

# Inglewood News

AND LENNOX CITIZEN The Weekly Newspaper of Inglewood

Herald Publications - Inglewood, Hawthorne, Lawndale, El Segundo, Torrance & Manhattan Beach Community Newspapers Since 1911 - Circulation 30,000 - Readership 60,000 (310) 322-1830 June 7, 2012

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## Outstanding District 25 Students Recognized at Annual Luncheon



Sen. Roderick Wright recognized District 25 students for their academic efforts. Seen here is Senator Wright with Leonel Aguilar Camberos, Emily Hernandez, D'Angelo Hurtado, Joseph McCall, Olivia Bautista, Isabella Barba and sponsor representative Mike Harriel (The Gas Co.). See article on page 6

## Ordinance Re-Zones Property from Single Family to Multiple Family Residential

By Cristian Vasquez

In a 4-1 vote, members of the Inglewood City Council approved zoning changes for a 48,400-square foot split zone located on 8090 S. Crenshaw Boulevard. The change in zoning turned the property in question from an R-1 single-family residential property to an R-3 multiple-family residential property. The request, made by Chief Financial Officer of Ability First, changed the longstanding Planning Commission's 1977 special use permit approval. Ability First, previously known as the Crippled Children's Society of Los Angeles County, is a nonprofit corporation that provides free therapy and rehabilitation treatment for children with developmental disabilities.

"We have been there since 1973 and we want to replace the three aging structures with a brand new building and create some jobs in the neighborhood while we continue to serve about the same number of people with developmental and physical disabilities," said Steven Schultz, CFO of Ability First.

Schultz's request to change the zoning label of the property seeks to allow Ability First to apply for a Planned Assembly Development that will allow for the redevelopment project onsite. The redevelopments will include having current structures modified into a 6,400-square foot, single-story building that will leave open space. In addition, the nonprofit seeks to provide parking onsite so that its operations do not cause vehicles to spill over onto the surrounding neighborhood.

"I make a practice to visit Ability First, for various reasons, and as the guardian of my sister, who is autistic, I have numerous concerns in making sure that this program runs smoothly," District No. 4 Councilmember Ralph L. Franklin said. "In my multiple visits there, one concern that we had is that there are two homes that have been modified to accommodate this type of lifestyle for outside activities. The challenge becomes when you

take the first house right off from Crenshaw--which is two stories--and because it is two stories, there are those that are dealing with developmental and physical disabilities who aren't able to go onto the second floor."

Yet, there were concerns expressed by some residents as well as by District No. 1 Councilmember Michael M. Stevens that making such zoning changes could lead to future misuse of the land in question. There was specific concern that the property could later be used to build multi-family housing units that would congest the area. Stevens vocalized his desire that a signed commitment by Ability First stating that it would not sell the property or convert it to multi-dwelling family housing units should be signed. "We will sign something like that or write something like that if that is what it will take so that we can build this new center," Schultz said. "We have no intention other than to

open up our facilities for evening programs for the community. We were founded in 1926 and we are committed to the mission of helping people with developmental disabilities."

Despite Stevens' concerns, the staff report given at the Council meeting indicated that based on the long-term commitment by the organization to assist and serve the developmentally and physically disabled, there was a "minimal chance that anything would occur other than what is currently occurring at the site." Furthermore, when the proposed building comes back through the PAD process, the City would have the opportunity to appropriately condition the property at that time in order to ensure only the use has been assigned.

"We have a private building and we have raised \$2.5 million from our communities all the way from Pasadena to Orange County,"

**See Re-Zone, page 12**

## Weekend Forecast

**Friday**  
Sunny  
72°/61°



**Saturday**  
Sunny  
68°/60°



**Sunday**  
Sunny  
68°/60°



## Pet of The Week

**FEATURED PET OF THE WEEK**

**Cici**

- SS# 12-03474
- Domestic Short Hair
- 4 years
- Female
- South Bay Pet Adoption Center  
12910 Yukon Avenue  
Hawthorne, CA 90250  
(310) 676-1149

They say black cats get overlooked at shelters, but I am definitely one to notice!

I am a sweet girl with a sunny personality. I get along great with most other cats and love people of all ages. I would love a home to call my own, so check me out and see why I am so special. •



# Calendar

**ALL CITIES**

**FRIDAY, JUNE 8**

• MOMS Club of Hawthorne Meeting at 9:45 a.m. For more information email momsclubofhawthorne@yahoo.com.

**SATURDAY, JUNE 9**

• South Bay Begonia Plant Sale, 8:00 a.m.-1:00 p.m., Da Vinci School cafeteria, corner of 135th and Aviation, Hawthorne.

**HAWTHORNE**

**SATURDAY, JUNE 9**

• City of Hawthorne Rabies Clinic, 11:00 a.m.-2:00 p.m. at Hawthorne City Hall, 4455 W. 126th St.

• Free CERT Community Emergency Response Training Course, June 9, 16 and 23, 9:00 a.m.-4:30 p.m., at the Hawthorne Memorial Center, Polaris Rm., 3901 W. El Segundo Blvd. To register call Claudio Taniguchi at (310) 349-1687 or email ctaniguchi@cityofhawthorne.org

• City of Hawthorne Blood Drive, 9:00 a.m.-3:00 p.m., Boodmobile located behind City Hall (corner of 126th & Grevillea Ave). To schedule an appointment visit [www.redcrossblood.org](http://www.redcrossblood.org) and enter sponsor code CityofHawthorne. For more information call Rosalinda Martinez at (310) 349-1646.

**ONGOING**

• Social Security Outreach available for drop-in assistance, 10:30 a.m.-12:30 p.m. on the 2nd and 4th Thursday of each month, with the exception of holidays, Hawthorne Library, 12700 Grevillea Ave. For more information call Donald Rowe at (310) 679-8193.

**INGLEWOOD**

**SATURDAY, JUNE 9**

• City of Inglewood's Annual Citywide Yard Sale & Recycling Event, 7:00 a.m.-3:00 p.m., at the Hollywood Park Race Track, Parking Lot Gate 8, off of Pincay Drive. Free Admission.

**WEDNESDAY, JUNE 13**

• Free Resume Workshop, 6:30 p.m., Inglewood Main Library, Gates Computer Center, 101 W. Manchester Blvd. For more information call (310) 412-5380.

**THURSDAY, JUNE 14**

• Community Workshop #2: Help Create A More Sustainable Inglewood, 6:00-8:00 p.m. Inglewood City Hall Community Room. For more information call the Planning Division at (310) 412-5230.

**ONGOING**

• Friends of Inglewood Public Library Book Sales in the lobby of the Main Library, 101 W. Manchester Blvd. For more information call (310) 412-5280. For more information

**LAWDALE**

**THURSDAY, JUNE 14**

• "State Of The City Address" Luncheon The Lawndale Community Center 14700 Burin Ave., 11:00 a.m. For more information call (310) 679-3306 or email lawndalechamber@yahoo.com.

**SATURDAY, JUNE 23**

• Health, Safety and Pet Fair, 10:00 a.m.-2:00 p.m., Civic Center Plaza, 147th St. and Burin Ave. For more information call (310) 973-3270.

**ONGOING**

• Lawndale Certified Farmer's Market, 2:00 p.m.-7:00 p.m., every Wednesday on the lawn of the Lawndale Library, 14615 Burin Ave.



*This column serves as a community forum where local leaders volunteer to respond to faith and religious questions submitted by readers.*

**Do I have to go to church/temple to be a good Christian/of your faith?**

While home or individual prayer and meditation is an integral and ancient part of Jewish daily life, there are some prayers and services which require a quorum of 10 Jews, called a 'minyan'. The kaddish memorial prayer for the deceased, call to worship, and numerous other pieces of liturgy require a minyan. This gets its basis from the biblical story of Abraham arguing with G-d to save the doomed cities of Sodom and Gomorrah. G-d promised Abraham that if there were ten righteous people to be found in the town, the entire town would be spared from destruction for the sake of the ten. I find that praying with a group elevates the spiritual experience to a much higher level than I can achieve on my own. We help lift each other up in prayer. On the most sacred day of the Jewish calendar, Yom Kippur, the confessional prayers are written in the plural. Even if most of the sins we recite don't apply to us personally, we make it easier for the penitent to confess his or her mistakes by saying the entire list along with everyone else.

—Rabbi Gary Spero, Torrance, [www.rabbigaryspero.com](http://www.rabbigaryspero.com)

Hebrews 10.25b

*Let's keep a firm grip on the promises that keep us going. He always keeps his word. Let's see how inventive we can be in encouraging love and helping out, not avoiding worshipping together as some do but spurring each other on, especially as we see the big Day approaching.*

What are "the promises" and "his word"?

When we go to church we hear God's Word through preaching. We learn what the promises are. We hear "his word" read and explained. Imagine if you heard an announcement on the radio, or you received an email, text or twitter on your mobile device saying, "God will be speaking at Dodger Stadium this Sunday!" Wouldn't you go? In church you will hear God speak through His word, the Bible.

I urge you to find a Bible believing, preaching church to attend. There you will find the greatest promise ever told – Jesus died for all the wrongs you've ever committed so that instead of you being punished, He was punished in your place. You will hear of God's great love for you.

Romans 10.14-15, 17

*"Everyone who calls on the name of the Lord will be saved." How, then, can they call on the one they have not believed in? And how can they believe in the one of whom they have not heard? And how can they hear without someone preaching to them?... Consequently, faith comes from hearing the message, and the message is heard through the word about Christ.*

—Lisa Lait,

First Baptist Church, El Segundo

*Any person interested in responding to or submitting a question may email us at [management@heraldpublications.com](mailto:management@heraldpublications.com). Please note that the intent of the column is to enjoy the exchange of ideas and different viewpoints. We are not interested in and will not publish any negativity, condemnation or prejudice.*

# People

## Happy Birthday

Noe, I know it has been hard to wait...but you are finally eight! Eight words that describe you: joyful, smart, huggable, loveable, silly, artistic, curious, and sporty. We love you! Mommy, Daddy, Paola. •



**SHARE THE GOOD NEWS**

*It's June and that means graduations and celebrations—Congratulate your graduates! Send your special photographs (JPEG) and announcements by noon on the Friday prior to publication (by fax at (310) 322-2787 or email at [marketing@heraldpublications.com](mailto:marketing@heraldpublications.com)). The first 30 words are free and every 20 words thereafter are \$12. Photographs are an additional \$20. For assistance in preparing your People Item please contact (310) 322-1830.*

*"We know only too well that what we are doing is nothing more than a drop in the ocean. But if the drop were not there, the ocean would be missing something."*

~ Mother Teresa



# Karaoke!

(with karaoke2go)  
**Saturday, June 9**  
 7 pm - 10 pm  
 Everyone Welcome!




**UNITY CHURCH** of El Segundo

223 West Franklin, El Segundo

[unityelsegundo.org](http://unityelsegundo.org)

Facebook.com/unityelsegundo



**HERALD PUBLICATIONS**

## DEADLINES

**OBITUARIES:** Monday at noon.  
**CALENDAR ITEMS:** Prior Friday at noon.  
**PEOPLE ITEMS:** Prior Friday at noon.  
**DISPLAY AD CHANGES:** Prior Thursday at noon.  
**CLASSIFIEDS:** Tuesday at noon.  
**LEGAL NOTICES:** Monday at noon.  
**NEW DISPLAY ADS:** Prior Thursday at noon.  
**REAL ESTATE ADS:** Monday at noon.  
**AD CANCELLATIONS:** Prior Thursday.  
*LATE CANCELLATIONS WILL BE CHARGED 50% OF AD*

## Free Summer Concert

Come hear the music of many different voices and a live band  
**Saturday June 16, 2012 1:00 PM—3:00 PM**  
 Celebrate the Haiti Mission to rebuild a church in Leogane Haiti. There will be free food, music, and a bounce house for the kids.

Haiti, the poorest nation in the Americas was devastated by a massive earthquake, much was destroyed. St John's is teaming up with St Paul's Lutheran to help these poorest of the poor to rebuild their lives and

**You are invited to come.**

Phone: 310-615-1072  
 1611 E. Sycamore Ave.,  
 El Segundo, CA 90245  
 Email Pastor Brady: [CNBrady007@aol.com](mailto:CNBrady007@aol.com)  
[www.stjohnselsegundo.com](http://www.stjohnselsegundo.com)

Gospel Music by some of the greatest singers in Los Angeles. Come listen to really great music.



**St John's Lutheran Church**  
 Missouri Synod

# Classifieds

The deadline for Classified Ad submission and payment is Noon on Tuesday to appear in Thursday's paper. Advertisements must be submitted in writing by mail, fax or email. You may pay by cash, check, or credit card (Visa or M/C over the phone).

Errors: Please check your advertisements immediately. Any corrections and/or changes in an ad must be requested prior to the following Tuesday deadline in order to receive a credit. A credit will be issued for only the first time the error appears. Multiple runs will only be credited for the first time the error appears. No credit will be issued for an amount greater than the cost of the advertisement.

Beware: Employment offers that suggest guaranteed out-of-state or overseas positions may be deceptive or unethical in nature. If you have any doubts about the nature of a company, contact the local office of the Better Business Bureau, (213) 251-9696. Herald Publications does not guarantee that the advertiser's claims are true nor does it take responsibility for those claims.

### APARTMENT FOR RENT

2BD/2BA, Newly remodeled & spacious, D/W, stove, fireplace, balcony, gated, lots of storage, laundry on site. 628 W. Imperial Ave, \$1750/mo. \$700 deposit. No Pets! Call Alex (310) 383-3753.

2BD/2BA, El Segundo. Large, quiet bldg., appliances, fireplace, balcony, 2 car garage, no pets. \$1675/mo. Call Amy (310) 576-1090.

3BD/2.5BA. ES. Grand Tropez Townhome. Fantastic unit with amenities galore! FP, clean & bright west facing location. 2 car attached garage, pool, spa & much more! Won't Last! \$2900. Avail. 7/01. S & L Property Mgmt. (310) 765-0998.

### DUPLEX FOR RENT

2BD/1BA. Westchester, Duplex. Downstairs unit hardwood floors new Kit-Tile, new carpet, W/D hook-up, rear yard. \$1575/mo. 7154 Ramsgate, Westchester. (323) 418-8324/(310) 901-4863.

2BD/1BA. ES. Quiet Unit, Single garage and plus one pkg. W/D hook up. No pets. Avail. Now. (310) 283-9121.

### EMPLOYMENT

Sales/Bid Coordinator. Immediate need for organized person to assist manager with all aspects of bidding. Experience with government/schools a plus 30+hr/wk. (310) 322-8882.

High School student wanted to help busy mom on Saturdays with her giant to do list. Babysitting course completion a plus. (310) 505-6765.

### FOR SALE

Blowout moving sale. Buy my stash from storage. Armoire, couches & More. Call Charlie (310) 662-3003

### GARAGE SALE

356 Hillcrest St., El Segundo. Sat., 6/09. Multi-Family yard sale. Available; Furniture, tools, children's clothing, toys, wood, household items.

617 Loma Vista St, ES. Sat., 6/09, 8 a.m. Huge Multi-Family Yard Sale!!! Harley Davidson helmets and clothing, electronics, baby clothes, designer clothes, household items, Don't miss out on one of the best yard sales of the year!

### LOST & FOUND

Lost: Hearing Aid (behind the ear style) almond color. Lost somewhere between 500 block of E. Maple Ave and Imperial Ave/Pepper St. in ES on Wed 5/16/12. Please call Joan (310) 640-9862.

### OFFICE SPACE FOR LEASE

Excellent El Segundo location. Approx. 1100 sq. ft. w/parking. \$1500.00 per month, Min. 1 year lease. Call (310) 322-3026 or (310) 422-5844.

### ROOM FOR RENT

Nice private room in El Segundo. Walk to beach. \$150/wk, electric included. Bob @ The Grand (310) 322-5203 or (310) 531-4739

### TUTORING SERVICES

Tutoring by patient, experienced English Professor. Assistance with writing, editing, reading, personal statements, professional writing. All ages, All levels. (310) 822-3020.

# Police Reports

### Assault

273.5(A)PC 51 13601 S KORNBLUM AV #39 Sun 05/27/12 2049 ARREST  
245(A)IPC 51 4210 W EL SEGUNDO BL #Z Sun 05/27/12 2215 ARREST  
273.5(A)PC 51 13633 S DOTY AV #2 Mon 05/28/12 2130

### Burglary - Auto

459PC VEH 50 11854 S ACACIA AV Sun 05/27/12 0845 Sun 05/27/12 1100  
459PC VEH UNK 51 13701 S YUKON AV Mon 05/28/12 1800 Tue 05/29/12 0700 AUTO/VEHICLE

459PC VEH 51 13207 S KORNBLUM AV Mon 05/28/12 1700 Tue 05/29/12 0810  
459PC VEH 51 13225 S JEFFERSON AV Mon 05/28/12 2130 Tue 05/29/12 1100 AUTO/VEHICLE

459PC VEH 51 13701 S YUKON AV #212 Tue 05/29/12 1034 PARKING LOT, GARAGE, PAID

459PC VEH 51 13701 S YUKON AV #212 Mon 05/28/12 2100 AUTO/VEHICLE

### Burglary - Not Categorized or Report not Completed

459PC NO CATEGORY 52 14124 S PRAIRIE AV Wed 05/30/12 1430

459PC NO CATEGORY 51 4161 W 129TH ST Wed 05/30/12 1422

459PC NO CATEGORY 52 5005 W EL SEGUNDO BL Wed 05/30/12 1524

459PC NO CATEGORY 50 11848 S BIRCH AV Wed 05/30/12 1856

### Burglary-Res

664/459RES 51 4303 W. 137TH STREET Sun 05/27/12 1924 RESIDENTIAL-HOUSE

459PC RES 50 4536 W 118TH ST #101 Sun 05/27/12 0830 Tue 05/29/12 1328 APARTMENT/CONDOMINIUM

459PC RES 50 12525 S CEDAR AV Fri 05/25/12 1700 Tue 05/29/12 0900 RESIDENTIAL-HOUSE

459PC RES UNK 51 13750 S LEMOLI AV #24 Tue 05/29/12 1045 Tue 05/29/12 1340 APARTMENT/CONDOMINIUM  
459PC RES 52 3761 W 145TH ST Tue 05/29/12 0915 Tue 05/29/12 1845 RESIDENTIAL-HOUSE

### Robbery

211PC 52 3880 W ROSECRANS AV Mon 05/28/12 1205 ARREST GROCERY, SUPERMARKET

211PC 53 4533 W IMPERIAL HY Tue 05/29/12 1126 LIQUOR STORE

211PC 52 W 116TH ST/S RAMONA AV Tue 05/29/12 1627 STREET, HIGHWAY, ALLEY

211PC RR 11100 S HAWTHORNE BL Tue 05/29/12 2059 ARREST STREET, HIGHWAY, ALLEY

211PC 51 13991 S PRAIRIE AV Wed 05/30/12 2117

211PC 51 W 137TH ST/S INGLEWOOD AV Wed 05/30/12 2127

211PC 50 W 119TH ST/S INGLEWOOD AV Wed 05/30/12 2147

### Vehicle Theft

10851(A)VC 50 3841 W 119TH ST Sun 05/27/12 2000

10851(A)VC 51 14253 S ISIS AV Mon 05/28/12 1200 Mon 05/28/12 2300

10851VC 51 13518 S YUKON AV #114 Tue 05/29/12 0047

10851VC 52 12619 S DAPHNE AV Tue 05/29/12 1151

10851VC 50 12619 S CRENSHAW BL Tue 05/29/12 1219

10851(A)VC 51 4112 W 132ND ST Tue 05/29/12 1952 ARREST

10851VC 52 S LEMOLI AV/W ROSECRANS AV Wed 05/30/12 0354

10851VC 50 11137 S EASTWOOD AV Wed 05/30/12 0826

10851VC 50 11916 S PRAIRIE AV Wed 05/30/12 0927\*

*Always keep your mind as bright and clear as the vast sky, the great ocean, and the highest peak, empty of all thoughts. Always keep your body filled with light and heat. Fill yourself with the power of wisdom and enlightenment. ~ Morihei Ueshiba*

## How Tweet!

Herald Publication's twitter account is up and running, so follow our tweets and receive special offers, discounts and deals from our advertisers!

Our twitter address is: [twitter.com/heraldpub](https://twitter.com/heraldpub)



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# PETSPETS **Pets** PETSPETS

## Purrrfect Companions

Discover love when you find your purr-fect partner.

**Ralphie** was discovered hunkered down in a rain-drenched and mud-soaked drainage culvert with his mama and five littermates. In spite of his rough start in this world, Ralphie is a sweet and loving fellow. He's very playful and loves people, cuddling, tummy rubs and lots of attention. This adorable boy likes children, having been raised with his foster mom's four-year-old granddaughter. He's a perfectly delightful fellow in every way. Now his quest begins for the loving family that will overlook his slightly imperfect eye (due to his prolonged exposure to the cold and damp as a baby) and love him for the sweet and wonderful little guy he is! Ralphie love other cats so much and wants a home with another kitty so he can be as happy as possible!

**Yin** and **Yang** were rescued as babies from a backyard. Yin is the adventurous half of his brother Yang. He loves to play with strings and feathers, but his favorite game is playing chase and wrestling with Yang. His beautiful smoke-black fur has the markings of a Tabby showing through and he is especially endearing when he looks up at you with his emerald green eyes. Yin enjoys playing with children and is warming up to



Ralphie

his foster mom's little Maltese.

Yang is the sweet and mischievous half of his brother Yin. Yang is very bold and loves to explore new places. His cuddly personality makes him so easy to fall in love with, especially when he crawls up on your lap to take a nap. With his white fur and mesmerizing smoky green eyes, he has an elegant look. Yang loves to play with children and is fine with his foster's Maltese. Adopt Yin and Yang together and create the perfect balance in your life!

These kittens/cats are available for adoption through Kitten Rescue, one of the largest cat rescue groups in Southern California. All of our kitties are spayed/neutered, microchipped, tested for FeLV and FIV, de-wormed and current on their vaccinations. For additional information and to see our other kitties, please check our website at [www.kittenrescue.org](http://www.kittenrescue.org), or email us at [mail@kittenrescue.org](mailto:mail@kittenrescue.org). Your tax-deductible donations for the rescue and care of our cats and kittens can be made through our website or by sending a check payable to Kitten Rescue, 914 Westwood Boulevard, #583, Los Angeles, CA 90024.

On Saturdays, we have adoptions from noon to 3:30 p.m. in Westchester at 8655 Lincoln Boulevard, just south of Manchester Avenue, and also in Mar Vista at 3860 Centinela Avenue, just south of Venice Boulevard. Our website lists additional adoption sites and directions to each location.

Be kind. Save a life. Support animal rescue. •



Yin and Yang

## Happy Tails

Bruiser, now Brutus, got a great home and he will soon have his own personal



### Cyber Savvy Brutus Now Online

Website. Watch for him at [www.JustBrutus.com](http://www.JustBrutus.com). Our little man wrote his own update that he wanted to share with you:

"My new daddy was going to write to you, but I decided to do this myself. I was adopted with the name Bruiser, but my new daddy and mommy were having problems with the name so I chose an easier name for them. Well, the name I finally settled on is Brutus. My mommy and daddy seem to be able to pronounce this better. Now, I live in a big house with a big backyard and I have four

You'll have a "fur-ever" friend when you adopt a "pet without a partner."

**Hayden** was born around March 13, 2012 and he is growing like a weed! He is silly, playful, sweet and very loving. This handsome little boy has really long legs and a gorgeous tri-colored coat. He is a sweet little wirehaired hound of some sort. We believe Hayden is your typical no-issue puppy. He is currently in foster care where he has learned to use the pet door and is doing his business outside most of the time. Hayden will be neutered when of age, is current on vaccinations, de-wormed, microchipped, good with other dogs and *loves* kids.

**Flapper** was found by our vet Dr. Caylor--he was unable to locate his owners. His son named this sweet boy Flapper because his big ears flap when the wind blows. This is a *really sweet* little dog. His tan coat with white accents makes him a strikingly handsome little fellow. Flapper is about two years old and he is full-grown at 11 pounds. Flapper loves all other dogs and is currently kenneled with his new girlfriend, a sweet little Pomeranian named Reba. Flapper is a little



Hayden

shy when you first meet him, but in about two minutes he is all over you. Flapper has good play manners with the other dogs, but his most favorite place to be is on your lap. Flapper will lay or sit with you for hours--he just loves people and children. He is a love of a little dog and will be the best friend to any child looking for a dog of their own. Flapper is neutered, current on vaccinations, de-wormed, microchipped, good with other dogs and *loves* kids.

To learn more about these and other wonderful dogs, visit our website at [www.animalsrule.org](http://www.animalsrule.org). If a dog is on our website, it's available. Or come to our Saturday adoption events from 11 a.m. to 3 p.m. at 305 North Harbor Boulevard in San Pedro (just off the 110 near the cruise port). We are always in need of donations for veterinarian bills and our senior dogs. Donations can be made through our website or by sending a check payable to: Animals Rule Placement Foundation at 305 North Harbor Blvd., San Pedro, CA 90731. All donations are tax-deductible. We are a registered 501©3 non-profit organization.

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



Flapper

they call it an O'Possum. After the walks, we get to go home and rest. It's a long way to walk, but it's fun. So to conclude this update to my life so far, I'm doing good and I'm happy. Look for me on Facebook. They wouldn't let me use my chosen name, but look for me as "JustBrutus Brutus." Find me and be my friend. My daddy will be getting me my own website very soon. We're hoping that we will get the domain name [www.JUSTBRUTUS.com](http://www.JUSTBRUTUS.com), so come and visit me and we'll have some fun! Again, I want to thank my foster mom Jen. I miss you and Thanks to Animals Rule. I couldn't have done it without you. You helped me at a difficult time in my life..." -- Brutus a.k.a. Bruiser.

When you adopt a "pet without a partner," you will forever make a difference in their life and they are sure to make a difference in yours. •

# Sports

## And the Winner is...

By Adam Serrao

The road to the NBA Finals is well underway and the competing pool of four teams that remains could turn into two with the snap of one's fingers. Now that the lockout-shortened season is in its final stretch, the real stars with both experience and skill have come out to play. From LeBron James and Kevin Durant, to Tim Duncan and Kevin Garnett, players from the young and athletic to the old, cagey veterans are attempting to do whatever it takes to chase down the much coveted championship jewel for their fingers. Even though there are only four teams left, however, does it still seem too troublesome to predict a title winner? Well, you're in luck. With the help of my precious intuition and the crystal ball that sits near my keyboard, I will tell you (and the odds makers in Vegas) who will, in fact, win the 2012 NBA championship trophy.

Let's start with the Boston Celtics. Their victory over the Miami Heat last Friday night gave Irishmen and Boston fans alike a sense of rejuvenation and hope that the Celtics may just have what it takes to overcome the two-headed beast that is the Heat. When they beat them again last Sunday to tie the series at 2-2, most everyone began to furrow their collective brows and join together in the thought that Boston might just pull off a shocker. With Rajon Rondo blowing up in this year's Eastern Conference Finals and Kevin Garnett's enduring athleticism outcompeting the void left by an injured Chris Bosh, the Celtics do seemingly have a chance. What will ultimately lose them the series and a shot at this year's championship, however, is the trade they made in the offseason shipping out Kendrick Perkins. Perkins isn't producing much now with the Oklahoma City Thunder, but keep in mind that the big, bulky center dropped approximately 32 pounds to fit in with the younger, more athletic team headed by Durant and Russell Westbrook. If Perkins was still on the team (instead of an inactive Jeff Green) and was still as intimidating, the Celtics would beat the Heat. Combine Perkins' absence with the diminished skills of Paul Pierce and his propensity to foul out of every important game and you have the reason why the Celtics will be this year's first team of the final four to drop out of contention.

Over in the Western Conference, there is an epic battle going on between the young and the old for the last spot in this year's finals. The youth and athleticism of Durant and Westbrook matched up against the astute and fundamentally sound San Antonio Spurs led by Tim Duncan and Tony Parker. It's easy to figure out the Thunder. They're young, they're talented and they have the ability to run you off of the court. The Spurs, on the other hand, have been at it since the year they drafted Tim Duncan in 1997. The team has made the playoffs 21 of the last 22 seasons, including all 15 years that Duncan has been a part of the squad. "Elite" is the only word that comes to mind. But then you get the Spurs of a year ago that like this year, entered the playoffs as a number one seed but lost their first playoff series to the eighth seeded Memphis Grizzlies, four games to two. Confusing how a team that good could have a letdown that big. Victorious, at one point, in 20 of their last 21 games, the Spurs have now dropped three games in a row including a key game five last Monday in San Antonio. Another letdown of epic proportions, right before our very eyes. At the beginning of the series, the Spurs looked powerful,

skilled and basically unbeatable. As the series wore on however, the Spurs from a year ago resurfaced and lived up to their characterization as an old team that just can't keep their intensity for the entirety of a six-to-seven game series. In order to lose the series to the Thunder, the Spurs had to lose three out of four games and it looks like they are going to do exactly that. The younger, swifter, fresher Thunder take the series in six games against the Spurs.

The Oklahoma City Thunder against the Miami Heat in this year's NBA Finals. LeBron James and Dwyane Wade versus Kevin Durant and Russell Westbrook. It seems to be a battle of good versus evil. The consensus of basketball fans across the nation absolutely hates LeBron James. If they don't hate him, then they just don't want to see a team that has constructed itself go all the way and win the NBA title. That being said, there is one reason why basketball fans everywhere will be happy with this year's winning team. That reason's name is Erik Spoelstra.

Spoelstra has never been a high quality head coach in the NBA. Given the talent on his team, anyone could step in and draw up X's and O's to get two of the best players in the league to the Finals. Even with the two best players, however, the Heat is losing games that the team just shouldn't be losing. A lack of structure and organization (stemming from the head coach) deep into games and during key moments in the fourth quarter is evident. The only set plays that Spoelstra calls are either 1.) give the ball to Wade and let him drive it to the basket or 2.) give the ball to LeBron and let him drive it to the basket. Because of this, Durant, Westbrook and the rest of the Oklahoma City team that goes beyond just its two main stars will have a field day against Miami and expose them as the weaker team. My crystal ball tells me that the series will go six games, but in the end the up-and-coming Thunder will rumble their way to the rim, roar past an undisciplined Heat team and keep the trophy away from LeBron James for at least one more year. David Stern will get the ratings that he wants, but good always triumphs over evil. Oklahoma City is your 2012 NBA champion. •

## Joe's Sports St. Mary's Places Fifth at State Meet

By Joe Snyder

The St. Mary's Academy girls' track and field team from Inglewood had some strong showings in placing fifth in last Saturday's California State Championships at Buchanan High in Clovis. The Belles were sparked by Rachel Toliver, who had a second place finish in the triple jump at 40 feet, one inch and a keyed their 4x100-meter relay team to a third place finish.

St. Mary's prime track and field rival, Gardena Serra, won the state title accumulating 60 points to 36 for runner-up Oceanside El Camino. The Belles had 22 points.

Toliver teamed with Summer Buckley, Alijah Hale and Sierra Peterson to lift the Belles to third place in the 400 relay, which was timed at 46.21 seconds in the 95-degree heat to start the meet. St. Mary's also had a third place finish by its 4x400 squad of Buckley, Hale, Peterson and Zuri Henderson clocking 3:50.1.

Serra won both relays, winning the 4x100 in 45.92 and the 1,600 timing 3:46.45. The Cavaliers have several key athletes living in Hawthorne and Inglewood involved and their track and field program produced their first ever State girls crown for any sport since the previously all boys school first admitted girls in the 1991-92 school year.

### South Bay Swimmers Begin Summer

The Hawthorne-based South Bay Youth and Adult Swim Teams start their summer schedule with a Huntington Beach Pier Ocean Swim on Saturday. Hawthorne also has some age group dual meets at Mira Costa High in Manhattan Beach. It will have a tri-meet against Surfside and the Manhattan Beach Surf on June 29, versus Manhattan Beach Dolphins and Surf on July 6 and against Dolphins and Surf on July 21. It will also have the Southern California Athletic Association (SCAA) Championship Meet at Mira Costa on August 11.

The club's most popular Ocean swim meet is the International Surf Festival's Two-Mile Hermosa Beach to Manhattan Beach Pier Swim on August 5, but it plans to compete in Seal Beach on June 30, Balboa to Newport Beach Pier on July 14, the San Clemente Ocean Festival on July 21 and 22 and the Naples Island Swims in Long Beach on

August 18.

For further information on the South Bay Swim Club, including the youth Stingrays, please call the Hawthorne Community Pool at (310) 643-6523 or log on at [www.SouthBaySwimTeam.org](http://www.SouthBaySwimTeam.org).

### District 37 Tournaments Start

With the regular local Little League Baseball season over, the District 37 Little League Tournament of Champions begin on Saturday at various sites. For the first time, the tournament will be only single elimination since it has to end before the all-star tournaments start on June 23.

In previous seasons, the District 37 Tournament of Champions, currently known as the Carl Magee Memorial Tournament, was double elimination but had to change due to all-star classics starting about two weeks earlier than the previous years when most of the games began after Independence Day.

District 37 includes Little Leagues from Hawthorne, Lawndale, Lennox, Inglewood, El Camino Village Tri Park (including players from Hawthorne, Lawndale and Gardena), Del Aire (an unincorporated Los Angeles County community between El Segundo and Hawthorne), Compton, Playa del Rey, Playa Vista and Westchester. •

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# Senator Wright Recognizes Student Achievement at Annual Luncheon

Courtesy of the Office of Sen. Roderick D Wright

Senator Roderick D. Wright (D-Inglewood) once again recognized outstanding graduating elementary, middle, high and adult school students in the 25th Senate District at his annual Student Honors Luncheon, which was held Saturday, May 19, at CSU Dominguez Hills. The student honorees were chosen by their schools based on academic excellence, community service and/or overall self-improvement.

All student honorees were given certificates of achievement, and several won \$500 scholarships in an essay contest. Several parents have already contacted Wright to say what an affirming and life-changing experience the recognition of their outstanding achievements has been for their children.

Students who attended were also entered in a raffle for prizes generously donated by local businesses, including amusement park passes and the latest in high-tech gadgets. Sponsors for this year's luncheon, hosted by the National Family Life & Education Center, included GTECH, Pacific Gas & Electric, SCAQMD, BP America, Inc., AT&T, Time Warner Cable, Southern California Edison, Southern California Gas Company, Nestle USA, the Barona Band of Mission Indians, CA Cable & Telecommunications Association, Celgene Corporation and Cox Communications.

Wright praised the teachers and involved parents who provide the foundation to make these students' success possible. The program was once again directed by event emcee William Allen Young, best known as the star of the television programs CSI: Miami and Moesha, who was once a student in the



Senator Wright with Marilu De Arcos, Alexa Chande, Geraldine Urbina, Jahnice Manuatu and sponsor representative Shameeda Abdul-Mumin (Nestle).



Senator Wright with Diana Ovalle, Crystal Miramontes, Ariana Kennedy, Kyani Young and Rancho Palos Verdes Councilman Jerry Duhovic.



Master of Ceremonies William Allen Young and Senator Roderick D. Wright.

25th Senate District. Young led the crowd in singing Happy Birthday to Leuzinger High's Maciel Gonzalez, who celebrated her 18th birthday at the luncheon.

At the event, it was announced that San Pedro High School is the latest recipient of a \$5,000 Barona Education Grant, with Wright presenting assistant principal Aadil Naazir with an oversized check to represent the award. SPHS plans to use the funds to purchase electronic equipment for students in their Advancement Via Individual Determination (AVID) Program to use in preparing high-quality presentations.

Guests at this year's event were entertained by a student jazz ensemble and dancers from CSU Dominguez Hills, as well as a pair of dancers from Inspire Dance Ministries in the San Fernando Valley. Opening remarks were given by CSUDH's Greg Saks. The Pledge of Allegiance was led by California Highway Patrol officer Dion Conley, and the invocation by Carson City Councilmember Mike Gipson. Congresswoman Laura Richardson helped present adult education awards. •



Senator Wright with Damon Jackson, Jaylen Bernard, Melissa Luna, Alberto Osongco and presenter Wanda Love.



William Allen Young with best friends Sienna Okuno and AnnaMaria Dear from Jane Addams Middle School.



William Allen Young leads the crowd in singing Happy Birthday to newly-18-year-old Maciel Gonzalez.

# MORE RAIL

## IN THE WORKS

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CRENSHAW/LAX TRANSIT CORRIDOR



AIRPORT METRO CONNECTOR

The Federal Transit Administration has authorized Metro to go forward with the Crenshaw/LAX Transit Corridor project to construct a light rail line in the Crenshaw District, Inglewood and LAX areas.

- > The 8.5-mile line will run along Crenshaw Boulevard from Exposition Boulevard to the Metro Green Line and the Expo Line currently under construction.
- > The project received a \$546 million federal loan to accelerate construction, which will be repaid over the next 30 years with funds from Measure R.
- > Metro has adopted a 17.6-acre site in the City of LA off the Arbor Vitae Street as the preferred site for a maintenance facility to support the light rail line.

For more information, visit [metro.net/crenshaw](http://metro.net/crenshaw).

The Federal Transit Administration has authorized Metro to go forward with the Crenshaw/LAX Transit Corridor project to construct a light rail line in the Crenshaw District, Inglewood and LAX areas.

- > Initial alternatives under consideration include light rail transit, bus rapid transit and an automated people mover.
- > Community open house meetings took place in February 2012.
- > Formal project scoping is expected to begin this year.

For more information, visit [metro.net/greenlinetolax](http://metro.net/greenlinetolax).



# Metro

UPDATE-584-KK-12-003 ©2012 LACMTA

# FOOD & DINING

## Arugula & Prosciutto Pizza



**Sautéed onions, prosciutto and fontina cheese flavor this white pizza. Topping the hot-out-of-the-oven pizza with fresh greens and diced tomatoes gives it a delicious, summery twist. We use store-bought pizza dough to keep it quick. Serve with: Crunchy vegetables and your favorite dip.**

Servings: 6 servings  
 Total Time: 35 minutes  
 Ease of Preparation: Easy  
 Health: Healthy Weight, Low Cholesterol, Low Calorie, Diabetes Appropriate

**Ingredients:**  
 1 pound prepared pizza dough, preferably whole-wheat  
 2 tablespoons extra-virgin olive oil  
 1 medium onion, halved and thinly sliced  
 2 ounces very thinly sliced prosciutto, cut into thin strips (about 1/2 cup)  
 1/4 teaspoon crushed red pepper

1 cup shredded fontina or part-skim mozzarella cheese

2 cups packed coarsely chopped arugula  
 1 cup chopped tomato

Steps:

1: Position oven rack in the lowest position; preheat to 450°F. Coat a large baking sheet with cooking spray.

2: Roll out dough on a lightly floured surface to about the size of the baking sheet. Transfer to the baking sheet. Bake until puffed and lightly crisped on the bottom, 8 to 10 minutes.

3: Meanwhile, heat oil in a large nonstick

skillet over medium heat. Add onion, prosciutto and crushed red pepper and cook, stirring, until the onion is beginning to brown, about 3 minutes.

4: Spread the onion mixture evenly over the crust and top with cheese. Bake until crispy and golden and the cheese is melted, 8 to 10 minutes. Remove from the oven and top with arugula and tomato.

Nutrition: (Per serving) Calories - 306 Carbohydrates - 33 Fat - 11 Saturated Fat - 4 Monounsaturated Fat - 5 Protein - 13 Cholesterol - 28 Dietary Fiber - 2 Potassium - 140 Sodium - 600 \*

## Quick Chicken Cacciatore

This version of the classic Italian recipe, chicken cacciatore, is done in half the time of most traditional versions, but is still full of rich flavor thanks to plenty of mushrooms, tomatoes and herbs.

Servings: 4 servings  
 Total Time: 40 minutes  
 Ease of Preparation: Easy  
 Health: Diabetes Appropriate, Healthy Weight, Heart Healthy, Low Sat Fat, Low Calorie

**Ingredients:**  
 1/4 cup all-purpose flour  
 2 8-ounce boneless, skinless chicken breasts  
 1/4 teaspoon salt, divided  
 1/4 teaspoon freshly ground pepper  
 2 tablespoons extra-virgin olive oil, divided  
 8 ounces mushrooms, quartered  
 1 small onion, sliced  
 2 teaspoons chopped fresh rosemary or 3/4 teaspoon dried, plus more for garnish  
 1/2 cup dry white wine  
 1 14-ounce can no-salt-added diced tomatoes, drained

1 cup reduced-sodium chicken broth  
 3/4 cup sliced jarred roasted red peppers, rinsed

1/4 cup quartered Kalamata olives

**Steps:**  
 1: Place flour in a shallow bowl. Cut each chicken breast in half on the diagonal to make 4 roughly equal portions; sprinkle with 1/8 teaspoon salt and pepper. Dredge the chicken in the flour and transfer to a plate. Reserve 2 tablespoons of the flour.

2: Heat 1 tablespoon oil in a large skillet over medium heat. Add the chicken and cook

until browned on both sides, about 2 minutes per side. Transfer to a plate.

3: Add the remaining 1 tablespoon oil to the pan. Add mushrooms, onion, rosemary and the remaining 1/8 teaspoon salt and cook, stirring frequently, until the onion is soft and golden brown, about 5 minutes. Sprinkle the vegetables with the reserved flour and cook, stirring, until coated. Add wine to the pan and cook, stirring, for 1 minute. Add drained tomatoes, broth, roasted red peppers and olives; bring to a lively simmer over medium-low heat.

4: Return the chicken to the pan and continue cooking, stirring once or twice, until the liquid has thickened slightly and the chicken is cooked through, about 10 minutes. Serve the chicken with the sauce, garnished with rosemary, if desired.

By EatingWell, Courtesy of Arcamax.com •



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# PUBLIC NOTICES

## CITY OF INGLEWOOD INVITATION TO SUBMIT BID

(Specifications and Conditions Governing Bid Award)

Project Subject to Bid: **"BALLONACREEK TRASH TMDL CATCH BASIN INSERTS"**

The City of Inglewood invites and will receive bids duly filed as provided herein for the furnishing of labor and materials and/or completing the above-designated project.

**A Pre-bid conference and job walk for interested bidders will be conducted on Tuesday, June 12, 2012 at 11:00 a.m. at the Public Works Department, on the Third Floor of Inglewood City Hall, One Manchester Boulevard, CA, 90301. Call Boytrese Osias (Sr. Engineer) or Lauren Amimoto, at (310) 412-5333 should you require further information.**

Each bid to be considered must be delivered to and received by the City Clerk no later than **11:30 a.m. on Wednesday, June 20, 2012** at the Office of the City Clerk, Inglewood City Hall, One Manchester Boulevard, Inglewood, CA90301.

Each bid shall be submitted and completed in all particulars using the form entitled, "Bidders Proposal and Statement" attached hereto and must be enclosed, together with the requisite bid security in a sealed envelope addressed to the City Clerk with the designation of the project "BALLONACREEK TRASH TMDL CATCH BASIN PROJECT" appearing thereon.

Each bid shall state the unit price of each item if called for in the Bidder's Proposal and Statement form. In the event alternative bids are called for in said form, each alternative bid shall be completed.

Bids will be opened in public in the **City Clerk's Office** and will then be announced to all persons present.

Specifications and other bid documents for the above items are on file in the Public Works Department, and may be obtained upon request.

Each bid must be accompanied by a deposit in the form of cash, a cashier's or certified check made payable to the City of Inglewood, or a bid bond, for an amount of not less than ten percent (10%) of the aggregate of the bid, as a guarantee that the successful bidder will, within the time specified, enter into an agreement as provided in the bid document and furnish bonds when required in the

Special Provisions. One for faithful performance in the amount of the contract sum, and another for contractor's labor and materials in the amount of the contract sum.

The City Council reserves the right to reject any or all bids and to waive any irregularities in any bid, and to take bids under advisement for a period not to exceed sixty (60) days from and after the date bids are opened and announced.

Attention is directed to the provisions of Sections 1777.5 and 1777.6 of the Labor Code concerning the employment of apprentices by the Contractor or any subcontractor under them. The Contractor or any subcontractor shall comply with the requirements of said sections in the employment of apprentices. Information relative to apprenticeship standards and administration of the apprenticeship program may be obtained from the Director of Industrial Relations, San Francisco, California, or the Division of Apprenticeship Standards and its branch offices.

Notice is hereby given that the City Council has ascertained the prevailing rates of per diem wages in the locality in which the work is to be done for each craft or type of workman or mechanic needed to execute the contract in accordance with the provisions of Section 1770, et. seq. of the Labor Code; said prevailing rates are on file in the Office of the City Clerk and are incorporated herein by reference. Copies shall be made available to any interested party on request.

Attention is directed to the provisions of Public Contract Code Section 10164 concerning Contractor's licensing laws. This contract requires at least a valid **Class A (GENERAL ENGINEERING CONTRACTOR)** License. In addition, a City of Inglewood business license will also be required.

The successful bidder must obtain and maintain current until completion of the project an Inglewood City Business License.

This notice is given by order of the City Manager of the City of Inglewood, California, and is dated this day of \_\_\_\_\_, 2012.

Arie Fields, City Manager  
City of Inglewood, California  
Inglewood News: 6/7/2012 **HI-23344**

## NOTICE OF PETITION TO ADMINISTER ESTATE OF: GEROYD A. EVANS CASE NO. BP134866

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the WILL or estate, or both of GEROYD A. EVANS. A PETITION FOR PROBATE has been filed by JAENEENE EVANS-HAMILTON & DIANA EVANS in the Superior Court of California, County of LOS ANGELES. THE PETITION FOR PROBATE requests that JAENEENE EVANS-HAMILTON & DIANA EVANS be appointed as personal representative to administer the estate of the decedent. THE PETITION requests authority to administer the estate under the Independent Administration of Estates Act with limited authority. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority. A HEARING on the petition will be held in this court as follows: 06/28/12 at 8:30AM in Dept. 11 located

**NOTICE OF TRUSTEE'S SALE** TS No. CA-11-416732-VF Order No.: 110006316-CA-GTI **YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 1/16/2008. 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 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): QUOC DAI NGUYEN Recorded: 1/25/2008 as Instrument No. 20080154932 of Official Records in the office of the Recorder of LOS ANGELES County, California; Date of Sale: 6/28/2012 at 9:00 A.M. Place of Sale: Behind the fountain located in Civic Center Plaza, 400 Civic Center Plaza Pomona, CA 91766 Amount of unpaid balance and other charges: \$438,652.25 The purported property address is: 4314 W 160TH ST, LAWINDALE, CA 90260 Assessor's Parcel No. 4074-006-032 **NOTICE TO POTENTIAL BIDDERS:** If you are considering bidding on this property, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. **NOTICE TO PROPERTY OWNER:** The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call (619)590-1221 or visit the internet website www.rpsales.com, using the file number assigned to this case 1305273-14. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web Site. The best way to verify postponement information is to attend the scheduled sale. For sales information: (619)590-1221. Cal-Western Reconveyance Corporation, 525 East Main Street, P.O. Box 22004, El Cajon, CA 92022-9004 Dated: May 30, 2012. (R-411740 06/07/12, 06/14/12, 06/21/12) Inglewood News: 6/7, 6/14, 6/21/2012 **HI-23345**

at 111 N. HILL ST., LOS ANGELES, CA 90012 IF YOU OBJECT to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney. IF YOU ARE A CREDITOR or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within four months from the date of first issuance of letters as provided in Probate Code section 9100. The time for filing claims will not expire before four months from the hearing date noted 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 CHARISE L. STEWART, ESQ. - SBN 260533 LAW OFFICE OF CHARISE L. STEWART 909 E. GREEN STREET PASADENA CA 91106 6/7, 6/14, 6/21/12 **CNS-232417##** Inglewood News: 6/7, 6/14, 6/21/2012 **HI-23346**

**NOTICE OF TRUSTEE'S SALE** Trustee Sale No.: 20110187500486 Title Order No.: 110136585FH/VAPMI No.: YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 08/24/07. 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 08/31/07, as Instrument No. 20072039817, as Book No. and Page No., of official records in the office of the County Recorder of LOS ANGELES County, State of California. EXECUTED BY: LUCILA BARBA, WILL SELL AT PUBLIC AUCTION TO HIGHEST BIDDER FOR CASH, CASHIER'S CHECK/CASH EQUIVALENT, or other form of payment authorized by 2924(b), (payable at time of sale in lawful money of the United States) DATE OF SALE: June 27, 2012 TIME OF SALE: 11:00 AM PLACE OF SALE: Inside the lobby of the building located at 628 North Diamond Bar Blvd., Suite B, Diamond Bar, CA STREET ADDRESS and other common designation, if any, of the real property described above is purported to be: 4737 W 161ST ST, LAWINDALE, CA 90260. APN# 4080-005-031 The undersigned Trustee disclaims any liability for any inaccuracy of the street address and other common designation, if any, shown herein. Said sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by said Deed of Trust, with interest thereon, as provided in said note(s), advances, under the terms of said Deed of Trust, fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of the unpaid balance of the obligation secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of the Notice of Sale is \$677,858.27. The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale, and a written Notice of Default and Election to Sell. The undersigned caused said Notice of Default and Election to Sell to be recorded in the county where the real property is located. **NOTICE TO POTENTIAL BIDDERS:** If you are considering bidding on this property, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. **NOTICE TO PROPERTY OWNER:** The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 916-939-0772 for information regarding the trustee's sale or visit this Internet Web site www.nationwideposting.com for information regarding the sale of this property, using the file number assigned to this case: 20110187500486. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. FOR TRUSTEE SALE INFORMATION PLEASE CALL: NATIONWIDE POSTING & PUBLICATION DIVISION OF FIRST AMERICAN TITLE INSURANCE COMPANY 5005 WINDPLAY DRIVE, SUITE 1, EL DORADO HILLS, CA 95762-9334 916-939-0772. www.nationwideposting.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, BY: Ric Juarez Dated: 05/29/12 NPP0202051 06/07/12, 06/14/12, 06/21/12 Lawndale Tribune: 6/7, 6/14, 6/21/2012 **HL-23350**

**NOTICE OF TRUSTEE'S SALE** TS No.: CA-08-177618-BL Order No.: G847833 **YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 12/19/2005. 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 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): MARVIN MONDESIR, A SINGLE MAN AS TO AN UNDIVIDED 50% INTEREST AND STANLEY JACKSON, A SINGLE MAN AS TO AN UNDIVIDED 50% INTEREST AS TENANTS IN COMMON Recorded: 12/28/2005 as Instrument No. 2005-3196245 of Official Records in the office of the Recorder of LOS ANGELES County, California; Date of Sale: 6/28/2012 at 9:00 A.M. Place of Sale: Behind the fountain located in Civic Center Plaza, 400 Civic Center Plaza Pomona, CA 91766 Amount of unpaid balance and other charges: \$834,348.10 The purported property address is: 4712-4714 W 171ST ST, LAWINDALE, CA 90260 Assessor's Parcel No. 4081-006-009 **NOTICE TO POTENTIAL BIDDERS:** If you are considering bidding on this property, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. **NOTICE TO PROPERTY OWNER:** The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether

at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. **NOTICE TO PROPERTY OWNER:** The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 916-939-0772 for information regarding the trustee's sale or visit this Internet Web site www.nationwideposting.com for information regarding the sale of this property, using the file number assigned to this case: 20110187500486. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. FOR TRUSTEE SALE INFORMATION PLEASE CALL: NATIONWIDE POSTING & PUBLICATION DIVISION OF FIRST AMERICAN TITLE INSURANCE COMPANY 5005 WINDPLAY DRIVE, SUITE 1, EL DORADO HILLS, CA 95762-9334 916-939-0772. www.nationwideposting.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, BY: Ric Juarez Dated: 05/29/12 NPP0202051 06/07/12, 06/14/12, 06/21/12 Lawndale Tribune: 6/7, 6/14, 6/21/2012 **HL-23350**



## PUBLIC NOTICES

NOTICE OF TRUSTEE'S SALES No. CA-11-429647-CL Order No.: 110117141-CA-LPI YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 11/22/2006. 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): PEDRO FLORES ZAMORA AND IMELDA BLANCA FLORES, HUSBAND AND WIFE, AS JOINT TENANTS Recorded: 11/30/2006 as Instrument No. 06 2648986 of Official Records in the office of the Recorder of LOS ANGELES County, California; Date of Sale: 6/18/2012 at 11:00 AM Place of Sale: By the fountain located at 400 Civic Center Plaza, Pomona, CA 91766 Amount of unpaid balance and other charges: \$521,673.48 The purported property address is: 11004 & 11006 MANSEL AVE, INGLEWOOD, CA 90304 Assessor's Parcel No. 4037012034 NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust

NOTICE OF TRUSTEE'S SALE TS No. CA-12-497726-AB Order No.: 1101171 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 6/10/2008. 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 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): KRISTEN BAXLEY, A SINGLE WOMAN AS HER SOLE AND SEPARATE PROPERTY Recorded: 6/16/2008 as Instrument No. 20081061929 of Official Records in the office of the Recorder of LOS ANGELES County, California; Date of Sale: 6/25/2012 at 11:00 AM Place of Sale: By the fountain located at 400 Civic Center Plaza, Pomona, CA 91766 Amount of unpaid balance and other charges: \$228,384.80 The purported property address is: 820 NORTH ACACIA STREET 107, INGLEWOOD, CA 90302 Assessor's Parcel No. 4017-013-051 NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY

OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 714-730-2727 for information regarding the trustee's sale or visit this Internet Web site <http://www.qualityloan.com>, using the file number assigned to this foreclosure by the Trustee: CA-11-429647-CL. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. If the 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: 714-730-2727 Or Login to: <http://www.qualityloan.com> Reinstatement Line: (866) 645-7711 Ext 5318 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. A-4246439 05/24/2012, 05/31/2012, 06/07/2012 Inglewood News: 5/24, 5/31, 6/7/2012

HI-23319

OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 714-730-2727 for information regarding the trustee's sale or visit this Internet Web site <http://www.qualityloan.com>, using the file number assigned to this foreclosure by the Trustee: CA-12-497726-AB. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. If the 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: 714-730-2727 Or Login to: <http://www.qualityloan.com> Reinstatement Line: (866) 645-7711 Ext 5318 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. A-4242002 05/31/2012, 06/07/2012, 06/14/2012 Inglewood News: 5/31, 6/7, 6/14/2012

HI-23336

NOTICE OF TRUSTEE'S SALE APN: 4074-011-026 TS No: CA09000265-11-1 To No: 110023758-CA-LPI YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED March 6, 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 June 18, 2012 at 11:00 AM, by the fountain located at 400 Civic Center Plaza, in the city of Pomona, County of Los Angeles, MTC FINANCIAL INC. dba TRUSTEE CORPS, as the duly Appointed Trustee, under and pursuant to the power of sale contained in that certain Deed of Trust Recorded on March 12, 2008 as Instrument No. 20080420291 of official records in the Office of the Recorder of Los Angeles County, California, executed by MARIO CEJA, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY, as Trustor(s), in favor of WASHINGTON MUTUAL BANK, FA as Beneficiary, WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER, in lawful money of the United States, all payable at the time of sale, that certain property situated in said County, California describing the land therein as: AS MORE FULLY DESCRIBED IN SAID DEED OF TRUST The property heretofore described is being sold "as is". The street address and other common designation, if any, of the real property described above is purported to be: 4129-4131 W 162ND STREET, LAWDALE, CA 90260 The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made without covenant or warranty, express or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the Note(s) secured by said Deed of Trust, with interest thereon, as provided in said Note(s), advances if any, under the terms of the Deed of Trust, estimated fees, charges and expenses of the Trustee and of the trusts created by said Deed of Trust. The total amount of the unpaid balance of the obligations secured by the property to be sold and reasonable estimated costs, expenses and advances at the time of the initial publication of this Notice of Trustee's Sale is estimated to be \$582,046.82 (Estimated), provided, however, prepayment premiums, accrued interest and advances will increase this figure prior to sale. Beneficiary's bid at said sale may include all or part of said amount. In addition to cash, the Trustee will accept a cashier's check drawn on a state or national bank, a check drawn by a state or federal credit union or a check drawn by a state or federal savings and loan association, savings association or savings bank specified in Section 5102 of the California Financial Code and authorized to do business in California, or other such funds as may be acceptable to the trustee. In the event tender other than cash is accepted, the Trustee may withhold the issuance of the Trustee's Deed Upon

NOTICE OF TRUSTEE'S SALE T.S. No: H533221 CA Unit Code: H Loan No: 0020577342/MUNOZ Investor No: 511043006 AP #1: 4078-009-011 POWER DEFAULT SERVICES, INC., as duly appointed Trustee under the following described Deed of Trust WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER FOR CASH (in the forms which are lawful tender in the United States) and/or the cashier's, certified or other checks specified in Civil Code Section 2924h (payable in full at the time of sale to T.D. Service Company) all right, title and interest conveyed to and now held by it under said Deed of Trust in the property hereinafter described: Trustor: CAROL MUNOZ Recorded January 10, 2006 as Instr. No. 06 0055883 in Book --- Page --- of Official Records in the office of the Recorder of LOS ANGELES County, CALIFORNIA, pursuant to the Notice of Default and Election to Sell thereunder recorded November 14, 2011 as Instr. No. 2011-1532700 in Book --- Page --- of Official Records in the office of the Recorder of LOS ANGELES County CALIFORNIA. YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED DECEMBER 30, 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. 14706 CONDON AVE, LAWDALE, CA 90260-1206 (If a street address or common designation of property is shown above, no warranty is given as to its completeness or correctness)." Said Sale of property will be made in "as is" condition without covenant or warranty, express or implied, regarding title possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by said Deed of Trust, with interest as in said note provided, advances, if any, 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. Said sale will be held on: JULY 5, 2012, AT 9:00 A.M. \*\*DOUBLETREE HOTEL LOS ANGELES-NORWALK VINEYARD BALLROOM, 13111 SYCAMORE DRIVE NORWALK, CA 90650 At the time of the initial publication of this notice, the total amount of the unpaid balance of the obligation secured by the above described Deed of Trust and estimated costs, expenses, and advances is \$571,346.19. It is possible that at the time of sale the opening bid may be less than the total indebtedness due. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at

Sale until funds become available to the payee or endorsee as a matter of right. The property offered for sale excludes all funds held on account by the property receiver, if applicable. If the Trustee is unable to convey title for any reason, the successful bidder's sole and exclusive remedy shall be the return of monies paid to the Trustee and the successful bidder shall have no further recourse. DATE: May 17, 2012 TRUSTEE CORPS TS No. CA09000265-11-1 17100 Gillette Ave, Irvine, CA 92614 949-252-8300 Rowena Paz, Authorized Signatory SALE INFORMATION CAN BE OBTAINED ON LINE AT [www.lpsasap.com](http://www.lpsasap.com) AUTOMATED SALES INFORMATION PLEASE CALL 714-730-2727 TRUSTEE CORPS MAY BE ACTING AS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED MAY BE USED FOR THAT PURPOSE. Notice to Potential Bidders If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a Trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a Trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same Lender may hold more than one mortgage or Deed of Trust on the property. Notice to Property Owner The sale date shown on this Notice of Sale may be postponed one or more times by the Mortgagee, Beneficiary, Trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about Trustee Sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call telephone number for information regarding the Trustee's Sale or visit the Internet Web site address on the previous page for information regarding the sale of this property, using the file number assigned to this case, CA09000265-11-1. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. A-4246595 05/24/2012, 05/31/2012, 06/07/2012 Lawndale Tribune: 5/24, 5/31, 6/7/2012

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the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call (714) 480-5690 or (800) 843-0260 ext 5690 or visit this Internet Web site: <http://www.tacforeclosures.com/sales>, using the file number assigned to this case H533221 H. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. 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 monies paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney. Date: MAY 25, 2012 POWER DEFAULT SERVICES, INC. as said Trustee, as Authorized Agent for the Beneficiary KIMBERLY THORNE, ASSISTANT SECRETARY T.D. SERVICE COMPANY 4000 W. Metropolitan Drive, Suite 400 Orange, CA 92868-0000 The Beneficiary may be attempting to collect a debt and any information obtained may be used for that purpose. If available, the expected opening bid and/or postponement information may be obtained by calling the following telephone number(s) on the day before the sale: (714) 480-5690 or (800) 843-0260 ext 5690 or you may access sales information at [www.tacforeclosures.com](http://www.tacforeclosures.com). TAC# 956969 PUB: 06/07/12, 06/14/12, 06/21/12 THIS NEW NOTICE SUPERSEDES AND REPLACES ANY PREVIOUS NOTICE OF TRUSTEE'S SALE YOU MAY HAVE RECEIVED UNDER T.S. # H533221 Lawndale Tribune: 6/7, 6/14, 6/21/2012

HL-23351

NOTICE OF TRUSTEE'S SALE T.S. No: B500824 CA Unit Code: B Loan No: 88729843/ESTEVEZ Min No: 100045700887298438 AP #: 4080-023-023 PROVIDENT FINANCIAL CORPORATION, as duly appointed Trustee under the following described Deed of Trust WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER FOR CASH (in the forms which are lawful tender in the United States) and/or the cashier's, certified or other checks specified in Civil Code Section 2924h (payable in full at the time of sale to T.D. Service Company) all right, title and interest conveyed to and now held by it under said Deed of Trust in the property hereinafter described: Trustor: HECTOR ESTEVEZ Recorded April 29, 2005 as Instr. No. 05 1006856 in Book --- Page --- of Official Records in the office of the Recorder of LOS ANGELES County, CALIFORNIA, pursuant to the Notice of Default and Election to Sell thereunder recorded September 9, 2009 as Instr. No. 20091372468 in Book --- Page --- of Official Records in the office of the Recorder of LOS ANGELES County CALIFORNIA. Said Deed of Trust describes the following property: LOT 266, OF TRACT NO. 5651, IN THE CITY OF LAWDALE, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 61 PAGE(S) 70 OF MAPS, IN THE STATE OF THE COUNTY RECORDER OF SAID COUNTY. EXCEPT THE SOUTH 50 FEET THEREOF. YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED APRIL 18, 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. 4576 WEST 159TH STREET, LAWDALE, CA 90260 (If a street address or common designation of property is shown above, no warranty is given as to its completeness or correctness)." Said Sale of property will be made in "as is" condition without covenant or warranty, express or implied, regarding title possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by said Deed of Trust, with interest as in said note provided, advances, if any, 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. Said sale will be held on: JUNE 13, 2012, AT 10:30 A.M. "NEAR THE FOUNTAIN LOCATED AT 400 CIVIC CENTER PLAZA POMONA, CA 91766 At the time of the initial publication of this notice, the total amount of the unpaid balance of the obligation secured by the above described Deed of Trust and estimated costs, expenses, and advances is \$380,061.88. It is possible that at the time of sale the opening bid may be less than the total indebtedness due. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at

NOTICE OF TRUSTEE'S SALE TS No. 12-10014936 Doc ID #0008730940042005N Title Order No. 12-0027243 Investor/Insurer No. 1693668393 APN No. 4076-011-001 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 10/22/2003. 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. Notice is hereby given that RECONTRUST COMPANY, N.A., as duly appointed trustee pursuant to the Deed of Trust executed by JOHN VIDAURRI AND BARBARA VIDAURRI HUSBAND AND WIFE AND LIONEL VIDAURRI, A SINGLE MAN, ALL AS JOINT TENANTS, dated 10/22/2003 and recorded 10/29/2003, as Instrument No. 03 3240555, in Book , Page , of Official Records in the office of the County Recorder of Los Angeles County, State of California, will sell on 07/05/2012 at 9:00AM, Doubletree Hotel Los Angeles-Norwalk, 13111 Sycamore Drive, Norwalk, CA 90650, Vineyard 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: 4302 MARINE AVE, LAWDALE, CA, 90260. 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 \$104,602.70. 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

a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call (714) 480-5690 or (800) 843-0260 ext 5690 or visit this Internet Web site: <http://www.tacforeclosures.com/sales>, using the file number assigned to this case B500824 B. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. 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 monies paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney. Date: May 11, 2012 PROVIDENT FINANCIAL CORPORATION as said Trustee, as Authorized Agent for the Beneficiary KIMBERLY COONRADT-DAMBROSIO, ASST SECRETARY T.D. SERVICE COMPANY 4000 W. Metropolitan Drive, Suite 400 Orange, CA 92868-0000 The Beneficiary may be attempting to collect a debt and any information obtained may be used for that purpose. If available, the expected opening bid and/or postponement information may be obtained by calling the following telephone number(s) on the day before the sale: (714) 480-5690 or (800) 843-0260 ext 5690 or you may access sales information at [www.tacforeclosures.com](http://www.tacforeclosures.com). TAC# 956609 PUB: 05/24/12, 05/31/12, 06/07/12 THIS NEW NOTICE SUPERSEDES AND REPLACES ANY PREVIOUS NOTICE OF TRUSTEE'S SALE YOU MAY HAVE RECEIVED UNDER T.S. # B500824 Lawndale Tribune: 5/24, 5/31, 6/7/2012

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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. NOTICE TO POTENTIAL BIDDERS If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on a property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 1-800-281-8219 or visit this Internet Web site [www.reconstrustco.com](http://www.reconstrustco.com), using the file number assigned to this case TS No. 12-0014936. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. 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. A-FN4248939 06/07/2012, 06/14/2012, 06/21/2012 Lawndale Tribune: 6/7, 6/14, 6/21/2012

HL-23352

# PUBLIC NOTICES

**NOTICE OF TRUSTEE'S SALES** No. 09-0168627 Doc ID #0001198585942005N Title Order No. 09-8-524584 Investor/Insurer No. 0406006053 APN No. 4081-032-007 YOU ARE IN DEFAULT UNDER A DEED OF TRUST, DATED 10/14/2005. 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 NELSON LOPEZ, A MARRIED MAN AS HIS SOLE & SEPARATE PROPERTY, dated 10/14/2005 and recorded 10/26/2005, as Instrument No. 05 2576768, in Book , of Official Records in the office of the County Recorder of Los Angeles County, State of California, will sell on 07/02/2012 at 11:00AM, By the fountain located at 400 Civic Center Plaza, Pomona, CA 91766 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: 4430 & 4432 WEST 167TH STREET, LAWDALE, CA, 90260. 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 \$636,226.37. 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 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 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. NOTICE TO POTENTIAL BIDDERS If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on a property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call 1-800-281-8219 or visit this Internet Web site www.recontrustco.com, using the file number assigned to this case TS No. 09-0168627. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. 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. A-4252199 06/07/2012, 06/14/2012, 06/21/2012 Lawndale Tribune: 6/7, 6/14, 6/21/2012 HL-23353

**NOTICE OF PETITION TO ADMINISTER ESTATE OF JOYCE CROFT aka JOYCE CHRISTINA CROFT Case No. BP134856**  
To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of JOYCE CROFT aka JOYCE CHRISTINA CROFT A PETITION FOR PROBATE has been filed by Los Angeles County Public Administrator in the Superior Court of California, County of LOS ANGELES. THE PETITION FOR PROBATE requests that Los Angeles County Public Administrator be appointed as personal representative to administer the estate of the decedent. THE PETITION requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.

A HEARING on the petition will be held on July 27, 2012 at 8:30 AM in Dept. No. 9 located at 111 N. Hill St., Los Angeles, CA 90012.

IF YOU OBJECT to the granting of the petition, you should appear at the hearing and state your objections or file written objections with the court before the hearing. Your appearance may be in person or by your attorney.

IF YOU ARE A CREDITOR or a contingent creditor of the 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.

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:**  
**LEAH D. DAVIS ESQ**  
**ASSISTANT COUNTY COUNSEL**  
**LANE R. BROWN ESQ**  
**PRIN. DEPUTY COUNTY COUNSEL**  
SBN 113366  
**JOHN F KRATTLI ESQ**  
**ACTING COUNTY COUNSEL**  
350 S FIGUEROA ST  
STE 602  
LOS ANGELES CA 90071  
Lawndale Tribune: 5/31, 6/7, 6/14/2012 HL-23338

**NOTICE OF TRUSTEE'S SALE** Trustee Sale No. 738689CA Loan No. 5303165160 Title Order No. 090788475-CA-MAI YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 07-13-2005. 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 PROCEEDINGS AGAINST YOU, YOU SHOULD CONTACT A LAWYER. On 06-28-2012 at 11:00 A.M., CALIFORNIA RECONVEYANCE COMPANY as the duly appointed Trustee under and pursuant to Deed of Trust Recorded 07-25-2005, Book N/A, Page N/A, Instrument 05 1750234, of official records in the Office of the Recorder of LOS ANGELES County, California, executed by: MARCOS RODRIGO OCAMPO, A SINGLE MAN, as Trustor, MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., (MERS) SOLELY AS NOMINEE FOR LENDER, SECURED BANKERS MORTGAGE COMPANY, 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 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: BY THE FOUNTAIN LOCATED AT 400 CIVIC CENTER PLAZA, POMONA, CA 91766. Legal Description: LOT 254 OF TRACT NO. 6286, IN THE CITY OF LAWDALE, COUNTY OF LOS ANGELES, STATE OF

CALIFORNIA, AS PER MAP RECORDED IN BOOK 74, PAGE 67 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY. EXCEPT THAT PORTION OF LAND, DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT; THENCE NORTHERLY ALONG THE WESTERLY LINE OF SAID LOT A DISTANCE OF 50.00 FEET, THENCE SOUTHEASTERLY IN A DIRECT LINE TO A POINT IN THE SOUTHERLY LINE OF SAID LOT, DISTANT EASTERLY THEREON 39.35 FEET FROM SAID SOUTHWEST CORNER; THENCE WESTERLY ALONG SAID SOUTHERLY LINE, A DISTANCE OF 39.35 FEET TO THE POINT OF BEGINNING. Amount of unpaid balance and other charges: \$532,255.15 (estimated) Street address and other common designation of the real property: 4150 - 4152 WEST 164TH STREET LAWDALE, CA 90260 APN Number: 4074-014-001 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 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: 06-04-2012 CALIFORNIA RECONVEYANCE COMPANY, as Trustee DEREK WEAR-RENEE, ASSISTANT SECRETARY 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 CALIFORNIA RECONVEYANCE COMPANY IS A DEBT COLLECTOR ATTEMPTING TO COLLECT A DEBT. ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should

understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPERTY OWNER: The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, this information can be obtained from one of the following two companies: LPS Agency Sales & Posting at (714) 730-2727, or visit the Internet Web site www.lpsasap.com (Registration required to search for sale information) or Priority Posting & Publishing at (714) 573-1965 or visit the Internet Web site www.priorityposting.com (Click on the link for "Advanced Search" to search for sale information), using the Trustee Sale No. shown above. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale. A-4253242 06/07/2012, 06/14/2012, 06/21/2012 Lawndale Tribune: 6/7, 6/14, 6/21/2012 HL-23354

## WWW.HERALDPUBLICATIONS.COM

### REQUEST FOR PROPOSAL

RFP-0061

#### WORKERS COMPENSATION CLAIMS ADMINISTRATION

QUOTES DUE:  
JUNE 27<sup>TH</sup>, 2012 11:30AM

IN  
THE OFFICE OF THE CITY CLERK  
1ST FLOOR CITY HALL  
ONE MANCHESTER BLVD  
INGLEWOOD, CA 90301

#### CONTACT PERSON DURING BIDDING PERIOD:

MICHAEL TATE, PROCUREMENT AND CONTRACTS COORDINATOR  
(310) 412-5364

#### SECTION I. RULES OF PREPARATION

##### A. Invitation

Project Subject for proposal: "WORKER'S COMPENSATION CLAIMS ADMINISTRATION".

The City of Inglewood invites and will receive quotes duly filed as provided herein for the furnishing of workers compensation claims administration services as specified in this document.

Each bid shall be submitted and completed in all particulars using the form entitled, "Bidder's Proposal and Statement" attached hereto and must be enclosed in a sealed envelope addressed to the City of Inglewood, City Clerk, with the designation of the project "WORKERS' COMPENSATION CLAIMS ADMINISTRATION" and RFP-0061 appearing thereon.

Each bid shall state the unit price of each item if called for on the Bidder's Proposal and Statement form. In the event alternative quotes are called for in said form, each alternative quote shall be completed.

Proposals will be opened in public in the Office of the City Clerk and will then and there be announced to all persons

present. Specifications and other bid documents for the above items are on file in the Purchasing Department, and may be obtained upon request.

#### A BID BOND AND PERFORMANCE BOND IS NOT REQUIRED A BLANKET FIDELITY BOND IS REQUIRED

The City Council reserves the right to reject any or all proposals and to waive any irregularities in any bid, and to take quotes under advisement for a period not to exceed sixty days from and after the date bids are opened and announced.

The Request for Proposal (RFP) describes the general rules for preparing and submitting proposals and the City's requirements for the Worker's Compensation Claims Administration.

Section I includes the rules for the proposal preparation.

Section II contains an overview of the terms and conditions of the contract

Section III contains a brief overview of the of the scope of work and the Proposer's responsibilities.

Proposer shall submit a written proposal, which presents the Proposer's qualifications and understanding of the work to be performed. The proposal should be prepared simply and economically and should provide all the information that is considered pertinent to its qualifications for the project and responds to the Scope of Services and

Evaluation Criteria listed herein. Emphasis should be placed on completeness of services offered and clarity of content.

The proposal should be in a sealed envelope with specification number, description date and the time of opening plainly marked as follows on the outside:

Failure to comply with the RFP requirements or to complete any portion of the Proposer Response Pages may result in rejection of a proposal.

#### BID: WORKER'S COMPENSATION CLAIMS ADMINISTRATION

The following conditions and terms apply:

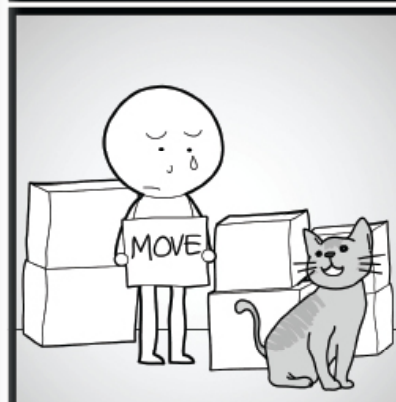
- 1) The City Council reserves the right to reject any or all bids
- 2) Attached are detailed specifications and conditions for bid submission
- 3) You must execute your contract within ten (10) days after the City mails it. If the contract is not executed within ten (10) days, the City reserves the unilateral right to cancel it.
- 4) If any provisions of the contract are violated, the City, after suitable notice, may cancel the contract and make arrangements to have the work completed by others. The contractor will pay any extra cost to the City.
- 5) Bid specifications may be obtained from the Purchasing Division located on the 8<sup>th</sup> floor of City Hall, or call (310) 412-5266.
- 6) All proposals must be for specific amounts. Any attempt to qualify prices with an 'escalation clause' or any other method of making a price variable, is unacceptable. Please give unit price and/or lump sum price as called for, (prices shall reflect estimated cost for one full year). Proposal shall be valid for ninety (90) calendar days from receipt of bid.
- 7) The City reserves the right to add or subtract quantities or work based on the unit prices/unit lump sums so indicated as its budgetary needs may require. The City may change the Plans, Specifications, character of the work, or quantity of work provided even when the total arithmetic dollar value of such changes, both additive and deductive, are in excess of 25 percent of the Contract price. No adjustment for the unit prices/unit lump sum will be made for the adjusted quantities or work.

CITY MANAGER  
CITY OF INGLEWOOD, CALIFORNIA  
Inglewood News: 6/7/2012

HI-23343

## it's not a cat's fault

by TheShelterPetProject.org



## How Tweet!

Herald Publication's twitter account is up and running, so follow our tweets and receive special offers, discounts and deals from our advertisers!

Our twitter address is: [twitter.com/heraldpub](http://twitter.com/heraldpub)



# SMILE awhile

## May Winner



Our Staff Pick for May is "Amanda & Kailee", which was published on May 17th, 2012 and submitted by Nancy Saiz. Winners received a \$25 gift certificate from our advertiser Handel's Homemade Ice Cream in Redondo Beach.



Twins Allison and Amy Reaser, graduates of E.S.H.S now in their junior year at San Diego State University. Submitted by Allison Reaser.



Please meet Reggie Roo Roo, family hero. Submitted by Jayme Lavoie.



Jerod cleaning his car on a Saturday afternoon with a big smile! Photo by Nancy Saiz.



One of El Segundo's new residents! Her name is Ava Lutz, sister of your last favorite, Mimi Lutz. Submitted by Amber Lutz.

### Readers send us your photos!

Do you have a favorite photo? An old yearbook photo? Glamour Shot? Baby photo? **We want them.** We will accept only one photo, per person, every month. Once a month, we will pick a "Staff Favorite" and the winner will get a **\$25.00 gift certificate** from one of our advertisers.

Email your photos to: Management@heraldpublications.com. We will only accept emailed photos and they must be in jpg form.

## Real Estate

### Five Rules For Buying a Foreclosure Or Short Sale with Confidence

(ARA) - Buyers are still clamoring for real estate deals in this turbulent market. Foreclosures and short sales offer some of the best bargains, but also have a higher risk level. Still, more than four in five adults think foreclosures and short sales can be good deals, according to a recent American Society of Home Inspectors (ASHI) survey.

Some analysts say the rebound has begun and home prices may rise by the end of 2012. This means now may be buyers' last chance to take advantage of affordable properties and low interest rates. If you want to score a bargain before the housing market recovers, you'll need to follow a few rules to invest with certainty.

Make a wise investment by adhering to these five rules while shopping distressed properties:

#### Rule 1: Position yourself for success

Before starting your search, get preapproved for a mortgage so when a good deal presents itself, you're positioned to submit a bid right away to be the first offer on the bank's desk. Work with an experienced real estate agent who can help guide you through the daunting sea of foreclosures and short sales. Bidding can be complicated and time-consuming, especially when working with a home sale needing bank approval. A good agent will know how to navigate through the paperwork and red tape.

#### Rule 2: Do your research

A real estate agent can help you with research, but it's wise to do some on your own. Are there any undisclosed liens on the property? Is the seller behind on his property taxes? What permit records does the city have on file? This information will be critical during decision-making. Work with your agent to ensure the contract requires any delinquent taxes, liens or assessments will be paid prior to you taking ownership

of the property.

#### Rule 3: Always get a home inspection

Eighty-four percent of adults surveyed by ASHI said they would be more likely to purchase a distressed property after a home inspection has determined its condition.

A home inspection gives you the confidence to move forward with your purchase because you'll have as much knowledge as possible about the condition of the property. An inspector will visually examine the condition of the home's roof, attic and insulation, foundation, basement and structural components, as well as interior plumbing and electrical systems. Be sure to find an ASHI-Certified Inspector (ACI) to ensure your inspector is experienced, as many states have minimal licensing requirements. To find a local ACI, use ASHI's "Find an Inspector" tool on [www.ASHI.org](http://www.ASHI.org).

#### Rule 4: Budget for repairs

When looking at short sales and foreclosures, remember price is only one aspect to consider. A home will almost always require some type of repair. After receiving your inspection report, you can estimate costs associated with necessary repairs, maintenance or energy-efficient improvements.

#### Rule 5: Assess the neighborhood

Location should be a top consideration when purchasing real estate, and in a tough housing market, it's even more important. A home has limited worth if it's located in a less desirable neighborhood. High foreclosure rates can turn a once-desirable neighborhood into one many might likely avoid. These locations are likely to see a slower recovery than more populated or favorable areas less affected by the economy. Make location as important as price when making a purchase decision.

Protect yourself with knowledge and expert advice to make a confident, smart decision about your largest investment. •



**Moving is the best medicine.** Keeping active and losing weight are just two of the ways that you can fight osteoarthritis pain. In fact, for every pound you lose, that's four pounds less pressure on each knee. For information on managing pain, go to [fightarthritispain.org](http://fightarthritispain.org).

## Re-Zone

from front page

Schultz said. "Everyone on our board has identified 8090 Crenshaw Boulevard as having the biggest need right now for our organization."

Rebuilding the two-story complex will be convenient for the nonprofit that seeks to begin the renovation process as soon as possible. "As a consequence [of the two-story building], it now requires that the staff use the upstairs for office purposes when in reality they need that space for additional activities," Franklin said. "Also, because of the heightened number of individuals that

qualify, and as the demand for the space increases in order to accommodate those in need, the way that the homes were built, the rooms are too small."

With the City's approval, Ability First will now be allowed to begin renovations on its Inglewood site to the benefit of community members in need. "We have seven community centers like the one on Crenshaw Boulevard and this is the one that needs to be upgraded the most," Schultz said. "We are committed to this community and we will be here."•

