOOL
ROAD, APT. #9, DOWNEY, CA 90242
Articles of Incorporation or Organization
Number (if applicable): Al #ON: N/A
REGISTERED OWNERS(S): (1) BEATRIZ
AYALA, 11923 OLD RIVER SCHOOL ROAD,
APT 9, DOWNEY, CA 90242
State of Incorporation: N/A

State of Incorporation: N/A
This business is conducted by an Individual The registrant commenced to transact business under the fictitious business name or names listed above on N/A

I declare that all information in this statement is true and correct. (A registrant who declares as true information which he or she knows to be

false is quilty of a crime.)

S/BEATRIZ AYALA, Owner
This statement was filed with the County Clerk
of Los Angeles on JUNE 15, 2011 or Los Angeles on JUNE 15, 2011
NOTICE-In accordance with Subdivision (a) of
Section 17920, a Fictitious Name Statement
generally expires at the end of five years from
the date on which it was filed in the office of
the County Clerk, except, as provided in
Subdivision (b) of Section 17920, where it Subdivision (b) of Section 17920, where it expires 40 days after any change in the facts set forth in the statement pursuant to section 17913 other than a change in the residence address of a registered owner. A New Fictitious Business Name Statement must be filed before the expiration

The filing of this statement does not of itself authorize the use in this state of a Fictitious Business Name in violation of the rights of another under Federal, State, or common law (see Section 14411 et. seq., Business Professions Code).

The Downey Patriot 6/16/11, 6/23/11, 6/30/11, 7/7/11

#### **GOVERNMENT**

NOTICE OF PUBLIC HEARING ON A PROPOSED
PLN-10-08149
(CONDITIONAL USE PERMIT)

Notice is hereby given that a public hearing will be held before the CITY PLANNING COMMISSION on the 20th day of July, 2011, at 6:30 p.m., in the Council Chamber of the Downey City Hall, 11111 Brookshire Avenue, Downey, California. At that time and place, consideration will be given to PLN-10-08149 (CUP), a six month review of Conditional Use Permit No. 08-04 which allows live entertainment at an existing restaurant (Habana Café) on property zoned C-2 (General Commercial)

LOCATED AT: 11406 Old River School

At that time and place all persons interested in this matter may be present to give testimony for or against such proposed case. Any further information may be obtained by contacting the Office of the City Planning Division, Downey, California, Telephone # 562-904-7154.

As required by the California Environmental Quality Act (CEQA), this request has been found to be Categorically Exempt from CEQA, per CEQA Guidelines, Section 15301 (Class Existing Facilities).

If you challenge the proposed actions in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the Planning Commission at, or prior to, the public hearing.

The Downey Patriot 7/7/11

NOTICE OF PUBLIC HEARING ON A PROPOSED SITE PLAN REVIEW No. 10-18 AND CONDITIONAL USE PERMIT No. 01-49, REVISION 'E'

Notice is hereby given that a public hearing will be held before the CITY PLANNING be held before the CITY PLANNING COMMISSION on the 20th day of July, 2011, at 6:30 p.m., in the Council Chamber of the Downey City Hall, 11111 Brookshire Avenue, Downey, California. At that time and place, consideration will be given to Site Plan Review No. 10-18 and Revision 'E' to Conditional Use

Permit No. 01-49, a request to provide an outdoor patio for an existing restaurant that operates with a Department of Alcoholic Beverage Control Type 47 (On-Sale General, Eating Place) license and live entertainment

#### LOCATED AT: 7857 Florence Avenue

At that time and place all persons interested in this matter may be present to give testimony for or against such proposed case. Any further information may be obtained by contacting the Office of the City Planning Division, Downey, California, Telephone # 562-904-7154.

As required by the California Environmental Quality Act (CEQA), this request has been found to be Categorically Exempt from CEQA, per CEQA Guidelines, Section 15301 (Class 1, Existing Facilities).

If you challenge the proposed actions in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the Planning Commission at, or prior to, the public hearing

The Downey Patriot

#### **PROBATE**

#### NOTICE OF PETITION TO ADMINISTER ESTATE OF ARTHUR LEE HOLBROOK

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of ARTHUR LEE HOLBROOK

A PETITION FOR PROBATE has been filed by Patti Stoltenberg (Patricia E. Stoltenberg) in the Superior Court of California, County of

LOS ANGELES.

THE PETITION FOR PROBATE requests that Patti Stoltenberg (Patricia E. Stoltenberg) be appointed as personal representative to administer the estate of the decedent.

THE PETITION requests the decedent's will add cedible if any be admirated to report

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 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

July 26, 2011 at 8:30 AM in Dept. No. B located at 12720 Norwalk Bl., Norwalk, CA

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

IF YOU ARE A CREDITOR or a contingent IF YOU ARE A CREDITOR or a contingent creditor of the deceased, 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

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: RAYMOND SZU ESQ SBN 210019 67 GAZANIA WAY LADERA RANCH CA 92694

CN857205

#### The Downey Patriot 6/30/11, 7/7/11, 7/14/11

**TRUSTEE SALES** NOTICE OF TRUSTEE'S SALE TS #: CA-11-432804-VF Order #: 770535 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 2/8/2007. 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 YOUL YOU! SHOU! YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 to the Financial code and authorized to do business in this state, will be held by duly appointed trustee. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set roth below. The amount may be greater on the day of sale. BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE. Trustor(s): GUILLERMO MOYADO, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY Recorded: 2/21/2007 as Instrument No. 20070368901 in book XXX , page XXX of Official Records in the office of the Recorder of LOS ANGELES County, California; Date of Sale: 7/28/2011 at 10:30:00 AM Place of Sale: At the front entrance to the Pomona Superior Courts Building, 350 West Mission Blvd., Pomona CA Amount of uppaid belong and other. CA Amount of unpaid balance and other charges: \$334,576.07 The purported property charges: \$334,576.07 The purported property address is: 12039 CYCLOPS STREET NORWALK, CA 90650 Assessor's Parcel No. 8024-003-009 The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. If no street address or other common designation is shown, please refer to the referenced legal description for property location. In the event shown, please refer to the referenced legal description for property location. In the event no common address or common designation of the property is provided herein directions to the location of the property may be obtained within 10 days of the date of first publication of this Notice of Sale by sending a written request to Bank of America 475 Crosspoint Parkway Getzville NY 14068 Pursuant to California Civil Code §2923.54 the undersigned, on behalf of the beneficiary, loan servicer or authorized agent, declares as follows: [1] The mortgage loan servicer has servicer or authorized agent, declares as follows: [1] The mortgage loan servicer has obtained from the commissioner a final or obtained from the commissioner a final or temporary order of exemption pursuant to Section 2923.53 that is current and valid on the date the notice of sale is filed; [2] The timeframe for giving notice of sale specified in subdivision (a) of Section 2923.52 does not apply pursuant to Section 2923.52. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee, or the Mortgagee's Attorney Date: Quality Loan Service Corp. 2141 5th Avenue San Diego, CA 92101 619-645-7711 For NON SALE information only Sale Line:

714-573-1965 or Login to: www.priorityposting.com Reinstatement Line: 619-645-7711 Quality Loan Service, Corp. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is inten ded to exercise the note holders right's against the real property only. THIS NOTICE IS SENT FOR PROPERTY ONLY. THIS NOTICE IS SENT FOR THE PURPOSE OF COLLECTING A DEBT. THIS FIRM IS ATTEMPTING TO COLLECT A DEBT ON BEHALF OF THE HOLDER AND OWNER OF THE NOTE. ANY INFORMATION OBTAINED BY OR PROVIDED TO THIS FIRM OR THE OPENITOR WILL BE LISED FOR THAT PROVIDED TO THIS FIRM OR THE CREDITOR WILL BE USED FOR THAT PURPOSE. As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations. IDSPub #0005306 7/7/2011 7/14/2011

The Downey Patriot 7/7/11, 7/14/11, 7/21/11

NOTICE OF TRUSTEE'S SALE TS No. 11-0023477 Title Order No. 11-0018908 Investor/Insurer No. 102633505 APN No. 8056-016-136 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 06/10/2005. 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, N.A., as duly appointed trustee pursuant to the N.A., as duly appointed trustee pursuant to the Deed of Trust executed by DARLENE L NICHOLSON, AN UNMARRIED WOMAN, dated 06/10/2005 and recorded 06/16/05, as Instrument No. 2005-1412553, in Book -, Page -), of Official Records in the office of the County Recorder of Los Angeles County, State of California, will sell on 07/21/2011 at 10:30AM, At the West side of the Los Angeles TU: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 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 in the above reference Deed of Trust. In street address and other common designation, if any, of the real property described above is purported to be: 12293 FOLSTER RD, NORWALK, CA, 90650. 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 \$226,540.28. 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 Trutch will be contact coshief; whose drawn the fuste 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 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: 06/29/2011 RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd., CA6-914-01-94 SIMI VALLEY, CA 93063 Phone: (800) 281 8219, Sale Information (626) 927-4399 By: - Trustee's Sale Officer RECONTRUST COMPANY, N.A. is a debt collector attempting to collect a debt. is a debt collector attempting to collect a debt. Any information obtained will be used for that purpose. ASAP# 4021261 06/30/2011, 07/07/2011, 07/14/2011

#### The Downey Patriot 6/30/11, 7/7/11, 7/14/11

NOTICE OF TRUSTEE'S SALE TS No. 11-0023611 Title Order No. 11-0019014 Investor/Insurer No. 143603019 APN No. 6266-026-067 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 06/26/2006. UNILESS YOU TAKE ACTION TO 06/26/2006. 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, N.A., as duly appointed trustee pursuant to the Deed of Trust executed by ARMANDO DIAZ VELEZ, A SINGLE MAN, dated 06/26/2006 and recorded 07/3/66 as Instrument No. 06 and recorded 07/03/06, as Instrument No. 06 1460078, in Book -, Page -), of Official Records in the office of the County Recorder of Los Angeles County, State of California, will sell on 07/21/2011 at 10:30AM, At the West sell of 107/2011 at 10.30AM, At the Wess 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: 8745 DORIAN STREET, DOWNEY, CA, 90242. 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 \$687,169.64. 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 subtograde to de businessi in this state. Said 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: 06/30/2011 RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd., CA6-914-01-94 SIMI VALLEY, CA 93063 Phone: (800) 281 8219, Sale Information (626) 927-4399 By: - Trustee's Sale Officer RECONTRUST COMPANY, N.A. is a debt collector attempting to collect a debt. Any information obtained will be used for that purpose. ASAP# 4021446 06/30/2011, 07/07/2011, 07/14/2011

#### The Downey Patriot 6/30/11, 7/7/11, 7/14/11

NOTICE OF TRUSTEE'S SALE TS No. 11-0022350 Title Order No. 11-0018030 Investor/Insurer No. 141382406 APN No. 8040-006-010 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 07/25/2006. 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, N.A., as duly appointed trustee pursuant to the Deed of Trust executed by KIM REXFORD AND PATRICK M REXFORD, WIFE AND

HUSBAND AS JOINT TENANTS, dated 07/25/2006 and recorded 08/02/06, as Instrument No. 06 1709088, in Book, Page), of Official Records in the office of the County Recorder of Los Angeles County, State of California, will sell on 07/14/2011 at 10:30AM, At the West side of the Los Angeles County. California, will sell of U7/14/2011 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, street address and other common designation, if any, of the real property described above is purported to be: 15116 EAST DELMONT PLACE, LA MIRADA, CA, 906381201. 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 estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is \$378,385.69. 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: 06/23/2011 RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd., CA6-914-01-94 SIMI VALLEY, CA 93063 Phone: (800) 281 8219, Sale Information (626) 927-4399 By:— Trustee's Sale Officer RECONTRUST COMPANY, N.A. Sale Officer RECONTROST COMPANY, N.A. is a debt collector attempting to collect a debt. Any information obtained will be used for that purpose. ASAP# 4016782 06/23/2011, 06/30/2011, 07/07/2011

#### The Downey Patriot 6/23/11, 6/30/11, 7/7/11

NOTICE OF TRUSTEE'S SALE T.S. No. 11-

00488-US-CA YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED08/19/2008. 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 ACAINST

NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER.

A public auction sale to the highest bidder fo

cash, (cashier's check(s) must be made payable to National Default Servicing Corporation), drawn on a state or national bank, a check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, savings association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state; will be beld by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described below. The sale will be made in an "as is" condition, but with coverage to rearrestly expressed. 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: JESUS E. MORALES, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY AND CYNTHIA RIOS, A SINGLE WOMAN AS TENANTS IN COMMON. EACH AS TO AN UNDIVIDED 50% INTEREST Duly NATIONAL DEFAUL SERVICING CORPORATION Recorded 09/02/2008 as Instrument No. 20081577050 of Official Records in the office of the Recorder of Official Records in the office of the Recorder of LOS ANGELES County, California. Date of Sale: 07/14/2011 at 10:30 A.M. Place of Sale: At the west side of the Los Angeles County Courthouse, directly facing Norwalk Blvd., 12720 Norwalk Blvd., Norwalk, CA Estimated amount of unpaid balance and other charges: \$366,446.46 Street Address or other common designation of real property: 13335 CASTANA AVENUE, DOWNEY, CA 90242 A.P.N.: 6266-004-042 The undersigned Trustee disclaims 004-042 The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. If the Trustee is unable to convolve the property the present. 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 undersigned mortgagee, beneficiary or authorized agent for the mortgagee or beneficiary pursuant to California Civil Code 2923.5(b) declares that the mortgagee, beneficiary or the mortgagee's or beneficiary's authorized agent has either contacted the borrower or tried with due diligence to contact the borrower as required by California Civil Code 2923.5. Regarding the property that is the subject of this Notice of Sale, the "mortgage loan servicer" as defined in California Civil Code Section 2923.53 (k) (3) declares that it has obtained from the Commissioner a final or temporary order of exemption pursuant to California Civil Code Commissioner a final or temporary order of exemption pursuant to California Civil Code Section 2923.53 and that the exemption is current and valid on the date this Notice of Sale is recorded. The timeframe for giving a Notice of Sale specified in Subdivision (a) Section 2923.52 does not apply to this Notice of Sale pursuant to California Civil Code Sections 2923.52 or 2923.55. Date: 06/20/2011 NATIONAL DEFAULT SERVICING CORPORATION 7720 N. 16th Street, Suite 300 Phoenix, AZ 85020 phone 602-264-6101 Sales Line 714-730-2727; Sales Website: www.ndscorp.com/sales Sales Website: www.ndscorp.com/sales Nichole Alford, TRUSTEE SALES REPRESENTATIVE ASAP# 4025090 06/23/2011, 06/30/2011, 07/07/2011

#### The Downey Patriot 6/23/11, 6/30/11, 7/7/11

NOTICE OF TRUSTEE'S SALE Trustee Sale No. 09-510917 INC Title Order No. 090601090-CA-DCI APN 6359-008-002 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 07/15/05. 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 PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On 07/13/11 at 10:30 a.m., Aztec Foreclosure Corporation as the duly appointed Foreclosure Corporation as the duly appoi Trustee under and pursuant to Deed of Trust Recorded on 07/28/05 in Instrument No. 05 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), at the west side of the Los Angeles County Courthouse directly facing Norwalk Blvd., 12720 Norwalk Blvd., 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, California described as: 9621 JULIUS AVENUE, DOWNEY, CA 90240 The property heretofore described is being sold "as is". 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, if any, under the terms of the Deed of Trust, estimated fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust, to-wit: \$424,737.24 (Estimated) Accrued interest and additional advances if any will increase this additional advances, if any, will increase this figure prior to sale. 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 and more than three months have elapsed since such recordation. Requirements of SB1137 have been met pursuant to the Notice of Sale Declaration of record DATE: 6/17/14 of Sale Declaration of record. DATE: 6/17/11 Robbie Weaver Assistant Secretary & Assistant Vice President Aztec Foreclosure Corporation c/o 4665 MacArthur Court, Suite 250 Newport Beach, CA 92660 Phone: (800) 731-0850 or (602) 222-5711 Fax: (847)627-8803 www.aztectrustee.com For Truste's Sale Information Call 714-730-272' http://www.lpsasap.com ASAP# 4026942 06/23/2011, 06/30/2011, 07/07/2011 Trustee's 4026942

#### The Downey Patriot

6/23/11, 6/30/11, 7/7/11

NOTICE OF TRUSTEE'S SALE TS No. 11-

NOTICE OF TRUSTEE'S SALE TS No. 11-0003491 Title Order No. 11-0002641 Investor/Insurer No. 11063633559 APN No. 8050-001-003 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 10/16/2006. 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, N.A., as duly appointed trustee pursuant to the Deed of Trust executed by FELIPE ALVAREZ AND BENIGNA ALVAREZ, HUSBAND AND WIFE AS JOINT TENANTS, dated 10/16/2006 and recorded 10/24/06, as Instrument No. 06 WIFE AS JOINT TENANTS, dated 10/16/2006 and recorded 10/24/06, as Instrument No. 06 2356087, in Book, Page), of Official Records in the office of the County Recorder of Los Angeles County, State of California, will sell on 07/14/2011 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 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: 12617 LEFLOSS AVENUE, NORWALK, CA. 90650. The undersigned Trustee disclaims 90650. 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 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 \$448,716.50. 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 rederal 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 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 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: 06/17/2011 RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd., CA6-914-01-94 SIMI VALLEY, CA 93063 Phone: (800) 281 8219, Sale Information (626) 927-4399 By:—Trustee's Sale Officer RECONTRUST COMPANY, N.A. is a debt collector attempting to collect a debt. is a debt collector attempting to collect a debt. Any information obtained will be used for that purpose. ASAP# 4010342 06/23/2011, 06/30/2011, 07/07/2011

#### The Downey Patriot 6/23/11, 6/30/11, 7/7/11

NOTICE OF TRUSTEE'S SALE Trustee Sale No. 248958CA Loan No. 1891135586 Title Order No. 762954 YOU ARE IN DEFAULT

Order No. 762954 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 09-16-2008. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On 07-14-2011 at 10:30 AM, CALIFORNIA RECONVEYANCE COMPANY as the duly appointed Trustee under and pursuant to Deed of Trust Recorded 10-01-2008, Book N/A, Page N/A, Instrument 20081759040, of official records in the Office of the Recorder of LOS records in the Office of the Recorder of LOS ANGELES County, California, executed by: RUBELIO MEDINA AND MARIA ELENA MEDINA, HUSBAND AND WIFE AS JOINT TENANTS, as Trustor, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC (MERS), SOLELY AS NOMINEE FOR LENDER, BROADVIEW MORTGAGE CORPORATION ITS SUCCESSORS AND ASSIGNS, as Beneficiary, will sell at public auction sale to the highest bidder for cash, auction safe to the highest bloder for cash, cashier's check drawn by a state or national bank, a cashier's check drawn by a state or federal credit union, or a cashier's 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 cash. state. Sale 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 the Deed of Trust. 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, interest thereon, estimated 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. reasonably estimated to be set forth below. The amount may be greater on the day of sale. Place of Sale: AT THE WEST SIDE OF THE LOS ANGELES COUNTY COURTHOUSE, DIRECTLY FACING NORWALK BOULEVARD, 12720 NORWALK BLVD., NORWALK, CA Legal Description: LOT 17, OF TRACT NO. 23391, IN THE CITY OF NORWALK, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 608 PAGE(S) 85 TO 87 INCILISIVE OF MAPS IN THE OFFICE RECORDED IN BOOK 608 PAGE(S) 85 TO 87 INCLUSIVE OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY. EXCEPTING THEREFROM ALL MINERALS, GAS, OILS, PETROLEUM, NAPHTHA, HYDROCARBON SUBSTANCES AND OTHER MINERALS AND UNDERGROUND WATER IN OR UNDER SAID LAND, AS SAID LAND, AS SECREPTED AND RESERVED IN DEED STAIL OF SAID LAND, AS SECREPTED AND RESERVED IN DEED SAID LAND, AS SA EXCEPTED AND RESERVED IN DEED RECORDED IN BOOK 52858 PAGE 134 AND IN BOOK 54243 PAGE 392 OF OFFICIAL RECORDS. Amount of unpaid balance and other charges: \$359,641.97 (estimated) Street

# Legal Notices Page 13 Thursday, July 7, 2011

#### LEGAL NOTICES CONT.

address and other common designation of the real property: 13702 STANSTEAD AVENUE NORWALK, CA 90650 APN Number: 8046-013-004 The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any shown herein. The property heretofore described is being sold "as is". In compliance with California Civil Code 2923.5(c) the mortgagee, trustee, beneficiary, or authorized agent declares: that it has contacted the borrower(s) to assess their financial situation and to explore options to avoid foreclosure; or that it has made efforts to contact the borrower(s) to assess their financial situation and to explore options to avoid foreclosure by one of the following methods: by telephone; by United States mail; either 1st class or certified; by overnight delivery; by personal delivery; by e-mail; by face to face meeting. DATE: 06-17-2011 CALIFORNIA RECONVEYANCE 2011 CALIFORNIA RECONVEYANCE
COMPANY, as Trustee MARIA MAYORGA,
ASSISTANT SECRETARY CALIFORNIA
RECONVEYANCE COMPANY IS A DEBT
COLLECTOR ATTEMPTING TO COLLECT A
DEBT. ANY INFORMATION OBTAINED WILL
BE USED FOR THAT PURPOSE. California Reconveyance Company 9200 Oakdale Avenue Mail Stop: CA2-4379 Chatsworth, CA 91311 800-892-6902 For Sales Information: (714) 730-2727 or www.lpsasap.com (714) 573-1965 or www.priorityposting.comASAP# 4022285 06/23/2011, 06/30/2011, 07/07/2011

#### The Downey Patriot 6/23/11, 6/30/11, 7/7/11

Trustee Sale No.: 20100159903754 Title Order No.: 100675627 FHA/VA/PMI No.: NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 08/04/2004. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. NDEX WEST, LLC, as duly appointed Trustee under and pursuant to Deed of Trust Recorded on 08/10/2004 as Instrument No. 04 2050422 of official records in the office of the County Recorder of LOS ANGELES County, State of CALIFORNIA. EXECUTED BY: KANG MIN LEE, 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). DATE OF SALE: 07/22/2011 TIME OF SALE: 9:00 AM PLACE OF SALE: SHERATON LOS ANGELES DOWNTOWN HOTEL 711 SOUTH HOPE STREET LOS ANGELES, CA 90017 CALIFORNIA BALLROOM. STREET ADDRESS and other common designation, if any, of the real property described above is purported to be: 9613 BROCK AVE, DOWNEY, CALIFORNIA 90240 APN#: 6361-017-024 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 common designation, if any, shown herein. Said sale will be made, but without covenant or 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 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 \$395,154.35. 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. FOR TRUSTEE SALE INFORMATION PLEASE CALL: AUCTION.COM, LLC ONE MAUCHLY IRVINE, CA 92618 800-280-2832 Auction.com, LLC NDEx West, L.L.C. MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. P842442 6/30, 7/7, 07/14/2011

#### The Downey Patriot 6/30/11, 7/7/11, 7/14/11

NOTICE OF TRUSTEE'S SALE TS No. 08-0055858 Title Order No. 08-8-208699 Investor/Insurer No. APN No. 6287-005-007 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 12/11/2006. 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 ALFRED E VALLADARES, A SINGLE MAN, dated 12/11/2006 and recorded 12/22/06, as Instrument No. 06 2848341, in Book, Page), of Official Records in the office of the County Recorder of Los Angeles County, State of California, will sell on 07/21/2011 at 10:30AM, At the West side of the Los Angeles County Courthouse, directly fearing Name of Page 18 Pag NOTICE OF TRUSTEE'S SALE TS No. 08the 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 10246 NEWVILLE AVENUE, DOWNEY, CA, 90241. 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 \$808,324.32. 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: 08/30/2008 RECONTRUST COMPANY 1757 TAPO Deed of Trust. DATED: 08/30/2008
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# 4027520 06/30/2011, purpose. ASAP# 40 07/07/2011, 07/14/2011

#### The Downey Patriot 6/30/11, 7/7/11, 7/14/11

Trustee Sale No. 748174CA Loan No. 3012382523 Title Order No. 110154573-CA-MAI NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 01-12-2007. 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 PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On 07-21-2011 at 10:30 AM, CAL-LAWYER, On 07-21-2011 at 10:30 AM, CAL-FORNIA RECONVEYANCE COMPANY as the duly appointed Trustee under and pursuant to Deed of Trust Recorded 01-23-2007, Book NA, Page NA, Instrument 20070136145, of official records in the Office of the Recorder of LOS ANGELES County.

California, executed by: CHAN HO AND EUN HO, HUSBAND AND WIFE AS JOINT TENANTS, as Trustor, WAASHINGTON MUTUAL ANTS, as Trustor, WAASHINGTON MUTUAL BANK, FA, as Beneficiary, will sell at public auction sale to the highest bidder for cash, cashier's check drawn by a state or national bank, a cashier's check drawn by a state or federal credit union, or a cashier's 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. Sale will be held by the duly Financial Code and authorized to do business in this state. Sale 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 the Deed of Trust. 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, interest thereon, estimated fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of time of the initial publication of the Notice of Sale) reasonably estimated to be set forth of sale. Place of Sale: THE FRONT ENTRANCE TO THE POMONA SUPERIOR COURTS BUILDING, 350 W. MISSION BOULEVARD, POMONA, CA Legal Description: As more fully described in said Deed of Trust Amount of unpaid balance and other charges: \$571,529.83 (petimated) Deed of Trust Amount of unpaid balance and other charges: \$571,529.83 (estimated) Street address and other common designation of the real property: 10280 LAUREL-WOOD LANE DOWNEY, CA 90242 APN Number: 6280-010-054 The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. The property heretofore described is being sold "as is". In compliance with California Civil Code 2923.5(c) the mortgagee, trustee, beneficiary, or authorized agent declares: that it has contacted the borrower(s) to assess their financial situation and to explore options to avoid foreclosure; or that it has made efforts to contact the borrower(s) to assess their avoid foreclosure, of trial it has made efforts to contact the borrower(s) to assess their financial situation and to explore options to avoid foreclosure by one of the following methods: by telephone; by United States mail; either 1st class or certified; by overnight maii, etiner 1st class or certified; by overnight delivery; by personal delivery; by e-mail; by face to face meeting. DATE: 06-27-2011 CALIFORNIA RECONVEYANCE COMPANY, as Trustee BRANDON ROYES, ASSISTANT SECRETARY CALIFORNIA RECONVEYANCE COMPANY IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. TOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. California Reconveyance Company 9200 Oakdale Avenue Mail Stop: CA2-4379 Chatsworth, CA 91311 800-892-6902 For Sales Information: (714) 730-2727 or www.lpsasap.com (714) 573-1965 or www.priorityposting.com P847263 6/30, 7/7, 07/14/2011

#### The Downey Patriot 6/30/11, 7/7/11, 7/14/11

NOTICE OF TRUSTEE'S SALE TS #: CA-09-233910-PJ Order #: 400016530 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 3/17/2005. 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 NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by state or federal credit union, or a check drawn by a state or federal savings and loan association, or credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 to the Financial code and authorized to do business in this state, will be held by duly appointed trustee. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE. Trustor(s): FATIMA GUTIERREZ, A SINGLE WOMAN Recorded: 4/4/2005 as Instrument No. 05-0768113 in book XXX, page XXX of Official Records in the office of the Recorder of LOS ANGELES County, California; Date of Sale: 8/1/2011 at 10:30 AM Place of Sale: At the West side of the Los Angeles County Courthouse, directly facing Norwalk Blvd., 12720 Norwalk Blvd., Norwalk, CA 90650 Amount of unpaid balance and other charges: \$476,715.90 The purported property address Amount of unpaid balance and other charges: \$476,715.90 The purported property address is: 10752 LITTLE LAKE RD DOWNEY, CA 90241 Assessor's Parcel No. 8020-018-021 The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. If no street address or other common designation is shown, please refer to the referenced legal description for property location. In the event no common address or common designation of the property is remaided be in directions to the location of the provided herein directions to the location of the property may be obtained within 10 days of the date of first publication of this Notice date of first publication of this Notice of Sale by sending a written request to JPMorgan Chase Bank, N.A. 7301 Baymeadows Way Jacksonville FL 32256 Pursuant to California Civil Code 2923.54 the undersigned, on behalf of the beneficiary, loan servicer or authorized agent, declares as follows: [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 the notice of sale is filed; [2] The timeframe for giving notice of sale specified in subdivision (a) of Section 2923.52 does not apply pursuant to Section 2923.52. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee, or the Mortgagee's Attorney. Date: Quality Loan Service Corp. 2141 5th Avenue San Diego, CA 92101 619-645-7711 For NON SALE information only Sale Line: 714-730-2727 or Login to: www.fidelityasap.com Reinstatement Login to: www.fidelityasap.com Reinstatement Line: 619-645-7711 Quality Loan Service, Corp. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holders right's against the real property only. THIS NOTICE IS SENT FOR THE PURPOSE OF COLLECTING A DEBT. THIS FIRM IS ATTEMPTING TO COLLECT A DEBT ON BEHALF OF THE HOLDER AND DEBT ON BEHALF OF THE HOLDER AND OWNER OF THE NOTE. ANY INFORMATION OBTAINED BY OR PROVIDED TO THIS FIRM OR THE CREDITOR WILL BE USED FOR THAT PURPOSE. As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations. ASAP# 4025357 06/23/2011, 06/30/2011, 07/07/2011

#### The Downey Patriot 6/23/11, 6/30/11, 7/7/11

NOTICE OF TRUSTEE'S SALE TS No. 11-0020547 Title Order No. 11-0016253 Investor/Insurer No. 1698962667 APN No. 8023-008-052 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 06/15/2005. UNLESS YOU TAKE ACTION TO 06/15/2005. 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, N.A., as duly appointed trustee pursuant to the Deed of Trust executed by CHARLES L CONNER AN UNMARRIED MAN, dated 06/15/2005, and recorded 06/20/05 as 06/15/2005 and recorded 06/20/05, as Instrument No. 05 1435338, in Book , Page ), of Official Records in the office of the County Recorder of Los Angeles County, State of California, will sell on 07/28/2011 at 9:00AM Sheraton Los Angeles Downtown Hotel 711 South Hope Street, Los Angeles, CA 90017 California Ballroom at public auction, to the

highest bidder for cash or check as described below, payable in full at time of sale, all right, 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: 12444 ORR & DAY ROAD, NORWALK, CA, 90650. 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 balance with interest thereon of the obligation reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is \$182,349.20. It is possible that at the time of sale the opening bid may be less than the total indebtedness the least the time of the Notice of Sale is \$182,349.20. 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 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: 06/15/2011 RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd., CA6-914-01-94 SIMI VALLEY, CA 93063 Phone: (800) 281 8219, Sale Information (626) 927-4399 By:— Trustee's Sale Officer RECONTRUST COMPANY, N.A. 1800 Tapo Sale Officer RECONTRUST COMPANY, N.A. 18 is a debt collector attempting to collect a debt. Any information obtained will be used for that purpose. ASAP# FNMA4026951 06/30/2011, 07/07/2011, 07/14/2011

#### The Downey Patriot 6/30/11, 7/7/11, 7/14/11

NOTICE OF TRUSTEE'S SALE T.S. No. T10-63710-CA / APN: 8016-008-027 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 03-14-2007. 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 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 association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state will specified in Section 5 102 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 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 orth below. The amount may be greater on the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. Pursuant to California Civil Code Section 2923.54 the undersigned, on behalf of the beneficiary, loan servicer, or authorized agent, declares as follows: [X] 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 the notice of sale is filed and [X] The timeframe for giving notice is filed and [X] The timeframe for giving notice of sale specified in subdivision (a) of Section 2923.52 does not apply pursuant to Section 2923.52 or 2923.55 Trustor: FRANCISCO OZAETA AND ETNA OZAETA, HUSBAND OZAETA AND ETNA OZAETA, HUSBAND AND WIFE, AND MARIA ELENA OZAETA, A SINGLE WOMAN, JOINT TENANTS Duly Appointed Trustee: CR Title Services, Inc. P.O. BOX 16128, TUCSON, AZ 85732-6128 866-702-9658 Recorded 03-26-2007 as Instrument No. 20070693309 in book, page of Official Records in the office of the Recorder of LOS ANGELES County, California, Date of Sale:08-01-2011 at 10:30 AM Place of Sale: AT THE WEST SIDE OF THE LOS ANGELES COUNTY COURTHOUSE, DIRECTLY FACING NORWALK BLVD., 12720 NORWALK BLVD., NORWALK, CA. Amount of unpaid balance and other charges: NORWALK BLVD., NORWALK, CA. Amount of unpaid balance and other charges: \$451,499.17 Street Address or other common designation of real property: 11107 FLALLON AVENUE NORWALK, CA 90650-1620 A.P.N.: 8016-008-027 Legal Description: LOT 204, TRACT NO. 16167, IN THE CITY OF NORWALK, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 542, PAGE(S) 17 TO 21 INCLUSIVE OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY The undersigned Trustee disclaims COUNTY. The undersigned Trustee discla 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. The Trustee shall incur no liability for any good faith error in stating the proper amount of unpaid balances and charges. For Sales Information please contact AGENCY SALES AND POSTING at WWW.FIDELITYASAP.COM or 714-730-2727 REINSTATEMENT LINE: 866-702-9658 Date NEINSTATEMENT LINE: 806-702-9058 Date: 07-07-2011 CR Title Services, Inc. P. O. BOX 16128 TUCSON, AZ 85732-6128 CHANTELLE ROBLES, TRUSTEE SPECIALIST ASAP# 4033022 07/07/2011, 07/14/2011, 07/21/2011

#### The Downey Patriot 7/7/11, 7/14/11, 7/21/11

NOTICE OF TRUSTEE'S SALE TS #: CA-09-261365-BL Order #: 090190512-CA-MAI YOU ARE IN DEFAULT UNDER A DEED OF YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 7/28/2006. 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 cashier's check drawn on a state or national bank, check drawn by state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 to the Financial code and authorized to do business in this state, will be held by duly appointed trustee. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set roth below. The amount may be greater on the day of sale. BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE. Trustor(s): BETTY BLALOCK, A WIDOW Recorded: 8/7/2006 as Instrument No. 06 1737342 in book xxx , page xxx of Official Records in the office of the Recorder of LOS ANGELES County, California; Date of Sale: 7/21/2011 at 10:30:00 AM Place of Sale: Sale: 7/21/2011 at 10:30:00 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: \$168,864.72 The purported property address is: 13952 Edgewater Drive 125 Norwalk, CA 90650 Assessor's Parcel No. 8052-017-232 The undersigned Trustee disclaims any liability for any incorrectness of the property address for any incorrectness of the property address or other common designation, if any, shown herein. If no street address or other common designation is shown, please refer to the referenced legal description for property location. In the event no common address or common designation of the property is provided herein directions to the location of the property may be obtained within 10 days of the

date of first publication of this Notice of Sale by sending a written request to Litton Loan Servicing LP 4828 Loop Central Drive Houston TX 77081 Pursuant to California Civil Code §2923.54 the undersigned, on behalf of the beneficiary, loan servicer or authorized agent, declares as follows: [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 the notice of sale is filed; [2] The timeframe for giving notice of sale specified in subdivision (a) of Section 2923.52 does not apply pursuant to Section 2923.52. If the Trustee is unable to convey title for any reason, the successful bidder's date of first publication of this Notice of Sale 2923.52. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. If the sale is set aside for any reason, the Purchaser at the sale shall be extitled and the sale shall be cattled and the sale shall be reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgager, the Mortgagee, or the Mortgagee's Attorney. Date: Quality Loan Service Corp. 2141 5th Avenue San Diego, CA 92101 619-645-7711 For NON SALE information only Sale Line: 714-573-1965 or Login to: www.priorityposting.com Reinstatement Line: (800) 247-9727 Quality Loan Service, Corp. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is inten ded to exercise the note holders right's against the real the note holders right's against the real property only. THIS NOTICE IS SENT FOR THE PURPOSE OF COLLECTING A DEBT. THIS FIRM IS ATTEMPTING TO COLLECT THIS FIRM IS ATTEMPTING TO COLLECT A DEBT ON BEHALF OF THE HOLDER AND OWNER OF THE NOTE. ANY INFORMATION OBTAINED BY OR PROVIDED TO THIS FIRM OR THE CREDITOR WILL BE USED FOR THAT PURPOSE. As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations. IDSPub #0006636 6/30/2011 7/7/2011 7/14/2011

#### The Downey Patriot 6/30/11, 7/7/11, 7/14/11

NOTICE OF TRUSTEE'S SALE Trustee Sale No.: 20110015001481 Title Order No.: 110114636 FHA/VA/PMI No.: YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 11/16/2007. 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. NDEX WEST, LLC, as duly appointed Trustee under and pursuant to Deed of Trust Recorded on 11/26/2007 as Instrument No. 20072595797 of official records in the office of the County Recorder of LOS ANGELES County, State of CALIFORNIA. EXECUTED BY: JESSICA ANN NICHOLS AND STEVEN W STALLS JR, WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH, CASHIER'S CHECK/CASH EQUIVALENT or other form of payment authorized by 2924h(b), (cauchle at time of cale in lawful more) of the 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). DATE OF SALE: 07/13/2011
TIME OF SALE: 10:30 AM PLACE OF SALE: AT THE WEST SIDE OF THE LOS ANGELES COUNTY COURTHOUSE, DIRECTLY FACING NORWALK BLVD., 12720
NORWALK BLVD., NORWALK, CA. STREET ADDRESS and other common designation, if any, of the real property described above is purported to be: 12008 ORR AND DAY ROAD, NORWALK, CALIFORNIA 90650 APN#: 8023-001-014 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, 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 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 \$289,375.21. 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 and Demand for Sale, and a written Notice of Default and Election to Sell. The undersigned 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. FOR TRUSTEE SALE INFORMATION PLEASE CALL: AGENCY SALES & POSTING 3210 EL CAMINO REAL, SUITE 200 IRVINE, CA 92602 714-730-2727 www.lpsasap.com NDEx West, L.L.C. MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. NDEX West, L.L.C. as Trustee Dated: 06/13/2011 NDEX West, L.L.C. 15000 Surveyor Boulevard, Suite 500 15000 Surveyor Boulevard, Suite 500 Addison, Texas 75001-9013 Telephone: (866) 795-1852 Telecopier: (972) 661-7800 ASAP# 4012115 06/23/2011, 06/30/2011, 07/07/2011

#### The Downey Patriot 6/23/11, 6/30/11, 7/7/11

NOTICE OF TRUSTEE'S SALE TS #: CA-09-326942-CL Order #: 090803145-CA-LPI YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 9/22/2006. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE IE YOUN EED AN EXPLANATION OF SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by state or federal credit union, or a check drawn by state or federal savings and loan association or savings association, or savings bank specified in Section 5102 to the Financial code and authorized to do business in this state, will be held by duly appointed trustee. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set Notice of Sale, reasonably estimated to be set forth below. The amount may be greater on the day of sale. BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE. Trustor(s): MANUEL F. HERNANDEZ, AMARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY Recorded: 10/3/2006 as Instrument No. 06 2202338 in local care approximate of Official Recorded: the book xxx, page xxx of Official Records in the office of the Recorder of LOS ANGELES County, California: Date of Sale: 7/26/2011 at 10:30 AM Place of Sale: At the West side of the Los Angeles County Courthouse, directly facing Norwalk Blvd., 12720 Norwalk Blvd., Norwalk, CA 90650, 12720 Norwalk Blvd., Norwalk, CA 90650 Amount of unpaid balance and other charges: \$444,719.63 The purported property address is: 12110 HOPLAND ST NORWALK, CA 90650 Assessor's Parcel No. 8080-033-004 The undersigned Trustee Marchine March 1888 (1881) to the second state of the second st disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. If no street address or other common designation is shown, please refer to the referenced legal description for property location. In the event no common address or common designation of the property is provided herein directions to the location of the property may be obtained within 10 days of the date of first publication of this Notice of Sale by sending a written request to Aurora Loan Services LLC 10350 Park Meadows Dr. Littleton CO 80124 Pursuant to Celifornic Osi il Cade 2023 54 the understand California Civil Code 2923.54 the undersigned on behalf of the beneficiary, loan servicer o authorized agent, declares as follows: [1] The mortgage loan servicer has obtained from the commissioner a final or temporary order of exemption pursuant to Section 2923.53 that is exemption pushant to Section 2923.35 that is current and valid on the date the notice of sale is filed; [2] The timeframe for giving notice of sale specified in subdivision (a) of Section 2923.52 does not apply pursuant to Section 2923.52. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the

successful bidder shall have no further recourse. If the sale is set aside for any reason, the Purchaser at the sale shall be recourse. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee, or the Mortgagee's Attorney. Date: Quality Loan Service Corp. 2141 5th Avenue San Diego, CA 92101 619-645-7711 For NON SALE information only Sale Line: 714-730-2727 or Login to: www.fidelityasap.com Reinstatement Line: 619-645-7711 Quality Loan Service, Corp. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holders right's against the real property only. THIS NOTICE IS SENT FOR THE PURPOSE OF COLLECTING A DEBT. THIS FIRM IS ATTEMPTING TO COLLECT A DEBT ON BEHALF OF THE HOLDER AND OWNER OF THE NOTE. ANY INFORMATION OBTAINED BY OR PROVIDED TO THIS FIRM OR THE CREDITOR WILL BE USED FOR THAT PURPOSE. As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations. ASAP# 4022273 06/23/2011, 06/30/2011, 07/07/2011

#### The Downey Patriot 6/23/11, 6/30/11, 7/7/11

NOTICE OF TRUSTEE'S SALE NTSP20110015001794 Trustee Sale No.: 20110015001794 Title Order No.: 110142407 FHA/VA/PMI No.:YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 03/20/2007 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 PROCEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. NDEX WEST, LLC, as duly appointed Trustee under and pursuant to Deed of Trust Recorded on 03/29/2007 as Instrument No. 20070734252 of official records in the office of the County Recorder of LOS ANGELES County, State of CALIFORNIA. EXECUTED BY: FRANCISCO GIL, WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH, CASHIER'S CHECK/CASH EQUIVALENT or other form of payment and the right and the county of the cou GIL, 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). DATE OF SALE: O7/13/2011 TIME OF SALE: 10:30 AM PLACE OF SALE: AT THE WEST SIDE OF THE LOS ANGELES COUNTY COURTHOUSE, DIRECTLY FACING NORWALK BLVD., 12720 NORWALK BLVD., NORWALK, CA. STREET ADDRESS and other common designation, if any, of the real property described above is purported to be: 15513 DUMONT AVENUE, NORWALK, CALIFORNIA 90650 APN#: 8078-007-025 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, with interest thereon, as provided in said note(s), advances, under the terms of said Deed of Trust fees charges and py said beed of Trust, with interest, ander 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. 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 \$334,692.78. 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. The undersigned caused said Notice of Default and Election to Sell to be recorded in the county where the real property is located. FOR TRUSTEE SALE INFORMATION PLEASE CALL: AGENCY SALES & POSTING 3210 EL CAMINO REAL, SUITE 200 IRVINE, CA 92602 714-730-2727 www.lpsasap.com NDEX West, L.L.C. MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. NDEX West, L.L.C. as Trustee NDEx West, L.L.C. 15000 Surveyor Boulevard, Suite 500 Addison, Texas 75001-9013 Telephone: (866) 795-1852 Telecopier: (972) 661-7800ASAP# 4016666 06/23/2011, 06/30/2011, 07/07/2011

#### The Downey Patriot 6/23/11, 6/30/11, 7/7/11

NOTICE OF TRUSTEE'S SALE Trustee Sale

NOTICE OF TRUSTEE'S SALE Trustee Sale No. 449406CA Loan No. 0074801473 Title Order No. 772201 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 07-15-2003. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On 07-27-2011 at 10:30 AM. CALIFORNIA 2011 at 10:30 AM, CALIFORNIA RECONVEYANCE COMPANY as the duly appointed Trustee under and pursuant to Deed of Trust Recorded 07-31-2003, Book, Page, Instrument 03 2196998, of official records in the Office of the Recorder of LOS ANGELES the Office of the Recorder of LOS ANGELES County, California, executed by: MANUEL RAMIREZ AND ANA RAMIREZ, HUSBAND AND WIFE AS JOINT TENANTS, as Trustor, LONG BEACH MORTGAGE COMPANY, as Beneficiary, will sell at public auction sale to the highest bidder for cash, cashier's check drawn by a state or national bank, a cashier's check drawn by a state or federal credit union, or a cashier's 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 section 5102 of the Financial Code and authorized to do business in this state. Sale 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 the Deed of Trust. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, interest thereon, estimated fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. Place of Sale: AT THE WEST SIDE OF THE LOS ANGELES COUNTY COURTHOUSE, DIRECTLY FACING NORWALK BOULEVARD, 12720 NORWALK BLVD., NORWALK, CA Legal Description: LOT 11 OF TRACT NO 14132, IN THE CITY OF NORWALK, IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECIRDED IN BOO 364, PAGE(S) 15 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY. Amount of unpaid balance and other charges: \$92.594.66 unpaid balance and other charges: \$92,594.66 (estimated) Street address and other common (estimated) Street address and other common designation of the real property: 10654 SOLO STREET NORWALK, CA 90650 APN Number: 8021-018-012 The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. The property heretofore described is being sold "as is". In compliance with California Civil Code 2923.5(c) the mortgagee, trustee, beneficiary, or authorized agent declares; that beneficiary, or authorized agent declares: that it has contacted the borrower(s) to assess their financial situation and to explore options to avoid foreclosure: or that it has made efforts to contact the borrower(s) to assess their financial situation and to explore options to mancial situation and to expiore options to avoid foreclosure by one of the following methods: by telephone; by United States mail; either 1st class or certified; by overnight delivery; by personal delivery; by e-mail; by face to face meeting. DATE: 06-24-2011 CALIFORNIA RECONVEYANCE COMPANY, as Trustee JESSICA SNEDDEN, ASSISTANT SECRETARY

CALIFORNIA AS ITUSING JESSICA SNEDDEN, ASSISTANT SECRETARY CALIFORNIA RECONVEYANCE COMPANY IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. California Reconveyance Company 9200 Oakdale Avenue Mail Stop: CA2-4379 Chatsworth, CA 91311 800-892-6902 For Sales Information: (714) 730-2727 or www.lpsasap.com (714) 573-1965 or www.priorityposting.com ASAP# 4019491 06/30/2011, 07/07/2011, 07/14/2012

#### The Downey Patriot 6/30/11, 7/7/11, 7/14/11

NOTICE OF TRUSTEE'S SALE T.S. No. T11-75358-CA / APN: 8016-014-003YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 10-12-2007. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by a state or federal credit union, or a check drawn by a state or federal credit union, or a svings bank specified in Section, 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. 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 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. Pursuant to California Civil Code Section 2923.54 the undersigned, on behalf of the beneficiary, loan servicer, or authorized agent, declares as follows: [X] 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 the notice of sale is filed and [X] The timeframe for giving notice current and valid on the date the notice of sale is filed and [X] The timeframe for giving notice of sale specified in subdivision (a) of Section 2923.52 does not apply pursuant to Section 2923.52 or 2923.55 Trustor: JEANETTE GONZALES, A SINGLE WOMAN Duly Appointed Trustee: CR Title Services, Inc. P.O. BOX 16128, TUCSON, AZ 85732-6128 866-702-9658 Recorded 10-18-2007 as Instrument No. 20072372455 in book , page of Official Records in the office of the Recorder of LOS ANGELES County, California, Date of Sale:08-01-2011 at 10:30 AM Place of Sale: AT THE WEST SIDE OF THE LOS ANGELES Sale:08-01-2011 at 10:30 AM Place of Sale:
AT THE WEST SIDE OF THE LOS ANGELES
COUNTY COURTHOUSE, DIRECTLY
FACING NORWALK BLVD., 12720
NORWALK BLVD., NORWALK, CA. Amount
of unpaid balance and other charges:
\$424,334.69 Street Address or other common \$424,334.69 Street Address or other common designation of real property: 11213 ALBURTIS AVENUE NORWALK, CA 90650 A.P.N.: 8016-014-003 Legal Description: 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. The Trustee shall incur no liability for any good faith error in stating the proper amount of unpaid balances and charges. For Sales Information please contact AGENCY SALES AND POSTING at WWW.FIDELITYASAP.COM or 714-730-2727 REINSTATEMENT LINE: 866-702-9658 Date: 707-07-2011 CR Title Services, Inc. P.O. BOX 07-07-2011 CR Title Services, Inc. P.O. BOX 16128 TUCSON, AZ 85732-6128 CHANTELLE ROBLES, TRUSTEE SPECIALIST ASAP# 4031918 07/07/2011, 07/14/2011, 07/21/2011

#### The Downey Patriot 7/7/11, 7/14/11, 7/21/11

NOTICE OF TRUSTEE'S SALE Trustee Sale No. 747945CA Loan No. 0729741058 Title Order No. 110140290-CA-MAI YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 11-08-2006. 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 PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On 07-14-2011 at 10:30 AM, CALIFORNIA RECONVEYANCE COMPANY as the duly appointed Trustee under and pursuant to Deed papointed Trustee under and pursuant to Deed of Trust Recorded 11-17-2006, Book N/A, Page N/A, Instrument 2006-2551634, of official records in the Office of the Recorder of LOS ANGELES County, California, executed by: LUIS P GALICIA, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY, as Truster, WASHINGTON MITIAL PANK, EA Trustor, WASHINGTON MUTUAL BANK, FA. as Beneficiary, will sell at public auction sale to the highest bidder for cash, cashier's check drawn by a state or national bank, a cashier's check drawn by a state or federa or a cashier's 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. Sale 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 bareingster described property under and hereinafter described property under and pursuant to the Deed of Trust. The sale will be made, but without covenant or warranty, pursuant to the Deed of Trust. 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, interest thereon, estimated 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. Place of Sale: AT THE WEST SIDE OF THE LOS ANGELES COUNTY COURTHOUSE, DIRECTLY FACING NORWALK BOULEVARD, 12720 NORWALK BLVD., NORWALK, CA Legal Description: LOT 113 OF TRACT 17580, IN THE CITY OF DOWNEY, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 451, PAGE(S) 37-40 INCLUSIVE OF MAPS, IN THE OFFICE OF THE COUNTY. Amount of unpaid balance and other charges: \$422,819.26 (estimated) Street address and other common designation of the real property: 7402 VIA RIO NIDO DOWNEY, CA 90241 APN Number: 6249-011-001 The undersigned Trustee disclaims any liability for any incorrectness of the street address and undersigned Trustee disclaims any liability for any incorrectness of the street address and any incorrectness of the street address and other common designation, if any, shown herein. The property heretofore described is being sold "as is". In compliance with California Civil Code 2923.5(c) the mortgagee, trustee, beneficiary, or authorized agent declares: that it has contacted the borrower(s) to assess their financial situation and to explore ontions to financial situation and to explore options to avoid foreclosure; or that it has made efforts to contact the borrower(s) to assess their contact the borrower(s) to assess their financial situation and to explore options to avoid foreclosure by one of the following methods: by telephone; by United States mail; either 1st class or certified; by overnight delivery; by personal delivery; by e-mail; by face to face meeting. DATE: 06-20-2011 CALIFORNIA RECONVEYANCE COMPANY, as Trustee ISAAC PACHECO, ASSISTANT SECRETARY CALIFORNIA RECONVEYANCE COMPANY IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. California Reconveyance Company 9200 Oakdale Reconveyance Company 9200 Oakdale Avenue Mail Stop: CA2-4379 Chatsworth, CA 91311 800-892-6902 For Sales Information: (714) 730-2727 or www.lpsasap.com (714) 573-1965 or www.priorityposting.comASAP# 4017482 06/23/2011, 06/30/2011, 07/07/2011

#### The Downey Patriot 6/23/11, 6/30/11, 7/7/11

NOTICE OF TRUSTEE'S SALE TS No. 09-0008620 Title Order No. 09-8-033423 Investor/Insurer No. 109023928 APN No. 8037-025-066 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 07/06/2005. 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, N.A., as duly appointed trustee pursuant to the Deed of Trust executed by TONG KYU KIM, A MARRIED MAN AS HIS SOLE & SEPARATE PROPERTY, dated 07/06/2005 and recorded MARRIED MAN AS HIS SOLE & SEPARATE PROPERTY, dated 07/06/2005 and recorded 07/21/05, as Instrument No. 05 1722027, in Book., Page -), of Official Records in the office of the County Recorder of Los Angeles County, State of California, will sell on

# Page 14 Thursday, July 7, 2011 Legal Notices

#### LEGAL NOTICES CONT.

07/28/2011 at 10:30AM, At the West side of the Los Angeles County Courthouse, directly facing Norwalk Blvd., 12720 Norwalk Blvd., racing Norwalk Bivd., 12720 Norwalk Bivd., 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 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: 13546 LA JOLLA CIRCLE UNIT 64, LA MIRADA, CA, 90638. The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any shown herein 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 \$379,158.29. 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 by a state or national bank a check drawn by 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 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: 05/04/2009 RECONTRUST COMPANY, N.A. 1800 Tapo RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd., CA6-914-01-94 SIMI VALLEY, CA 93063 Phone: (800) 281 8219, Sale Information (626) 927-4399 By: - Trustee's Sale Officer RECONTRUST COMPANY, N.A. is a debt collector attempting to collect a debt. Any information obtained will be used for that purpose. ASAP# 4034024 07/07/2011, 07/14/2011, 07/21/2011

#### The Downey Patriot 7/7/11, 7/14/11, 7/21/11

NOTICE OF TRUSTEE'S SALE TS No. 08-0028915 Title Order No. 08-8-125997 Investor/Insurer No. APN No. 6249-006-014 YOU ARE IN DEFAULT UNDER A DEED OF INVESTO/INSURER NO. APN NO. 5249-006-014
YOU ARE IN DEFAULT UNDER A DEED OF
TRUST, DATED 04/12/2007. 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." Notice is hereby given that
RECONTRUST COMPANY, as duly
appointed trustee pursuant to the Deed of
Trust executed by SUSANA GARCIA, A
SINGLE WOMAN, dated 04/12/2007 and
recorded 04/19/07, as Instrument No.
20070940856, in Book -, Page -), of Official
Records in the office of the County Recorder of
Los Angeles County, State of California, will
sell on 07/28/2011 at 10:30AM, At the West
side of the Los Angeles County Courthouse,
directly feeting Negrolls Play 41,7720 Negrolls. sell on 07/28/2011 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: 10521 WILEY BURKE AVENUE, DOWNEY, CA, 90241. The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. common designation, if any, shown herein. The total amount of the unpaid balance with the total amount of the unipaid obtaince 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 \$900,741.57. 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 cashie's checks drawn 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: 07/09/2008 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 sellect a detail of the control debt collector attempting to collect a debt. Any information obtained will be used for that purpose. ASAP# 4033994 07/07/2011, 07/14/2011, 07/21/2011

#### The Downey Patriot 7/7/11, 7/14/11, 7/21/11

NOTICE OF TRUSTEE'S SALE Trustee Sale No. 247986CA Loan No. 0016014508 Title Order No. 731230 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 09-15-2006. 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 PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On 07-28-2011 at 10:30 AM, CALIFORNIA RECONVEYANCE COMPANY as the duly propieted Treates under sed humans to Dood appointed Trustee under and pursuant to Deed of Trust Recorded 09-21-2006, Book N/A Page N/A. Instrument 06 2102928, of official records in the Office of the Recorder of LOS ANGELES County, California, executed by: MARCELINO M DIMAANO AND OFELIA DIMAANO, HUSBAND AND WIFE AS COMMUNITY PROPERTY WITH RIGHT OF SURVIVORSHIP, as Trustor, MORTGAGE SURVIVORSHIP, as ITUSTOR, MORT GAGE ELECTRONIC REGISTRATION SYSTEMS, INC., (MERS), SOLELY AS NOMINEE FOR LENDER, VALLEY VISTA MORTGAGE CORPORATION, IT'S SUCCESSORS AND ASSIGNS., as Beneficiary, will sell at public auction sale to the highest bidder for cash, cashier's check drawn by a state or rational cashier's check drawn by a state or national bank, a cashier's check drawn by a state or federal credit union, or a cashier's 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. Sale 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 the Deed of Trust. 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, interest thereon, estimated 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. Place of Sale: AT THE WEST SIDE OF THE LOS ANGELES COUNTY COURTHOUSE, DIRECTLY FACING NORWALK BOULEVARD, 12720 NORWALK BLVD., NORWALK, CA Legal Description: LOT 93 OF TRACT NO. 21623, IN THE CITY OF NORWALK, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 575 PAGE(S) 29 TO 31 INCLUSIVE OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY Amount of unpaid balance and other reasonably estimated to be set forth below COUNTY Amount of unpaid balance and other charges: \$521,955.15 (estimated) Street address and other common designation of the real property: 11132 LYNDORA STREET NORWALK, CA 90650 APN Number: 8050-029-003 The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any,

shown herein. The property heretofore described is being sold "as is". In compliance with California Civil Code 2923.5(c) the mortgagee, trustee, beneficiary, or authorized agent declares: that it has contacted the borrower(s) to assess their financial situation and to explore ordinate to evide foreigns to evide foreigns. and to explore options to avoid foreclosure; or that it has made efforts to contact the borrower(s) to assess their financial situation and to explore options to avoid foreclosure by one of the following methods: by telephone; by United States mail; either 1st class or certified; by overnight delivery; by personal delivery; by e-mail; by face to face meeting. DATE: 06-30-2011 CALIFORNIA RECONVEYANCE 2011 CALIFORNIA RECONVEYANCE COMPANY, as Trustee REGINA CANTRELL, ASSISTANT SECRETARY CALIFORNIA RECONVEYANCE COMPANY IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. California Peconveyance Company, 2200 California Peconveyance Company, 2200 California Reconveyance Company 9200 Oakdale Avenue Mail Stop: CA2-4379 Chatsworth, CA 91311 800-892-6902 For Sales Information: (714) 730-2727 or www.lpsasap.com (714) 573-1965 or www.priorityposting.com ASAP# 4034234 07/07/2011, 07/14/2011, 07/21/2011

NOTICE OF TRUSTEE'S SALE TS No. 11-

#### The Downey Patriot 7/7/11, 7/14/11, 7/21/11

0025605 Title Order No. 11-0020607 Investor/Insurer No. 108426164 APN No. 8024-018-022 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 07/05/2005. 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, N.A., as duly appointed trustee pursuant to the Deed of Trust executed by ABELINA N CHACON, A SINGLE WOMAN, dated 07/05/2005 and recorded 07/13/05, as Instrument No. 05 1642350, in Book, Page), of Official Records in the office of the County Recorder of Los Angeles County, State of California, will sell on 07/28/2011 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. The street address and other common designation. 0025605 Title Order No. 11-0020607 Investor/Insurer No. 108426164 APN No. in the above referenced Deed of Trust. The street address and other common designation, street address and other common designation, if any, of the real property described above is purported to be: 12031 ARLEE AVENUE, NORWALK, CA, 90650. 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 \$335.430.56. It is possible that at the of Sale is \$335,430.56. 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, as youngs. 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" 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 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: 07/01/2011 RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd., CA6-914-01-94 SIMI VALLEY, CA 93063 Phone: (800) 281 8219, Sale Information (626) 927-4399 By:— Trustee's Sale Officer RECONTRUST COMPANY, N.A. is a debt collector attempting to collect a debt. Sale Officer RECONT ROST COMPANY, N.A. is a debt collector attempting to collect a debt. Any information obtained will be used for that purpose. ASAP# 4019217 07/07/2011, 07/14/2011, 07/21/2011

#### The Downey Patriot 7/7/11, 7/14/11, 7/21/11

NOTICE OF TRUSTEE'S SALE TS No. 10-

0099405 Title Order No. 10-8-386812 Investor/Insurer No. 1705909849 APN No. 6258-008-030 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED

DILLO OF THE STATE 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, N.A., as duly appointed trustee pursuant to the Deed of Trust executed by AIMEE FAVELA, A SINGLE WOMAN AND ALVARO FAVELA JR., A SINGLE MAN AS JOINT TENANTS, dated 12/19/2007 and recorded 12/31/07 as dated 12/19/2007 and recorded 12/31/07, as Instrument No. 20072862989, in Book, Page ), of Official Records in the office of the County Recorder of Los Angeles County, State of California, will sell on 07/28/2011 at 9:00AM, Sheraton Los Angeles Downtown Hotel 711 South Hope Street, Los Angeles, CA 90017
California Ballroom 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 situated in said County and State and as more situated in said County and State and as most 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: 8435 BYERS STREET, DOWNEY, CA. 90242. 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 \$469,188.90. 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 authorized to do business in time 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: 11/24/2010 RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd., CA6-914-01-94 SIMI VALLEY, CA 93063 Phone: (800) 281 8219, Sale Information (626) 927-4399 By:— Trustee's Sale Officer RECONTRUST COMPANY, N.A. is a debt collector attempting to collect a debt. Any information obtained will be used for that purpose. ASAP# FNMA4026516 07/07/2011, 07/14/2011, 07/21/2011

#### The Downey Patriot 7/7/11, 7/14/11, 7/21/11

NOTICE OF TRUSTEE'S SALE TS No. 10-0018168 Title Order No. 10-8-075225 APN No. 6260-007-034 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 05/02/2006. 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. SHOULD CONTACT A LAWYER. NOTICE IS hereby given that RECONTRUST COMPANY, N.A., as duly appointed trustee pursuant to the Deed of Trust executed by MARIA RODRIGUEZ, A SINGLE WOMAN, AND ONOFRE BARRON, A SINGLE MAN, AS JOINT TENANTS, dated 05/02/2006 and recorded 05/12/06, as Instrument No. 06 1054968, in Book , Page ), of Official Records

in the office of the County Recorder of Los Angeles County, State of California, will sell on 07/14/2011 at 1:00PM, At the front entrance to 07/14/2011 at 1:00PM, At the front entrance to the Pomona Superior Courts Building, 350 West Mission Blvd., Pomona, Los Angeles, CA 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 street address and other common designation, if any, of the real property described above is purported to be: 12702 GNEISS AVENUE, DOWNEY, CA, 90242. 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 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 \$629,456.55. 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 Truste will be appeared to the less desired the property of the sale days. 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 associa-tion, 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 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. If required by the provisions of section 2923.5 of the California Civil Code, the declaration from the mortgagee, beneficiary or authorized agent is attached to the Notice of Trustee's Sale duly recorded with the appropriate County Recorder's Office. DATED: 05/06/2010 RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd. CA6-914-01-94. SIMI 1800 Tapo Canyon Rd., CA6-914-01-94 SIMI VALLEY, CA 93063 Phone/Sale Information: (800) 281 8219 By: Trustee's Sale Officer RECONTRUST COMPANY, N.A. is a debt collector attempting to collect a debt. Any information obtained will be used for that FEI # 1006.99829 6/23, 6/30,

#### The Downey Patriot 6/23/11, 6/30/11, 7/7/11

NOTICE OF TRUSTEE'S SALE TS No. 11-0020460 Title Order No. 11-0015928 Investor/Insurer No. 1702074948 APN No. 6251-021-017 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 08/25/2006. 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, N.A., as duly appointed trustee pursuant to the Deed of Trust executed by ADAM S. FITCHETT AND ARMIDA R. FITCHETT, HUSBAND AND WIFE AS JOINT TENANTS, dated 08/25/2006 and recorded 09/06/06, as Instrument No. 06-1984021, in Book, Page), of Official Records in the office of the County Recorder of Los Angeles County, State of California, will sell on 07/28/2011 at 9:00AM, Sheraton Los Angeles Downtown Hotel 711 South Hope Street, Los Angeles, CA 90017 California Ballroom at public auction, to the highest bidder for cash or check as described South Hope Steet, Los Arigeles, CA 90017. California Ballroom 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 of Trust. The street address and other common designation, if any, of the real property described above is purported to be: 7971 4TH PLACE, DOWNEY, CA, 90241. 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. netein. 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 \$355,980.23. 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 Trute will necess the public desired desire. 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: 06/12/2011 RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd., CA6-914-01-94 SIMI VALLEY, CA 93063 Phone: (800) 281 8219, Sale Information (626) 927-4399 By:— Trustee's Sale Officer RECONTRUST COMPANY, N.A. is a debt collector attempting to collect a debt. Any information obtained will be used for that purposeASAP# FNMA4026518 07/07/2011, 07/14/2011, 07/21/2011

#### The Downey Patriot 7/7/11, 7/14/11, 7/21/11

NOTICE OF TRUSTEE'S SALE Trustee Sale No. 744792CA Loan No. 3050652878 Title Order No. 100686698-CA-MAI YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 06-13-2005. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On 07-21-2011 at 10:30 AM, CALIFORNIA RECONVEYANCE COMPANY as the duly appointed Trustee under and pursuant to Deed of Trust Recorded 06-29-2005, Book N/A, Page N/A. Instrument 05 1529855, of official Page N/A, Instrument us 1329653, of official records in the Office of the Recorder of LOS ANGELES County, California, executed by: MARISELA IBARRA, A WIDOWER, as Trustor, WASHINGTON MUTUAL BANK, FA, as Beneficiary, will sell at public auction sale to the highest bidder for cash, cashier's check drawn by a state or national bank, a cashier's check drawn by a state or federal credit union, or a cashier's check drawn by a state or or a cashier's 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. Sale 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 the Deed of Trust. The sale will be made, but, without covenant or warranty. 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, interest thereon. stimated 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.
Place of Sale: AT THE WEST SIDE OF THE
LOS ANGELES COUNTY COURTHOUSE, LOS ANGELES COUNTY COURTHOUSE, DIRECTLY FACING NORWALK BOULEVARD, 12720 NORWALK BLVD., NORWALK, CA Legal Description: LOT 22, OF TRACT NO. 13703, IN THE CITY OF DOWNEY, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 366 PAGE(S) 14 TO 15 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY. Amount of unpaid balance and other charges: Amount of unpaid balance and other charges: \$484,026.06 (estimated) Street address and other common designation of the real property: 8426 BOYNE STREET DOWNEY, CA 90242 APN Number: 6258-006-013 The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. The property heretofore described is being sold "as is". In compliance with California Civil Code 2923.5(c) the mortgagee, trustee,

beneficiary, or authorized agent declares: that it has contacted the borrower(s) to assess their financial situation and to explore options to avoid foreclosure; or that it has made efforts to contact the borrower(s) to assess their financial situation and to explore options to maricial situation and to explore options to avoid foreclosure by one of the following methods: by telephone; by United States mail; either 1st class or certified; by overnight delivery; by personal delivery; by e-mail; by face to face meeting. DATE: 06-24-2011 CALIFORNIA RECONVEYANCE COMPANY. CALIFORNIA RECONVEYANCE COMPANY, as Trustee BRENDA BATTEN, ASSISTANT SECRETARY CALIFORNIA RECONVEYANCE COMPANY IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. California Reconveyance Company 9200 Oakdale Avenue Mail Stop: CA2-4379 Chatsworth, CA 91311 800-892-6902 For Sales Information (714) 730-2727 or www.lbasaan.com (714)

(714) 730-2727 or www.lpsasap.com (714) 573-1965 or www.priorityposting.com ASAP# 4019152 06/30/2011, 07/07/2011, 07/14/2011

#### The Downey Patriot 6/30/11, 7/7/11, 7/14/11

Trustee Sale No. 247888CA Loan No. 3061931949 Title Order No. 727713 NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 04-19-2006. 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 PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On 07-14-2011 at 10:30 AM, CALIFORNIA RECONVEYANCE COMPANY as the duly appointed Trustee under and pursuant to Deed of Trust Recorded 05-01-2006, Book, Page, Instrument 06 0949207, of official records in the Office of the Recorder of LOS ANGELES COUNTY, California, executed by: PABLO MAND NAD NAD MADEACH 26 ARBEDA County, California, executed by: PABLO MALDONADO AND MARIA CRUZ CABRERA MALDONADO, HUSBAND AND WIFE, as Trustor, WASHINGTON MUTUAL BANK, FA as Beneficiary, will sell at public auction sale to the highest bidder for cash, cashier's check to the highest bidder for cash, cashier's check drawn by a state or national bank, a cashier's check drawn by a state or federal credit union, or a cashier's 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. Sale 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 the Deed of Trust. 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, interest thereon, estimated fees, charges and expenses of the Trustee for the total amount (at the time 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. Place of Sale: THE FRONT ENTRANCE TO THE POMONA SUPERIOR COURTS BUILDING, 350 W. MISSION BOULEVARD, POMONA, CA Legal Description: As more fully described in said Deed of Trust Amount of Inpaid balance and other charges: described in said Deed of Trust Amount of unpaid balance and other charges: \$555,022.51 (estimated) Street address and other common designation of the real property: 8229-8231 DEVENIR AVENUE DOWNEY, CA 90242 APN Number: 6260-009-029 The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. The property heretofore described is being sold "as is". In compliance with California Civil Code 2923.5(c) the mortgagee, trustee, beneficiary, or authorized agent declares: that it has contacted the borrower(s) to assess their financial situation and to explore options to avoid foreclosure; or that it has made efforts to contact the borrower(s) to assess their avoid foreclosure; or that it has made efforts to contact the borrower(s) to assess their financial situation and to explore options to avoid foreclosure by one of the following methods: by telephone; by United States mail; either 1st class or certified; by overnight delivery; by personal delivery; by e-mail; by face to face meeting. DATE: 06-17-2011 CALIFORNIA RECONVEYANCE COMPANY, as Trustee DEREK WEAR-RENEE, ASSISTANT SECRETARY CALIFORNIA RECONVEYANCE COMPANY IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. California Reconveyance Company 9200 Oakdale BE USED FOR THAT PURPOSE. California Reconveyance Company 9200 Oakdale Avenue Mail Stop: CA2-4379 Chatsworth, CA 91311 800-892-6902 For Sales Information: (714) 730-2727 or www.lpsasap.com (714) 573-1965 or www.lpsasap.com (714) 573-1965 or www.priorityposting.com P842945 6/23, 6/30, 07/07/2011

#### The Downey Patriot 6/23/11, 6/30/11, 7/7/11

Trustee Sale No. 246044CA Loan No. 5303862238 Title Order No. 645826 NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 6/30/2006. 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 PROCEEDINGS ACAINST YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On 7/14/2011 at 10:30 AM, CALIFORNIA RECONVEYANCE COMPANY as the duly appointed Truste under and pursuant to Deed of Trust Recorded 07/14/2006, Book, Page, Instrument 06-1556364, of official records in Instrument 06-1556364, of official records the Office of the Recorder of LOS ANGELE the office of the recorder of LOS ANGELES County, California, executed by: MAGGIE B ZERTUCHE, AN UNMARRIED WOMAN, as Trustor, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., (MERS), SOLELY AS NOMINEE FOR LENDER, UNITED FINANCIAL MORTGAGE CORP., IT'S SUCCESSORS AND ASSIGNS., as Description will be trubble queties also Beneficiary, will sell at public auction sale to the highest bidder for cash, cashier's check drawn by a state or national bank, a cashier's check drawn by a state or federal credit union, or a cashier's 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. Sale 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 the Deed of Trust. 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, interest thereon, estimated 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. Place of Sale: THE FRONT ENTRANCE TO THE POMONA SUPERIOR COURTS BUILDING, 350 W. MISSION BOULEVARD, POMONA, CA Legal Description: As more fully described in said Deed of Trust Amount of unpaid balance and other charges: \$634,507.08 (estimated) Street address and other common designation of the real property: 9612 BIRCHDALE AVENUE DOWNEY, CA 90240 APN Number: 6363-003-024 The undersigned Trustee disclaims any liability fo any incorrectness of the street address and other common designation, if any, shown herein. The property heretofore described is being sold "as is". In compliance with California Civil Code 2923.5(c) the mortgagee, trustee, beneficiary, or authorized agent declares: that it has contacted the borrower(s) to assess their financial situation and to explore options to avoid foreclosure; or that it has made efforts to contact the borrower(s) to assess their financial situation and to explore options to avoid foreclosure by one of the following methods: by telephone; by United States mail; either 1st class or certified; by overnight delivery; by personal delivery; by e-mail; by face to face meeting. DATE: 6/20/2011 CALIFORNIA RECONVEYANCE COMPANY, as Trustee DEREK WEAR-RENEE, ASSISTANT SECRETARY CALIFORNIA RECONVEYANCE COMPANY IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. California contact the borrower(s) to assess their BE USED FOR THAT PURPOSE. California Reconveyance Company 9200 Oakdale Avenue Mail Stop: CA2-4379 Chatsworth, CA Avenue Mail Stop: CA2-45/9 Chatsworth, CA 91311 800-892-6902 For Sales Information: (714) 730-2727 or www.lpsasap.com (714) 573-1965 or www.priorityposting.com P849549 6/23, 6/30, 07/07/2011

#### The Downey Patriot 6/23/11, 6/30/11, 7/7/11

NOTICE OF TRUSTEE'S SALE TS No. 11-0028285 Title Order No. 11-0021683 Investor/Insurer No. APN No. 6367-024-051 YOU ARE IN DEFAULT UNDER A DEED OF

TVOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 06/05/2006. 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, N.A., as duly appointed trustee pursuant to the Deed of Trust executed by ANNA CHOI, A SINGLE WOMAN, dated 06/05/2006 and recorded 06/12/06, as Instrument No. 06 1279157, in Book, Page), of Official Records in the office of the County Recorder of Los Angeles County, State of California, will sell on 07/28/2011 at 10:30AM, At the West side of the Los Angeles County Courthouse, directly facing News of Page 1, 2000 News of Page 1 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 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: 8356 TELEGRAPH ROAD, DOWNEY, CA. 90240228. The undersigned Trustee 8356 TELEGRAPH ROAD, DOWNEY, CA, 902402228. 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 \$573,089.95. 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 rational bank, a check drawn by a state or federal credit union, or a check drawn 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 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: 07/06/2011 RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd., CA6-914-01-94 SIMI VALLEY, CA 93063 Phone: (800) 281 8219, Sale Information (626) 927-4399 By:— Trustee's Sale Officer RECONTRUST COMPANY, N.A. is a debt collector attempting to collect a debt. is a debt collector attempting to collect a debt. Any information obtained will be used for that purpose. ASAP# 4022479 07/07/2011, 07/14/2011, 07/21/2011

#### The Downey Patriot 7/7/11, 7/14/11, 7/21/11

NOTICE OF TRUSTEE'S SALE TS No. 11-0025622 Title Order No. 11-0020643 Investor/Insurer No. 1703424011 APN No. Investor/Insurer No. 1703424011 APN No. 6266-018-050 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 03/23/2007. 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." Notice is hereby given that RECONTRUST COMPANY. N.A. as duly appointed trustee pursuant to the hereby given that RECONTRUST COMPANY, N.A., as duly appointed trustee pursuant to the Deed of Trust executed by MAGUIL RODAS, A SINGLE MAN, dated 03/23/2007 and recorded 03/30/07, as Instrument No. 20070750012, in Book, Page), of Official Records in the office of the County Recorder of Los Angeles County, State of California, will sell on 08/03/2011 at 9:00AM, Sheraton Los Angeles Downtown Hotel 711 South Hope Street. Los Angeles. CA 90017 California Angeles Downtown Hotel 711 South Hope Street, Los Angeles, CA 90017 California Ballroom 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. 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: 13407 LAURELDALE AVENUE, DOWNEY, CA, 90242. 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 \$458,243.35. 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 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. Deed of Trust with interest thereon as provided 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: 07/01/2011 RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd., CA6-914-01-94 SIMI VALLEY, CA 93063 Phone: (800) 281 8219, Sale Information (626) 927-4399 By:— Trustee's Sale Officer RECONTRUST COMPANY, N.A. is a debt collector attempting to collect a debt is a debt collector attempting to collect a debt. Any information obtained will be used for that purpose. ASAP# FNMA4026524 07/07/2011, 07/14/2011, 07/21/2011

The Downey Patriot 7/7/11, 7/14/11, 7/21/11 NOTICE OF TRUSTEE'S SALE TS No. 11-0026392 Title Order No. 11-0021027 Investor/Insurer No. 142123223 APN No. 8034-012-002 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 07/20/2006. 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, N.A., as duly appointed trustee pursuant to the Deed of Trust executed by ZULMA TRUJILLO-ROBLES, AND LARRY ROBLES JR, WIFE AND HUSBAND AS JOINT TENANTS, dated AND HUSBAND AS JOINT TENANTS, dated 07/20/2006 and recorded 08/01/06, as Instrument No. 06 1698127, in Book, Page), Instrument No. 06 1698127, in Book, Page), of Official Records in the office of the County Recorder of Los Angeles County, State of California, will sell on 07/28/2011 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 County and State and as more fully described in the above referenced Deed of Trust. The street address and other common designation, street address and other common designation, if any, of the real property described above is purported to be: 11923 NASHVILLE AVENUE, LA MIRADA, CA, 906381321. 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 estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is \$543,119.65. 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. scale. Salte will be flade, in all 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: 07/02/2011 RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd., CA6-914-01-94 SIMI VALLEY, CA 93063 Phone: (800) 281 8219, Sale Information (626) 927-4399 By:— Trustee's Sale Officer RECONTRUST COMPANY, N.A. is a debt collector attempting to collect a debt. Any information obtained will be used for that purpose. ASAP# 4023850 07/07/2011, 07/14/2011, 07/21/2011

#### The Downey Patriot 7/7/11, 7/14/11, 7/21/11

Trustee Sale No. 449654CA Loan No. 5304065104 Title Order No. 780418 NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 11-15-2006. 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 PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On 07-28-2011 at 10:30 AM, CALIFORNIA RECONVEYANCE COMPANY as the duly appointed Trustee under and pursuant to Deed of Trust Recorded 11-28-2006, Book N/A, Page N/A, Instrument 20062617741, of official records in the Office of the Recorder of LOS ANGELES County, California, executed by: ANNABEL CAMPOS, AN UNMARRIED WOMAN, as Trustor, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., (MERS), SOLELY AS NOMINEE FOR LENDER, RESIDENTIAL MORTGAGE CAPITAL, IT'S SUCCESSORS AND ASSIGNS... as Beneficiary, will sell at public auction sale to the highest bidder for cash, cashier's check drawn by a state or rederal credit union, or a cashier's check drawn by a state or federal credit union, or a cashier's check drawn by a state or rederal credit union, or a cashier's check drawn by a state or federal savings and loan association, savings association, or savings bank specified in section 5102 of the Financial 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. Sale 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 the Deed of Trust. The sale will be made, but without covenant or warranty, expressed or implied, regarding title. under and pursuant to the Deed of Trust. 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, interest thereon, estimated 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. Place of Sale: THE FRONT ENTRANCE TO THE POMONA SUPERIOR COURTS BUILDING, 350 W. MISSION BOULEVARD, POMONA, CA Legal Description: As more fully described in said Deed of Trust Amount of unpaid balance and other charges: \$549,497.98 (estimated) Street address and other common designation of the real property: 8513 ADOREE STREET DOWNEY, CA 90242 APN Number: 6263-023-020 The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. The property heretofore described is being sold "as is". In compliance with California Civil Code 2923.5(c) the mortgagee, trustee, beneficiarry, or authorized agent declares: that it has contacted the borrower(s) to assess their financial situation and to explore options to avoid foreclosure; or that it has made efforts to contact the borrower(s) to assess their financial situation and to explore options to avoid foreclosure by one of the following methods: by telephone; by United States mail; financial situation and to explore options to avoid foreclosure by one of the following methods: by telephone; by United States mail; either 1st class or certified; by overnight delivery; by personal delivery; by e-mail; by face to face meeting. DATE: 06-30-2011 CALIFORNIA RECONVEYANCE COMPANY, as Trustee JAMES TOLLIVER, ASSISTANT SECRETARY CALIFORNIA RECONVEYANCE COMPANY IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. California Reconveyance Company 9200 Oakdale Avenue Mail Stop: CA2-4379 Chatsworth, CA 91311 800-892-6902 For Sales Information: (714) 730-2727 or www.lpsasap.com (714) (714) 730-2727 or www.lpsasap.com (714) 573-1965 or www.priorityposting.com P850900 7/7, 7/14, 07/21/2011

#### The Downey Patriot 7/7/11, 7/14/11, 7/21/11

NOTICE OF TRUSTEE'S SALE TS #: CA-11-417122-CL Order #: 110010514-CA-LPI YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 7/6/2007. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 to the Financial code and authorized to do business in this state, will be held by duly appointed trustee. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late tharges thereon, as provided in the note(s) charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE. Trustor(s): RODY E HENRIQUEZ, A MARRIED MAN, AS HIS SOLE AND SEPARATE PROPERTY Recorded: 7/23/2007 as Instrument No. 2007/1733476 in book xxx, page xxx of Official Records in the office of the Recorder of LOS ANGELES County, California; Date of Sale: 8/1/2011 at County, California; Date of Sale: 8/1/2011 at 10:30 AM Place of Sale: At the West side of the Los Angeles County Courthouse, directly facing Norwalk Blvd., 12720 Norwalk Blvd., Norwalk, CA 90650 Amount of unpaid balance and other charges: \$572,654.54 The purported property address is: 13027 BLODGETT AVE DOWNEY, CA 90242 Assessor's Parcel No. 6263-015-013 The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. If no street address or other common designation is shown, please refer to the referenced legal shown, please refer to the referenced legal description for property location. In the event no common address or common designation of the property is provided herein directions to the location of the property may be obtained within 10 days of the date of first publication of this Notice of Sale by sending a written request to Aurora Loan Services LLC 10350 Park Meadows Dr. Littleton CO 80124 Pursuant to California Civil Code 2923.54 the undersigned, on behalf of the beneficiary, loan servicer or authorized agent, declares as follows: [1] The mortgage loan servicer has obtained from the commissioner a final or temporary order of exemption pursuant to Section 2923.53 that is exemption pushant to Section 2923.35 that is current and valid on the date the notice of sale is filed; [2] The timeframe for giving notice of sale specified in subdivision (a) of Section 2923.52 does not apply pursuant to Section 2923.52. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee, or the Mortgagee's Attorney. Date: Quality Loan Service Corp. 2141 5th Avenue San Diego, CA 92101 619-645-7711 For NON SALE

# Legal Notices Page 15 Thursday, July 7, 2011

#### LEGAL NOTICES CONT.

information only Sale Line: 714-730-2727 or Login to: www.fidelityasap.com Reinstatement Line: 619-645-7711 Quality Loan Service, Corp. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holders right's against the real property only. THIS NOTICE IS SENT FOR THE PURPOSE OF COLLECTING A DEBT. THIS FIRM IS ATTEMPTING TO COLLECT A DEBT ON BEHALF OF THE HOLDER AND OWNER OF THE NOTE. ANY INFORMATION OBTAINED BY OR PROVIDED TO THIS FIRM OR THE CREDITOR WILL BE USED FOR THAT PURPOSE. As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations. ASAP# 4037561 07/07/2011, 07/14/2011, 07/21/2011

The Downey Patriot 7/7/11, 7/14/11, 7/21/11

NOTICE OF TRUSTEE'S SALE TS #: CA-11-428243-VF Order #: 110106216-CA-GTI YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 2/25/2008. UNLESS YOU TRUST DATED 2/25/2008. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank check drawn by state or federal credit bank, check drawn by state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 to the Financial code and authorized to do business in this state, will be held by duly appointed trustee. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE. Trustor(s): HECTOR MANUEL PERAZA, AND MARTHA PERAZA, TRUSTES OF THE PERAZA FAMILY TRUST, DATED AUGUST 7, 2006 Recorded: 3/3/2008 as Instrument No. 20080361751 in book xxx , page xxx of Official Records in the office of the Recorder of LOS ANGELES County, California; Date of Sale: 714/42011 at 10:30:00 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 Notice of Sale) reasonably estimated to be set CA Amount of unpaid balance and other charges: \$437,315.68 The purported property address is: 9261 DOWNEY AVENUE DOWNEY, CA 90240 Assessor's Parcel No. 6364-010-016 The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. If no street address or other common designation is shown, please refer to the referenced legal description for property location. In the event shown, please refer to the referenced legal description for property location. In the event no common address or common designation of the property is provided herein directions to the location of the property may be obtained within 10 days of the date of first publication of this Notice of Sale by sending a written request to Bank of America 475 Crosspoint Parkway Getzville NY 14068. Pursuant to California Civil Code §2923.54 the undersigned, on behalf of the beneficiary, loan servicer or authorized agent, declares as follows: [1] The mortgage loan servicer has not obtained from the commissioner a final or temporary order of exemption pursuant to Section 2923.53 that is current and valid on the date the notice of sale is filed; [2] The Section 2923.53 that is current and valid on the date the notice of sale is filed; [2] The timeframe for giving notice of sale specified in subdivision (a) of Section 2923.52 does not apply pursuant to Section 2923.52 or 2923.55. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the recourse against the Mortgagor, the Mortgagee, or the Mortgagee's Attorne Date: Quality Loan Service Corp. 2141 5th Avenue San Diego, CA 92101 619-645-7711 For NON SALE information only Sale Line: For NON SALE information only Sale Line: 714-573-1965 or Login to: www.priorityposting.com Reinstatement Line: 619-645-7711 Quality Loan Service, Corp. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is inten ded to exercise the note holders rights 'against the real property only. THIS NOTICE IS SENT FOR THE PURPOSE OF COLLECTING A DEBT. THIS FIRM IS ATTEMPTING TO COLLECT A DEBT ON BEHALF OF THE HOLDER AND OWNER OF THE NOTE. ANY INFORMATION OBTAINED BY OR PROVIDED TO THIS FIRM OR THE CREDITOR WILL BE USED FOR THAT PURPOSE. As required by law, you are PURPOSE. As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations. IDSPub #0004252 6/23/2011 6/30/2011

The Downey Patriot 6/23/11, 6/30/11, 7/7/11

NOTICE OF TRUSTEE'S SALE TS #: CA-11-NOTICE OF TRUSTEE'S SALE TS #: CA-11-432712-VF Order #: 110146896-CA-GTI YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 4/20/2005. 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 auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 to the Financial code and authorized to do business in this state, will be held by duly appointed trustee. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s) advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE. Trustor(s): ELOY CHAVEZ, A SINGLE MAN Recorded: 5/3/2005 as Instrument No. 05 1032080 in book xxx, page xxx of Official Records in the office of the Recorder of LOS ANGELES County, California; Date of Sale: 7/28/2011 at 10:30:00 AM Place of Sale: At Today of National National America of Sales. A the front entrance to the Pomona Superior Courts Building, 350 West Mission Blvd., Pomona CA Amount of unpaid balance and other charges: \$304,670.60 The purported property address is: 10420 DOWNEY AVENUE #201 DOWNEY, CA 90241 Assessor's Parcel No. 6252-019-054 The undersional Trustee displacement by 155 life. undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. If no street address or other common designation is shown, please refer to the referenced legal description for property location. In the event no common address or common designation of the property is provided berein directions to the location of the provided herein directions to the location of the property may be obtained within 10 days of the date of first publication of this Notice of Sale by sending a written request to Bank of America 475 Crosspoint Parkway Getzville NY 14068 Pursuant to California Civil Code

§2923.54 the undersigned, on behalf of the beneficiary, loan servicer or authorized agent, declares as follows: [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 to Section 2923.53 that is current and valid on the date the notice of sale is filed; [2] The timeframe for giving notice of sale specified in subdivision (a) of Section 2923.52 does not apply pursuant to Section 2923.52. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. If the sale is set aside for any monies paid to the Trustee, and the successful bidder shall have no further recourse. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee, or the Mortgagee's Attorney. Date: Quality Loan Service Corp. 2141 5th Avenue San Diego, CA 92101 619-645-7711 For NON SALE information only Sale Line: 714-573-1965 or Login to: www.priorityposting.com Reinstatement Line: 619-645-7711 Quality Loan Service, Corp. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is inten ded to exercise the note holders right's against the real property only. THIS NOTICE IS SENT FOR THE PURPOSE OF COLLECTING A DEBT. THIS FIRM IS ATTEMPTING TO COLLECT A DEBT ON BEHALF OF THE HOLDER AND OWNER OF THE NOTE. ANY INFORMATION OBTAINED BY OR PROVIDED TO THIS FIRM OR THE CREDITOR WILL BE USED FOR THAT PURPOSE. As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations. IDSPub #0005103 7/7/2011 7/14/2011 7/21/2011

The Downey Patriot 7/7/11, 7/14/11, 7/21/11

NOTICE OF TRUSTEE'S SALE TS #- CA-10-NOTICE OF TRUSTEE'S SALE TS #: CA-10-411216-VF Order #: 668142 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 1/24/2007. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 to the Financial code and authorized to do business in this state, will be held by duly appointed trustee. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession or enumbrances to pay the possession, or encumbrances, to pay the 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 forth below. The amount may be greater on the day of sale. **BENEFICIARY MAY ELECT TO** forth below. The amount may be greater on the day of sale. BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE. Trustor(s): KYU NAM CHOI, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY Recorded: 2/6/2007 as Instrument No. 20070256199 in book XXX, page XXX of Official Records in the office of the Recorder of LOS ANGELES County, California; Date of Sale: 7/28/2011 at 10:30:00 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: \$353,020.94 The purported property address is: 15925 ALTA VISTA D LA MIRADA, CA 90638 Assessor's Parcel No. 8037-031-053 The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. If no street address or other common designation is shown, please refer to the referenced legal description for property designation is shown, please refer to the referenced legal description for property location. In the event no common address or common designation of the property is provided herein directions to the location of the property may be obtained within 10 days of the date of first publication of this Notice of Sale by sending a written request to Bank of America 475 Crosspoint Parkway Getzville NY 14068 Pursuant to California Civil Code §2923.54 the undersigned, on behalf of the beneficiary, loan servicer or authorized agent, §29/23.54 the undersigned, on behalf of the beneficiary, loan servicer or authorized agent, declares as follows: [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 the notice of sale is filed; [2] The timeframe for giving notice of sale specified in subdivision (a) of Section 2923.52 does not apply pursuant to Section 2923.52 does not apply pursuant to Section 2923.52. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee, or the Mortgagee's Attorney. Date: Quality Loan Service Corp. 2141 5th Avenue San Diego, CA 92101 619-645-7711 For NON SALE information only Sale Line: 714-573-1965 or Login to: www.priorityposting.com Reinstatement For NON SALE information only Sale Line: 714-573-1965 or Login to: www.priorityposting.com Reinstatement Line: 619-645-7711 Quality Loan Service, Corp. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is inten ded to exercise the note holders right's against the real property only. THIS NOTICE IS SENT FOR THE PURPOSE OF COLLECTING A DEBT. THE PURPOSE OF COLLECTING A DEBT.
THIS FIRM IS ATTEMPTING TO COLLECT
A DEBT ON BEHALF OF THE HOLDER
AND OWNER OF THE NOTE. ANY
INFORMATION OBTAINED BY OR
PROVIDED TO THIS FIRM OR THE
CREDITOR WILL BE USED FOR THAT
BUILDINGS As required by lawy your pro-PURPOSE. As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to the terms of your credit pulpost. fulfill the terms of your credit obligations. IDSPub #0005079 7/7/2011 7/14/2011

The Downey Patriot 7/7/11, 7/14/11, 7/21/11

T.S. No.: 2010-07793 Loan No.: 705537926 NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 7/1/2005. 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 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 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 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: ALENJANDRO HERNANEZ AND ROSA ZENDEJAS, HUSBAND AND WIFE AS COMMUNITY PROPERTY WITH RIGHT OF SURVIVORSHIP Duly Appointed Trustee: Western Progressive, LLC Recorded 7/14/2005 as Instrument No. 05 1666023 in book —, page — and rerecorded on — as

— of Official Records in the office of the Recorder of **Los Angeles** County, California, Date of Sale: **7/20/2011** at **9:30** AM Place of Sale: //2U/2U11 at 9:30 AM
Place of Sale: At the West Side of the Los Angeles County Courthouse, Directly facing Norwalk Boulevard, 12720
Norwalk BLVD, Norwalk, CA Amount of unpaid balance and other charges: \$377,542.71 Street Address or other common designation of real property: 1023 Footon designation of real property: 10283 Foster Road, Downey, CA 90242, A.P.N.: 6280-006-016 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 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. Pursuant to California Civil Code §2923.54 the undersigned, on behalf of the beneficiary, loan servicer or authorized agent, declares as follows: The beneficiary or servicing agent declares that it 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 Notice of Sale 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: 6/15/2011 Western Progressive, LLC, as Trustee c/o 18377 Beach Blvd., Suite 210, Huntington Beach, California 92648 For Non-Automated Sale Information, call: (866) 960-8299 Robin Pape, Trustee Sale Assistant

The Downey Patriot 6/30/11, 7/7/11, 7/14/11

NOTICE OF TRUSTEE'S SALE TS No. 09-0021211 Title Order No. 09-8-069515 Investor/Insurer No. 136967981 APN No. 6247-002-030 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 06/20/2006. 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, N.A., as duly appointed trustee pursuant to the Deed of Trust executed by FELIPE QUINTERO, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY, dated 06/20/2006 and recorded 06/30/06, as Instrument No. 06 1451321, in Book, Page), of Official Records in the office of the County Recorder of Los Angeles County, State of California, will sell on 07/21/2011 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: 7809 PHLOX STREET, DOWNEY, CA, 90241. 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 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 \$653,904.74. 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 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 cashier and the province consistence of the control of the c 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" state. Said saie 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 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: 05/26/2009 RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd., CA6-914-01-94 SIMI VALLEY, CA 93063 Phone: (800) 281 8219, Sale Information (626) 927-4399 By:— Trustee's Sale Officer RECONTRUST COMPANY, N.A. is a debt collector attempting to collect a debt. is a debt collector attempting to collect a debt. Any information obtained will be used for that purpose. ASAP# 4030827 06/30/2011, purpose. ASAP# 40.07/07/2011, 07/14/2011

The Downey Patriot 6/30/11, 7/7/11, 7/14/11

T.S. No.: 2010-07794 Loan No.: 705620813
NOTICE OF TRUSTEE'S SALE YOU ARE IN
DEFAULT UNDER A DEED OF TRUST
DATED 7/25/2005. 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: ALFONSO ZUNIGA, A MARRIED MAN, AS HIS SOLE AND SEPARATE PROPERTY Duly Appointed Trustee: Western Progressive, LLC Recorded 8/2/2005 as Instrument No. 05 1830424 in book —, page — and rerecorded on — as — of Official Records in the office of the Recorder of Los Angeles County, California, Date of Sale: 7/20/2011 at 9:30 AM Place of Sale: At the West Side of the Los Angeles County Courthouse, Directly facing Norwalk Boulevard, 12720 Norwalk BLVD, Norwalk, CA Amount of unpaid balance and other charges: \$363,177.16 Street Address or other common designation of real property: 11513 College Drive, Norwalk, California 90650 A.P.N.: 7014-014-003 The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. Pursuant to California Civil Code §2923.54 the undersigned, on behalf of the beneficiary, loan declares that it 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 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: 6/15/2011 Western Progressive, LLC, as Trustee, c/o 18377
Beach Blvd., Suite 210, Huntington Beach,
California 92648, For Non-Automated Sale
Information, call: (866) 960-8299, Robin
Pape, Trustee Sale Assistant

The Downey Patriot 6/30/11, 7/7/11, 7/14/11

NOTICE OF TRUSTEE'S SALE TS No. 08-0074519 Title Order No. 08-8-279106 Investor/Insurer No. 084846942 APN No. 7009-028-028 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 10/19/2004. UNLESS YOU TAKE ACTION TO 10/19/2004. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER." Notice is hereby given that RECONTRUST COMPANY, as duly appointed trustee pursuant to the Deed of Trust executed by HUMBERTO NORIEGA, A WIDOWER AND ERICK NORIEGA, A SINGLE MAN AS JOINT TENANTS. dated SINGLE MAN AS JOINT TENANTS, dated 10/19/2004 and recorded 11/03/04, as Instrument No. 04 2845152, in Book, Page), of Official Records in the office of the County Recorder of Los Angeles County, State of California, will sell on 07/21/2011 at 10:30AM, the More side of the Los Angeles County. At the West side of the Los Angeles County Courthouse, directly facing Norwalk Blvd., 12720 Norwalk Blvd., Norwalk, CA 90650 at 12/20 Norwalk BIVd., Norwalk, CA 90550 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 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: 12145 HERMOSURA ST, NORWALK, CA, 90650. 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 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 \$227,249.48. 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 on a state or national bank, a check drawn by 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" 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: 10/23/2008
RECONTRUST COMPANY 1800 Tapo
Canyon Rd., SV2-202 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# 4031322 06/30/2011, 07/07/2011, 07/14/2011

The Downey Patriot 6/30/11, 7/7/11, 7/14/11

Trustee Sale No. 243079CA Loan No. 0670694348 Title Order No. 449577 NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 02/20/2004. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On 7/21/2011 at 10:30 AM, CALIFORNIA RECONVEYANCE COMPANY as the duly appointed Trustee under and pursuant to Deed RECONVEYANCE COMPANY as the duly appointed Trustee under and pursuant to Deed of Trust Recorded 03/08/2004, Book, Page, Instrument 04 0540164, of official records in the Office of the Recorder of LOS ANGELES County, California, executed by: HECTOR ONTIVEROS SR., A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY, as Trustor, WASHINGTON MUTUAL BANK, FA, as Beneficiary, will sell at public auction sale to the highest bidder for cash, cashier's csheir's drawn by a state or national bank, a cashier's check drawn by a state or federal credit union, check drawn by a state or federal credit union, or a cashier's 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. Sale 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 the Deed of Trust. The sale will be made, but without covenant or warranty. 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, interest thereon, estimated 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. Place of Sale: THE FRONT ENTRANCE TO THE POMONA SUPERIOR COURTS BUILDING, 350 W. MISSION BOULEVARD, BUILDING, 350 W. MISSION BOULEVARD, POMONA, CA Legal Description: As more fully described in said Deed of Trust Amount of unpaid balance and other charges: \$413,603.58 (estimated) Street address and other common designation of the real property: 9634 ADOREE STREET DOWNEY, CA 90242 APN Number: 6283-007-052 The undersigned Trustee disclaims any liability for any incorrectness of the street address and undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. The property heretofore described is being sold "as is". In compliance with California Civil Code 2923.5(c) the mortgagee, trustee, beneficiary, or authorized agent declares: that it has contacted the borrower(s) to assess their financial situation and to explore options to avoid foreclosure: or that it has made efforts to avoid foreclosure; or that it has made efforts to avoid foreclosure; or that it has made efforts to contact the borrower(s) to assess their financial situation and to explore options to avoid foreclosure by one of the following methods: by telephone; by United States mai; either 1st class or certified; by overnight delivery; by personal delivery; by e-mail; by face to face meeting. DATE: 6/22/2011 CALIFORNIA RECONVEYANCE COMPANY, as Trustee FRED RESTREPO. ASSISTANT as Trustee FRED RESTREPO, ASSISTANT SECRETARY CALIFORNIA RECONVEYANCE COMPANY IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. California Reconveyance Company 9200 Oakdale Avenue Mail Stop: CA2-4379 Chatsworth, CA 91311 800-892-6902 For Sales Information: (714) 730-2727 or www.lpsasap.com (714) 573-1965 or www.lpsasap.com (714) 578-1965 or www.lpsasap.com P850697 6/30, 7/7, 07/14/2011

The Downey Patriot 6/30/11, 7/7/11, 7/14/11

NOTICE OF TRUSTEE'S SALE TS No. 09-0170585 Title Order No. 09-8-530733 Investor/Insurer No. 172030458 APN No. 6256-016-003 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 07/12/2007. 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." Notice is hereby given that RECONTRUST COMPANY. N.A., as duly appointed trustee pursuant to the Deed of Trust executed by JOSE G. RIVERA JR., A SINGLE MAN, dated 07/12/2007 and JR., A SINGLE MAN, dated 07/12/2007 and recorded 07/31/07, as Instrument No. 20071805613, in Book , Page ), of Official Records in the office of the County Recorder of Los Angeles County, State of California, will sell on 07/21/2011 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. 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: 9553 BORSON STREET, DOWNEY, CA, 90242. 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 \$534,765.25. 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 achieve about a few men and the contract of t 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 sassociation, 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 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 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: 02/19/2010 RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd., CA6-914-01-94 SIMI VALLEY, CA 93063 Phone: (800) 281 8219, Sale Information (626) 927-4399 By: Trustee's Sale Officer RECONTRUST COMPANY, N.A. is a selbt collect a debt. Any debt collector attempting to collect a debt. Any information obtained will be used for that purpose.ASAP# 4030757 06/30/2011, 07/07/2011, 07/14/2011

The Downey Patriot 6/30/11, 7/7/11, 7/14/11

NOTICE OF TRUSTEE'S SALE TS #: CA-11-426347-AB Order #: 5127690 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 11/13/2003. 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 A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 to the Financial code and authorized to do business in this state, will be held by duly appointed trustee. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE. Trustor(s): JOSE R. GARCIA AND MARILOU GARCIA, HUSBAND AND WIFE AS JOINT TENANTS Recorded: 11/19/2003 as Instrument No. 03-3493087 in book xxx, page xxx of Official Records in the office of the Recorder of LOS ANGELES County, California; Date of Sale: 7/22/2011 at 9:00am PST Place of Sale: At the Sheraton Los Angeles Downtown Hotel, 711 South Hope Street, Los Angeles, CA 90017 in the California Ballroom Amount of unpaid balance and other charges: \$200,655.76 The purported property address is: 12315 SPROUL STREET NORWALK, CA 90650 Assessor's Parcel No. 8056-003-001 The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein If no street address or other common designation, if any, shown herein If no street address or other common other common designation, if any, shown herein. If no street address or other common herein. If no street address or other common designation is shown, please refer to the referenced legal description for property location. In the event no common address or common designation of the property is provided herein directions to the location of the property may be obtained within 10 days of the date of first publication of this Notice of Sale by sending a written request to Nationstar Mortgage LLC 350 Highland Drive Lewisville TX 75067 Pursuant to California Civil Code §2923.54 the undersigned, on behalf of the beneficiary, loan servicer or authorized agent, declares as follows: [1] The mortgage loan servicer has obtained from the authorized agent, declares as follows: [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 the notice of sale is filed; [2] The timeframe for giving notice of sale specified in subdivision (a) of Section 2923.52 does not apply pursuant to Section 2923.52. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. If the sale is set aside for any recourse. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee, or the Mortgagee's Attorney. Date: Quality Loan Service Corp. 2141 5th Avenue San Diego, CA 92101 619-645-7711 For NON SALE information only Sale Line: 1800-280-2832 or Login to: 1800-280-2832 or Login to:
www.auction.com Reinstatement Line: 619645-7711 Quality Loan Service, Corp. If you
have previously been discharged through
bankruptcy, you may have been released of
personal liability for this loan in which case this
letter is inten ded to exercise the note holders letter is inten ded to exercise the note holders right's against the real property only. THIS NOTICE IS SENT FOR THE PURPOSE OF COLLECTING A DEBT. THIS FIRM IS ATTEMPTING TO COLLECT A DEBT ON BEHALF OF THE HOLDER AND OWNER OF THE NOTE. ANY INFORMATION OBTAINED BY OR PROVIDED TO THIS FIRM OR THE CREDITOR WILL BE USED FOR THAT PURPOSE. As required by law, out are hereby notified that a pagative credit you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations. IDSPub #0005876 6/23/2011 6/30/2011

The Downey Patriot 6/23/11, 6/30/11, 7/7/11

NOTICE OF TRUSTEE'S SALE TS #: CA-11-424632-CL Order #: 110077287-CA-LPI YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 6/15/2005. 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 cashier's check drawn on a state or national bank, check drawn by state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 to the Financial code and authorized to do business in this state, will be held by duly appointed trustee. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s) advances, under the terms of the Deed o Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE. Trustor(s): ANNIE MAE CURRY SELLS, A MARRIED WOMAN AS HER SOLE AND SEPARATE PROPERTY PROPERTY OF THE PR Recorded: 6/29/2005 as Instrument No. 05 1530513 in book xxx , page xxx of Official Records in the office of the Recorder of LOS ANGELES County, California; Date of Sale: 7/22/2011 at 9:00am PST Place of Sale: At the Sheraton Los Angeles Downtown Hotel, 711 South Hope Street, Los Angeles, CA 90017 in the California Ballroom Amount of unpaid balance and other charges: \$289,512.59 The purported property address is: 9208 PRISCILLA ST DOWNEY, CA 90242 Assessor's Parcel No. 6262-018-008 The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any shown other common designation, if any, shown herein. If no street address or other common designation is shown, please refer to the referenced legal description for property location. In the event no common address or common designation of the property is provided herein directions to the location of the property may be obtained within 10 days of the date of first publication of this Notice of Sale by sending a written request to Aurora Loan Services LLC 10350 Park Meadows Dr. Littleton CO 80124 Pursuant to California Civil Code §2923.54 the undersigned, on behalf of the beneficiary, loan servicer or authorized agent, declares as follows: [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 the notice of sale commissioner a final or temporary order of exemption pursuant to Section 2923.53 that is current and valid on the date the notice of sale is filed; [2] The timeframe for giving notice of sale specified in subdivision (a) of Section 2923.52 does not apply pursuant to Section 2923.52. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee, or the Mortgagee's Attorney. Date: Quality Loan Service Corp. 2141 5th Avenue San Diego, CA 92101 619-645-7711 For NON SALE information only Sale Line: 1800-280-2832 or Login to: www.auction.com Reinstatement Line: 619-645-7711 Quality Loan Service, Corp. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is inten ded to exercise the note holders right's against the real property only. THIS NOTICE IS SENT FOR THE PURPOSE OF COLLECTING A DEBT. THIS FIRM IS ATTEMPTING TO COLLECT A DEBT ON BEHALF OF THE HOLDER AND OWNER OF THE NOTE. ANY INFORMATION OBTAINED BY OR PROVIDED TO THIS FIRM OR THE CREDITOR WILL BE USED FOR THAT PURPOSE. As required by law, you are hereby notified that a negative credit

FOR THAT PURPOSE. As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations. IDSPub #0005831 6/30/2011 7/7/2011 7/14/2011

The Downey Patriot 6/30/11, 7/7/11, 7/14/11

NOTICE OF TRUSTEE'S SALE TS #: CA-11-422381-AB Order #: 5061092 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 10/1/2007. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings bank specified in Section 5102 to the Financial code and in Section 5102 to the Financial code and authorized to do business in this state, will be held by duly appointed trustee. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE. Trustor(s): MARLENE JARAMILLO, A MARRIED WOMAN, AS HER SOLE AND SEPARATE PROPERY Recorded: 10/9/2007 as Instrument No. 20072/300438 in book xxx SEPARATE PROPERY Recorded: 10/9/2007
as Instrument No. 20072300438 in book xxx, page xxx of Official Records in the office of the Recorder of LOS ANGELES County, California; Date of Sale: 7/22/2011 at 9:00am PST Place of Sale: At the Sheraton Los Angeles Downtown Hotel, 711 South Hope Street, Los Angeles, CA 90017 in the California Ballroom Amount of unpaid balance and other charges: \$417,357.30 The purported property address is: 14519 DUMONT AVENUE NORWALK, CA 90650 Assessor's Parcel No. 8075-002-007 The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. If no street address or other common designation is shown, please refer to the referenced lease idea and the other property approach. designation is shown, please refer to the referenced legal description for property location. In the event no common address or common designation of the property is provided herein directions to the location of the provided herein directions to the location of the property may be obtained within 10 days of the date of first publication of this Notice of Sale by sending a written request to Nationstar Mortgage LLC 350 Highland Drive Lewisville TX 75067 Pursuant to California Civil Code §2923.54 the undersigned, on behalf of the beneficiary, loan servicer or authorized agent, declares as follows: [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 the notice of sale exemption pursuant to Section 2923.53 that is current and valid on the date the notice of sale is filled; [2] The timeframe for giving notice of sale specified in subdivision (a) of Section 2923.52 does not apply pursuant to Section 2923.52. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. If the sale is set aside for any reason, the Purchaser at the sale shall be the successful bidder shall have no further recourse. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgager, the Mortgagee, or the Mortgagee's Attorney. Date: Quality Loan Service Corp. 2141 5th Avenue San Diego, CA 92101 619-645-7711 For NON SALE information only Sale Line: 1800-280-2832 or Login to: www.auction.com Reinstatement Line: 619-645-7711 Quality Loan Service, Corp. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is inten ded to exercise the note holders right's against the real property only. THIS NOTICE IS SENT FOR THE PURPOSE OF COLLECTING A DEBT. THIS FIRM IS ATTEMPTING TO COLLECT A DEBT ON BEHALF OF THE HOLDER AND OWNER OF THE NOTE. ANY INFORMATION OBTAINED BY OR PROVIDED TO THIS FIRM OR THE CREDITOR WILL BE USED FOR THAT PURPOSE. As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations. IDSPub #0005762 6/23/2011 6/30/2011 7/7/2011

The Downey Patriot 6/23/11, 6/30/11, 7/7/11

NOTICE OF TRUSTEE'S SALE TS No. 11-0021437 Title Order No. 11-0017463 Investor/Insurer No. 494031085 APN No. 8041-002-012 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 11/19/2007. 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." Notice is hereby given that RECONTRUST COMPANY, N.A., as duly appointed trustee pursuant to the Deed of Trust executed by KEITH A STEPHENSON, MARRIED TO EACH OTHER AS JOINT TENANTS, dated 11/19/2007 and recorded 12/14/07, as Instrument No. 20072747688, in Book , Page ), of Official Records in the office of the County Recorder of Los Angeles County, State of California, will sell on 07/14/2011 at 10:30AM, At the West side of the Los Angeles County Courthouse, directly facing Norwalk Blvd. 12720 Norwalk 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: 14974 TACUBA DR, LA MIRADA, CA, 906382225. The undersigned Trustee disclaims any liability for any incorrectness of

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#### LEGAL NOTICES CONT.

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, éxpenses and advances at the time of the initial publication of the Notice of Sale is \$489,370.68. 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 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. costs, expenses and advances at the time of 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 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: 06/17/2011 RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd., CA6-914-01-94 SIMI VALLEY, CA 93063 Phone: (800) 281 8219, Sale Information (626) 927-4399 By:—Trustee's Sale Officer RECONTRUST COMPANY, N.A. is a debt collector attempting to collect a debt Sale Officer RECONTROST COMPANY, N.A. is a debt collector attempting to collect a debt. Any information obtained will be used for that purpose. ASAP# 4009458 06/23/2011, 06/30/2011, 07/07/2011

#### The Downey Patriot 6/23/11, 6/30/11, 7/7/11

NOTICE OF TRUSTEE'S SALE Trustee Sale No. 235245CA Loan No. 0687854992 Title Order No. 602130123 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 11-10-2004. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On 07-21-2011 at 10:30 AM, CALIFORNIA RECONVEYANCE COMPANY as the duly appointed Trustee under and pursuant to Deed of Trust Recorded 11-24-2004, Book , Page , Instrument 04 3052275 of official records in the Office of the Recorder of LOS ANGELES County, California, executed by: MARIO CHAVEZ AND MARYSOL A. CHAVEZ, HUSBAND AND WIFE AS COMMUNITY PROPERTY WITH RIGHT OF SURVIVORSHIP, as Trustor, WASHINGTON MUTUAL BANK, FA, as Beneficiary, will sell at public auction sale to the highest bidder for cash, cashier's check drawn by a state or federal credit union, or a cashier's check drawn by a state or federal credit union, or a cashier's check drawn by a state or federal credit union, or a cashier's check drawn by a state or federal credit union, or a cashier's check drawn by a state or federal credit union, or a cashier's check drawn by a state or federal credit union, or a cashier's check drawn by a state or federal savings and loan association, savings association, or savings bank specified in section 5102 of the loan association, savings association, or savings bank specified in section 5102 of the Financial Code and authorized to do business in this state. Sale 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 account of the period o property under and pursuant to the Deed of Trust. The sale will be made, but without property under and pursuant to the Deed of Trust. 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, interest thereon, estimated 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. Place of Sale: AT THE WEST SIDE OF THE LOS ANGELES COUNTY COURTHOUSE, DIRECTLY FACING NORWALK BUVD., NORWALK, CA Legal Description: LOT 1 OF TRACT NO. 18822, IN THE CITY OF DOWNEY, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 590, PAGE 55 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY. Amount of unpaid balance and other charges: \$394,632.38(estimated) Street address and other common designation of the real property: 7884 ARNETT STREET DOWNEY (CA) 90241 7864 ARNETT STREET DOWNEY, CA 90241
APN Number: 6247-008-001 The undersigned APN Number: 6247-008-001 The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. The property heretofore described is being sold "as is". In compliance with California Civil Code 2923.5(c) the mortgagee, trustee, beneficiary, or authorized agent declares: that it has contacted the borrower(s) to assess their financial situation and to explore options to financial situation and to explore options to avoid foreclosure; or that it has made efforts to contact the borrower(s) to assess their contact the bollower(s) to assess their financial situation and to explore options to avoid foreclosure by one of the following methods: by telephone; by United States mail; either 1st class or certified; by overnight delivery; by personal delivery; by e-mail; by face to face meeting. DATE: 06-24-2011 CALIFORNIA RECONVEYANCE COMPANY, as Trustee ELVIA CASTANEDA ELVIA CASTANEDA, ASSISTANT SECRETARY California Reconveyance Company 9200 Oakdale Avenue Mail Stop: CA2-4379 Chatsworth, CA 91311 800-892-6902 For Sales Information: CALIFORNIA RECONVEYANCE COMPANY IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. (714) 730-2727 or www.lpsasap.com (714) 573-1965 or www.priorityposting.com ASAP# 4029977 06/30/2011, 07/07/2011, 07/14/2011 financial situation and to explore options to

#### The Downey Patriot 6/30/11, 7/7/11, 7/14/11

NOTICE OF TRUSTEE'S SALE TS #: CA-09 NOTICE OF TRUSTEE'S SALE TS #: CA-09-235563-TC Order #: 090034898-CA-DCI YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 5/22/2007. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, cashier's check drawn on a state or rational bank, check drawn but state. state or national bank, check drawn by state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 to the Financial code and authorized to do business in this state, will be held by duly appointed trustee. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE. Trustor(s): LEON MEDINA, A SINGLE MAN Recorded: 5/30/2007 as Instrument No. 20071297287 in book xxx, page xxx of Official Records in the office of the Recorder of LOS ANGELES County, California; Date of Sale: At the West West side of the Los Angeles County Courthouse, directly facing Norwalk Blvd., 12720 Norwalk Blvd., Norwalk, CA 90650 Amount of unpaid balance and other charges: \$864,223.05 The purported property address is: 9324 DOWNEY AVENUE DOWNEY, CA 90240 Assessor's Parcel No. 6362-005-002 The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. If no street address or other common designation is shown, please refer to the referenced legal description for property location. In the event no common address or common designation of the property is provided herein directions to the location of the property may be obtained within 10 days of the date of first publication of this Notice of Sale by sending a written request to OneWest Bank, FSB 2900 Esperanza Crossing Austin TX 78758 Pursuant to California Civil Code 2923.54 the undersigned, on behalf of the beneficiary, loan servicer or authorized agent, declares as follows: [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 the notice of sale is filed; [ 2 ] The time date the holide of sale is miled, [2] The subdivision (a) of Section 2923.52 does not apply pursuant to Section 2923.52 . 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 and the unconstituted bidder. paid to the Trustee, and the successful bidder shall have no further recourse. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee, or the Mortgagee's Attorney. Date: 6/29/2011 Quality Loan Service Corp. 2141 5th Avenue San Diego, CA 92101 619-645-7711 For NON SALE information only Sale Line: 714-730-2727 or Login to: www.fidelityasap.com Reinstatement Line: (877) 908-4357 Quality Loan Service, Corp. If you have previously been discharged through you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holders right's against the real property only. THIS NOTICE IS SENT FOR THE PURPOSE OF COLLECTING A DEBT. THIS FIRM IS ATTEMPTING TO COLLECT A DEBT ON BEHALF OF THE HOLDER AND OWNER OF THE NOTE. ANY INFORMATION OBTAINED BY OR PROVIDED TO THIS FIRM OR THE CREDITOR WILL BE USED FOR THAT CREDITOR WILL BE USED FOR IHAI PURPOSE. As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations. ASAP# 4028897 06/30/2011, 07/07/2011, 07/14/2011

#### The Downey Patriot 6/30/11, 7/7/11, 7/14/11

NOTICE OF TRUSTEE'S SALE TS No. 10-0031922 Title Order No. 10-8-127914 Investor/Insurer No. 086654202 APN No. 6389-015-004 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 02/16/2005. 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 PROCEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER." Notice is hereby given that RECONTRUST COMPANY, N.A., as duly appointed trustee pursuant to the Deed of Trust executed by ARTURO CONCHA, A SINGLE MAN, dated 02/16/2005 and recorded 02/28/05, as Instrument No. 05 0442851, in Book, Page), of Official Records in the office of the County Recorder of Los Angeles County, State of California, will sell on 07/21/2011 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 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: 9334 HASTY AVENUE, DOWNEY, CA, 902403042. 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 property to be sold plus reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is \$684,802.37. 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 redit 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 \$684,802.37. It is possible that at the time of 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 in said Note, plus fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. DATED: 06/09/2010 RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd., CA6-914-01-94 SIMI VALLEY, CA 93063 Phone: (800) 281 8219, Sale Information (626) 927-4399 By.— Trustee's Sale Officer RECONTRUST COMPANY, N.A. is a debt collector attempting to collect a debt. Any information obtained will be used for that purpose. ASAP# 4028767 06/30/2011, 27/10/2014 07/14/10014 07/07/2011, 07/14/2011

#### The Downey Patriot 6/30/11, 7/7/11, 7/14/11

NOTICE OF TRUSTEE'S SALE TS No. 10-

0157680 Title Order No. 10-8-563158 Investor/Insurer No. 1700791380 APN No. 8070-017-013 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 02/15/2006. 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, N.A., as duly appointed trustee pursuant to the Deed of Trust executed by JOSE ARNOLDO SALCIDO, A SINGLE MAN, dated 02/15/2006 and recorded 02/28/06, as Instrument No. 06 0435241, in Book, Page), of Official Records in the office of the County Recorder of Los Angeles County, State of California, will sell on 07/28/2011 at 9:00AM, Sheraton Los Angeles Downtown Hotel 711 South Hope Street, Los Angeles, CA 90017 California Ballroom 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 and recorded 02/28/06, as Instrument No. 06 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: 14411 CABRILLO AVENUE, NORWALK, CA, 90650. 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 obligations are shown in the control of the common designation. 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 \$331,613.28. 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 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" state. Sald sale will be made, in all ASIS 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: 03/28/2011
RECONTRUST COMPANY, N.A. 1800 Tapo
Canyon Rd., CA6-914-01-94 SIMI VALLEY,
CA 93063 Phone: (800) 281 8219, Sale
Information (626) 927-4399 By:— Trustee's
Sale Officer RECONTRUST COMPANY, N.A. Sale Officer RECONTROST COMPANY, N.A. is a debt collector attempting to collect a Abbt. Any information obtained will be used for that purpose. ASAP# FNMA4026959 06/30/2011, 07/07/2011, 07/14/2011

#### The Downey Patriot 6/30/11, 7/7/11, 7/14/11

NOTICE OF TRUSTEE'S SALE TS No. 09-0140138 Title Order No. 09-8-419393 Investor/Insurer No. 131997401 APN No. 8042-006-004 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 10/12/2006. 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, N.A., as duly appointed trustee pursuant to the Deed of Trust executed by MISAEL AVILA JR. AND LUZ A. AVILA, HUSBAND AND WIFE AS JOINT TENANTS, dated 10/12/2006 and recorded 10/31/06, as Instrument No. 06 2412480, in Book, Page), of Official Records in the office of the County Recorder of Los Angeles County, State of California, will sell on 07/21/2011 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, 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: 12902 CHADSEY DRIVE, LA MIRADA, CA, 10638. The undergrend Trusts disclaims 90638. 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 \$584,002.76. 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 subtraction to the business in this case. Said 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 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: 12/18/2009 RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd., CA6-914-01-94 SIMI VALLEY, CA 93063 Phone: (800) 281 8219, Sale Information (626) 927-4399 By: Trustee's Sale Officer RECONTRUST COMPANY, N.A. is a debt collect a debt. Any debt collector attempting to collect a debt. Any information obtained will be used for that purpose. ASAP# 4027589 06/30/2011, 07/07/2011, 07/14/2011

#### The Downey Patriot 6/30/11, 7/7/11, 7/14/11

NOTICE OF TRUSTEE'S SALE TS No. 09-0079715 Title Order No. 09-8-225886 APN No. 8015-023-006 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 08/02/2006, 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, N.A., as duly appointed trustee pursuant to the Deed of Trust executed by CHRISTOPHER VALDEZ, AN UNMARRIED MAN, dated 08/02/2006 and recorded 08/11/2006, as Instrument No. 06 1788846, in Book, Page of Official Records in the office of the County Recorder of LOS ANGELES County, State of California, will sell on 07/28/2011 at 09:00 AM, Sheraton Los Angeles Downtown Hotel 711 South Hope Street, Los Angeles, CA 90017 California Ballroom 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 situated in said County and State and as more fully described in the above referenced Deed tully 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: 11429 BRINK AVENUE, NORWALK, CA 90650. 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 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 \$441,442.54. 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. If required by the provisions of Section 2923.5 of the California Civil Code, the Section 2923.5 of the California Civil Code, the declaration from the mortgagee, beneficiary or authorized agent is attached to the Notice of Trustee's Sale duly recorded with the appropriate County Recorder's office. RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd., CA6-914-01-94 SIMI VALLEY, CA 93063 Phone/Sale Information: (800) 281-8219 By: Kim Hallen, Authorized Signer RECONTRUST COMPANY, N.A. is a debt collector attempting to collect a debt. Any information obtained will be used for that purpose. ASAP# FNMA4035213 07/07/2011, 07/14/2011, 07/21/2011 07/14/2011, 07/21/2011

#### The Downey Patriot 7/7/11, 7/14/11, 7/21/11

NOTICE OF TRUSTEE'S SALE T.S. No GM-78705-C Loan No 0477348148 Insurer No 707233446 YOU ARE IN DEFAULT UNDER DEED OF TRUST DATED 06/04/2008. 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 suction sold to the highest hidder for each auction sale to the highest bidder for cash, cashier's check drawn on a state or national 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. The sale will be made; but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to satisfy the possession, or encumbrances, to satisfy the obligation secured by said Deed of Trust. The undersigned Trustee disclaims any liability for undersigned Irustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. TRUSTOR: JÖSE C. RODRIGUEZ, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY Recorded 06/09/2008 as Instrument No. 20081012100 in Book XX, page XX of Official Records in the office of the Recorder of Los Angeles County, California, Date of Sale: 07/25/2011 at 10:30 A.M. Place of Sale: At the West side of the Los Angeles County Courthouse. directly facing Angeles County Courthouse, directly facing Norwalk Blvd., 12720 Norwalk Blvd., Norwalk, CA 90650 Property Address is purported to be: 14326 CLARESSA AVENUE NORWALK, CA 90650 APN#: 8070-023-009 The total amount secured by said instrument as of the time of initial publication of this notice is \$251,091.65, which includes the total amount of the unpaid balance (including accrued and unpaid interest) and reasonable estimated costs, expenses, and advances at the time of initial publication of this notice. Executive Trustee Services, LLC dba ETS Services, LLC Date: 06/23/2011 2255 North Ontario Street, Suite 400 Burbank, CA 91504-3120 Sale Line: 714-730-2727 lleanna Petersen, TRUSTEE SALE OFFICER ASAP# 4019974 06/30/2011, 07/07/2011, 07/14/2011

The Downey Patriot

6/30/11, 7/7/11, 7/14/11

NOTICE OF TRUSTEE'S SALE TS No. 11-0028150 Title Order No. 11-0021572 APN No. 8025-024-027 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 11/02/2005. 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, N.A., as duly appointed trustee pursuant to the Deed of Trust executed by LILIAN C SALMORIN, AN UNMARRIED WOMAN, dated 11/02/2005 and recorded 12/01/2005, as Instrument No. 05 2927049, in Book, Page of Official Records in the office of the County Recorder of LOS ANGELES County, State of California, will sell on 08/03/2011 at 09:00 AM, Sheraton Los Angeles Downtown Hotel 711 NOTICE OF TRUSTEE'S SALE TS No. 11-Sheraton Los Angeles Downtown Hotel 711
South Hope Street, Los Angeles, CA 90017
California Ballroom 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 properties 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: 12415 [MPERIAL HIGHWAY 27, NORWALK, CA 90650. The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation if any. address and other common designation, if any, shown herein. The total amount of the unpaid balance with interest thereon of the obligation 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 \$316,234.07. 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 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 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. If required by the provisions of Section 2923.5 of the California Civil Code, the declaration from the mortgagee, beneficiary or Section 2923.5 of the California Civil Code, the declaration from the mortgagee, beneficiary or authorized agent is attached to the Notice of Trustee's Sale duly recorded with the appropriate County Recorder's office. RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd., CA6-914-01-94 SIMI VALLEY, CA 93063 Phone/Sale Information: (800) 281-8219 By: Kim Hallen, Authorized Signer RECONTRUST COMPANY, N.A. is a debt collector attempting to collect a debt. Any information obtained will be used for that purpose. ASAP# FNMA4036704 07/07/2011, 07/14/2011, 07/21/2011

#### The Downey Patriot 7/7/11, 7/14/11, 7/21/11

TS No. T11-75528-CA / APN: 6252-018-003
NOTICE OF TRUSTEE'S SALE YOU ARE IN
DEFAULT UNDER A DEED OF TRUST
DATED 2/16/2007. UNLESS YOU TAKE
ACTION TO PROTECT YOUR PROPERTY.
IT MAY BE SOLD AT A PUBLIC SALE. IF
YOU NEED AN EXPLANATION OF THE
NATURE OF THE PROCEEDING AGAINST
YOU, YOU SHOULD CONTACT A LAWYER.
A public auction sale to the highest bidder for 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 inSection 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 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. Pursuant to California Civil Code oay or sale. Pursuant to California Civil Code Section 2923.54 the undersigned, on behalf of the beneficiary, loan servicer, or authorized agent, declares as follows: [X] 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 the potice of sale current and valid on the date the notice of sale is filed and [X] The timeframe for giving notice of sale specified in subdivision (a) of Section of sale specified in subdivision (a) of section 2923.52 does not apply pursuant to Section 2923.52 or 2923.55 Trustor: TERESA RAMIREZ, AN UNMARRIED WOMAN Duly Appointed Trustee: CR Title Services, Inc. C/O PITE DUNCAN, 4375 JUTLAND DRIVE, SUITE 200, SAN DIEGO, CA 92117 877-576-472 Recorded 07/28/2007 as Instrument No. 0472 Recorded 02/28/2007 as Instrument No 20070429824 in book , page of Official Records in the office of the Recorder of LOS ANGELES County, California, Date of Sale: 8/1/2011 at 10:30 AM Place of Sale: AT THE FRONT ENTRANCE TO THE POMONA SUPERIOR COURTS BUILDING, 350 W. MISSION BLVD., POMONA, CA Amount of unpaid balance and other charges: unpaid balance and other criarges. \$423,166.39 Street Address or other common designation of real property: 8367 CHEROKEE DRIVE DOWNEY, CA 90241 A.P.N.: 6252-018-003 Legal Description: AS MORE FULLY DESCRIBED IN SAID DEED OF TRUST The undersigned Trustee disclaims any liability for any incorrectness of 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. The Trustee shall incur no liability for any good faith error in stating the proper amount of unpaid balances and charges. For Sales Information please contact PRIORITY POSTING AND PUBLISHING at WWW.PRIORITYPOSTING.COM or (714) 573-1965 REINSTATEMENT LINE: 877-576-0472 Date: 7/7/2011 CR Title Services, Inc 1000 TECHNOLOGY DRIVE, MS-314 O'FALLON, MO, MICHAEL SCHAFFER, TRUSTEE SPECIALIST Federal Law requires us to notify you that we are acting as a debt collector. If you are currently in a bankruptcy or have received a discharge in bankruptcy as to this obligation, this communication is intended for informational purposes only and is not an attempt to collect a debt in violation of the automatic stay or the discharge injunction. P853981 7/7, 7/14, 07/21/2011

#### The Downey Patriot 7/7/11, 7/14/11, 7/21/11

NOTICE OF TRUSTEE'S SALE TS No. 09-0104764 TITLE ORDER No. 09-8-297118 APN No. 8082-016-018 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 01/17/2006. 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, N.A., as duly appointed trustee pursuant to the Deed of Trust executed by FABIAN PONCE, A MARRIED MAN AS HIS SOLE & SEPARATE PROPERTY, dated 01/17/2006 and recorded 01/27/2006, as Instrument No. 06 0201927, in NOTICE OF TRUSTEE'S SALE TS No. 09-PROPERTY, dated 01/17/2006 and recorded 01/27/2006, as Instrument No. 06 0201927, in Book, Page of Official Records in the office of the County Recorder of LOS ANGELES County, State of California, will sell on 07/28/2011 at 09:00 AM, Sheraton Los Angeles Downtown Hotel 711 South Hope Street, Los Angeles, CA 90017 California Ballroom 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: 15718 MADRIS AVENUE, NORWALK, CA 90650-6760. 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 reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is \$479,280.64. It is possible that at the time of sale the opening bid may be less than the total indebtedness due to addition to cash the Trustee will accent 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 subtograde to de businessi in this case. Said 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 Deed of Trust with interest thereon as provided 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. If required by the provisions of Section 2923.5 of the California Civil Code, the declaration from the mortgagee, beneficiarly or authorized agent is attached to the Notice of Trustee's Sale duly recorded with the appropriate County Recorder's office. RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd. CAR-914-01-94 SIMI VALLEY anyon Rd., CA6-914-01-94 SIMI VALLEY A 93063 Phone/Sale Information: (800) 281-8219 By: Kim Hallen, Authorized Signer RECONTRUST COMPANY, N.A. is a debt collector attempting to collect a debt. Any information obtained will be used for that purpose. ASAP# FNMA4036208 07/07/2011, 07/14/2011, 07/21/2011

#### The Downey Patriot 7/7/11, 7/14/11, 7/21/11

NOTICE OF TRUSTEE'S SALE TS No. 10-0000611 Title Order No. 10-8-006377 Investor/Insurer No. 30194205 APN No. 8049-011-008 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 01/19/2007. 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." Notice is hereby given that RECONTRUST COMPANY, N.A., as duly appointed trustee pursuant to the Deed of Trust executed by JESUS CORDOBA AND ALMA A. CORDOBA, HUSBAND AND WIFE AS JOINT TENANTS, dated 01/19/2007 and recorded 02/01/07, as Instrument No. 20070217926, in Book , Page ), of Official Records in the office of the County Recorder of Los Angeles County, State of California, will sell on 07/21/2011 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 referenced Deed of Trust. The street address and other common designation, if any, of the real property described above is purported to be: 12816 ORR AND DAY ROAD, NORWALK, CA, 90650. 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 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 \$491,338.24. 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 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 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 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 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: 04/13/2010 RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd., CA6-914-01-94 SIMI VALLEY, CA 93063 Phone: (800) 281 8219, Sale Information (626) 927-4399 By: Trustee's Sale Officer RECONTRUST COMPANY, N.A. is debt collector attempting to collect a debt. Any debt collector attempting to collect a debt. Any information obtained will be used for that purpose. ASAP# 4027815 06/30/2011, 07/14/2011

#### The Downey Patriot 6/30/11, 7/7/11, 7/14/11

NOTICE OF TRUSTEE'S SALE TS #: CA-09-270745-PJ Order #: 107593 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 8/1/2007. 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 YOUL YOU! BOU!! DECONTACT A LAWYER YOU, YOU SHOULD CONTACT A LAWYER.
A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 to the Financial code and authorized to do business in this state, will be held by duly appointed trustee. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE. Trustor(s): KYUNG MI YANG, A SINGLE WOMAN Recorded: 8/9/2007 as Instrument No. 20071870835 in book XXX, page XXX of Official Records in the office of the Recorder of LOS ANGELES County, California; Date of Sale: 7/14/2011 at 10:30:00 AM Place of Sale: At the front entrance to 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: \$428,178.84 The purported property address is: 16021 MART DR LA MIRADA, CA 90638 Assessor's Parcel No. **8065-033-032** The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. If no street address or other common designation is shown, please refer to the referenced legal description for property location. In the event no common address or common designation of the property is provided herein directions to the location of the property may be obtained within 10 days of the date of first publication of this Notice of Sale by sending a written request to JPMorgan Chase Bank, N.A. 7301 Baymeadows Way Jacksonville FL 32256 Pursuant to California Civil Code §2923.54 the undersigned, on behalf of the beneficiary, loan servicer or authorized agent, declares as follows: [1] The mortgage loan servicer has obtained from the commissioner a final or temporary order of exemption pursuant to Section 2923.53 that is exemption pursuant to Section 293.33 that is current and valid on the date the notice of sale is filed; [2] The timeframe for giving notice of sale specified in subdivision (a) of Section 2923.52 does not apply pursuant to Section 2923.52. If the Trustee is unable to convey

title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee, or the Mortgagee's Attorney. Date: Quality Loan Service Corp. 2141 5th Avenue San Diego, CA 92101 619-645-7711 For NON SALE information only Sale Line: 714-573-1965 or Login to: www.priorityposting.com Reinstatement Line: 619-645-7711 Quality Loan Service, Corp. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is inten ded to exercise the note holders right's against the real property only. THIS NOTICE IS SENT FOR THE PURPOSE OF COLLECTING A DEBT. THIS FIRM IS ATTEMPTING TO COLLECT A DEBT ON BEHALF OF THE HOLDER AND OWNER OF THE NOTE. ANY INFORMATION OBTAINED BY OR PROVIDED TO THIS FIRM OR THE CREDITOR WILL BE USED FOR THAT PURPOSE. As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations. IDSPub #0005386 6/23/2011 6/30/2011 7/7/2011

#### The Downey Patriot 6/23/11, 6/30/11, 7/7/11

NOTICE OF TRUSTEE'S SALE TS No. 11-0020053 Title Order No. 11-0015756 APN No. 8087-018-008 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 03/16/2010. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. Notice is hereby given that RECONTRUST COMPANY, N.A., as duly appointed trustee pursuant to the Deed of Trust executed by RAYNOR G BOOTH AND RACHELLE A BOOTH, HUSBAND AND WIFE, dated 03/16/2010 and recorded 03/30/2010, as Instrument No. 20100427365, in Book , Page of Official Records in the office of the County Recorder of LOS ANGELES County, State of California, will sell on 07/28/2011 at 09:00 AM, Sheraton Los Angeles Downtown Hotel 711 South Hope Street, Los Angeles, CA 90017 California Ballroom 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 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: 15223 VANADA ROAD, LA MIRADA, CA 90638. 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 \$358,487.45. 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 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 association, 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. If required by the provisions of Section 2923.5 of the California Civil Code, the declaration from the mortgagee, beneficiary or authorized agent is attached to the Notice of Trustee's Sale duly recorded with the appropriate County Recorder's office. RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd., CA6-914-01-94 SIMI VALLEY, CA 93063 Phone/Sale Information: (800) 281-8219 By: Kim Hallen, Authorized Signer RECONTRUST COMPANY, N.A. is a debt 8219 By: Kim Hallen, Authorized Signer RECONTRUST COMPANY, N.A. is a debt collector attempting to collect a debt. Any information obtained will be used for that purpose. ASAP# FNMA4035700 07/07/2011, 07/14/2011, 07/21/2011

#### The Downey Patriot 7/7/11, 7/14/11, 7/21/11

NOTICE OF TRUSTEE'S SALE TS No. 10-

NOTICE OF TRUSTEE'S SALE TS No. 10-0135768 Title Order No. 10-8-486822 APN No. 6367-024-025 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 10/02/2006. 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, N.A., as duly appointed trustee pursuant to the Deed of Trust executed by ERICK A ROXAS, A SINGLE MAN, dated 10/02/2006 and recorded 10/10/2006, as Instrument No. 06 2242348, in Book, Page of Official Records in the office of the County Recorder of LOS ANGELES County, State of California, will sell on 07/14/2011 at 01:00 PM, At the front entrance to the Pomona Superior Courts on 07/14/2011 at 01:00 PM, At the front entrance to the Pomona Superior Courts Building, 350 West Mission Blvd., Pomona, Los Angeles, CA 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 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: 8304 TELEGRAPH ROAD, DOWNEY, CA 90240. 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 \$610,993.95. 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. If required by the provisions of Section 2923.5 of the California Civil Code, the Section 2923.5 of the California Civil Code, the declaration from the mortgagee, beneficiary or authorized agent is attached to the Notice of Trustee's Sale duly recorded with the appropriate County Recorder's office. RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd., CA6-914-01-94 SIMI VALLEY, CA 93063 Phone/Sale Information: (800) 281-8219 By: KIMBERLY ALBARAN, Team Member RECONTRUST COMPANY, N.A. is a debt collector attempting to collect a debt. a debt collector attempting to collect a debt. Any information obtained will be used for that purpose. FEI# 1006.124158 06/23, 06/30, 07/07/2011

The Downey Patriot 6/23/11, 6/30/11, 7/7/11

TS# 057-011965 Order # 30261246 NOTICE OF TRUSTEE'S SALE YOU ARE IN

# Legal Notices Page 17 Thursday, July 7, 2011

#### LEGAL NOTICES CONT.

DEFAULT UNDER A DEED OF TRUST DATED 10/18/2006. 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 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 and authorized to do business in this state will be held by the duly appointed trustee. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late by the Deed of Trust, with interest and are 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(s): JOSE JUAN ZARAGOZA, A SINGLE MAN Recorded: ZÁRAGOZÁ, A SINGLÉ MAN Recorded: 10/27/2006 as Instrument No. 06 2387764 in book, page of Official Records in the office of the Recorder of Los Angeles County, California; Date of Sale: 7/28/2011 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: \$487,210.99 The purported property address is: 12626 GURLEY AVENUE DOWNEY, CA 90242 Legal Description LOT 168 OF TRACT NO. 14173, IN THE CITY OF DOWNEY, COUNTY OF LOS ANGELES. STATE OF CALIFORNIA Legal Description LOT 168 OF TRACT NO. 14173, IN THE CITY OF DOWNEY, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 293. PAGES 5 TO 8 INCLUSIVE OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY Assessors Parcel No. 6260-007-005 The undersigned Trustee disclaims any liability for any incorrectruess of the property address or other common designation, if any, shown herein. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. If the 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. Date: 6/30/2011 UTLS Default Services, LLC Michael Litel, Foreclosure Coordinator Post Office Box 5899 Irvine, CA 92616 (949) 885-4500 To request reinstatement/and or payoff FAX request to: (949) 885-4460 This OFFICE IS Line: 949-885-4500 To request reinstatement/and or payoff FAX request to: (949) 885-4496 THIS OFFICE IS ATTEMPTING TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. P854466 7/7, 7/14, 07/21/2011

The Downey Patriot 7/7/11, 7/14/11, 7/21/11 Trustee Sale No. 19243CA Loan No. 1009649128 Title Order No. 110099580-CA-MAI NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 3/26/2007. 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 PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On 7/28/2011 at 10:30 AM, MERIDIAN FORECLOSURE SERVICE f/k/a MTDS INC. A CALIFORNIA CORPORATION MTDS, INC., A CALIFORNIA CORPORATION DBA MERIDIAN TRUST DEED SERVICE as DBA MERIDIAN TRUST DEED SERVICE as the duly appointed Trustee under and pursuant to Deed of Trust Recorded 04/02/2007, Book, Page, Instrument 20070771744, and as modified by the Modification of Deed of Trust recorded on 12-28-2010, Book, Page, Instrument 20101922806 of official records in the Office of the Recorder of LOS ANGELES County, California, executed by: MERCEDES NUNEZ AND ERIC NUNEZ WIFE AND HUSBAND AS JOINT TENANTS as Trustor, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR INDYMAC BANK, F.S.B., A FEDERALLY CHARTERED SAVINGS BANK, as Beneficiary, will sell at public auction sale to the highest bidder for cash, cashier's check drawn by a state or federal credit union, as a cashier's check drawn by a state or federal credit union, as a cashier's check drawn by a state or federal credit union, as a cashier's check drawn by a state or federal credit union, check drawn by a state or federal credit union, or a cashier's 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. Sale 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 the Deed of Trust. The sale will be made, but without convenant or warranty, expressed or implied, regarding title, possesssion, or encumbrances, to pay the remaining principal sum of the notes (s) secured by the Deed of Trust, interest thereon, estimated fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. Place of Sale: AT THE FRONT ENTRANCE TO THE POMONA SUPERIOR COURTS BUILDING, 350 WEST MISSION BLVD., POMONA, CA Legal Description: AS MORE FULLY DESCRIBED IN SAID DEED OF TRUST Amount of unpaid balance and other charges: \$641,057.69 The street address and other common designation of the real property other common designation of the real property purported as: 11523 RICHEON AVENUE, DOWNEY, CA 90241 APN Number: 6248-011-019 See Declaration, as required by California Civil Code Section 2923.54, attached hereto and made a part hereof. CALIFORNIA FORECLOSURE CALIFORNIA FORECLOSURE PREVENTION ACT DECLARATION OF COMPLIANCE (California Civil Code § 2923.54(a)) The undersigned mortgage loan servicer hereby declares under penalty of perjury, under the laws of the State of California, as follows: [] The mortgage loan servicer has not obtained a final or temporary order of exemption pursuant to Cal Civ. Code order of exemption pursuant to Cal. Civ. Code \$ 2923.53 that is current and valid as of the date that the Notice of Trustee's Sale was filed or given. Therefore, the mortgage loan servicer has waited an additional 90 days before giving notice of sale as required by Cal. Civ. Code § 2923.52(a). [X] The mortgage loan servicer has obtained a final or temporary order of exemption pursuant to Cal. Civ. Code § 2923.53 that is current and valid as of the order of exemption pursuant to Cal. Civ. Code § 2923.53 that is current and valid as of the date that the Notice of Trustee's Sale was filed or given. [] The timeframe for giving notice of sale specified in Cal. Civ. Code § 2923.52(a) does not apply because: [] The loan was not recorded between January 1, 2003 and January 1, 2008. [] The loan is not secured by residential real property. [] The loan is not secured by a first priority mortgage or deed of trust. [] The borrower did not occupy the property as his/her principal residence when the loan became delinquent. [] The loan was made, purchased or serviced by (1) a California state or local public housing agency or authority, including state or local housing finance agencies established under Division finance agencies established under Divisior 31 of the Cal. Health & Safety Code and Chapter 6 of the Cal. Military & Veterans Code, or (2) the loan is collateral for securities purchased by any such California state or local public housing agency or authority. [] The borrower has surrendered the property as evidenced by either a letter confirming the surrender or delivery of the keys to the property to the mortgagee, trustee, beneficiary or authorized agent. [] The borrower has contracted with someone whose primary business is advising people who have decided to leave their homes on how to extend the foreclosure process and avoid their obligations. [ ] The borrower has filed for bankruptcy, and the bankruptcy court has not entered an order closing or dismissing the bankruptcy case or granting relief from the automatic stay. OneWest Bank, FSB By: Vicki Brizendine ATTACHMENT TO NOTICE OF TRUSTEE'S SALE The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. The property heretofore described is being sold "as is". DATE: 7/5/2011 MTDS, INC., A CALIFORNIA CORPORATION DBA MERIDIAN TRUST DEED SERVICE, As Trustee Sales Line: (714)

573-1965 (702) 586-4500 PRIORITYPOSTING.COM JESSE J. FERNANDEZ, FORECLOSURE ASSISTANT Meridian Foreclosure Service 3 SAN
JOAQUIN PLAZA SUITE 215 NEWPORT
BEACH CA 92660 MERIDIAN
FORECLOSURE SERVICE IS ASSISTING
THE BENEFICIARY TO COLLECT A DEBT
AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. P854956 7/7, 7/14, 07/21/2011

#### The Downey Patriot 7/7/11, 7/14/11, 7/21/11

NOTICE OF TRUSTEE'S SALE TS No. 09-0138036 Title Order No. 09-8-409850 APN No. 6245-012-004 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 10/02/2006. 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, N.A., as duly appointed trustee pursuant to the NA., as duly appointed trustee pursuant to the Deed of Trust executed by PAUL A. NICASSIO AND TERESA NICASSIO, HUSBAND AND WIFE AS JOINT TENANTS, dated 10/02/2006 and recorded 10/10/06, as Instrument No. 06 2244766, in Book, Page), of Official Records in the office of the County Precorder of Los Angeles County State of Recorder of Los Angeles County, State of California, will sell on 07/14/2011 at 1:00PM, At the front entrance of the Pomona Superior Courts Building, 350 West Mission Blvd., Pomona, Los Angeles, CA 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 property situated in said County and State and as more fully described in the above referenced Deed of Trust. The street address as intitle taily 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: 12324 OLD RIVER SCHOOL ROAD, DOWNEY, CA, 90242. 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 \$653,745.47. 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 but extent of addition or and lose. 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" state. Said sale will be flade, in all AS 1s 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 feas charges and expresses. in said Note, plus fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. If required by the provisions of section 2923.5 of the California Civil Code, the section 2923.5 of the California Civil Code, the declaration from the mortgagee, beneficiary or authorized agent is attached to the Notice of Trustee's Sale duly recorded with the appropriate County Recorder's Office. DATED: 12/23/2009 RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd., CA6-914-01-94 SIMI VALLEY, CA 93063 Phone/Sale Information: (800) 281 8219 By: Trustee's Sale Officer RECONTRUST COMPANY, N.A. is a debt collector attempting to collect a debt. Any information obtained will be used for that purpose. FEI # 1006.99812 6/23, 6/30, 7/07/2011

#### The Downey Patriot 6/23/11, 6/30/11, 7/7/11

NOTICE OF TRUSTEE'S SALE TS #: CA-09-288394-AB Order #: 4167355 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 6/7/2006. UNLESS YOU TAKE DATED 6///2006. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by state or federal credit union or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 to the Financial code and authorized to do business in this state, will be held by duly appointed trustee. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE. Trustor(s): HOON J. CHUN, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY Recorded: 6/14/2006 as Instrument No. 06-1306003 in book xxx, page xxx of Official Records in the office of the Recorder of LOS ANGELES County, California; Date of Sale: 7/25/2011 at 10:30 AM Place of Sale: At the West side of the Los Angeles County Courthouse, directly facing Norwalk Blvd., 12720 Norwalk Blvd., Norwalk, CA 90650 Amount of unpaid balance and other charges: \$481,757.43 The purported property address is: 15644 LA BARCA DRIVE LA MIRADA, CA 90629 Accessor's Pages No. 9089 010, 006 90638 Assessor's Parcel No. 8088-010-005 The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. If no street address or other common designation is shown, please refer to the referenced legal description for property location. In the event no common address or common designation of the property is provided herein directions to the location of the property may be obtained within 10 days of the date of first publication of this Notice of Sale by sending a written request to Vericrest Financial 16745 West Bernardo Drive Suite 300 San Diego CA 92127 Pursuant to California Civil Code 2923.54 the undersigned, on behalf of the beneficiary, loan servicer or authorized agent, declares as follows: [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 the notice of sale is filed; [2] The timeframe for giving notice of sale specified in subdivision (a) of Section 2923.52 does not apply pursuant to Section 2923.52 . If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee, or the Mortgagee, Attorney. Date: Quality Loan Service Corp. 2141 5th Avenue San Diego, CA 92101 619-645-7711 For NON SALE 92101 619-645-7711 For NON SALE information only Sale Line: 714-730-2727 or Login to: www.fidelityasap.com Reinstatement Line: 619-645-7711 Quality Loan Service, Corp. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holders right's against the real property only. THIS NOTICE IS SENT FOR THE PURPOSE OF COLLECTING A DEBT. THIS FIRM IS ATTEMPTING TO COLLECT A THIS FIRM IS ATTEMPTING TO COLLECT A DEBT ON BEHALF OF THE HOLDER AND OWNER OF THE NOTE. ANY INFORMATION OBTAINED BY OR PROVIDED TO THIS FIRM OR THE CREDITOR WILL BE USED FOR THAT PURPOSE. As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations. ASAP# 4027280 06/30/2011, 07/07/2011, 07/01/2011

07/14/2011

The Downey Patriot

6/30/11, 7/7/11, 7/14/11

NOTICE OF TRUSTEE'S SALE T.S. No. 11-00544-US-CAYOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED03/23/2007. 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 YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, (cashier's check(s) must be made payable to National Default Servicing Corporation), drawn on a state or national bank, a check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, savings association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state; will be held by the duly appointed trustee as shown beld by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described below. The sale will be made in an "as is" condition, but without covenant or warranty expressed. 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, has 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. reasonably estimated to be set forth below. The amount may be greater on the day of sale. Trustor: ADOLFO E. HERRERA AND RAFAELA HERRERA, HUSBAND AND WIFE Duly Appointed Trustee: NATIONAL DEFAULT SERVICING CORPORATION Recorded 03/30/2007 as Instrument No. 20070749659 of Official Records in the office of the Recorder of LOS ANGELES County, California. Date of Sale: 07/21/2011 at 10:30 A.M. Place of Sale: At the west side of the Los Angeles County Courthouse, directly facing Angeles County Courthouse, directly facing Norwalk Blvd., 12720 Norwalk Blvd., Norwalk, Norwalk Blvd., 12/20 Norwalk Blvd., Norwalk, CA Estimated amount of unpaid balance and other charges: \$350,326.30 Street Address or other common designation of real property: 12113 TINA STREET, NORWALK, CA 90650 A.P.N.: 8015-033-015 The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. The undersigned mortgagee. recourse. The undersigned mortgagee, beneficiary or authorized agent for the mortgagee or beneficiary pursuant to California Civil Code 2923.5(b) declares that the mortgagee, beneficiary or the mortgagee's or beneficiary's authorized agent has either contacted the borrower or tried with due diligence to contact the borrower as required by California Civil Code 2923.5. Regarding the property that is the subject of this Notice of Sale, the "mortgage loan servicer" as defined in California Civil Code Section 2923.53 (k) (3) in California Civil Code Section 2923.53 (k) (3) declares that it has obtained from the Commissioner a final or temporary order of exemption pursuant to California Civil Code Section 2923.53 and that the exemption is current and valid on the date this Notice of Sale is recorded. The timeframe for giving a Notice of Sale specified in Subdivision (a) Section 2923.52 does not apply to this Notice of Sale pursuant to California Civil Code Sections 2923.52 or 2923.55. Date: 06/24/2011 NATIONAL DEFAULT SERVICING CORPORATION 7720 N. 16th Street, Suite 300 Phoenix, AZ 85020 phone 602-264-6101 Sales Line 714-730-2727; Sales Website: www.ndscorp.com/sales Nichole Alford, TRUSTEE SALES REPRESENTATIVEASAP# FNMA4022794 06/30/2011, 07/07/2011, 07/14/2011

#### The Downey Patriot 6/30/11, 7/7/11, 7/14/11

NOTICE OF TRUSTEE'S SALE TS No. 10-0149280 Title Order No. 10-8-533254 Investor/Insurer No. 1705144640 APN No. 8054-003-006 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 10/12/2007. 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." Notice is hereby given that RECONTRUST COMPANY, hereby given that RECONTRUST COMPANY, N.A., as duly appointed trustee pursuant to the Deed of Trust executed by ALFREDO LOPEZ, A SINGLE MAN, dated 10/12/2007 and recorded 10/23/07, as Instrument No. 20072398647, in Book, Page), of Official Records in the office of the County Recorder of Los Angeles County, State of California, will sell on 07/28/2011 at 9:00AM, Sheraton Los Angeles Downtown Hotel 711 South Hope Street, Los Angeles, CA 90017 California Ballroom 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 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: 13528 ROSETON AVENUE, NORWALK, CA, 906503853. 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 payable in full at time of sale, all right, title, and 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 \$450,226,22. 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: 02/24/2011 RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd., CA6-914-01-94 SIMI VALLEY, CA 93063 Phone: (800) 281 8219, Sale Information (626) 927-4399 By:— Trustee's Sale Officer RECONTRUST COMPANY, N.A. is a debt collector attempting to collect a debt. Any information obtained will be used for that SURGES ASSACE SIMILARY (2014) purpose. ASAP# FNMA4026964 06/30/2011, 07/07/2011, 07/14/2011

#### The Downey Patriot 6/30/11, 7/7/11, 7/14/11

NOTICE OF TRUSTEE'S SALE TS No. 10-0126956 Title Order No. 10-8-461074 Investor/Insurer No. 11169312 APN No. 8047-001-014 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 03/21/2005. JNLESS YOU TAKE ACTION TO PROTECT ONLESS 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.

N.A. see duly appointed trustee pursuant to the hereby given that RECONTRUST COMPANY, N.A., as duly appointed trustee pursuant to the Deed of Trust executed by NEMECIO CURIEL, A SINGLE MAN AND MARIA C GARCIA, AN UNMARRIED WOMAN, AS JOINT TENANTS, dated 03/21/2005 and recorded 03/28/05, as Instrument No. 05 0698340, in Book, Page), of Official Records in the office of the County Recorder of Los Angeles County, State of California, will sell on 07/28/2011 at 9:00AM, Sheraton Los Angeles Downtown Hotel 711 South Hope Street, Los Angeles, CA 90017 California Ballroom 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: 11920 LYNDORA STREET, NORWALK, CA, 90650. 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 historich thereon of the obligations are shown in the control of the common designation. 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 \$375,143.12. 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 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 coverant or warranty. state. Said saile 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 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: 01/16/2011 RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd., CA6-914-01-94 SIMI VALLEY, CA 93063 Phone: (800) 281 8219, Sale Information (626) 927-4399 By:— Trustee's Sale Officer RECONTRUST COMPANY, N.A. is a debt collector attempting to collect a debt Sale Officer RECONTROST COMPANY, N.A. is a debt collector attempting to collect a debt. Any information obtained will be used for that purpose. ASAP# FNMA4026965 06/30/2011, 07/07/2011, 07/14/2011

#### The Downey Patriot 6/30/11, 7/7/11, 7/14/11

NOTICE OF TRUSTEE'S SALE TS No. 11-0020274 Title Order No. 11-0015823 Investor/Insurer No. 1699834521 APN No. 8079-013-007 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 10/06/2005. 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, N.A., as duly appointed trustee pursuant to the hereby given that KECUNTRUST CUMPAINT, N.A., as duly appointed trustee pursuant to the beed of Trust executed by PAUL HANTHIP, A SINGLE MAN, dated 10/06/2005 and recorded 10/18/05, as Instrument No. 05 2501717, in 0/18/05, as Instrument No. 05 2501717, in cook, Page), of Official Records in the office of the County Recorder of Los Angeles County, State of California, will sell on 07/28/2011 at 9:00AM, Sheraton Los Angeles 07/28/2011 at 9:00AM, Sheraton Los Angeles Downtown Hotel 711 South Hope Street, Los Angeles, CA 90017 California Ballroom 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 if any, of the real property described above is purported to be: 15302 GRAYSTONE AVENUE, NORWALK, CA, 90650. 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. 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 \$288,429.83. 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" 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 of the Trustee and of the trusts created by said Deed of Trust. DATED: 06/12/2011 RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd., CA6-914-01-94 SIMI VALLEY, CA 93063 Phone: (800) 281 8219, Sale Information (626) 927-4399 By:— Trustee's Sale Officer RECONTRUST COMPANY, N.A. is a debt collector attempting to collect a debt. Any information obtained will be used for that purpose.ASAP# FNMA4026953 06/30/2011, 07/07/2011, 07/14/2011

#### The Downey Patriot 6/30/11, 7/7/11, 7/14/11

NOTICE OF TRUSTEE'S SALE TS No. 11-0016995 Title Order No. 11-0012956 Investor/Insurer No. 1695313153 APN No. 8037-051-027 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 03/24/2004. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER." Notice is hereby given that RECONTRUST COMPANY, N.A., as duly appointed trustee pursuant to the Deed of Trust executed by YOUNG MI HU, AN UNMARRIED WOMAN, dated 03/24/2004 and recorded 05/13/04, as Instrument No. 04 1220970, in Book, Page), of Official Records in the office of the County Recorder of Los Angeles County, State of California, will sell on 07/28/2011 at 9:00AM, Sheraton Los Angeles Downtown Hotel 711 South Hope Street, Los Angeles CA 20047. California Politeger 07/28/2011 at 9:00AM, sheraton Los Angeles Downtown Hotel 711 South Hope Street, Los Angeles, CA 90017 California Ballroom 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: 13502 WINDSOR CT, LA MIRADA, CA, 90638. 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 \$294,700.04. 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 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: 06/10/2011 RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd., CA6-914-01-94 SIMI VALLEY, CA 93063 Phone: (800) 281 8219, Sale Information (626) 927-4399 By:—Trustee's Sale Officer RECONTRUST COMPANY, N.A. is a debt collector attempting to collect a debt is a debt collector attempting to collect a debt. Any information obtained will be used for that purpose. ASAP# FNMA4026906 06/30/2011, 07/07/2011, 07/14/2011

The Downey Patriot 6/30/11, 7/7/11, 7/14/11

NOTICE OF TRUSTEE'S SALE T.S. No. 10-02449-US-CA YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED09/06/2005. 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 A public auction sale to the highest bidder for cash, (cashier's check(s) must be made payable to National Default Servicing Corporation), drawn on a state or national bank, a check drawn by a state or federal credit union, or a check drawn by a state or federal credit union, or a check drawn by a state or federal cashings and loan association, savings bank, a check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, savings association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state; will be held by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described below. The sale will be made in an "as is" condition, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. reasonably estimated to be set forth below. The amount may be greater on the day of sale. Trustor: JOHN C. BAGWELL AND SALLIE D. BAGWELL, HUSBAND AND WIFE Duly Appointed Trustee: NATIONAL DEFAULT SERVICING CORPORATION Recorded 09/21/2005 as Instrument No. 05-2273985 of Official Records in the office of the Recorder of LOS ANGELES County, California. Date of Sale: 07/28/2011 at 10:30 A.M. Place of Sale: At the west side of the Los Angeles County. At the west side of the Los Angeles County Courthouse, directly facing Norwalk Blvd., 12720 Norwalk Blvd., Norwalk, CA Estimated amount of unpaid balance and other charges: \$261,481.65 Street Address or other common designation of real property: 11741 STAMY ROAD, LA MIRADA, CA 90638 A.P.N.: 8040-005-026 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 shown above. If no steet address of other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee and 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 undersigned mortgagee, beneficiary or authorized agent for the mortgagee or beneficiary pursuant to California Civil Code 2923.5(b) declares that the mortgagee, beneficiary or the mortgagee's or beneficiary's authorized agent has either contacted the borrower or tried with due contacted the borrower or tried with due diligence to contact the borrower as required by California Civil Code 2923.5. Regarding the property that is the subject of this Notice of Sale, the "mortgage loan servicer" as defined in California Civil Code Section 2923.53 (k) (3) declares that it has obtained from the Commissioner a final or temporary order of exemption pursuant to California Civil Code Section 2923.53 and that the exemption is current and valid on the date this Notice of Section 2923.53 and that the exemption is current and valid on the date this Notice of Sale is recorded. The timeframe for giving a Notice of Sale specified in Subdivision (a) Section 2923.52 does not apply to this Notice of Sale pursuant to California Civil Code Sections 2923.52 or 2923.55. Date: 07/01/2011 NATIONAL DEFAULT SERVICING CORPORATION 7720 N. 16th Street, Suite 300 Phoenix, AZ 85020 phone 602-264-6101 Sales Line 714-730-2727; Sales Website: www.ndscorp.com/sales Nichole Alford, TRUSTEE SALES REPRESENTATIVEASAP# 4028084 07/07/2011, 07/14/2011, 07/21/2011

#### The Downey Patriot 7/7/11, 7/14/11, 7/21/11

NOTICE OF TRUSTEE'S SALE TS #: CA-11-

NOTICE OF TRUSTEE'S SALE TS #: CA-11-428232-VF Order #: 110106211-CA-GTI YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 8/5/2008. 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 cashier's check drawn on a state or national bank, check drawn by state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 to the Financial code and authorized to do business in this state, will be held by duly appointed trustee. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE. Trustor(s): YOUNG WOOK AN, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY Recorded: 8/8/2008 as Instrument No. 20081429053 in book xxx. page xxx of Official Records in the office of the Recorder of LOS ANGELES County, California; Date of Sale: 7/21/2011 at 10:30:00 AM Place of Sale: At the front entrance West Mission Blvd., Pomona CA Amount of unpaid balance and other charges: is: 16502 GREYSTONE DR 107 LA MIRADA, is: 16502 GREYSTONE DR 107 LA MIRADA, CA 90638 Assessor's Parcel No. 8037-047-174 The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. If no street address or other common designation is shown, please refer to the referenced legal description for property location. In the event no common address of location. In the event no common address or common designation of the property is provided herein directions to the location of the property may be obtained within 10 days of the date of first publication of this Notice of Sale by sending a written request to Bank of America 475 Crosspoint Parkway Getzville NY 14068. Pursuant to California Civil Code §2923.54 the undersigned, on behalf of the beneficiary. loan servicer or authorized agent. §2923.54 the undersigned, on behalf of the beneficiary, loan servicer or authorized agent, declares as follows: [1] The mortgage loan servicer has not obtained from the commissioner a final or temporary order of exemption pursuant to Section 2923.53 that is current and valid on the date the notice of sale is filed; [2] The timeframe for giving notice of sale specified in subdivision (a) of Section 2923.52 does not apply pursuant to Section 2923.52 or 2923.55. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. If the sale is shall have no further recourse. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee, or the Mortgagee's Attorney. Date: Quality Loan Service Corp. 2141 5th Avenue San Diego, CA 92101 619-645-7711 For NON SALE information only Sale Line: 714-573-1965 or Login to: www.priorityposting.com Reinstatement Line: 619-645-7711 Quality Loan Service, Corp. If you have previously been discharged thanks beak reservices to be a constant of the constant of th through bankruptcy, you may have been released of personal liability for this loan in which case this letter is inten ded to exercise the note holders rights 'against the real property only. THIS NOTICE IS SENT FOR PROPERTY ONLY. THIS NOTICE IS SENT FOR THE PURPOSE OF COLLECTING A DEBT. THIS FIRM IS ATTEMPTING TO COLLECT A DEBT ON BEHALF OF THE HOLDER AND OWNER OF THE NOTE. ANY INFORMATION OBTAINED BY OR PROVIDED TO THIS FIRM OR THE OPENITOR WILL BE USED FOR THAT PROVIDED TO THIS FIRM OR THE CREDITOR WILL BE USED FOR THAT PURPOSE. As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations. IDSPub #0004779 6/30/2011 7/7/2011 7/14/2011

The Downey Patriot 6/30/11, 7/7/11, 7/14/11

NOTICE OF TRUSTEE'S SALE TS #: CA-11-433014-VF Order #: 110147510-CA-GTI YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 10/31/2007. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 to the Financial code and authorized to do business in this state, will be held by duly appointed trustee. The sale will be mede but without coverage to reverse the reverse to held by duly appointed trustee. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. BENEFICIARY MAY ELECT TO BID LESS THAN THE TOTAL AMOUNT DUE. Trustor(s): JUANA FUENTES, A MARRIED PERSON AS HER SOLE AND SEPARATE PROPERTY, HEREIN JOINED BY NON-VESTED SPOUSE REQUIRED TO SIGN BERNARDO OLIVARES, AN UNMARRIED PERSON Recorded: 11/29/2007 as Instrument No. 20072624599 in book xxx, page xxx of Official Records in the office of the Recorder of LOS ANGELES County, California; Date of Sale: 7/21/2011 at 10:30:00 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: \$312,234.12 The purported property address is: 15015 GARD AVE NORWALK, CA 90650 Assessor's Parcel No. 8079-008-005 The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. If no street address or other common designation is shown, please refer to the referenced legal description for property held by duly appointed trustee. The sale will be made, but without covenant or warranty, common designation is shown, please refer to the referenced legal description for property location. In the event no common address or common designation of the property is provided herein directions to the location of the property may be obtained within 10 days of the date of first publication of this Notice of Sale by sending a written request to Bank of America 475 Crosspoint Parkway Getzville NY 14068 Pursuant to California Civil Code §2923.54 the undersigned, on behalf of the beneficiary, loan servicer or authorized agent, declares as follows: [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 the notice of sale is filed; [2] The timeframe for giving notice of sale specified in subdivision (a) of Section 2923.52 does not apply pursuant to Section 2923.52. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee, and the successful bidder shall have no further recourse. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgager, the Mortgage, or the Mortgagee's Attorney. Date: Quality Loan Service Corp. 2141 5th Avenue San Diego, CA 92101 619-645-7711 For NON SALE information only Sale Line: 714-573-1965 or Login to: www.priorityposting.com Reinstatement Line: 619-645-7711 Quality Loan Service, Corp. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which even this letter is intended to eversion. common designation is shown, please refer to the referenced legal description for property Corp. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is inten ded to exercise the note holders right's against the real property only. THIS NOTICE IS SENT FOR THE PURPOSE OF COLLECTING A DEBT. THIS FIRM IS ATTEMPTING TO COLLECT A DEBT ON BEHALF OF THE HOLDER AND OWNER OF THE NOTE. ANY INFORMATION OBTAINED BY OR PROVIDED TO THIS FIRM OR THE CREDITOR WILL BE USED FOR THAT PURPOSE. As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations. IDSPub #0004924 6/30/2011 7/7/2011 7/14/2011

#### The Downey Patriot 6/30/11, 7/7/11, 7/14/11

NOTICE OF TRUSTEE'S SALE TSG No.: 3776703 TS No.: 20089019203135 FHA/VA/PMI No.: APN:6251 019 042 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 10/25/04. 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 PROCEED¬ING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On July 27, 2011 at 11:30 AM, First American Trustee Servicing Solutions, LLC, as duly appointed Trustee under and pursuant to Deed of Trust recorded 11/01/04, as Instrument No. 04 2810936, in solutions, LLC, as duly appointed intostee under and pursuant to Deed of Trust recorded 11/01/04, as Instrument No. 04 2810936, in book, page, of Official Records in the Office of the County Recorder of LOS ANGELES County, State of California. Executed by: ELVA MONICA AVINA, 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 APN# 6251 FULLY DESCRIBED IN THE ABOVE MENTIONED DEED OF TRUST APN# 6251 019 042. The street address and other common designation, if any, of the real property described above is purported to be 7935 2ND ST, DOWNEY, CA 90241. The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown 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 \$439,864.59. 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 Sale. The 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. If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's Trustee. The wortgagee of the wortgagees Trustee. 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 require-ments. Date: 06/30/11, First American Title Insurance Company First American Trustee Servicing
Solutions, LLC 3 First American Way,
Santa Ana, CA 92707 Original document
signed by Authorized Agent, Chet
Sconyers — FOR TRUSTEE'S SALE
INFORMATION PLEASE CALL (916) 939-

# Page 18 Thursday, July 7, 2011 Legal Notices \_\_\_\_\_

### **CLASSIFIEDS**

#### **APPLIANCES**

#### **BIG SALE ON**

Pre owned appliances washers, dryers, warranty. Free local delivery. Johnnie's Maytag 12018 Paramount Blvd., Dwy (562) 927-7433

#### BLDG FOR RENT

#### **NEED STORAGE?**

We have 4800 sq ft bldg available in Downey. Rent all or portion. Reasonable price. John Lacey - Agent (562) 861-8904

#### **BUSINESS OPP**

#### **CURVES FRANCHISE**

For Sale, Well Established Call 562/533-0822 or email downevcurves@vahoo.com

#### **EMPLOYMENT**

#### **JANITOR NEEDED**

Sm. Private School Bilingual-English fluency a must. Must pass fingerprinting and DOJ. 25 hrs @ \$10 per hr (562) 869-7213

### Downer Patriot

COMMUNITY NEWSPAPER

#### **EMPLOYMENT**

#### **FAST TRACK EMPLOYMENT -**

Certified Phlebotomy Technician Day, Evening & Weekend Classes 40-Hrs Classroom-40-Clinicial No Lottery! No Scams! 15 Seats Per Session (800) 818-2408

#### **FASHION**

#### **DESIGNER BAGS**

Selling gently used designer handbags & accessories. For info (562) 861-3493

#### FOR RENT

#### **BELLFLOWER**

House, 2 Beds, Double Garage - \$1395 (562) 867-4710

#### **DOWNEY**

2 Beds, AC, Gated Parking -\$1165 (562) 803-1467

#### **DOWNEY DUPLEX**

3 BR, 2 BA, F/P, wood flrs., ldry rm inside, 2 car gar. 1 yr lease. \$1,695/mo + dep. 12647 Columbia Way (714) 822-1394

#### FOR RENT

#### **DOWNEY APT**

2 BR, 1 BA, \$1,100 1 BR, 1 BA, \$850 (562) 881-5635

#### **OUIET DOWNEY APT**

1 bed, 1 ba, upstairs, new carpet & drapes, A/C, carport, vacant \$940/mo. (562) 776-5815

#### **PRIME BUILDING NORTH DOWNEY**

2 bed, 1 bath, pool, jacuzzi, \$1,300/mo.

6th MONTH FREE RENT (562) 869-4313 mgr.

#### HOMES FOR SALE

#### **SHARP HOME WITH INCOME PROPERTY**

Attractive 2 BDRM, 2 BA home with brick front. PLUS BDRM, 2 BA rental. \$469,000 **Broker Chuck Gugliuzza** (562) 869-9456

#### **SERVICES**

#### **MIKE THE ELECTRICIAN** (562) 861-4266

#### **SERVICES**

#### **NEED A GREAT PROPERTY MANAGER?**

Call Joe - Across the Street Realty (310) 617-3640

#### PLANS, PERMITS **CONSTRUCTION**

Project Design, New Construction, Remodeling & Additions Lic. #936419 Call Jeff (562) 869-1421

#### **COMPUTER 1 SOLUTION**

Senior help, upgrade, repairs, laptop repair, virus removal, roubleshooting. Free diagnosis Call Larry (562) 714-9876

#### **FULL SERVICE PLUMBING**

Licensed, bonded & insured, 24/7, senior discount McKinnon & Sons **Plumbing of Downey** (562) 904-3616

#### **SMALL JOBS HONEST HANDYMAN**

Painting, plumbing, electrical, carpentry.

Call Jim (562) 869-0741

#### **SERVICES**

#### **ROSCHE'S POOLS AND SPAS** (562) 413-6154

#### **REASONABLE PRICES**

Electrical, Plumbing & Heating Jobs starting at \$35 Lic 814113 (323) 228-4500

#### **FULL BODY MASSAGE**

\$25 for 30 minutes. Call (562) 923-6060

#### **CARPET 4 U**

Carpet w/pad Installed: \$1.61 sq ft (270 sq. ft. min.) Vinyl Floor Installed: \$5 sq. ft. (562) 866-2195 9303 Alondra Blvd., Bellflower, CA

#### TRUSTEASE PROPERTY **MANAGEMENT**

We'll do all the work for you! Call Owner Chuck Gugliuzza (562) 923-2300

#### **WE DO ESTATE SALES**

Moving, yard & garage sales, local references. **Merriannes Estate Sales** (323) 560-2516

#### **SERVICES**

#### OSO HEATING & A/C **SERVICE**

Mobile Homes & Residential Sales & 24 Hour Service Free Estimates & Senior Discounts (562) 310-3226 (562) 200-2949

#### **ARMAS PATCHING** & RESTUCCO

Exterior & interior plaster, patching, matching all stucco textures. Very clean. 25 years exp. No patch too small. Free estimates. Ask for Ray Armas Lic# 882779

#### **SUPERB PAINTING**

(562) 923-8227

Exterior, interior, senior discounts, references, dependable & reliable. Free estimates. Lic. #634063 Wayne (562) 863-5478

#### THE GREEN **GARDENER**



562-519-1442

#### LEGAL NOTICES CONT.

0772. First American Trustee Servicing Solutions, LLC May be Acting as a Debt Collector Attempting to Collect a Debt. Any Information obtained may be used for that purpose. NPP0184662 07/07/11, 07/14/11, 07/21/11

The Downey Patriot 7/7/11, 7/14/11, 7/21/11

Trustee Sale No. 743513CA Loan No. 3011754235 Title Order No. 100532684-CAMAI NOTICE OF TRUSTEE'S SALE YOU
ARE IN DEFAULT UNDER A DEED OF
TRUST DATED 11-28-2006, 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 PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On 07-21-2011 at 10:30 AM, CALIFORNIA RECONVEYANCE COMPANY as the duly appointed Trustee under and pursuant to Deed of Trust Recorded 12-07-2006, Book N/A, Page N/A, Instrument 2006-2717844, of official records in the Office of the Recorder of LOS ANGELES Co California, executed by: VIANNA PEARL ROMAN A MARRIED WOMAN AS HER SOLE AND SEPARATE PROPERTY, as Trustor, WASHINGTON MUTUAL BANK, FA. as Beneficiary, will sell at public auction sale to the highest bidder for cash, cashier's check drawn by a state or national bank, a cashier's check drawn by a state or federal credit union. or a cashier's 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. Sale 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 the Deed of Trust. 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, interest thereon, estimated 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.
Place of Sale: THE FRONT ENTRANCE TO THE POMONA SUPERIOR COURTS BUILDING, 350 W. MISSION BOULEVARD, POMONA, CA Legal Description: As more fully described in said Deed of Trust Amount of unpaid balance and other charges: \$1,170,125.80 (estimated) Street address and other common designation of the real property 7714 2ND STREET DOWNEY, CA 9024 APN Number: 6249-028-027 The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. The property heretofore described is being sold "as is". In compliance with California Civil Code 2923.5(c) the mortgagee, trustee beneficiary, or authorized agent declares: that it has contacted the borrower(s) to assess their financial situation and to explore options to avoid foreclosure; or that it has made efforts to contact the borrower(s) to assess their financial situation and to explore options to avoid foreclosure by one of the following methods: by telephone; by United States mai either 1st class or certified; by overnight delivery; by personal delivery; by e-mail; by face to face meeting. DATE: 06-23-2011 CALIFORNIA RECONVEYANCE COMPANY, CALIFORNIA RECONVETANCE COMPANY, as Trustee DEREK WEAR-RENEE, ASSISTANT SECRETARY CALIFORNIA RECONVEYANCE COMPANY IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL DELICED FOR THAT PURDORS CHÉMEIS BE USED FOR THAT PURPOSE. California Reconveyance Company 9200 Oakdale Avenue Mail Stop: CA2-4379 Chatsworth, CA 91311 800-892-6902 For Sales Informatio (714) 730-2727 or www.lpsasap.com (714) 573-1965 or www.priorityposting.com P851506 6/30, 7/7, 07/14/2011

#### The Downey Patriot 6/30/11, 7/7/11, 7/14/11

NOTICE OF TRUSTEE'S SALE TS No. 11-0025425 Title Order No. 11-0020187 Investor/Insurer No. 131828428 APN No. 8042-032-048 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 09/21/2006. UNLESS YOU TAKE ACTION TO 09/21/2006. 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." Notice is hereby given that RECONTRUST COMPANY, N.A., as duly appointed trustee pursuant to the Deed of Trust executed by GUY ESTRELLA AND LAURA J. ESTRELLA, HUSBAND AND WIFE AS JOINT TENANTS, dated 09/21/2006 and recorded 09/28/06, as Instrument No. 06 2158118, in Book, Page), of Official Records

2158118, in Book , Page ), of Official Records

in the office of the County Recorder of Los Angeles County, State of California, will sell on 07/28/2011 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: 14381 VALEDA DRIVE, LA MIRADA, CA, 90638. 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 \$598,516.67. 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 nation 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 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: 07/05/2011 RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd., CA6-914-01-94 SIMI VALLEY, CA 93063 Phone: (800) 281 8219, Sale Information (626) 927-4399 By:— Trustee's Sale Officer RECONTRUST COMPANY, N.A. is a debt collector attempting to collect a debt. Any information obtained will be used for that purpose. ASAP# 4023830 07/07/2011, 07/14/2011, 07/21/2011

#### The Downey Patriot 7/7/11, 7/14/11, 7/21/11

Trustee Sale No. 748166CA Loan No. 3011708348 Title Order No. 110154467-CA-MAI NOTICE OF TRUSTEE'S SALE YOU MAI NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 10-20-2006. 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 PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On 07-21-2011 at 10:30 AM, CALIFORNIA RECONVEYANCE COMPANY CALIFORNIA RECONVEYANCE COMPANY as the duly appointed Trustee under and pursuant to Deed of Trust Recorded 11-02-2006, Book N/A, Page N/A, Instrument 06 2436345, of official records in the Office of the Recorder of LOS ANGELES County, California, executed by: PIETRO FALOPPA, AN UNMARRIED MAN, AND MICHAEL MORA AND CYNTHIA S. MORA, HUSBAND AND WIFE AS JOINT TENANTS as Trustor AND WIFE, AS JOINT TENANTS, as Trustor, WASHINGTON MUTUAL BANK, FA, as Beneficiary, will sell at public auction sale to the highest bidder for cash, cashier's check drawn by a state or national bank, a cashier's check drawn by a state or federal credit union, or a cashier's 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. Sale 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 the Deed of Trust. 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, interest thereon, estimated 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 TO THE POMONA SUPERIOR COURTS BUILDING, 350 W. MISSION BLVD., POMONA, CA Legal Description: AS MORE FULLY DESCRIBED IN SAID DEED OF TRUST Amount of unpaid balance and other charges: \$459,457.95 (estimated) Street address and other common designation of the real property: 8132 PRIMROSE LANE DOWNEY, CA 90240 APN Number: 6361-011-022 The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. The property heretofore described is being sold "as is". In compliance with California Civil Code 2923.5(c) the

mortgagee, trustee, beneficiary, or authorized agent declares: that it has contacted the borrower(s) to assess their financial situation and to explore options to avoid foreclosure; or and to explore options to avoid foreclosure by one of the following methods: by telephone; by United States mail; either 1st class or certified; by overnight delivery; by personal delivery; by e-mail; by face to face meeting. DATE: 06-27-2011 CALIFORNIA RECONVEYANCE COMPANY, as Trustee DEREK WEARRENEE, ASSISTANT SECRETARY CALIFORNIA RECONVEYANCE COMPANY
IS A DEBT COLLECTOR ATTEMPTING TO
COLLECT A DEBT. ANY INFORMATION
OBTAINED WILL BE USED FOR THAT
PURPOSE. California Reconveyance URPOSE. California Reconveyance Company 9200 Oakdale Avenue Mail Stop: CA2-4379 Chatsworth, CA 91311 800-892-6902 For Sales Information: (714) 730-2727 or www.lpsasap.com (714) 573-1965 or www.priorityposting.com P846486 6/30, 7/7, 07/14/2011

Trustee Sale No. 248994CA Loan No. 3017137328 Title Order No. 764415 NOTICE OF TRUSTEE'S SALE YOU ARE IN

DEFAULT UNDER A DEED OF TRUST DATED 5/4/2007. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY,

#### The Downey Patriot 6/30/11, 7/7/11, 7/14/11

IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER.
On 7/21/2011 at 10:30 AM, CALIFORNIA
RECONVEYANCE COMPANY as the duly appointed Trustee under and pursuant to Deed of Trust Recorded 05/16/2007, Book N/A, Page N/A, Instrument 20071187150, of official Page N/A, Instrument 20/718/150, of official records in the Office of the Recorder of LOS ANGELES County, California, executed by: GILBERT O INIGUEZ AND JUANA E GONZALEZ, HUSBAND AND WIFE AS JOINT TENANTS, as Trustor, WASHINGTON MUTUAL BANK, FA, as Beneficiary, will sell at public auction sale to the highest bidder for cash, cashier's check drawn by a state or national bank, a cashier's check drawn by a state or federal credit union, or a cashier's 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. Sale 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 the Deed of Trust. 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, interest thereon estimated fees charges and thereon, estimated 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. Place of Sale: THE FRONT ENTRANCE TO THE POMONA SUPERIOR COURTS BUILDING, 350 W. MISSION BOULEVARD, POMONA, CA Legal Description: As more fully described in said Deed of Trust Amount of unpaid balance and other charges: \$480,370.61 (estimated) Street odried charges, \$400,970.01 (estimated) Street address and other common designation of the real property: 13033 LAURELDALE AVENUE DOWNEY, CA 90242 APN Number: 6250 1019-009 The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. The property heretofore described is being sold "as is". In compliance with California Civil Code 2923.5(c) the mortgagee, trustee, beneficiary, or authorized agent declares: that it has contacted the borrower(s) to assess their financial situation and to explore options to avoid foreclosure; or that it has made efforts to contact the borrower(s) to assess their financial situation and to explore options to avoid foreclosure by one of the following methods: by telephone; by United States mail: either 1st class or certified: by overnight delivery; by personal delivery; by e-mail; by face to face meeting. DATE: 6/28/2011 CALIFORNIA RECONVEYANCE 0/26/2011 CALIFORNIA RECONVETANCE
COMPANY, as Trustee CASIMIR NUNEZ,
ASSISTANT SECRETARY CALIFORNIA
RECONVEYANCE COMPANY IS A DEBT
COLLECTOR ATTEMPTING TO COLLECT A
DEBT. ANY INFORMATION OBTAINED WILL
BE USED FOR THAT PURPOSE. California
Reconverses. Company, 2020. California Reconveyance Company 9200 Oakdale Avenue Mail Stop: CA2-4379 Chatsworth, CA 91311 800-892-6902 For Sales Information: (714) 730-2727 or www.lpsasap.com (714) 573-1965 or www.priorityposting.com P852107 6/30, 7/7, 07/14/2011

#### The Downey Patriot 6/30/11, 7/7/11, 7/14/11

NOTICE OF TRUSTEE'S SALE T.S. No WC-217752-C Loan No 0027721414 Insurer No 0027721414 YOU ARE IN DEFAULT UNDER

A DEED OF TRUST DATED 12/02/2004 UNLESS YOU TAKE ACTION TO PROTECT 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 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 held by the duly appointed trustee. The sale will be made; but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to satisfy the obligation secured by said Deed of Trust. The undersigned Trustee disclaims any liability for any incorrectness of the property address or anv incorrectness of the property address of any incorrectness of the property address or other common designation, if any, shown herein. TRUSTOR: PATRICK O. OBI, AN UNMARRIED MAN Recorded 12/09/2004 as Instrument No. 04 3175731 in Book, page of Official Records in the office of the Recorder of Los Angeles County, California, Date of Sale: 07/18/2011 at 10:30 A.M. Place of Sale: At the West side of the Los Angeles County nouse, directly facing Norwalk Blvd 12720 Norwalk Blvd., Norwalk, CA 90650 Property Address is purported to be: 16318 EAGLERIDGECT LA MIRADA, CA 90638 APN#: 8037-050-023 The total amount secured by said instrument as of the time of initial publication of this notice is \$413,646.76 which includes the total amount of the unpaid (including accrued and unpaid interest) and reasonable estimated costs expensés, and advances at the time of initia publication of this notice. Date: 06/20/2011
Executive Trustee Services, LLC dba ETS
Services, LLC 2255 North Ontario Street, Suite 400 Burbank, CA 91504-3120 Sale Line: 714-730-2727 Ileanna Petersen, TRUSTEE SALE OFFICER ASAP# 4026337 06/23/2011, 06/30/2011, 07/07/2011

#### The Downey Patriot 6/23/11, 6/30/11, 7/7/11

NOTICE OF TRUSTEE'S SALE TS No. 11-0023696 Title Order No. 11-0019073 Investor/Insurer No. 169837130 APN No. 6252-013-026 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 06/11/2007. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE 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, YOU SHOULD CONTACT A LAWYER." Notice is hereby given that RECONTRUST COMPANY, N.A., as duly appointed trustee pursuant to the Deed of Trust executed by JESUS ARCEO, AND FATIMA ARCEO, HUSBAND AND WIFE AS JOINT TENANTS, dated 06/11/2007 and recorded 06/20/07, as Instrument No. 20071482096, in Book -, Page -), of Official Records in the office of the County Recorder of Los Angeles County, State of California, will sell on 07/21/2011 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: 8315 LEXINGTON ROAD, DOWNEY, CA, 902412619. 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 \$759,916.13. 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 Deed of Trust with interest thereon as provided Deed of Irust 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: 06/29/2011 RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd., CA6-914-01-94 SIMI VALLEY, CA 93063 Phone: (800) 281 8219, Sale Information (626) 927-4399 By: - Trustee's Sale Officer RECONTRUST COMPANY, N.A is a debt collector attempting to collect a debt. Any information obtained will be used for that purpose. ASAP# 4020197 06/30/2011, 07/07/2011, 07/14/2011

#### The Downey Patriot 6/30/11, 7/7/11, 7/14/11

NOTICE OF TRUSTEE'S SALE TS No. 11-0022916 Title Order No. 11-0018561 Investor/Insurer No. 166290681 APN No. 8038-004-035 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 04/04/2007. UNLESS YOU TAKE ACTION TO DECTECT YOU 04/04/2007. 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." Notice is hereby given that RECONTRUST COMPANY. N.A., as duly appointed trustee pursuant to the Deed of Trust executed by MAURICE ABDELMALEK, A MARRIED MAN AS HIS SOLE & SEPARATE PROPERTY, dated 04/04/2007 and recorded 04/20/07, as Instrument No. 20070952491, in Book , Page ), of Official Records in the office of the County Recorder of Los Angeles County, State of California, will sell on 07/14/2011 at 10:30AM, At the West side of the Los Angeles County Courthouse, directly facing Norwalk Blvd., 12720 Norwalk Blvd., Norwalk, CA 90650 at 12/20 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 many, of the lear property described above is purported to be: 13241 OAKWOOD LANE, LA MIRADA, CA, 90638. 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 the pean of the obligation assured by 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 \$517,647.88. 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 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: 06/23/2011 RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd., CA6-914-01-94 SIMI VALLEY, CA 93063 Phone: (800) 281 8219, Sale Information (626) 927-4399 By:— Trustee's Sale Officer RECONTRUST COMPANY, N.A. is a debt collector attempting to collect a debt is a debt collector attempting to collect a debt. Any information obtained will be used for that purpose. ASAP# 4017519 06/23/2011, 06/30/2011, 07/07/2011

#### The Downey Patriot 6/23/11, 6/30/11, 7/7/11

NOTICE OF TRUSTEE'S SALE TS No. 11-0025352 Title Order No. 11-0020147 Investor/Insurer No. 151867763 APN No. 6364-018-015 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 11/01/2006. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN ANALYSIA ANALYSIA OF THE NATURE OF THE SOLD AT A POBLIC SALE. IF TOO NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER." Notice is hereby given that RECONTRUST COMPANY. N.A., as duly appointed trustee pursuant to the Deed of Trust executed by WALDO GUZMAN. AND CAROLINA GUZMAN, HUSBAND AND WIFE AS JOINT TENANTS, dated 11/01/2006 WIFE AS JOINT TENANTS, dated 11/01/2006 and recorded 11/13/06, as Instrument No. 06 2498731, in Book -, Page -), of Official Records in the office of the County Recorder of Los Angeles County, State of California, will sell on 07/21/2011 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. 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: 9211 MANZANAR AVENUE, DOWNEY, CA, 902402807. 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. property to be sold plus reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is \$440.376.12. 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: 06/25/2011 RECONTRUST COMPANY, N.A. 1800 Tapo Canyon Rd., CA6-914-01-94 SIMI VALLEY, CA 93063 Phone: (800) 281 8219, Sale Information (626) 927-4399 By: - Trustee's Sale Officer RECONTRUST COMPANY, N.A. is a debt collector attempting to collect a debt. Any information obtained will be used for that purpose. ASAP# 4020020 06/30/2011, 07/07/2011, 07/14/2011

The Downey Patriot 6/30/11, 7/7/11, 7/14/11

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#### Concert at Presbyterian church

**DOWNEY** – As part of its 125th anniversary celebration, Downey First Presbyterian Church will hold a free concert Saturday night featuring past music directors, guitarists and accompanists.

Among those scheduled to perform are Tim Cox, Christopher Martin, Paulie (Talip) Peshkepia, Knox Summerour and Matthew Oden, along with folk singer Margaret Faulkner.

The concert begins at 7 p.m. in the church sanctuary, located at Downey Avenue and 7th Street. A \$6 taco picnic will precede the concert at 5 p.m. on the church's front

The event is open to the public.

#### Jobs available for low-income teens

LOS ANGELES - The Los Angeles County Board of Supervisors on Tuesday approved a summer jobs program expected to create at least 2,200 jobs for "economically disadvantaged" teens in L.A. County.

Job positions will be created at county departments, local cities, non-profit and for-profit organizations. The new jobs include clerical, maintenance, groundskeeping, child care, teacher's aid and librarian assistance work.

Young people in foster care, on probation or those whose families receive welfare or general relief will receive priority.

"In these tough economic times, young people are really struggling to find employment, which limits their ability to gain necessary experience for the future," said Supervisor Don Knabe, who introduced the program in a joint motion with Zev Yaroslavsky. "This program will give them that experience and life skills, while providing local organizations with invaluable resources

The unemployment rate for teens in L.A. County is 26.9 percent, officials said.

### Expo, car show in Bixby Knolls

■ Dragster expo and car show takes place Saturday in Bixby Knolls section of Long Beach.

LONG BEACH - Shirley Muldowney, known as the First Lady of Drag Racing, will be the special guest at the Bixby Knolls Dragster Expo and Car Show taking place Saturday.

Muldowney, who was the first woman to win a Top Fuel title, and the first racer of either gender to win three world titles, will sign autographs and fire up her restored world championship dragster.

The expo and car show is free to attend and takes place from 3-9 p.m. on Atlantic Avenue between Roosevelt Road and San Antonio Drive in the Bixby Knolls neighborhood of Long Beach.

Located less than four miles from the site of the legendary

Lions Drag Strip, the car show features more than 200 classic and specialty cars in multiple award categories.

In addition to featuring many of the famous cars and drives from the Lions Drag Strip, which operated on the outskirts of Long Beach from 1955-1972, the car show also showcases award-winning racing boats and race cars featured in the Long Beach Grand Prix.

Seventeen vintage Top Fuel dragsters will take part in the Lions Drag Strip Cacklefest, the most dragsters to simultaneously fire up their 3000-horsepower engines at the Dragster Expo and Car Show.

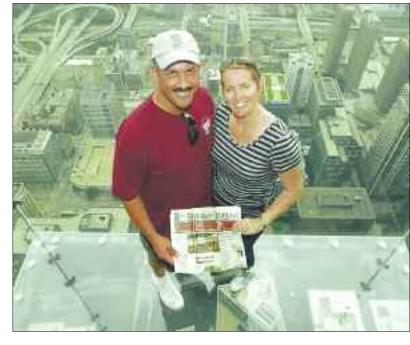
A Mickey Thompson tribute display from the NHRA Motorsports Museum will be on exhibit at the Expo Gallery, including several of Thompson's race

There will also be a professional BMX bike demonstration in celebration of the 40th anniversary since BMX racing was founded in Long Beach.

In addition to the restaurants on Atlantic Avenue, the event will also feature gourmet food trucks and a beer garden. Live music will be featured on three stages.

The Long Beach Airport is sponsoring "the Holdroom," a new feature this year where car show attendees can eat, relax and watch classic racing videos and footage from the Lions Drag Strip on largescreen televisions. The TVs will be raffled at the end of the night, with proceeds benefiting the Long Beach Special Olympics.

For more information about the Bixby Knolls Dragster Expo and Car Show, call (562) 595-0081 or go to bixbyknollscarshow.com.



Downey residents Miguel and Michelle Banuelos took a copy of The Downey Patriot on a recent visit to Chicago. The picture was taken June 19 inside the Willis Tower (formerly the Sears Tower) while standing on the ledge, 1,353 feet in the air and above Chicago streets.

## Dental hygiene students win top prizes

■ Cerritos College students win first place for original

NORWALK – Cerritos College's dental hygiene students took home top prizes at the American Dental Hygienists' Association national competition in Nashville, Tenn., on June 16.

This year, students Jackie Counterman and Joni Fisher won first place in the Original Research Category with a presentation titled "The Big Cover Up."

The team utilized the expertise of the college's Biology Department to conduct a portion of their research.

Each year, students in the Cerritos College Dental Hygiene Program compete in a national table clinic competition, which is a table top competition addressing a topic in dental hygiene. Students are judged on the quality of the board, qualify of the presentation and timeliness of the topic.

A total of 64 table clinics from across the nation competed this

"We are particularly proud, as



our students competed against students from four-year universities," said Adelle Krayer, director of the dental hygiene program.

Counterman and Fisher were approached by representatives from dental hygiene journals encouraging them to publish their

Additionally, in the Information Category, Jenn Edington and Katie Carter took home fourth place with their table clinic titled "Connecting the Dots: TMD & Body Posture."

"It was an honor to be in Nashville with our students, watching their presentations and interactions with fellow colleagues, and to see all of their hard work pay off," said Dani Carroll, senior clinic director and student advisor. "I am very proud of our students and eagerly welcome them to their chosen profession of dental hygiene."



Downey resident Samuel Bettencourt was in Oklahoma City recently and visited the Oklahoma National Memorial.

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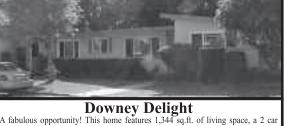


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