

Beverly Hills Weekly

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Issue 1352 • August 28 - September 3, 2025

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Revised Plans Filed for 26-Story Residential Tower on Burton Way

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WHAT'S ON YOUR MIND?

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Beverly Hills Community

FREE SHREDDING, E-WASTE AND COMPOST EVENT

OPEN TO ALL COMMUNITY MEMBERS!

There will be e-waste available for you to dispose of electronic items as well.

Sunday, October 6th, 2024 9am–1pm

Civic Center Drive and 3rd Street

Event will end at 1pm or when truck is full, which ever comes first. Here's your chance to shred your old documents safely, securely and pick up some compost for **FREE**.

SAFETY RULES

- Please remain in vehicle at all times, and wait for instructions from staff.
- Drop off only.
- First come first served.
- Staff will not open vehicle door or enter vehicle cabin.
- Stage parking line will be on Burton Way in front of the courthouse and the corner of Civic Center Dr.
- Exit through the alley on Foothill Rd.
- For questions, please visit [BEVERLYHILLS.ORG/SHRED](https://beverlyhills.org/shred)

For more information please contact: Public Works (310) 285-1000 or askBH@beverlyhills.org

We're heading to one of Beverly Hills' gems: **SOUTH BEVERLY DRIVE.**

Everyone is welcome, and the event is **free**—but spots fill up fast, so reservations are required.

Head to [BEVERLYHILLS.ORG/SPOTLIGHT](https://beverlyhills.org/spotlight) to reserve your place and receive updates on the featured businesses.

**Wednesday,
September 10, 2025**
4:30 PM to 6:30 PM

To register and learn more, visit [beverlyhills/spotlight](https://beverlyhills.org/spotlight).
Questions? Email info@beverlyhillschamber.com

letters & email

“City Council Approves Mello-Roos District for Beverly Hills” [Issue 1351]

I am disappointed that the City Council approved a massive Mello-Roos bond issue- “up to” \$550 million- to pay for roadway and traffic enhancements for the One Beverly Hills project.

As others have noted, that’s more than the City’s entire annual budget. It also appears to be an order of magnitude greater than the typical Mello-Roos bond issue.

The project’s developers mentioned these improvements when trying to convince Beverly Hills residents that the project was a good thing for the City, but never told us that they would then ask us to finance them.

They also mentioned the 10 acres of open space, but only in small print note that these are private spaces subject to the project’s control, not public park spaces belong to the citizens of Beverly Hills.

My main concern about the bond issue is, ‘Will the City and its residents be responsible for paying bondholders if something goes wrong?’

What might go wrong? This project already went bankrupt once. A 44-story building near or on the Santa Monica earthquake fault might collapse during a major earthquake, which some seismologists think is long overdue.

The changing political situation in regards to immigrants and visitors might make international purchasers leery of buying a pied-a-terre here. Unpredictable tariffs might yet collapse the financial markets.

Fortunately, an online search appears to indicate that the landowners in the Mello-Roos Community Finance District are responsible in case of default, not the issuing municipality.

Even if that information is correct, I am still concerned that the City isn’t getting enough in return for creating the Community Finance District and issuing the bonds. Mayor Nazarian said that One Beverly Hills “delivers meaningful public benefit to our community.”

Mayor Nazarian, please explain how this giant scar on the western edge of our once-beautiful city, with two buildings almost twice as tall as any existing structure here, guaranteed to make the gridlocked traffic at a major intersection worse, benefits our community. Most of your constituents don’t think it’s a good idea.

At the very least, you should demand that the City get a 10% stake in the project in return for issuing the bonds, just like President Trump has done with Intel, and force One Beverly Hills to deed the “open spaces” to the City, for real public use, like the Beverly Cañon Gardens.

If One Beverly Hills doesn’t agree promptly, slow-walking any needed ap-

provals for continuing construction or lane or street closures might quickly bring them to the table.

**Daniel Fink
Beverly Hills**

Last week’s unanimous city council vote to approve One Beverly Hills’ application for a Community Facilities District makes one thing clear: there is no downside for the City. After careful review, the CFD has proven to be both safe for Beverly Hills and highly beneficial.

All costs are borne by the developer. The City secures a 1% increase in EMS fees and an additional \$15 million payment for its participation, while strengthening one of the many \$100M+ revenue streams the project will generate. Just as importantly, the CFD does not raise property taxes for residents outside One Beverly Hills and it encumbers only the project area, fully protecting the City from liability.

With these safeguards and advantages, the CFD represents not only a good deal to the city, but also a risk-free one. I look forward to seeing One Beverly Hills reach completion.

**David Mirharooni
Beverly Hills**

On August 19, despite significant opposition from the city’s intelligentsia, including many who favored the One BH project, the BH council agreed to orchestrate a \$550 million Mello-Roos bond indebtedness for the benefit of the One BH development.

The One BH project, approved years ago, is an overly ambitious project adjacent to the Beverly Hilton. It includes dual 32 and 26 story skyscrapers, about 200 condos for only the very wealthy 1%, a hotel, an additional 11 story building, commercial spaces, botanical gardens, and tunneling through part of Merv Griffin Way. The project is now owned by OWR Hotel Owner and BH Luxury Residences, both limited liability companies represented by the same director.

The project’s lack of progress has been intentionally blocked from public view, but photos presented very briefly at the council meeting demonstrated that none of the new structures have been built. So far it appears that only incomplete demolition and digging have taken place.

A big selling point for the original approval of the One BH project was the promise that the developer would construct and maintain botanical gardens and Merv Griffin Way for public use. But now the Mello-Roos bond issue, which must involve city facilities, has been set up to require the city’s extensive ongoing involvement in the construction, bids, hiring, contracts, inspections, payments, etc., for the public portion of the botanical gardens and Merv Griffin Way.

At the council meeting, council members asked the right questions. But regardless of the answers council members and staff were more interested in trying to help what appears to be a failed development than observing their duty to protect the city.

No showing of assets and liabilities of the One BH owners or the developer



Councilmember Craig Corman, Vice Mayor John Mirisch, Chair Helena Rosenthal, Commissioner Erica Felsenthal, Mayor Sharona Nazarian, and Councilmembers Les Friedman and Mary Wells

Health and Safety Commission Recognized for Social Media Safety Efforts

Health and Safety Commission Chair Helena Rosenthal and Commissioner Erica Felsenthal accept a Moment of Unity certificate honoring the Commission’s work in promoting social media safety.

were required by the city (4:56 on council meeting video at beverlyhills.org), the claim being made that those things aren’t determined until long after entitlements are obtained and permanent financing is set up (4:24). But it has been years since the entitlements were obtained.

Although asked about a completion guarantee, the developer was allowed to simply represent that it had significant commitments from J.P. Morgan and mezzanine lenders, and that the developer and its partners were fully committed (3:50, 3:51 & 4:31).

Supposedly 20 of the approximately 200 condos have been sold (4:31).

The developer claimed that if the bond indebtedness was not approved, the project would still be built (4:44). If true, there is even more reason not to approve the bond indebtedness.

There was considerable emphasis on the fact that the bonds and interest would be paid by taxes assessed on only property owners within the One BH project area, as opposed to the remaining Beverly Hills residents. But there was very little emphasis on the risks the city would still face by approving and orchestrating the sale of up to more than half billion dollars in bonds that may never be repaid, including the expensive defense of litigation the city could face, loss of reputation, and an adverse effect on the city’s credit rating.

There was also no mention of the extensive work city staff would have to undertake, not only on ongoing construction, but also in the levying and collection of bond taxes, and orchestration of bond sales.

The city’s finance director and the city’s bond counsel claimed that the city would be indemnified and defended from any legal challenges (2:30) (4:51) but the indemnification provisions on pp. 26-27 of the bond acquisition agreement are very limited. In fact the city becomes liable for personal injuries or property damage relating to the botanical gardens and

Merv Griffin Way after completion, which would not be the case absent the bond issue and need to create city easements. Further pp. 7-8 of the funding agreement which deals with the city’s sale of bonds, provides that the owners do not indemnify the city for any negligent or wrongful acts or omissions.

It was touted as a big incentive to orchestrate the bond indebtedness that the city would receive \$10 million of the bond proceeds to spend on city facilities. However it was purposely concealed in both the agenda materials and at the council meeting that the \$10 million can only be spent on city facilities either within the One BH project area, the public portion of the botanical gardens and Merv Griffin Way, or for city facilities which directly serve and have a nexus to the One BH project. In fact, instead of being honest about the spending limitations, both the city’s own bond attorney and the attorney representing One BH owners advertised that the funds could be used for a wide range of city facilities within the city “allowable under the Act” (4:16, 4:22, 4:23, 4:29, 4:34). Further, the \$10 million must come from bond proceeds and will only be received if sufficient bonds are sold.

The attorney for One BH owners and the city’s bond attorney claimed that the One BH owners would maintain the botanical gardens and Merv Griffin Way in perpetuity (4:03, 4:04, 4:12 & 4:35). However the bond acquisition agreement provides on p. 25 that the One BH owners are only obligated to repair or replace defects from their construction work on those projects for 12 months after transferring the easements to the city. Also, any duty of the owners to provide daily upkeep, watering etc., was specifically excluded. It also provides that the owners shall maintain the botanical gardens and Merv Griffin Way in good and safe condition until the City accepts them into the city system for maintenance or as otherwise provided in

letter cont. on page 4

letters cont. from page 3

the the original project approval.

Council members emphasized that the city would not be committed to issue the bonds until 2028 when the project would be substantially completed (4:27) and acted as if their authorizing the bond indebtedness now would not created any obligation of the city to actually issue the bonds. But the city’s bond counsel stated that if the project were to be substantially completed and the city did not want to issue the bonds, the city could face litigation (3:58). Further, the funding agreement requires the city to issue and sell the bonds on p. 2 in the absence of any conditions.

The pre-planned coup de grâce occurred when Mayor Sharona Nazarian asked the developer to increase the \$10 million city facilities payment to \$15 million, and to increase the EMS fees (for emergency medical service costs necessitated by the project) from 3% to 4% of condo sale prices (5:04), and he agreed. These increases were intended to provide reason to overcome the strong opposition to the over half billion bond indebtedness.

Some of our council members seemed to be motivated by an impractical wannabe off-kilter obsession with luxury and “the Beverly Hills brand”. And some residents were outraged by the use of the Mello-Roos bond procedure, which is ordinarily used for projects with overwhelming public benefits, for a luxury project for the ultra wealthy.

It appears to many residents that our city council and staff, in undertaking the extensive duties of the bond indebtedness, and the risks, unnecessarily, were working for the owners of One BH, and not the city and its residents.

Darian Bojeaux
Beverly Hills

briefs

TV Host Knocked Down and Robbed in Beverly Hills

Camille Anderson, television personality best known for hosting Selling Mega Mansions, says she was attacked and robbed while walking in Beverly Hills on Saturday night, according to KTLA 5.

Anderson told KTLA’s Kimberly Cheng that the incident occurred around 9 p.m. while she and a friend were walking near Santa Monica Boulevard and Canon Drive after leaving a restaurant. She said two men approached her, attempted to grab her purse, and then knocked her to the ground when she resisted.

“They lunged at me and tried to take my purse,” Anderson told KTLA. “Because they didn’t get it on the first attempt, the person slammed me to the ground. All I could think was to start screaming.”

The suspects fled in a car but were quickly located by police after bystanders called 911. Officers identified the suspects as:

- Vlad Oganisyan, 23
- Razmik Papikyan, 25

- Grigoryan Vahagn, 45

Police also recovered Anderson’s purse from the getaway vehicle. The three men were later released on bond, and the case remains under investigation.

Anderson sustained cuts and bruises during the incident but was not seriously injured. She told KTLA she believes the robbery may have been a crime of opportunity, though she also questioned whether someone had been watching her before the attack.

Planning Commission to Review Objective Design Standards for Multi-Family Housing

The Planning Commission is set to consider proposed Objective Design Standards for new multi-family housing projects that include deed-restricted affordable housing units, at its Thursday meeting.

The resolution would establish Objective Design Standards covering topics such as building massing, privacy, landscaping, and materials. Projects that meet these standards would not be subject to the city’s discretionary architectural review process. The proposal is tied to Housing Element Program 12.1, which requires cities to streamline approvals for housing that complies with objective design requirements.

The accompanying ordinance would amend multiple sections of the Beverly Hills Municipal Code. Changes include updates to definitions, revisions to multi-family development regulations, and references to the new Objective Design Standards in the zoning code. The draft ordinance would also clarify that multi-family buildings with existing non-conforming density can be rebuilt to their current unit count, as required by state housing replacement rules. Minimum unit sizes would be reduced, and façade modu-



City Council Congratulates New Traffic and Parking Commissioner Michael Karrie

Newly appointed Traffic and Parking Commissioner Michael Karrie is formally congratulated by the City Council and pictured with his family. Karrie is a Senior Software Engineer at SysGit.

lation requirements simplified.

The draft standards were developed during 2024 and 2025 through study sessions with the Planning Commission and the Architectural Design Commission, input from appointed ad hoc committees, and a listening session with local architects. Revisions were made following feedback regarding flexibility, privacy rules, and material requirements.

While the current proposal applies only to projects with affordable housing, city staff have indicated plans for a Phase 2 that would extend objective design standards to all multi-family and mixed-use projects. The City Council has allocated \$200,000 in the FY 2025–26 budget for this next phase, which is expected to be completed by the end of 2026.

If approved, the Planning Commission’s recommendation on the draft ordinance and resolution will be forwarded to

the City Council for further consideration.

Lionel Richie’s Beverly Hills Home Targeted in Burglary Attempt

Musician Lionel Richie’s Beverly Hills residence was the site of an attempted burglary early Friday morning, according to a report from TMZ.

The Beverly Hills Police Department confirmed that officers responded to a call about a residential burglary shortly after midnight in the area where Richie owns a property. Police arrested 34-year-old Michael John Bond on suspicion of residential burglary. At this time, the Los Angeles County District Attorney’s Office has not filed formal charges.

Authorities say the investigation remains ongoing. Detectives are reviewing security camera footage and other evidence collected at the scene.



BHUSD Assistant Superintendent Dustin Seemann, Vice Chair Rose Kaiserman, Chair Vered Elkouby Nisim, Board of Education President Rachelle Marcus, Councilmember Mary Wells, Commissioners Laura Margo, Noelle Batista and Pam Kraushaar, Superintendent Alex Cherniss, Author Allegra Goodman and Moderator Julie Goler

Beverly Hills Reads Draws Over 350 Attendees

More than 350 people took part in the Beverly Hills Reads event on Sunday, August 24, at El Rodeo Elementary School. Beverly Hills Reads, first launched in 2023 by the Human Relations Commission, is a citywide literary program designed to promote reading and community engagement.

This year’s event focused on Isola by author Allegra Goodman. Attendees were invited to read the book in advance and then participate in a discussion with Goodman during the program. Goodman was featured in issue #1350.

According to TMZ, Richie was at home when the break-in attempt occurred. The suspect allegedly fled without stealing anything after the home’s security system was triggered.

Beverly Hills Police Warn Older Adults About Distraction Theft Scams

The Beverly Hills Police Department (BHPD) has issued a warning, particularly to older adults, about distraction theft scams that have been recently reported in the area.

According to police, distraction thefts

occur when suspects create a diversion to take personal property from victims. These incidents have been reported in public spaces, parking lots, and outside private residences.

BHPD says recent cases often involve suspects offering “blessings” or spiritual protection while placing fake jewelry, gifts, or religious items on victims. During the interaction, suspects discreetly remove the victim’s real jewelry, usually a necklace. Police say the suspects typically work in pairs, with one woman dressed in modest clothing engaging the victim, while a male accomplice waits nearby

with a getaway vehicle. In some cases, the suspects claimed to be from Dubai.

Victims are most often women in their late 70s walking alone in residential neighborhoods, according to the department.

BHPD identified the following red flags linked to these scams:

- Strangers asking for directions to local markets, the 405 Freeway, the 10 Freeway, or other destinations
- Unsolicited offers of spiritual or religious blessings
- Strangers attempting to place items on a person

- Overly friendly behavior from unfamiliar individuals

To reduce risk, police recommend that residents decline physical contact with strangers, be cautious when approached for help or directions, walk away from unsolicited encounters, and report any unusual or suspicious behavior.

The department encourages anyone who observes suspicious activity to contact police. Non-emergency calls can be made to 310-550-4951, while emergencies should be reported by dialing 911.

--Briefs Compiled by Danielle Berjikian

detention&arrestsummary

Beverly Hills Weekly received the information that appears below from the Beverly Hills Police Department. This information is released each week to the public. We assume no responsibility for errors or omissions in the Detention and Arrest Summary.

ANDERSON, PETER HOLST, 51, arrested on 6/12/25 for dirivng under the influence of alchol, and driving under the influence with blood alchol over .08.

MOMONGAN, DEVIN, 38, arrested on 6/12/25 for grand theft - shoplfting.

STRAND, STEVEN CARL, 35, arrested on 6/13/25 for possession of drug paprhenilia, having an outside felony warrant, and having an outside misdeamnor warrant.

NADDAF, ABDALLAH, 30, arrested on 6/13/25 for possession of drug paprhenilia.

CRABEL, LORENA SARBU, 47, arrested on 6/13/25 for violation of a court order.

VARGAS, LEO HOBOCIENSKI, 51, arrested on 6/14/25 for driving under the inflinece of alcohol.

SILVA, EMMANUEL S, 19, arrested on 6/14/25 for theft or driving of vehicle.

ROMAN ORTIZ, JULIAN JANDELL, 23, arrested on 6/13/25 for being under the influence of a controlled substance.

ALI, BRANDON ANTONIO, 42, arrested on 6/14/25 for theft or driving of vehicle.

GULLIFORD, ERICH LYNN, 33, arrested on 6/14/25 for possession of a controlled substance, and possession of drug paprhenilia.

BEEGLE, JOHN RANDALL, 50, arrested on 6/15/25 for DUI causing injury: driving under the influence of alchol, DUI causing injuryL dirivng with blood alcohol .08 or more.

MCGARVEY, TIMOTHY JOHN-SHADRACK, 54, arrested on 6/1/5/25 for possession of drug paprhenilia, dirk/

dagger, minor in possession of alcohol, trans fail to register when released from custody - felony, and sitting/laying in public place.

BRUTHER, KEARSTIN NICOLE, 28, arrested on 6/14/25 for robbery.

BELTRAN, JERARDO, 30, arrested on 6/15/25 for possession of drug paprhenilia, and possession of meth/etc.

LUNA RAMIREZ, ALEJANDRO, 44, arrested on 4/15/25 for theft or driving of vehicle.

CASTILLO, MIGUEL JOAQUIN, 49, arrested on 6/1/625 for possession of drug paprhenilia, and trespass on posted land.

arrests cont. on page 7



NOTICE OF PUBLIC HEARING

DATE: Thursday, September 11, 2025
TIME: 1:30 PM, or as soon thereafter as the matter may be heard
LOCATION: Meeting will be held in person at: Commission Meeting Room 280A Beverly Hills City Hall 455 North Rexford Drive Beverly Hills, CA 90210

The Planning Commission of the City of Beverly Hills, at a **REGULAR** meeting on **Thursday, September 11, 2025** will hold a public hearing beginning at **1:30 PM**, or as soon thereafter as the matter may be heard to consider:

A DRAFT ORDINANCE OF THE CITY OF BEVERLY HILLS AMENDING SHORT TERM RENTAL REGULATIONS (TRANSIENT USES) FOR PROPERTIES WITH A DESIGNATED HISTORIC LANDMARK IN SINGLE FAMILY RESIDENTIAL ZONES, AND MAKING A DETERMINATION OF EXEMPTION UNDER THE CALIFORNIA ENVIRONMENTAL QUALITY ACT (CEQA)

The Planning Commission will consider a resolution recommending a draft ordinance to the City Council containing potential changes to the short term rental regulations (referred to as single-family transient uses in the Beverly Hills Municipal Code (BHMC)) applicable to properties on the Local Register of Historic Landmarks in single-family residential zones. The Commission will consider changes including, but not limited to, the following:

- Allowing short term rentals within guest houses and accessory dwelling units (ADUs) located on properties with a designated historic landmark in a single-family residential zone on a limited basis, with a minimum length of stay;
- Requiring the property owner to reside or be present on site while short term rental is conducted;
- Requiring the registration and payment of applicable business taxes and transient occupancy taxes; and
- Establishing specific penalties or fees for violation of short term rental regulations.

Environmental Review

This project has been assessed in accordance with the authority and criteria contained in the California Environmental Quality Act (CEQA), the State CEQA Guidelines, and the environmental regulations of the City. The Planning Commission will consider finding the project categorically exempt from CEQA pursuant to Sections 15061(b)(3) and 15305 of Title 14 of the California Code of Regulations since the project only involves

use restrictions on certain properties and does not authorize construction. In addition, the project reflects minor changes in land use limitations that do not result in changes to land use or density.

How to Participate

The public can participate in, watch or listen to commission meetings through the following methods:

- In Person: Submit a speaker card to the Recording Secretary at the meeting.
- Oral Comment: Call (310) 288-2288, select Option 1 when prompted. You will be placed on a brief hold, and called upon to make a comment at the appropriate time.
- Video Comment: <https://beverlyhills.org/BevPublic>, enter passcode: 90210 when prompted.
- Written Comment: Email commentPC@beverlyhills.org
- Audio Only: Call (310) 288-2288, select Option 2 when prompted.
- Watch LIVE: BHTV Channel 10 on Spectrum Cable or www.beverlyhills.org/watchlive

It is recommended that written public comments be submitted to the Commission Recording Secretary by 11:30 AM on the meeting date. Public comments will also be taken during the meeting when the topic is being reviewed by the Commission. Written comments should identify the Agenda Item number or topic in the subject line of the email. In order to be read at the meeting, written comments will be allowed with a maximum of 350 words, which corresponds to approximately three (3) minutes of speaking time.

If a comment is received after the agenda item is heard, it will not be a part of the record. Any written comments received by end of the day on Tuesday, September 2, 2025, will be attached to the item’s agenda report. Any comments received after Tuesday, September 2, 2025, but prior the public hearing, will be distributed to the Commission under separate cover. According to Government Code Section 65009, if you challenge the City’s action in court, you may be limited to raising only those issues you or someone else raised at the public hearing described in this notice, or in written correspondence delivered to the City, either at or prior to the public hearing. Any comments received prior to or during the public hearing will be considered as part of the public record.

If there are any questions regarding this notice or if you would like to be added to the interested parties list for this topic, please contact **Chloe Chen, Principal Planner** in the Planning Division at (310) 285-1194, or by email at cchen@beverlyhills.org. Copies of the project materials are on file in the Community Development Department, and can be reviewed by any interested person at 455 North Rexford Drive, Beverly Hills, CA 90210.

Sincerely,
Chloe Chen, Principal Planner



Pursuant to the Americans with Disabilities Act (ADA), the City of Beverly Hills will make reasonable efforts to accommodate persons with disabilities. If you require special assistance, please contact (310) 285-1126 (voice) or (310) 285-6881 (TTY) prior to the meeting for assistance. Providing at least forty-eight (48) hours advance notice will help to ensure availability of services. City Hall, including the Council Chamber and Room 280A, is wheelchair accessible. The City Hall Council Chamber and Room 280A are also equipped with audio equipment for the hearing impaired.



threestar☆☆☆ shorttakes

By Peter Ostroff

OBH Post-Mortem and Lessons Learned (Maybe)

Early on the morning of August 20, the City Council took the procedural steps of establishing special Districts on the One Beverly Hills (OBH) campus which would have the authority under the control of the Council to issue up to \$550 million in tax exempt bonds that could be used to reimburse the developer for construction of OBH infrastructure.

After attending a July 15 meeting of the Council where I learned for the first time that this was under consideration, and hearing a presentation from bond counsel, staff and the Councilmembers which was limited to assurances that these bonds posed “no risk to the City,” I raised several questions including:

- Rather than talk, should we get written opinions from experienced independent counsel that addressed the potential risk including whether there was a potential that these would be an unlawful gift of public funds given that OBH had already agreed to install the infrastructure in exchange for uniquely substantial development entitlements?
- Should the City be compensated for the bond issuance in an amount commensurate with the benefit that low interest bonds would provide to OBH?

During most of the time between the July 15 hearing and August 19, the responses from staff and the friends and family of the developer were limited to the “mantra” that there was “no risk to the City” and that the benefit to the City would be the completion of a beautiful project without delay.

Notably, the developer did not say, at least not publicly, that without the City issued bonds, the project would be delayed or not completed. Had the developer done so, that would have been an admission of financial problems and a very compelling reason to refuse to authorize the issuance of the bonds.

Many residents were strongly opposed to this project once it received public attention.

Most troublesome, at all times since the questions were raised about the wisdom of the issuance of the bonds, City officials and staff treated those who raised questions as adversaries standing in the way of completion of a development that the City wanted.

Fortunately, two things happened that were entirely responsive to the questions

raised by residents:

1) City Attorney Larry Wiener arranged for two letters from prominent law firms (including, as a nice touch, the firm at which I worked for the last 37 years of my law practice) assuring the City and its residents that the risks were minimal; and

2) Councilmember John Mirisch negotiated for an enhanced Environmental Management and Sustainability (EMS) fee of 1% of the sales price of every unit sold units after the initial sale from the Developer to a condominium owner (subject to some carveouts). This provides tremendous value to the City as it is projected that this enhanced fee will bring the City from a low of \$70 million to a high of at least \$140 million; and it eliminates the issue of gift of public funds because of the substantial new compensation to the City. In addition, the City will receive another \$15 million from the bond proceeds that can be used for infrastructure improvements elsewhere in the City.

Bottom line, while this “deal” is not perfect, it can be very good for the City and I support it.

The City and developer representatives have expressed their enthusiastic support.

City Manager Designee **Ryan Gohlich** said: “This is a good outcome for the City with long term benefits. It will provide for services and infrastructure with extremely low risk.”

Larry Green, Managing Director of developer Cain Development LP expressed that he was “pleased that the City has taken this step. The unanimous vote by the Council reflects a strong partnership between Cain, the City of Beverly Hills and the Community.” He also said that he thanks the Council for this partnership and the community support “as we work together to advance this extraordinary project.”

While it may be true that “all’s well that ends well”, it is worth exploring how this application for NTE \$550 million in bond financing was handled by our City officials.

I acknowledge that some of this is speculative on my part but I believe that the overall picture is accurate even if some of the details are not.

In June or July 2024, the Developer approached the office of the City Manager about the possibility of the City issuing Mello-Roos tax exempt bonds to fund OBH infrastructure. Mello-Roos bonds are a common way to help devel-

opers pay for the cost of installing infrastructure with lower cost “loans.”

Then, the City Manager’s office consulted with counsel and with at least one member of the City Council about the advisability of considering this and was likely told that Mello-Roos bonds were a commonly used tool and that there was no harm

in exploring the possibility.

This proposed transaction surfaced somewhat publicly for the first time in November 2024, the City Council approved on its consent calendar a Reimbursement Agreement with Oasis BH, LLC. whereby the developer agreed to pay for costs of bond counsel for the City, other consultants and other expenses incurred by the City and it was off to the races.

Apart from this Consent calendar item, the bond issuance proposal was processed and considered behind closed doors until it was nearly fully baked and strongly supported by staff. It was supported even before there was a suggestion that the City would receive any compensation for this extraordinary highly valuable accommodation.

The issue was discussed for the first time publicly at a City Council Study Session on May 20. The discussion was brief and limited to what became a “mantra” of “no risk to the City.”

At the July 15 Council meeting, the Council addressed and passed a resolution stating its intent to authorize the formation of two “Community Facilities Districts” on the OBH campus that could then, under supervision of the City Council, issue up to \$550 million of Mello-Roos Bonds. There was a vague reference in the staff report to an agreement whereby the developer would pay \$10 million of the bond proceeds to the City for future infrastructure costs. In other words, paying the City its own \$.

I was troubled that the City was considering entering into a significant transaction with no discussion of how this would benefit the City and fair compensation to the City.

Shortly after the July 15 meeting, we made these questions public. It is fair to say, as City Treasurer Howard Fisher did, that many residents were “outraged.”

Between late July and the August 19 hearing, many questions were asked but the answers from the developer and staff were not helpful.

There are likely several reasons that the developer’s application was addressed with an opaque process until we discussed it:

City officials consider the OBH project as very important to the City’s financial strength and seem willing to give the developer whatever it asks for. One former Mayor told the Council that the proper question was not why **should** we do this but why we **should not** do this. Seriously?

Initially, I think that some city officials believed, in good faith, that Mello-Roos bonds were so common that this request was just the ordinary course of business.

However, this request for Mello-Roos funding was different for several reasons including that:

a) \$550 million is a huge amount for this City; if we make a mistake of \$10 million or even \$15M, that would be unfortunate, but a mistake for a significant part of \$550 million would be catastrophic for our City;

b) this would be paying the developer the costs of something that the developer had agreed to do in exchange for the uniquely generous entitlements that had been extended; and

c) this project, while the apple of some present and former Councilmembers’ eyes, was already unpopular with many residents.

In hindsight, a well-publicized study session or town hall at the outset to take the residents’ temperature about this proposal would have been a wiser course rather than the “smuggle it through in baggy tweeds” effort that was mistakenly and unsuccessfully attempted.

It would also be wise for our Councilmembers to treat residents with respect rather than the “we know best” disdainful approach that some have practiced in the recent past. Here, rather than acknowledging objectively that the gift of public funds issue was a matter for serious concern, the issue was consistently ignored. The response to other issues such as how the City would benefit was limited to an explanation that it would ensure that the City would get a beautiful project without delay. That argument was never overtly supported or even suggested by the developer but it would be naive to assume that the developer’s carefully curated letters of support would have offered that contention absent prompting by the developer.

So, the public debate in the runup to the August 19 hearing was far more contentious than it should have been.

Fortunately, through the good work of City Attorney Wiener, Mayor **Sharon Nazarian** who negotiated for a \$15 million payment instead of the \$10 million or zero initially “negotiated” by staff and, most importantly, Vice Mayor Mirisch who persuaded the developer to increase the EMS fees, we have a happy ending.

This should not obscure my parting message to our City officials:

Staff should retain objectivity throughout the process of managing the presentations to the Council and, for that matter, the Commissions, and resist the temptation to put their “elbows on the scales” in the preparation of staff reports, conduct of meetings etc.

We residents are not the enemy just because we raise questions about what you are considering, planning or doing.

coverstory

REVISED PLANS FILED FOR 26-STORY RESIDENTIAL TOWER ON BURTON WAY

By Danielle Berjikian

Developer Crescent Heights has submitted updated plans for a high-rise apartment building at 8844 Burton Way, the former site of the Temple Emanuel

day school. Temple Emanuel sold the property to Miami-based developer Crescent Heights in 2019 for \$27.4 million. It

formerly housed the school before the building was demolished.

According to *Urbanize LA*, the project, first introduced in early 2024 under California’s Builder’s Remedy, was originally planned as a 20-story tower containing about 200 apartments. That version called for a structure standing 223 feet tall with roughly 480,000 square feet of floor area, 277 parking spaces, and 40 units designated for lower-income households.

New filings made in March and July of 2025 keep the same number of total units but expand the design to a 26-story tower reaching 321 feet at its highest point. Parking capacity would rise to

318 spaces. The updated plans include 14 units reserved for extremely low-income residents and eight units for moderate-income households, according to *Urbanize LA*.

The tower, designed by Large Architecture, is planned as a glass-and-steel structure with a two-level podium and a three-level semi-subterranean garage.

Crescent Heights has developed other high-rise properties in Los Angeles, including the 40-story Ten Thousand building in Century City, and has additional projects planned in Koreatown, Downtown Los Angeles, and Hollywood.

arrests cont. from page 5

SINGHAL, AHABNAM, 49, arrested on 6/16/25 for grand theft - shoplifting.

MODINE, ARTHUR THOMAS, 25, arrested on 6/16/25 for violation of court order, and driving under the influence of

alcohol.

PEREZ, JOSEPH, 41, arrested on 6/16/25 for possession of meth/etc.

HARSH, CHRISTOPHER JAMES, 36, arrested on 6/17/25 for vandalism: MISD/deface rproperty.

Public Notices

310-887-0788

Forms available at
www.onestopdbas.com

Christina Snyder
Case Number: 25NWCP00356
SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES
12720 Norwalk Bl
Norwalk, CA 90650
ORDER TO SHOW CAUSE FOR CHANGE OF NAME
PETITION OF: Christina Snyder
Petitioner: Christina Snyder
Present name: Christina Snyder
Proposed name: Christina Romo
THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.
NOTICE OF HEARING Date: 9/19/2025 Time: 8:30a Dept: C Rm: 312
A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county, Beverly Hills/BeverlyWeeky, Date: 7/21/25, Signed: Lee W. Tsao, Judge of the Superior Court
Published: 8/7/25, 8/14/25, 8/21/25, 8/28/25 292
FICTITIOUS BUSINESS NAME STATEMENT: 2025145141. The following person(s) is/are doing business as: LARRY LARSON & ASSOCIATES. 6303 Wilshire Blvd #201, Los Angeles, CA 90048. County of Los Angeles. LARRY LARSON. 6303 Wilshire Blvd #201, Los Angeles, CA 90048. This business is conducted by: an Individual. Registrant has begun to transact business under the fictitious business name or names listed here on: 1/20/21. Signed: Larry Larson, Owner. This statement is filed with the County Clerk of Los Angeles County on: 7/16/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) 8/7/25, 8/14/25, 8/21/25, 8/28/25 293
FICTITIOUS BUSINESS NAME STATEMENT: 2025155364. The following person(s) is/are doing business as: BROWN DIAMOND CONIERGE. AON# 5740954, 9440 Santa Monica Blvd Ste. 301, Beverly Hills, CA 90210. County of Los Angeles. BROWN DIAMOND ENTERPRISES INC. 9440 Santa Monica Blvd Ste. 301, Beverly Hills, CA 90210. This business is conducted by: a Corporation. Registrant has begun to transact business under the fictitious business name or names listed here on: 7/20/25. Signed: Roland Williams, CEO. This statement is filed with the County Clerk of Los Angeles County on: 7/30/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) 8/7/25, 8/14/25, 8/21/25, 8/28/25 294
FICTITIOUS BUSINESS NAME STATEMENT: 2025157150. The following person(s) is/are doing business as: SGS ART PARTNERSHIP. 9665 Wilshire Blvd 5th floor, Beverly Hills, CA 90212. County of Los Angeles. MITCHELL SMLKINSON; RICHARD M. GENOW. 9665 Wilshire Blvd 5th floor, Beverly Hills, CA 90212. This business is conducted by: a General Partnership. Registrant has begun to transact business under the fictitious business name or names listed here on: 1/20/02. Signed: Mitchell Smlkinson, General Partner. This statement is filed with the County Clerk of Los Angeles County on: 7/31/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) 8/7/25, 8/14/25, 8/21/25, 8/28/25 295
FICTITIOUS BUSINESS NAME STATEMENT: 2025157187. The following person(s) is/are doing business as: SGS ART PARTNERSHIP II. 9665 Wilshire Blvd 5th floor, Beverly Hills, CA 90212. County of Los Angeles. MITCHELL SMLKINSON; RICHARD M. GENOW; ALLISON BINDER; CHAD CHRISTOPHER; MATTHEW ROSEN. 9665 Wilshire Blvd 5th floor, Beverly Hills, CA 90212. This business is conducted by: a General Partnership. Registrant has begun to transact business under the fictitious business name or names listed here on: 1/20/16. Signed: Mitchell Smlkinson, General Partner. This statement is filed with the County Clerk of Los Angeles County on: 7/31/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) 8/7/25, 8/14/25, 8/21/25, 8/28/25 296
FICTITIOUS BUSINESS NAME STATEMENT: 2025155155. The following person(s) is/are doing business as: THE THERAPY WITH ISABELLA. 14016 Bora Bora Way, Marina Del Rey, CA 90292. County of Los Angeles. ISABELLA ROSE ALONZO-GATTI. 14016 Bora Bora Way, Marina Del Rey, CA 90292. This business is conducted by: an Individual. Registrant has begun to transact business under the fictitious business name or names listed here on: 7/20/25. Signed: Isabella Rose Alonzo-Gatti. This statement is filed with the County Clerk of Los Angeles County on: 7/30/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) 8/7/25, 8/14/25, 8/21/25, 8/28/25 297
FICTITIOUS BUSINESS NAME STATEMENT: 2025155381. The following person(s) is/are doing business as: KADO & CO. 5500 TORRANCE BLVD UNIT A203 TORRANCE CA 90503. ANNETTE AOYAMA. 5500 TORRANCE BLVD UNIT A203 TORRANCE CA 90503. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious

business name(s) listed above on: N/A. Signed: ANNETTE AOYAMA, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/04/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11.624
FICTITIOUS BUSINESS NAME STATEMENT: 2025156099. The following person(s) is/are doing business as: KICKBOXING CLUB; KICKBOXING CLUB FITNESS. 8810 APOLLO WAY DOWNEY CA 90242. 202462819681. KBXC DOWNEY LLC. 4216 PACIFIC COAST HWY #1223 TORRANCE CA 90505. This business is conducted by: A LIMITED LIABILITY COMPANY. Registrant commenced to transact business under the fictitious business name(s) listed above on: 11/20/24. Signed: ERIC YEE, MANAGING MEMBER. This statement is filed with the County Clerk of Los Angeles County on: 07/30/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/07/2025, 08/14/2025, 08/28/2025 11.625
FICTITIOUS BUSINESS NAME STATEMENT: 2025156096. The following person(s) is/are doing business as: KICKBOXING CLUB; KICKBOXING CLUB FITNESS. 4821 DEL AMO BLVD LAKEWOOD CA 90712. 202460611429. KICKBOXING CLUB LAKEWOOD LLC. 4216 PACIFIC COAST HWY #1223 TORRANCE CA 90505. This business is conducted by: A LIMITED LIABILITY COMPANY. Registrant commenced to transact business under the fictitious business name(s) listed above on: 01/20/24. Signed: ERIC YEE, MANAGING MEMBER. This statement is filed with the County Clerk of Los Angeles County on: 07/30/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11.626
FICTITIOUS BUSINESS NAME STATEMENT: 2025139181. The following person(s) is/are doing business as: L.A. ADMINISTRATIVE SUPPORT. 16041 CELTIC ST GRANADA HILLS CA 91344. RODERICO BALONZO. 16041 CELTIC ST GRANADA HILLS CA 91344. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: RODERICO BALONZO, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/09/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11.627
FICTITIOUS BUSINESS NAME STATEMENT: 2025152610. The following person(s) is/are doing business as: TENTH STREET PROPERTIES LLC. 17105 DELIA AVE TORRANCE CA 90504. B20250203664. TENTH STREET PROPERTIES LLC. 17105 DELIA AVE TORRANCE CA 90504. This business is conducted by: A LIMITED LIABILITY COMPANY. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: FRANCOIS CO M DAVIS, MEMBER. This statement is filed with the County Clerk of Los Angeles County on: 07/25/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11.628
FICTITIOUS BUSINESS NAME STATEMENT: 2025155587. The following person(s) is/are doing business as: MAGI BITES. 156 S SHIPMAN AVE LA PUENTE CA 91744. LAKKANA THANASARN. 156 S SHIPMAN AVE LA PUENTE CA 91744. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: LAKKANA THANASARN, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/01/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11.629
FICTITIOUS BUSINESS NAME STATEMENT: 2025157091. The following person(s) is/are doing business as: THE SKINCARE BAR. 2128 PICO BLVD SANTA MONICA CA 90405. SARA TURBEVILLE. 2128 PICO BLVD SANTA MONICA CA 90405. RICHARD REYER. 2128 PICO BLVD SANTA MONICA CA 90405. This business is conducted by: A GENERAL PARTNERSHIP. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: SARA TURBEVILLE, GENERAL PARTNER. This statement is filed with the County Clerk of Los Angeles County on: 08/01/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11.630
FICTITIOUS BUSINESS NAME STATEMENT: 2025157267. The following person(s) is/are doing business as: QUICKFIX APPLIANCE REPAIR. 15147 GILMORE ST VAN NUYS CA 91411. ROBERT KEROBYAN. 15147 GILMORE ST VAN NUYS CA 91411. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: 07/20/25. Signed: ROBERT KEROBYAN, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/01/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11.631
FICTITIOUS BUSINESS NAME STATEMENT: 2025157385. The following person(s) is/are doing business as: NEXT DAY NEAT. 970 IMPERIAL HWY 39 DOWNEY CA 90242. NORBERTO CASILLAS. 9070 IMPERIAL HWY 39 DOWNEY CA 90242. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: 07/20/25. Signed: NORBERTO CASILLAS, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/01/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11.632
FICTITIOUS BUSINESS NAME STATEMENT: 2025155382. The following person(s) is/are doing business as: CALI TEARS RECORDS. 6054 NORMANDIE AVE LOS ANGELES CA 90044. BRANDI YOUNGER. 6054 NORMANDIE AVE LOS ANGELES CA 90044. ISHMAEL MUHAMMAD. 6054 NORMANDIE AVE LOS ANGELES CA 90044. AMIR MUHAMMAD. 6054 NORMANDIE AVE LOS ANGELES CA 90044. This business is conducted by: JOINT VENTURE

Registrant commenced to transact business under the fictitious business name(s) listed above on: 07/20/25. Signed: BRANDI YOUNGER, GENERAL PARTNER. This statement is filed with the County Clerk of Los Angeles County on: 07/28/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11.633
FICTITIOUS BUSINESS NAME STATEMENT: 2025156695. The following person(s) is/are doing business as: PRIMA REALTY. 5017 BILMOOR AVE TARZANA CA 91356. NUNE ABRAMYAN. 5017 BILMOOR AVE TARZANA CA 91356. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: 07/20/25. Signed: NUNE ABRAMYAN, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 07/31/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11.634
FICTITIOUS BUSINESS NAME STATEMENT: 2025156685. The following person(s) is/are doing business as: LOTIS-0-LOTL; FEATHERS FINS & FUR. 1590 ROSECRANS AVE STE D #818 MANHATTAN BEACH CA 90266. SPINSTER SISTER LLC. 1590 ROSECRANS AVE STE D #818 MANHATTAN BEACH CA 90266. This business is conducted by: A LIMITED LIABILITY COMPANY. Registrant commenced to transact business under the fictitious business name(s) listed above on: 07/20/25. Signed: VICKIE ARESTEGUI, MANAGING MEMBER. This statement is filed with the County Clerk of Los Angeles County on: 07/31/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11.635
FICTITIOUS BUSINESS NAME STATEMENT: 2025155217. The following person(s) is/are doing business as: EMPOWER HER THERAPY. 11702 GLENWORTH ST SANTA FE SPRINGS CA 90670. EMPOWER HER THERAPY LICENSED CLINICAL SOCIAL WORKER APC. 11702 GLENWORTH ST SANTA FE SPRINGS CA 90670. This business is conducted by: A CORPORATION. Registrant commenced to transact business under the fictitious business name(s) listed above on: 07/20/25. Signed: YASMILET GARCIA, CEO. This statement is filed with the County Clerk of Los Angeles County on: 07/30/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11.636
FICTITIOUS BUSINESS NAME STATEMENT: 2025156133. The following person(s) is/are doing business as: HAPPY BOBS OFFICAL. 10647 LAUREL AVE SANTA FE SPRINGS CA 90670. KAYSTONE VENTURES LLC. 10647 LAUREL AVE SANTA FE SPRINGS CA 90670. This business is conducted by: A LIMITED LIABILITY COMPANY. Registrant commenced to transact business under the fictitious business name(s) listed above on: 07/20/25. Signed: DUSTIN CHANG, MANAGER. This statement is filed with the County Clerk of Los Angeles County on: 07/31/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11.637
FICTITIOUS BUSINESS NAME STATEMENT: 2025150314. The following person(s) is/are doing business as: BOOKS MAMA LOVES. 2409 VANDERBILT LN UNIT 6 REDONDO BEACH CA 90278. SARAH AREVALO. 2409 VANDERBILT LN UNIT 6 REDONDO BEACH CA 90278. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: SARAH AREVALO, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 07/23/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11.639
FICTITIOUS BUSINESS NAME STATEMENT: 2025156595. The following person(s) is/are doing business as: DAZZLE NAILS STUDIO. 100 ARTS&KAY AVE SUITE 128 GLENDALE CA 91205. SYLVIA MIRZAKHAN-SAKI. 100 ARTS&KAY AVE SUITE 128 GLENDALE CA 91205. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: 07/20/25. Signed: SYLVIA MIRZAKHAN-SAKI, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 07/31/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11.639
FICTITIOUS BUSINESS NAME STATEMENT: 2025141373. The following person(s) is/are doing business as: CHULO. 1501 LINCOLN BLVD #1071 VENICE CA 90291. ARMANDO VITAL. 200 W REGENT ST INGLEWOOD CA 90301. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: 07/20/25. Signed: ARMANDO VITAL, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 07/11/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11.641
FICTITIOUS BUSINESS NAME STATEMENT: 2025156055. The following person(s) is/are doing business as: SYSTEM OASIS SOLUTIONS. 22036 COLLINS APT 101 WOODLAND HILLS CA 91367. OMAR JAVIER CAYASSO. 22036 COLLINS APT 101 WOODLAND HILLS CA 91367. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: 07/20/25. Signed: OMAR JAVIER CAYASSO, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 07/30/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11.641
FICTITIOUS BUSINESS NAME STATEMENT: 2025155989. The following person(s) is/are doing business as: CAMPUS EDUCATION CONSULTING. 3711 LONG BEACH BLVD SUITE 4057

#1202 LONG BEACH CA 90807. HERMENEIA CONSULTING LLC. 3711 LONG BEACH BLVD SUITE 4057 #1202 LONG BEACH CA 90807. This business is conducted by: A LIMITED LIABILITY COMPANY. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: ENRIC MALLORQUI RUSCALLEDA, PRESIDENT. This statement is filed with the County Clerk of Los Angeles County on: 07/30/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11.642
FICTITIOUS BUSINESS NAME STATEMENT: 2025148558. The following person(s) is/are doing business as: WOLF LAW FIRM; JL FIRM. 1212 N WHITE AVE SUITE 202 POMONA CA 91768. JUNEJA LAW FIRM A PROFESSIONAL LAW CORPORATION. 1212 N WHITE AVE SUITE 202 POMONA CA 91768. This business is conducted by: A CORPORATION. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: TJ JUNEJA, PRESIDENT. This statement is filed with the County Clerk of Los Angeles County on: 07/21/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11.643
FICTITIOUS BUSINESS NAME STATEMENT: 2025155834. The following person(s) is/are doing business as: AURIVIDA HEALTHCARE. 2108 N ST STE N SACRAMENTO CA 95816. B20250227222. KARAGYAN ADVANCED PRACTICE NURSING PC. 2108 N ST STE N SACRAMENTO CA 95816. This business is conducted by: A CORPORATION. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: ARTUR KARAGYAN, PRESIDENT. This statement is filed with the County Clerk of Los Angeles County on: 07/30/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11.644
FICTITIOUS BUSINESS NAME STATEMENT: 2025138281. The following person(s) is/are doing business as: UNI INU. 342 1/2 W 52ND PL LOS ANGELES CA 90037. MYNERA NACRISTA ARIVERA. 342 1/2 W 52ND PL LOS ANGELES CA 90037. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: 06/20/25. Signed: MYNERA NACRISTA ARIVERA, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 07/09/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11.646
FICTITIOUS BUSINESS NAME STATEMENT: 2025139194. The following person(s) is/are doing business as: DIAZ UPHOLSTERY. 2168 POWERS ST POMONA CA 91766. VICTOR M DIAZ GUZMAN. 2168 POWERS ST POMONA CA 91766. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: 01/20/09. Signed: VICTOR M DIAZ GUZMAN, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 07/09/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11.647
FICTITIOUS BUSINESS NAME STATEMENT: 2025155238. The following person(s) is/are doing business as: SALUD Y SABORES. 2204 S BURNSIDE AVENUE LOS ANGELES CA 90016. LEONARD AGUIRRE ESTRADA. 2204 S BURNSIDE AVENUE LOS ANGELES CA 90016. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: 07/20/25. Signed: LEONARD AGUIRRE ESTRADA, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 07/30/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11.648
FICTITIOUS BUSINESS NAME STATEMENT: 2025145448. The following person(s) is/are doing business as: NORWALK GOAL CARWASH. 11565 FIRESTONE BLVD NORWALK CA 90650. 4087475. NORWALK CAR WASH INC. 531 MAIN ST UNIT 983 EL SEQUINDO CA 90245. This business is conducted by: A CORPORATION. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: MARC NALJARI, CEO. This statement is filed with the County Clerk of Los Angeles County on: 07/17/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11.649
FICTITIOUS BUSINESS NAME STATEMENT: 2025156224. The following person(s) is/are doing business as: KASA HEALTH AND WELLNESS; KASA MEDICAL SERVICES. 28512 FOOTHILL WAY SANTA CLARITA CA 91350. B20250209338. KASA ENTERPRISES INC. 28512 FOOTHILL WAY SANTA CLARITA CA 91350. This business is conducted by: A CORPORATION. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: KETH AGAY, CEO. This statement is filed with the County Clerk of Los Angeles County on: 07/31/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11.649

08/21/2025, 08/28/2025 11,650
FICTITIOUS BUSINESS NAME STATEMENT: 2025155420. The following person(s) is/are doing business as: ONE PLANT SHOP. 372 N HEATHER HEIGHTS CT MONROVIA CA 91016. FRANCISCO HUIZAR. 372 N HEATHER HEIGHTS CT MONROVIA CA 91016. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: 07/02/25. Signed: FRANCISCO HUIZAR, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 07/30/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11,651
FICTITIOUS BUSINESS NAME STATEMENT: 2025156387. The following person(s) is/are doing business as: SKILLSITE APP. 15442 VENTURA BLVD STE 201-1682 SHERMAN OAKS CA 91403. DANIEL CHANDLER. 15442 VENTURA BLVD STE 201-1682 SHERMAN OAKS CA 91403. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: DANIEL CHANDLER, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 07/31/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11,652
FICTITIOUS BUSINESS NAME STATEMENT: 2025157561. The following person(s) is/are doing business as: VERTEX PROCESSING. 13916 PROCTOR AVE LA PUENTE NIN. PENTAD CAPITAL. 13916 PROCTOR AVE LA PUENTE USA CA. This business is conducted by: A CORPORATION. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: PEDRO VALENCIA, PRESIDENT. This statement is filed with the County Clerk of Los Angeles County on: 08/01/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11,653
FICTITIOUS BUSINESS NAME STATEMENT: 2025138031. The following person(s) is/are doing business as: AG GRAPHIC SERVICES. 19747 WINGED FOOT WAY PORTER RANCH CA 91326. ANNA GHAZARYAN. 19747 WINGED FOOT WAY PORTER RANCH CA 91326. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: ANNA GHAZARYAN, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 07/30/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11,654
FICTITIOUS BUSINESS NAME STATEMENT: 2025155691. The following person(s) is/are doing business as: QUILTIQON. 17537 CHATSWORTH ST GRANADA HILLS CA 91344. JON RUSSKOFF. 17537 CHATSWORTH ST GRANADA HILLS CA 91344. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: JON RUSSKOFF, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 07/30/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11,655
FICTITIOUS BUSINESS NAME STATEMENT: 2025134281. The following person(s) is/are doing business as: GRITTERS IN COSTUMES COMPANY. 4527 INDIANA AVENUE LA CANADA CA 91011 6550755. RAZZANO CHIROPRACTIC INC. P.O. BOX 1222 LA CANADA CA 91012. This business is conducted by: A CORPORATION. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: ASHLEY RAZZANO, PRESIDENT. This statement is filed with the County Clerk of Los Angeles County on: 07/02/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11,656
STATEMENT OF ABANDONMENT OF USE OF FICTITIOUS BUSINESS NAME
File No. 2023239125
Date Filed: 11/06/2023
Name of Business: PACIFIC COAST APPLIANCE REPAIR SANTA MONICA, PCAR SANTA MONICA
1432 7TH STREET SANTA MONICA CA 90401
Registered Owner: APPLIANCE REPAIR TORANCE LLC
1432 7TH STREET SANTA MONICA CA 90401
Business was conducted by: A LIMITED LIABILITY COMPANY
Registrant Name: MAKSIM KUZIN, MANAGER
Current File #: 2025151970
Date: 07/24/2025
Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11,657
STATEMENT OF ABANDONMENT OF USE OF FICTITIOUS BUSINESS NAME
File No. 2022171263
Date Filed: 08/02/2022
Name of Business: LIFELINE HEALTH INTEGRATED, LIFELINE HEALTH INTEGRATED
788 BRIDLE COURT SAN DIMAS CA 91773
Registered Owner: A/JVP PARTNERS INC.
788 BRIDLE COURT SAN DIMAS CA 91773
Business was conducted by: A CORPORATION
Registrant Name: VICTOR L PEKSONUR, CEO
Current File #: 2025145645
Date: 07/17/2025
Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11,658
ORDER TO SHOW CAUSE FOR CHANGE OF NAME
Case Number: 25VECP00431
07/25/2025
SUMEET LYENGAR
7241 N MAPLE RD
VAN NUYS CA 91405
SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES
10000 CAMPELLA AVENUE
VAN NUYS CA 91401
PETITION OF: SUMEET LYENGAR for change of name
TO ALL INTERESTED PERSONS:
Petitioner: SUMEET LYENGAR filed a petition with this court for a decree changing names as follows:
Present name: SUMEET LYENGAR
Proposed name: SUMEET ANJANEYA LYENGAR
THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least 2 court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.
NOTICE OF HEARING Date: 09/12/2025 Time: 8:30AM Dept: W Room: 610
The address of the court is same as noted above.
A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: BEVERLY HILLS – BEVERLYWOOD WEEKLY
Date: 7/25/2025
Signed: SHIRLEY K WATKINS, Judge of the Superior Court
Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11,659
AMENDED ORDER TO SHOW CAUSE FOR CHANGE OF NAME
Case Number: 25VECP00367
07/30/2025
CHHOR VANN VUN
4702 ORION AVENUE APT 1
SHERMAN OAKS CA 91403
SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES
6230 SYLMAR AVENUE
VAN NUYS CA 91401
PETITION OF: CHHOR VANN VUN for change of name
TO ALL INTERESTED PERSONS:
Petitioner: CHHOR VANN VUN filed a petition with this court for a decree changing names as follows:
Present name: CHHOR VANN VUN
Proposed name: CHHORVANN VUN MAPP
THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least 2 court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.
NOTICE OF HEARING Date: 09/19/2025 Time: 8:30AM Dept: O Room: 511
The address of the court is same as noted above.
A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: BEVERLY HILLS – BEVERLYWOOD WEEKLY
Signed: SHIRLEY K WATKINS, Judge of the Superior Court
Date: 07/30/2025
Published: 08/07/2025, 08/14/2025, 08/21/2025, 08/28/2025 11,660
FICTITIOUS BUSINESS NAME STATEMENT: 2025127097
The following person(s) is/are doing business as: V & S MAINTENANCE AND REMODELING. V & S CARPET AND FLOORING. & S WATER DAMAGE RESTORATION. 17208 ROSETON AVE. ARTESIA, CA. 90701. LOS ANGELES, V&S MANAGEMENT SERVICES INC., 17208 ROSETON AVE. ARTESIA CA 90701. CALIFORNIA. The business is conducted by a Corporation. Registrant has not yet begun to transact business under the fictitious business name or names listed here in. Signed: MANUEL SANCHEZ PLANTILLAS, OWNER. The registrant(s) declared that all information in the statement is true and correct. This statement is filed with the County Clerk of

Los Angeles County on: 6/23/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal, state or common law (see Section 14411, et seq., B&P Code.) Published: 8/7/2025, 8/14/2025, 8/21/2025, 8/28/2025 NIN 50553
FICTITIOUS BUSINESS NAME STATEMENT: 2025128380
The following person(s) is/are doing business as: STUDIO1MEDIA, 10470 SMOKE RIVER CT, FOUNTAIN VALLEY, CA 92708 ORANGE. CHRISTIAN RODRIGUEZ RODRIGUEZ, 10470 SMOKE RIVER CT FOUNTAIN VALLEY CA 92708. The business is conducted by an Individual. Registrant has not yet begun to transact business under the fictitious business name or names listed here in. Signed CHRISTIAN RODRIGUEZ RODRIGUEZ, OWNER. The registrant(s) declared that all information in the statement is true and correct. This statement is filed with the County Clerk of Los Angeles County on: 6/24/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal, state or common law (see Section 14411, et seq., B&P Code.) Published: 8/7/2025, 8/14/2025, 8/21/2025, 8/28/2025 NIN 50554
FICTITIOUS BUSINESS NAME STATEMENT: 2025129518
The following person(s) is/are doing business as: VARELA'S TAILOR SHOP.FELIX TAILOR SHOP. 821 S. CECILIA STREET #9 LOS ANGELES, CA 90014 LOS ANGELES. JUAN FELIX GONZALEZ HERNANDEZ, 821 S. CECILIA STREET #9 LOS ANGELES CA 90014. The business is conducted by an Individual. Registrant has not yet begun to transact business under the fictitious business name or names listed here in. Signed JUAN FELIX GONZALEZ HERNANDEZ, OWNER. The registrant(s) declared that all information in the statement is true and correct. This statement is filed with the County Clerk of Los Angeles County on: 6/25/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal, state or common law (see Section 14411, et seq., B&P Code.) Published: 8/7/2025, 8/14/2025, 8/21/2025, 8/28/2025 NIN 50557
FICTITIOUS BUSINESS NAME STATEMENT: 2025129520
The following person(s) is/are doing business as: TWENTY PH HOUR, 5535 SUNSET BLVD, LOS ANGELES, CA. 90028 LOS ANGELES, REC LA I LLC, 5535 SUNSET BLVD LOS ANGELES CA 90028 CALIFORNIA. The business is conducted by a Limited Liability Company. Registrant has not yet begun to transact business under the fictitious business name or names listed here in. Signed JAE LEE, MEMBER. The registrant(s) declared that all information in the statement is true and correct. This statement is filed with the County Clerk of Los Angeles County on: 6/25/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal, state or common law (see Section 14411, et seq., B&P Code.) Published: 8/7/2025, 8/14/2025, 8/21/2025, 8/28/2025 NIN 50555
FICTITIOUS BUSINESS NAME STATEMENT: 2025129523
The following person(s) is/are doing business as: KOI KAZE RAMEN BAR, 2716 W. OLYMPIC BLVD SUITE 101, LOS ANGELES, CA. 90006 LOS ANGELES, REC LA LLC, 2716 W. OLYMPIC BLVD SUITE 101 LOS ANGELES CA 90006 CALIFORNIA. The business is conducted by a Limited Liability Company. Registrant has not yet begun to transact business under the fictitious business name or names listed here in. Signed JAE LEE, PRESIDENT. The registrant(s) declared that all information in the statement is true and correct. This statement is filed with the County Clerk of Los Angeles County on: 6/25/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal, state or common law (see Section 14411, et seq., B&P Code.) Published: 8/7/2025, 8/14/2025, 8/21/2025, 8/28/2025 NIN 50555
FICTITIOUS BUSINESS NAME STATEMENT: 2025130603
The following person(s) is/are doing business as: HOUSE OF CEDAR LEBANESE RESTAURANT, 17951 SKY PARK CIR UNIT F, IRVINE, CA. 92614 ORANGE, HOUSE OF CEDAR LLC, 17951 SKY PARK CIR UNIT F AND G IRVINE CA 92614 CA. The business is conducted by a Limited Liability Company. Registrant has not yet begun to transact business under the fictitious business name or names listed here in. Signed GRISHMA KENV, SECRETARY. The registrant(s) declared that all information in the statement is true and correct. This statement is filed with the County Clerk of Los Angeles County on: 6/26/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal, state or common law (see Section 14411, et seq., B&P Code.) Published: 8/7/2025, 8/14/2025, 8/21/2025, 8/28/2025 NIN 50561
FICTITIOUS BUSINESS NAME STATEMENT: 2025131581
The following person(s) is/are doing business as: ABIGAIL'S CLEANING SERVICE, 6502 FOSTER BRIDGE BLVD APT A, BELL GARDENS, CA. 90201 LOS ANGELES, ABIGAIL LOPEZ, 6502 FOSTER BRIDGE BLVD APT A BELL GARDENS CA 90201. The business is conducted by an Individual. Registrant has not yet begun to transact business under the fictitious business name or names listed here in. Signed ABIGAIL LOPEZ, OWNER. The registrant(s) declared that all information in the statement is true and correct. This statement is filed with the County Clerk of Los Angeles County on: 6/27/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal, state or common law (see Section 14411, et seq., B&P Code.) Published: 8/7/2025, 8/14/2025, 8/21/2025, 8/28/2025 NIN 50564
FICTITIOUS BUSINESS NAME STATEMENT: 2025131583
The following person(s) is/are doing business as: SYNDICATE SECURITY SERVICES, 43815 15TH ST W., LANCASTER, CA. 93534 LOS ANGELES, JUSTIN RAKISITS, 43815 15TH ST W. LANCASTER CA 93534. The business is conducted by an Individual. Registrant has begun to transact business under the fictitious business name or names listed here in on 10/20. Signed JUSTIN RAKISITS, OWNER. The registrant(s) declared that all information in the statement is true and correct. This statement is filed with the County Clerk of Los Angeles County on: 6/27/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/14/2025, 08/21/2025, 08/28/2025 11,663
Stephanie Michelle Martinez
Case Number: 25NWCP00358
SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES
12720 Norwalk Bl
Norwalk, CA 90650
ORDER TO SHOW CAUSE FOR CHANGE OF NAME
PETITION OF: Stephanie Michelle Martinez
Petitioner: Stephanie Michelle Martinez
Present name: Stephanie Michelle Martinez
Proposed name: Stephanie Michelle Montano
THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least 2 court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.
NOTICE OF HEARING Date: 9/18/2025 Time: 8:30a Dept: P Rm: 503
A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county, Beverly Hills/Beverlywood Weekly.
Date: 7/22/25. Signed: Lee W. Tsao, Judge of the Superior Court
Published: 8/14/25, 8/21/25, 8/28/25, 9/4/25 298
FICTITIOUS BUSINESS NAME STATEMENT: 2025159742. The following person(s) is/are doing business as: ENPRAMEX GLOBAL. 9250 Wilshire Blvd. Suite 200. Beverly Hills, CA. 90212. County of Los Angeles. ENPRAMEX COMPANY USA, LLC. 9250 Wilshire Blvd. Suite 200. Beverly Hills, CA 90212. This business is conducted by: a Limited Liability Company. Registrant has begun to transact business under the fictitious business name or names listed here in: 8/20/25. Signed: Siti Duran, Secretary. This statement is filed with the County Clerk of Los Angeles County on: 8/5/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) 8/14/25, 8/21/25, 8/28/25, 9/4/25 299
FICTITIOUS BUSINESS NAME STATEMENT: 2025160562. The following person(s) is/are doing business as: EVENTHAUS. 141 S Clark Dr 106 West Hollywood, CA 90048. County of Los Angeles. NOAH & CO, LLC. 141 S Clark Dr 106 West Hollywood, CA 90048. This business is conducted by: a Limited Liability Company. Registrant has begun to transact business under the fictitious business name or names listed here on: 8/2/2025. Signed: Elizabeth Lusquiza, CEO. This statement is filed with the County Clerk of Los Angeles County on: 8/5/2025. NOTICE -

This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) 8/14/25, 8/21/25, 8/28/25, 9/4/25 300
FICTITIOUS BUSINESS NAME STATEMENT: 2025162992. The following person(s) is/are doing business as: MATIQUE: MATIQUE STUDIO; MATIQUE UP EDIT; MATIQUE MAKEUP; MATIQUE COSMETICS; MATIQUE BEAUTY AON # 3494480399. 360 South La Peer Drive, Beverly Hills, CA 90211. County of Los Angeles. MATIQUE, LLC. 360 South La Peer Drive, Beverly Hills, CA 90211. This business is conducted by: a Limited Liability Company. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Chloe Majidpour, President. This statement is filed with the County Clerk of Los Angeles County on: 8/8/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) 8/14/25, 8/21/25, 8/28/25, 9/4/25 301
Maria Vidaurragaz Vilchis
Case Number: 25NWCP00327
SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES
12720 Norwalk Bl
Norwalk, CA 90650
ORDER TO SHOW CAUSE FOR CHANGE OF NAME
PETITION OF: Maria Vidaurragaz Vilchis
Petitioner: Maria Vidaurragaz Vilchis
Present name: Maria Vidaurragaz Vilchis
Proposed name: Maria Vidaurragaz
THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.
NOTICE OF HEARING Date: 9/5/2025 Time: 8:30a Dept: R Rm: 606
A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county, Beverly Hills/Beverlywood Weekly.
Date: 7/7/25. Signed: Lee W. Tsao, Judge of the Superior Court
Published: 8/14/25, 8/21/25, 8/28/25, 9/4/25 302
Janice Gaona
Case Number: 25PSPC00125
SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES
1427 West Covina Plwy
West Covina, CA 91790
ORDER TO SHOW CAUSE FOR CHANGE OF NAME
PETITION OF: Janice Gaona
Petitioner: Janice Gaona
Present name: Anthony Max Garcia
Proposed name: Maximus Luke Gaona
THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.
NOTICE OF HEARING Date: 10/10/2025 Time: 8:30a Dept: P Rm: 606
A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county, Beverly Hills/Beverlywood Weekly.
Date: 7/22/25. Signed: Lee W. Tsao, Judge of the Superior Court
Published: 8/14/25, 8/21/25, 8/28/25, 9/4/25 303
Alejandra Becerra Moreno
Case Number: 25NWCP00363
SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES
12720 Norwalk Bl
Norwalk, CA 90650
ORDER TO SHOW CAUSE FOR CHANGE OF NAME
PETITION OF: Alejandra Becerra Moreno
Petitioner: Alejandra Becerra Moreno
Present name: Alejandra Becerra Moreno
Proposed name: Alejandra Becerra Moreno
THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.
NOTICE OF HEARING Date: 9/22/2025 Time: 8:30a Dept: R Rm: 606
A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county, Beverly Hills/Beverlywood Weekly.
Date: 7/22/25. Signed: Lee W. Tsao, Judge of the Superior Court
Published: 8/14/25, 8/21/25, 8/28/25, 9/4/25 304
FICTITIOUS BUSINESS NAME STATEMENT: 2025165061. The following person(s) is/are doing business as: ART FORM EXECUTIVE SERVICES; ART FORM EXECUTIVE; ART FORM. 1856 North Edgemont Street Apt. 1, Los Angeles, CA 90027. County of Los Angeles. ANIRUDDH PANDIT. 1856 North Edgemont Street Apt.1, Los Angeles, CA 90027. This business is conducted by: an Individual. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Aniruddh Pandit. This statement is filed with the County Clerk of Los Angeles County on: 8/11/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) 8/14/25, 8/21/25, 8/28/25, 9/4/25 305
FICTITIOUS BUSINESS NAME STATEMENT: 2025152028. The following person(s) is/are doing business as: EDDIE'S SOLAR CLEANING. 15049 ASTORIA ST SYLMAR CA 91342. HERIBERTO DE LA TORRE. 15049 ASTORIA ST SYLMAR CA 91342. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: HERIBERTO DE LA TORRE, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 07/24/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/14/2025, 08/21/2025, 08/28/2025, 09/04/2025 11,661
FICTITIOUS BUSINESS NAME STATEMENT: 2025161954. The following person(s) is/are doing business as: FXANO. 1301 N BROADWAY STE 32143 LOS ANGELES CA 90012. SGA ENTERPRISES INC. 1301 N BROADWAY STE 32143 LOS ANGELES CA 90012. This business is conducted by: A CORPORATION. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: SALIM ASWAD, PRESIDENT. This statement is filed with the County Clerk of Los Angeles County on: 08/06/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/14/2025, 08/21/2025, 08/28/2025, 09/04/2025 11,662
FICTITIOUS BUSINESS NAME STATEMENT: 2025164688. The following person(s) is/are doing business as: PERMANENT SLIP OUT. 5719 CAMELLIA AVE APARTMENT #104 NORTH HOLLYWOOD CA 91601. STEPHANIE MARY YUHAS. 5719 CAMELLIA AVE SUITE #104 NORTH HOLLYWOOD CA 91601. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: 08/20/25. Signed: STEPHANIE MARY YUHAS, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/11/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/14/2025, 08/21/2025, 08/28/2025, 09/04/2025 11,663
FICTITIOUS BUSINESS NAME STATEMENT: 2025164688. The following person(s) is/are doing business as: MFT TEST PREP; SWTP CEUS. 4443 AMBROSE AVE LOS ANGELES CA 90027. 201216110761. SOCIAL WORK TEST PREP LLC. 4443 AMBROSE AVE LOS ANGELES CA 90027. This business is conducted by: A LIMITED LIABILITY COMPANY. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: WILL BALUM, MANAGING, MEMBER. This statement is filed with the County Clerk of Los Angeles County on: 08/11/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/14/2025, 08/21/2025, 08/28/2025, 09/04/2025 11,664
FICTITIOUS BUSINESS NAME STATEMENT: 2025153940. The following person(s) is/are doing business as: 909 WELLNESS AND AESTHETICS. 1749 GAREY AVENUE SUITE 102 POMONA CA 91767. PARK EGMID INC. 1749 GAREY AVENUE SUITE 102 POMONA CA 91767. This business is conducted by: A CORPORATION. Registrant commenced to transact business under the fictitious business name(s) listed above on: 07/20/25. Signed: ERASO GUTIERREZ, PRESIDENT. This statement is filed with the County Clerk of Los Angeles County on: 07/28/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/14/2025, 08/21/2025, 08/28/2025, 09/04/2025 11,665
FICTITIOUS BUSINESS NAME STATEMENT: 2025164244. The following person(s) is/are doing business as: NEIL M DENARI ARCHITECTS. 11906 LAWLER STREET LOS ANGELES CA 90066. NEIL DENARI. 11906 LAWLER STREET LOS ANGELES CA 90066. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: 08/20/25. Signed: NEIL DENARI, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/11/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new

fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/14/2025, 08/21/2025, 08/28/2025, 09/04/2025 11,666
FICTITIOUS BUSINESS NAME STATEMENT: 2025163844. The following person(s) is/are doing business as: NIYA'S VENDING. 1825 CARMONA AVE APARTMENT 2 LOS ANGELES CA 90019. ANIYA SHERREE HOLSTON. 1825 Y CARMONA AVE APARTMENT 2 LOS ANGELES CA 90019. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: ANIYA SHERREE HOLSTON, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/08/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/14/2025, 08/21/2025, 08/28/2025, 09/04/2025 11,667
FICTITIOUS BUSINESS NAME STATEMENT: 2025163839. The following person(s) is/are doing business as: AFFORDABLE WELLNESS PLANS. 21781 VENTURA BLVD WOODLAND HILLS CA 91364. TODD MORSE. 21781 VENTURA BLVD SUITE 1070 WOODLAND HILLS CA 91364. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: 07/20/25. Signed: TODD MORSE, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/08/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/14/2025, 08/21/2025, 08/28/2025, 09/04/2025 11,668
FICTITIOUS BUSINESS NAME STATEMENT: 2025153527. The following person(s) is/are doing business as: DIVISION ONE TALENT MANAGEMENT. 13456 WHITE PALMS LN SYLMAR CA 91342. ANDRE MURPHY. 13456 WHITE PALMS LN SYLMAR CA 91342. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: ANDRE MURPHY, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 07/28/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/14/2025, 08/21/2025, 08/28/2025, 09/04/2025 11,669
FICTITIOUS BUSINESS NAME STATEMENT: 2025157164. The following person(s) is/are doing business as: EMMANUEL AGENCIA DE PUBLICIDAD. EMMANUEL MAGAZINE. 8334 WILLS AVE PANORAMA CITY CA 91402. PANORAMA CITY CA 91402. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: MARIA CORDERO, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 07/31/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/14/2025, 08/21/2025, 08/28/2025, 09/04/2025 11,670
FICTITIOUS BUSINESS NAME STATEMENT: 2025162033. The following person(s) is/are doing business as: 911 RX PHARMACY. 1909 WEST BURBANK BLVD BURBANK CA 9150

business name(s) listed above on: 12/2010. Signed: JALAL KARRAR, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 07/10/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/14/2025, 08/21/2025, 08/28/2025, 09/04/2025 11,680

FICTITIOUS BUSINESS NAME STATEMENT: 2025159249. The following person(s) is/are doing business as: LOZA'S TOWING SERVICE. 8686 SAN ANTONIO AVE SOUTH GATE CA 90280. SALVADOR LOZA JR. 8686 SAN ANTONIO AVE SOUTH GATE CA 90280. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: 08/2025. Signed: SALVADOR LOZA JR, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/04/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/14/2025, 08/21/2025, 08/28/2025, 09/04/2025 11,681

FICTITIOUS BUSINESS NAME STATEMENT: 2025160485. The following person(s) is/are doing business as: HANSANG SOTBAP & TORU HOUSE. 928 S WESTERN AVE STE 132 LOS ANGELES CA 90006. CHUNG CHON RESTAURANT GROUP. 928 S WESTERN AVE STE 132 LOS ANGELES CA 90006. This business is conducted by: A CORPORATION. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: HYUNMIN KIM, CEO. This statement is filed with the County Clerk of Los Angeles County on: 08/05/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/14/2025, 08/21/2025, 08/28/2025, 09/04/2025 11,682

FICTITIOUS BUSINESS NAME STATEMENT: 2025159310. The following person(s) is/are doing business as: MIKVE. 12129 EL DORADO AVENUE APT 211 SYLMAR CA 91342. MARIA ESTHER DIAZ. 12129 EL DORADO AVENUE APT 211 SYLMAR CA 91342. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: MARIA ESTHER DIAZ, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/04/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/14/2025, 08/21/2025, 08/28/2025, 09/04/2025 11,683

FICTITIOUS BUSINESS NAME STATEMENT: 2025159317. The following person(s) is/are doing business as: LUCKY HANDYMAN. SASUN HANYAMAN. 14636 MOORPARK STREET UNIT 3 SHERMAN OAKS CA 91403. RAFIK AVIAZIAN. 14636 MOORPARK STREET UNIT 3 SHERMAN OAKS CA 91403. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: 01/2021. Signed: RAFIK AVIAZIAN, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 07/08/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/14/2025, 08/21/2025, 08/28/2025, 09/04/2025 11,684

FICTITIOUS BUSINESS NAME STATEMENT: 2025162180. The following person(s) is/are doing business as: WOODMAN PLACE. 9018 BALBOA BLVD #350 NORTHRIDGE CA 91325. LEOBARDO OLMOS. 9018 BALBOA BLVD #350 NORTHRIDGE CA 91325. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: 07/02/25. Signed: LEOBARDO OLMOS, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/07/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/14/2025, 08/21/2025, 08/28/2025, 09/04/2025 11,685

FICTITIOUS BUSINESS NAME STATEMENT: 2025162177. The following person(s) is/are doing business as: CANTLEY COURTYARD PLACE. 9018 BALBOA BLVD #350 NORTHRIDGE CA 91325. REBECA OLMOS. 9018 BALBOA BLVD #350 NORTHRIDGE CA 91325. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: 08/2025. Signed: REBECA OLMOS, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/07/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/14/2025, 08/21/2025, 08/28/2025, 09/04/2025 11,686

FICTITIOUS BUSINESS NAME STATEMENT: 2025162701. The following person(s) is/are doing business as: PRIME AVOGADO IMPORTERS. 7540 CANBY AVE APARMENT 4 RESEDA CA 91335. JOSE LUIS MORENO. 7540 CANBY AVE APARMENT 4 RESEDA CA 91335. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: JOSE LUIS MORENO, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/02/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/14/2025, 08/21/2025, 08/28/2025, 09/04/2025 11,687

FICTITIOUS BUSINESS NAME STATEMENT: 2025162041. The following person(s) is/are doing business as: S.E.W. MEDICAL. 14438 BENFIELD AVE NORWALK CA 90650. LENNY HERNANDEZ- SANCHEZ. 14438 BENFIELD AVE NORWALK CA 90650. ALEEN SANCHEZ. 14438 BENFIELD AVE NORWALK CA 90650. This business is conducted by: A MARRIED COUPLE. Registrant commenced to transact business under the fictitious business name(s) listed above on: 10/2020. Signed: LENNY HERNANDEZ- SANCHEZ, HUSBAND. This statement is filed with the County Clerk of Los Angeles County on: 08/06/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/14/2025, 08/21/2025, 08/28/2025, 09/04/2025 11,688

FICTITIOUS BUSINESS NAME STATEMENT: 2025148615. The following person(s) is/are doing business as: FLOWER & LEAF LA. 1524 W FLORENCE AVE LOS ANGELES CA 90047. 202565715334. ELEVATE GROWTH+PARTNERS LLC. 1524 W FLORENCE AVE LOS ANGELES CA 90047. This business is conducted by: A LIMITED LIABILITY COMPANY. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: DYLAN BOSWELL, CEO. This statement is filed with the County Clerk of Los Angeles County on: 07/21/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/14/2025, 08/21/2025, 08/28/2025, 09/04/2025 11,689

FICTITIOUS BUSINESS NAME STATEMENT: 2025123347. The following person(s) is/are doing business as: FLOVER & LEAF LA. 1524 W FLORENCE AVE LOS ANGELES CA 90047. 202565715334. ELEVATE GROWTH+PARTNERS LLC. 1524 W FLORENCE AVE LOS ANGELES CA 90047. This business is conducted by: A LIMITED LIABILITY COMPANY. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: SAMUEL ROGER MAREZ, MANAGING MEMBER. This statement is filed with the County Clerk of Los Angeles County on: 06/30/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/14/2025, 08/21/2025, 08/28/2025, 09/04/2025 11,690

FICTITIOUS BUSINESS NAME STATEMENT: 2025132350. The following person(s) is/are doing business as: KEY AMBULANCE. 820 THOMPSON AVE SUITE 41 GLENDALE CA 91201. C50866620. KEY HOME HEALTH CARE INC. 820 THOMPSON AVE SUITE 41 GLENDALE CA 91201. This business is conducted by: A CORPORATION. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: ALEKSAN MIKOVICAN, CEO. This statement is filed with the County Clerk of Los Angeles County on: 08/14/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/14/2025, 08/21/2025, 08/28/2025, 09/04/2025 11,692

FICTITIOUS BUSINESS NAME STATEMENT: 2025136969. The following person(s) is/are doing business as: BEST PEPTIDE GROUP. 6452 MARY ELLEN AVE VAN NUYS CA 91401. SERGEI BARBUILA. 6452 MARY ELLEN AVE VAN NUYS CA 91401. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: SERGEI BARBUILA, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 07/07/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/14/2025, 08/21/2025, 08/28/2025, 09/04/2025 11,693

FICTITIOUS BUSINESS NAME STATEMENT: 2025140523. The following person(s) is/are doing business as: ACE PLUMBING PROS. 7867 S WESTERN AVE LOS ANGELES CA 90047. GLOBAL INTERACTIVE SOLUTIONS LLC. 4958 ALTAIR DR WOODLAND HILLS CA 91364. This business is conducted by: A LIMITED LIABILITY COMPANY. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: HEDI

JAMRA, MANAGING MEMBER. This statement is filed with the County Clerk of Los Angeles County on: 07/10/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/14/2025, 08/21/2025, 08/28/2025, 09/04/2025 11,694

FICTITIOUS BUSINESS NAME STATEMENT: 2025140526. The following person(s) is/are doing business as: EPIC OF. 9. 10401 VENICE BLVD STE 262 LOS ANGELES CA 90034. BARRETT D CARROLL LLC. 10401 VENICE BLVD STE 262 LOS ANGELES CA 90034. This business is conducted by: A LIMITED LIABILITY COMPANY. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: DUNCAN BROWN, MANAGING MEMBER. This statement is filed with the County Clerk of Los Angeles County on: 07/10/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/14/2025, 08/21/2025, 08/28/2025, 09/04/2025 11,695

FICTITIOUS BUSINESS NAME STATEMENT: 2025140532. The following person(s) is/are doing business as: LEGACY CLEANING PLUS. 611 S CATALINA ST SUITE 307E LOS ANGELES CA 90005. MDM LEGACY INC. 611 S CATALINA ST SUITE 307E LOS ANGELES CA 90005. This business is conducted by: A CORPORATION. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: MOISES MARTINEZ QUI- NOMEZ, PRESIDENT. This statement is filed with the County Clerk of Los Angeles County on: 07/10/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/14/2025, 08/21/2025, 08/28/2025, 09/04/2025 11,696

STATEMENT OF ABANDONMENT OF USE OF FICTITIOUS BUSINESS NAME
File No. 2021091293
Date Filed: 04/16/2021
Name of Business: THE SUBLIMATOR
617 WILBER PLACE MONTEBELLO CA 90640
Registered Owner: ROBERT MACIAS
617 WILBER PLACE MONTEBELLO CA 90640
Business was conducted by: AN INDIVIDUAL
Registrant Name: ROBERT MACIAS, OWNER
Current File #: 2025161967
Date: 08/06/2025
NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/14/2025, 08/21/2025, 08/28/2025, 09/04/2025 11,697

ORDER TO SHOW CAUSE FOR CHANGE OF NAME
Case Number: 25VECP00431
07/25/2025
SUMEET YENGAR
7241 N MAPLE RD
VAN NUYS CA 91405
SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES
6230 SYLMAR AVENUE
VAN NUYS CA 91401
PETITION OF: SUMEET YENGAR for change of name
TO ALL INTERESTED PERSONS:
Petitioner: SUMEET YENGAR filed a petition with this court for a decree changing names as follows:
Present name: SUMEET YENGAR
Proposed name: SUMEET ANJANEYA YENGAR
THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least 2 court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.
NOTICE OF HEARING DATE: 09/12/2025 Time: 8:30AM Dept:W Room: 610
The address of the court is same as noted above.
A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: BEVERLY HILLS – BEVERLYWOOD WEEKLY
Signed: SHIRLEY K.WATKINS, Judge of the Superior Court
Date: 07/25/2025
Published: 08/14/2025, 08/21/2025, 08/28/2025, 09/04/2025 11,698

ORDER TO SHOW CAUSE FOR CHANGE OF NAME
Case Number: 25SMCP00436
08/06/2025
BETTIA DJAVAHERINOW YOMTOV
2007 KELTON AVE
LOS ANGELES CA 90025
SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES
1725 MAIN ST
SANTA MONICA CA 90205
SANTA MONICA COURT HOUSE
PETITION OF: BETTIA DJAVAHERINOW YOMTOV for change of name
TO ALL INTERESTED PERSONS:
Petitioner: BETTIA DJAVAHERINOW YOMTOV filed a petition with this court for a decree changing names as follows:
Present name: BETTIA DJAVAHERINOW YOMTOV, also known as BETTIA JAWAHERI, also known as, BETTIA DJAVAHERINOW
Proposed name: BETTIA JAWAHERI YOMTOV
THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least 2 court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.
NOTICE OF HEARING DATE: 09/12/2025 Time: 8:30AM Dept: K Room:
The address of the court is same as noted above.
A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: BEVERLY HILLS – BEVERLYWOOD WEEKLY
Signed: LAWRENCE CHO, Judge of the Superior Court
Date: 08/06/2025
Published: 08/14/2025, 08/21/2025, 08/28/2025, 09/04/2025 11,699

ORDER TO SHOW CAUSE FOR CHANGE OF NAME
Case Number: 25TRCP00370
07/29/2025
LADY STYNNETT
319 N MARKET STREET #202
INGLEWOOD CA 90302
SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES
1 E REGENT ST INGLEWOOD CA 90301
INGLEWOOD COURTHOUSE
PETITION OF: LADY STYNNETT for change of name
TO ALL INTERESTED PERSONS:
Petitioner: LADY STYNNETT filed a petition with this court for a decree changing names as follows:
Present name: LADY STYNNETT
Proposed name: LADY BUCHANAN
THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least 2 court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.
NOTICE OF HEARING DATE: 09/19/2025 Time: 8:30AM Dept: B Room:
The address of the court is same other: TORRANCE SUPERIOR COURT 825 MAPLE AVE TOR- RANCE CA 90503.
A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: BEVERLY HILLS – BEVERLYWOOD WEEKLY
Signed: PATRICIA A YOUNG, Judge of the Superior Court
Date: 07/29/2025
Published: 08/14/2025, 08/21/2025, 08/28/2025, 09/04/2025 11,700

FICTITIOUS BUSINESS NAME STATEMENT: 2025133955
The following person(s) is/are doing business as: LUXURY CLOSETS, 1028 E 43RD PLACE, LOS ANGELES, CA. 90011 LOS ANGELES, LEVIN SANTIAGO, 1028 E 43RD PLACE LOS AN- GELES CA 90011. The business is conducted by an individual. Registrant has not yet begun to transact business under the fictitious business name or names listed here in. Signed LEVIN SANTIAGO, OWNER. The registrant(s) declared that all information in the statement is true and correct. This statement is filed with the County Clerk of Los Angeles County on: 7/2/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P Code.) Published: 8/14/2025, 8/21/2025, 8/28/2025, 9/4/2025 NIN 50574

FICTITIOUS BUSINESS NAME STATEMENT: 2025134974
The following person(s) is/are doing business as: KROM TRUCKING, 312 W CHANNING ST, AZULSA, CA. 91702 LOS ANGELES, MIGUEL CASTANEDA, 312 W CHANNING ST AZULSA CA 91702. The business is conducted by an Individual. Registrant has not yet begun to transact business under the fictitious business name or names listed here in. Signed MIGUEL CAS- TANEDA, OWNER. The registrant(s) declared that all information in the statement is true and correct. This statement is filed with the County Clerk of Los Angeles County on: 7/2/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P Code.) Published: 8/14/2025, 8/21/2025, 8/28/2025, 9/4/2025 NIN 50573

FICTITIOUS BUSINESS NAME STATEMENT: 2025136937

The following person(s) is/are doing business as: ROMAN'S PLUMBING, 2540 CALIFORNIA ST, HUNTINGTON PARK, CA. 91255 LOS ANGELES, EZEQUIEL ROMAN BOTELLO, 2540 CALIFOR- NIA ST HUNTINGTON PARK CA 90255. The business is conducted by an Individual. Registrant has not yet begun to transact business under the fictitious business name or names listed here in. Signed EZEQUIEL ROMAN BOTELLO, OWNER. The registrant(s) declared that all information in the statement is true and correct. This statement is filed with the County Clerk of Los Angeles County on: 7/7/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P Code.) Published: 8/14/2025, 8/21/2025, 8/28/2025, 9/4/2025 NIN 50575

FICTITIOUS BUSINESS NAME STATEMENT: 2025136939
The following person(s) is/are doing business as: BMWZ STABLE, 516 CATALPA RD, ARCADIA, CA. 91007 LOS ANGELES, LAWRENCE BOTTALA, 516 CATALPA RD ARCADIA CA 91007. The business is conducted by an Individual. Registrant has not yet begun to transact business under the fictitious business name or names listed here in. Signed LAWRENCE BOTTALA, OWNER. The registrant(s) declared that all information in the statement is true and correct. This statement is filed with the County Clerk of Los Angeles County on: 7/7/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P Code.) Published: 8/14/2025, 8/21/2025, 8/28/2025, 9/4/2025 NIN 50576

FICTITIOUS BUSINESS NAME STATEMENT: 2025136943
The following person(s) is/are doing business as: SANDRA NAVA QUEEN, 3421 HOPE ST, HUN- TINGTON PARK CA. 90255 LOS ANGELES, JOE MONCADA, 3421 HOPE ST HUNTINGTON PARK CA 90255. The business is conducted by an Individual. Registrant has not yet begun to transact business under the fictitious business name or names listed here in. Signed JOE MONCADA, OWNER. The registrant(s) declared that all information in the statement is true and correct. This statement is filed with the County Clerk of Los Angeles County on: 7/7/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P Code.) Published: 8/14/2025, 8/21/2025, 8/28/2025, 9/4/2025 NIN 50578

FICTITIOUS BUSINESS NAME STATEMENT: 2025137504
The following person(s) is/are doing business as: SOLAR FRESH, 14623 CHRISTINE DR UNIT 15, WHITTIER, CA. 90605 LOS ANGELES, SOCAL SHAMAM LLC, 14623 CHRISTINE DR. UNIT 15 WHITTIER CA 90605 CA. The business is conducted by a Limited Liability Company. Registrant has begun to transact business under the fictitious business name or names listed here in on 07/25. Signed ANTHONY MENA, PRESIDENT. The registrant(s) declared that all information in the statement is true and correct. This statement is filed with the County Clerk of Los Angeles County on: 7/8/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P Code.) Pub- lished: 8/14/2025, 8/21/2025, 8/28/2025, 9/4/2025 NIN 50579

FICTITIOUS BUSINESS NAME STATEMENT: 2025138168
The following person(s) is/are doing business as: GLOBAL BUSINESS VENTURES, GLOBAL MEDICAL TECHNOLOGIES, AMERICAN REALTY PARTNERS, 14730 BEACH BLVD, #133, LA MIRADA, CA. 90638 LOS ANGELES, HOLLYWOOD TECH LLC, 14730 BEACH BLVD, #133 LA MIRADA CA 90638 LOS ANGELES. The business is conducted by a Limited Liability Company. Registrant has begun to transact business under the fictitious business name or names listed here in on 07/20. Signed PARESH SHAH, CEO. The registrant(s) declared that all information in the statement is true and correct. This statement is filed with the County Clerk of Los Angeles County on: 7/8/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P Code.) Published: 8/14/2025, 8/21/2025, 8/28/2025, 9/4/2025 NIN 50580

FICTITIOUS BUSINESS NAME STATEMENT: 2025138171
The following person(s) is/are doing business as: AHUJEBO, 1134 E VERNON AVE, LOS AN- GELES, CA. 90011 LOS ANGELES, ALBERTO VASQUEZ, 1134 E VERNON AVE LOS ANGELES CA 90011. The business is conducted by an Individual. Registrant has not yet begun to trans- act business under the fictitious business name or names listed here in. Signed ALBERTO VASQUEZ, OWNER. The registrant(s) declared that all information in the statement is true and correct. This statement is filed with the County Clerk of Los Angeles County on: 7/8/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P Code.) Published: 8/14/2025, 8/21/2025, 8/28/2025, 9/4/2025 NIN 50580

FICTITIOUS BUSINESS NAME STATEMENT: 2025138171
The following person(s) is/are doing business as: AHUJEBO, 1134 E VERNON AVE, LOS AN- GELES, CA. 90011 LOS ANGELES, ALBERTO VASQUEZ, 1134 E VERNON AVE LOS ANGELES CA 90011. The business is conducted by an Individual. Registrant has not yet begun to trans- act business under the fictitious business name or names listed here in. Signed ALBERTO VASQUEZ, OWNER. The registrant(s) declared that all information in the statement is true and correct. This statement is filed with the County Clerk of Los Angeles County on: 7/8/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P Code.) Published: 8/14/2025, 8/21/2025, 8/28/2025, 9/4/2025 NIN 50581

Laura Barrios
Case Number: 25NWCP00374
SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES
12720 Norwalk Bl
Norwalk, CA 90650
ORDER TO SHOW CAUSE FOR CHANGE OF NAME
PETITION OF: Laura Barrios
Petitioner: Laura Barrios
Present name: Laura Barrios
Proposed name: Laura Rodarte
THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.
NOTICE OF HEARING DATE: 9/29/2025 Time: 8:30a Dept: L Rm: 506
A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following news- paper of general circulation, printed in this county, Beverly Hills/Beverlywood Weekly. Date: 7/31/25, Signed: Lee W. Tsao, Judge of the Superior Court
Published: 8/21/25, 8/28/25, 9/4/25, 9/11/25 306

FICTITIOUS BUSINESS NAME STATEMENT: 2025165856. The following person(s) is/are doing business as: SOUL LIVING. 4650 Sepulveda Bl #205, Sherman Oaks, CA 91403. County of Los Angeles. LISAY YSTROM. 4650 Sepulveda Bl #205, Sherman Oaks, CA 91403. This business is conducted by: an Individual. Registrant has begun to transact business under the fictitious business name or names listed here on: 8/2/025. Signed: Lisa Ystrom. This statement is filed with the County Clerk of Los Angeles County on: 8/12/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) 8/21/25, 8/28/25, 9/4/25, 9/11/25 307

FICTITIOUS BUSINESS NAME STATEMENT: 2025169231. The following person(s) is/are doing business as: SCOUT MODEL AND TALENT AGENCY, SCOUT MODEL; SCOUT; SCOUT TALENT AGENCY, AONE 201023110018, 6365 Wilshire Bl #203, Los Angeles, CA 90048. County of Los Angeles. SCOUT TALENT MANAGEMENT LLC. 6365 Wilshire Bl #203, Los Angeles, CA 90048. This business is conducted by: a Limited Liability Company. Registrant has begun to transact business under the fictitious business name or names listed here on: 8/2/025. Signed: Ryan Lippert, President. This statement is filed with the County Clerk of Los Angeles County on: 8/15/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) 8/21/2025, 08/28/2025, 09/11/2025 11,708

FICTITIOUS BUSINESS NAME STATEMENT: 2025167002. The following person(s) is/are doing business as: MOVIE; MOVIE REVITALIZE. 17400 BURBANK BLVD 234 ENCINO CA 91316. SHAYAN MOGHADASZADEH. 17400 BURBANK BLVD 234 ENCINO CA 91316. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: 08/2025. Signed: SHAYAN MOGHADASZADEH, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/13/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/2025, 08/28/2025, 09/11/2025 11,709

FICTITIOUS BUSINESS NAME STATEMENT: 2025164702. The following person(s) is/are doing business as: SEEN TALENT. 852 N KENMORE AVE LOS ANGELES CA 90028. BRENDA LEIGH IRAN. 852 N KENMORE AVE LOS ANGELES CA 90029. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s)

91401. County of Los Angeles. SARA BARRETT. 13745 Burbank Boulevard #2, Van Nuys, CA 91401. This business is conducted by: an Individual. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Sara Barre- tt, Owner. This statement is filed with the County Clerk of Los Angeles County on: 7/29/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) 8/21/25, 8/28/25, 9/4/25, 9/11/25 310

FICTITIOUS BUSINESS NAME STATEMENT: 2025151913. The following person(s) is/are doing business as: ANNA BOBBA MD. 9730 Wilshire Bl Suite 209, Beverly Hills, CA 90212. County of Los Angeles. OMA HEALING INC. 9730 Wilshire BL Suite 209, Beverly Hills, CA 90212. This business is conducted by: a Corporation. Registrant has begun to transact business under the fictitious business name or names listed here on: 3/2/025. Signed: Annapurba Bobba, Presi- dent. This statement is filed with the County Clerk of Los Angeles County on: 7/24/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) 8/21/25, 8/28/25, 9/4/25, 9/11/25 311

FICTITIOUS BUSINESS NAME STATEMENT: 2025152868. The following person(s) is/are doing business as: GRUPEVICH HILLS, MONROVIA 91210. 420 S Beverly Dr. 201 Wood- arly Hills, CA 90212. County of Los Angeles. AK MANAGEMENT SOLUTIONS. 2385 Westwood Blvd, Los Angeles, CA 90067. This business is conducted by: a Corporation. Registrant has begun to transact business under the fictitious business name or names listed here on: 7/2/02

listed above on: 08/20/25. Signed: BRENDA LEIGH TRAN, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/17/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,710

FICTITIOUS BUSINESS NAME STATEMENT: 2025168119. The following person(s) is/are doing business as: ST. JUDE CARING LIGHTS. 11727 216TH STREET LAKEWOOD CA 90715. CARINA DELA CRUZ. 11727 216TH STREET LAKEWOOD CA 90715. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: CARINA DELA CRUZ, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/14/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,711

FICTITIOUS BUSINESS NAME STATEMENT: 2025165842. The following person(s) is/are doing business as: ST. JOSEPH CARE SERVICES. 11727 216TH STREET LAKEWOOD CA 90715. EDNA DESALLUNA. 11727 216TH STREET LAKEWOOD CA 90715. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: EDNA DESALLUNA, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/12/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,712

FICTITIOUS BUSINESS NAME STATEMENT: 2025165662. The following person(s) is/are doing business as: RAMOS & ABBOTT HOMES. 720 HUNTLEY DR APT 203 WEST HOLLYWOOD CA 90069. LUKE ABBOTT. 720 HUNTLEY DR APT 203 WEST HOLLYWOOD CA 90069. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: 07/20/25. Signed: LUKE ABBOTT, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 07/31/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,713

FICTITIOUS BUSINESS NAME STATEMENT: 2025159729. The following person(s) is/are doing business as: HOPE CONSULTINGS. 5220 N ROSEMEAD BLVD SUITE B SAN GABRIEL CA 91776. WUDI REAL ESTATE AND CONSTRUCTION INC. 5220 N ROSEMEAD BLVD SUITE B SAN GABRIEL CA 91776. This business is conducted by: A CORPORATION. Registrant commenced to transact business under the fictitious business name(s) listed above on: 08/20/25. Signed: BO SHIA. CEO. This statement is filed with the County Clerk of Los Angeles County on: 08/05/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,714

FICTITIOUS BUSINESS NAME STATEMENT: 2025167430. The following person(s) is/are doing business as: BETTERINDOS CO. 338 S PROSPECTORS RD UNIT 68 DIAMOND BAR CA 91765. JANA LAI. 338 S PROSPECTORS RD UNIT 68 DIAMOND BAR CA 91765. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: 08/20/25. Signed: JANA LAI, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/13/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,715

FICTITIOUS BUSINESS NAME STATEMENT: 2025166738. The following person(s) is/are doing business as: THE SUBLIMATOR. 617 WILBER PLACE MONTEBELLO CA 90640. ANTHONY RIGOBERTO MACIAS. 617 WILBER PLACE MONTEBELLO CA 90640. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: 08/20/25. Signed: ANTHONY RIGOBERTO MACIAS, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/13/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,716

FICTITIOUS BUSINESS NAME STATEMENT: 2025167330. The following person(s) is/are doing business as: RADLE 360. 15045 SYLVAN ST VAN NUYS CA 91411. RADLE CONSULTING LLC. 15045 SYLVAN ST VAN NUYS CA 91411. This business is conducted by: A LIMITED LIABILITY COMPANY. Registrant commenced to transact business under the fictitious business name(s) listed above on: 08/20/25. Signed: ELДАР МАИТЕШ, PRESIDENT. This statement is filed with the County Clerk of Los Angeles County on: 08/13/2025. NOTICE - This fictitious business name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,717

FICTITIOUS BUSINESS NAME STATEMENT: 2025167239. The following person(s) is/are doing business as: LA PEARL MASSAGE. 19644 VENTURA BLVD TARZANA CA 91366. JAO LIU. 19644 VENTURA BLVD TARZANA CA 91366. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: JAO LIU, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/13/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,718

FICTITIOUS BUSINESS NAME STATEMENT: 2025166767. The following person(s) is/are doing business as: FORGED LEGACY. 2745 OUTPOST DR LOS ANGELES CA 90068. ASA PAUL HUBER. 2745 OUTPOST DR LOS ANGELES CA 90068. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: 08/20/25. Signed: ASA PAUL HUBER, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/13/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,719

FICTITIOUS BUSINESS NAME STATEMENT: 2025164064. The following person(s) is/are doing business as: KICKBOXING CLUB; KICKBOXING CLUB FITNESS. 4216 PACIFIC COAST HWY #1223 TORRANCE CA 90505. KICKBOXING CLUB INC. 4216 PACIFIC COAST HWY #1223 TORRANCE CA 90505. This business is conducted by: A CORPORATION. Registrant commenced to transact business under the fictitious business name(s) listed above on: 05/20/24. Signed: ERIC YEE, PRESIDENT. This statement is filed with the County Clerk of Los Angeles County on: 08/11/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,720

FICTITIOUS BUSINESS NAME STATEMENT: 2025162208. The following person(s) is/are doing business as: MAYNAR MISSIVE. 11201 OTSEGO ST APT 413 NORTH HOLLYWOOD CA 91601. CRYSTAL-JEN ANTONIO. 11201 OTSEGO ST APT 413 NORTH HOLLYWOOD CA 91601. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: 07/20/25. Signed: CRYSTAL-JEN ANTONIO, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/07/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,721

FICTITIOUS BUSINESS NAME STATEMENT: 2025154395. The following person(s) is/are doing business as: TR CONSULTING. 430 N MINNESOTA AVE GLENDORA CA 91741. TECH RESOURCE INC. 430 N MINNESOTA AVE GLENDORA CA 91741. This business is conducted by: A CORPORATION. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: TONY RAMIREZ, CEO. This statement is filed with the County Clerk of Los Angeles County on: 07/29/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,722

FICTITIOUS BUSINESS NAME STATEMENT: 2025166352. The following person(s) is/are doing business as: THE BOUTIQUE CO. 5333 BALBOA BLVD 264 ENCINO CA 91316. NUJUAN GOLIRIZ. 5333 BALBOA BLVD 264 ENCINO CA 91316. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: 07/20/24. Signed: NUJUAN GOLIRIZ, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/12/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,723

FICTITIOUS BUSINESS NAME STATEMENT: 2025154804. The following person(s) is/are doing business as: EV GENERAL CONSTRUCTION. 44419 2ND ST EAST LANCASTER CA 93535. 4181333. MAJESTIC TREE CARE INC. 44419 2ND ST EAST LANCASTER CA 93535. This business is conducted by: A CORPORATION. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: DIMAS E VILLEDA, PRESIDENT. This statement is filed with the County Clerk of Los Angeles County on: 07/29/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior

to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,724

FICTITIOUS BUSINESS NAME STATEMENT: 2025165739. The following person(s) is/are doing business as: ROBLES OAK RESPITE CARE. 7831 DE SOTO AVENUE CANOGA PARK CA 91304. CHRISTINA ROBLES. 7831 DE SOTO AVENUE CANOGA PARK CA 91304. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: CHRISTINA ROBLES, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/12/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,725

FICTITIOUS BUSINESS NAME STATEMENT: 2025165511. The following person(s) is/are doing business as: PEACE OF MIND FIDUCIARY SERVICES. 4025 ROSABELL ST CULVER CITY CA 90066. CYNTHIA BLOCK. 4025 ROSABELL ST CULVER CITY CA 90066. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: 09/20/20. Signed: CYNTHIA BLOCK, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/12/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,726

FICTITIOUS BUSINESS NAME STATEMENT: 2025165163. The following person(s) is/are doing business as: BRIDPROOF LA; CHRISTMAS LIGHTS LA. 18034 VENTURA BLVD STE 143 ENCINO CA 91316. MR. CEAN PRESSURE WASHING LLC. 18034 VENTURA BLVD STE 143 ENCINO CA 91316. This business is conducted by: A LIMITED LIABILITY COMPANY. Registrant commenced to transact business under the fictitious business name(s) listed above on: 08/20/25. Signed: TRAVIS JOURDAIN, PRESIDENT. This statement is filed with the County Clerk of Los Angeles County on: 08/11/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,727

FICTITIOUS BUSINESS NAME STATEMENT: 2025168041. The following person(s) is/are doing business as: OG HANDMAID SERVICE. 1151 E 84TH PLACE LOS ANGELES CA 90001. OS-CAR GRAMAJO. 1151 E 84TH PLACE LOS ANGELES CA 90001. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: 08/20/25. Signed: OSCAR GRAMAJO, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/14/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,728

FICTITIOUS BUSINESS NAME STATEMENT: 2025170658. The following person(s) is/are doing business as: FAJARDO ANGEL RESPITE NURSING. 19531 BRYANT STREET NORTHRIDGE CA 91324. FLORIZA ABON FAJARDO. 19531 BRYANT STREET NORTHRIDGE CA 91324. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: FLORIZA ABON FAJARDO, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/18/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,729

FICTITIOUS BUSINESS NAME STATEMENT: 2025170811. The following person(s) is/are doing business as: WAWERY LINENS. 1838 WOLLAM STREET LOS ANGELES CA 90065. ISABELLA MORRISON. 1838 WOLLAM STREET LOS ANGELES CA 90065. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: 07/20/25. Signed: ISABELLA MORRISON, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/18/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,730

FICTITIOUS BUSINESS NAME STATEMENT: 2025169259. The following person(s) is/are doing business as: FIRSTBERRY. 7421 LAUREL CANYON BLVD NO 17 NORTH HOLLYWOOD CA 91605. 202358518008. STELIKA INC. 7421 LAUREL CANYON BLVD NO 17 NORTH HOLLYWOOD CA 91605. This business is conducted by: A CORPORATION. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: ALOUFG EA. PRESIDENT. This statement is filed with the County Clerk of Los Angeles County on: 08/15/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,731

FICTITIOUS BUSINESS NAME STATEMENT: 2025158368. The following person(s) is/are doing business as: YARN GLOW. 915 HURSTVIEW ST DUARTE CA 91010. MAGDY FINE JEWELRY LLC. 915 HURSTVIEW ST DUARTE CA 91010. This business is conducted by: A LIMITED LIABILITY COMPANY. Registrant commenced to transact business under the fictitious business name(s) listed above on: 07/20/25. Signed: JORGE UMANA, PRESIDENT. This statement is filed with the County Clerk of Los Angeles County on: 08/04/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,732

FICTITIOUS BUSINESS NAME STATEMENT: 2025157374. The following person(s) is/are doing business as: DROOANDAYA. 324 S DIAMOND BAR BLVD UNIT #787 DIAMOND BAR CA 91765. CATHERINE YAMAMOTO. 324 S DIAMOND BAR BLVD UNIT #787 DIAMOND BAR CA 91765. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: 07/20/25. Signed: CATHERINE YAMAMOTO, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/01/2025. NOTICE - This fictitious business name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,733

FICTITIOUS BUSINESS NAME STATEMENT: 2025160079. The following person(s) is/are doing business as: BLU CONSULTING; THE SECRET HAPTIST; ASK-FATIMAH. 1 WORLD TRADE CTR 196-3205 LONG BEACH CA 90831. FATIMAH ARLINGTON. P.O. BOX 32025 LONG BEACH CA 90806. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: FATIMAH ARLINGTON, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/12/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,734

FICTITIOUS BUSINESS NAME STATEMENT: 2025165306. The following person(s) is/are doing business as: MGE NEW BUILDING REMODELING LLC. 1 HUNTINGTON D #188 SOUTH PASADENA CA 91103. MCGE REMODELING LLC. 14 HUNTINGTON D #188 SOUTH PASADENA CA 91103. This business is conducted by: A LIMITED LIABILITY COMPANY. Registrant commenced to transact business under the fictitious business name(s) listed above on: 07/20/25. Signed: MAINOR GOMEZ ESCALANTE, MANAGING MEMBER. This statement is filed with the County Clerk of Los Angeles County on: 08/12/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,735

FICTITIOUS BUSINESS NAME STATEMENT: 2025161682. The following person(s) is/are doing business as: SPARKLING CLEAR POOLS SERVICES. 20232 HARTLAND ST WINNETKA CA 91306. DAVID GARCIA. 20232 HARTLAND ST WINNETKA CA 91306. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: DAVID GARCIA, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/06/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,737

FICTITIOUS BUSINESS NAME STATEMENT: 2025148549. The following person(s) is/are doing business as: A AND Z PAVING CONTRACTORS. 9112 HAZELTINE AVE PANORAMA CITY CA 91402. C4244570. Z AND A PAVING CONTRACTORS INC. 9112 HAZELTINE AVE PANORAMA CITY CA 91402. This business is conducted by: A CORPORATION. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: DANIEL FIGUEROA, PRESIDENT. This statement is filed with the County Clerk of Los Angeles County on: 07/21/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,737

STAYMENT OF ABANDONMENT OF USE OF FICTITIOUS BUSINESS NAME

File No. 2025083757

Date Filed: 04/24/2025

Name of Business: WH GRAPHICS

10354 WOODMAN AVE MISSION HILLS CA 91345

Registered Owner: WAYNE FRANCIS OBYRNE

10354 WOODMAN AVE MISSION HILLS CA 91345

Business was conducted by: AN INDIVIDUAL

Registrant Name: WAYNE FRANCIS OBYRNE, OWNER

Current File #: 2025148545

Date: 08/21/2025

Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,738

ORDER TO SHOW CAUSE FOR CHANGE OF NAME

Case Number: 25VECP00453

08/12/2025

RICARDO BECERRA

6611 WOODMAN AVE APT 202

VAN NUYS CA 91401

SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES

600 E BROADWAY

2ND FLOOR, ROOM 279

GLENDALE CA 91206

CIVIL

PETITION OF: RICARDO BECERRA for change of name

TO ALL INTERESTED PERSONS:

Petitioner: RICARDO BECERRA filed a petition with this court for a decree changing names as follows:

Present name: RICARDO BECERRA

Proposed name: RICARDO BRAVIS

THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least 2 court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.

NOTICE OF HEARING DATE: 09/29/2025 Time: 8:30AM Dept: I Room: 520

The address of the court is same as noted above.

A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: BEVERLY HILLS – BEVERLYWOOD WEEKLY

Signed: SHIRLEY K WATKINS, Judge of the Superior Court

Date: 08/12/2025

Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,739

ORDER TO SHOW CAUSE FOR CHANGE OF NAME

Case Number: 25VECP00452

08/12/2025

GENESIS VANESSA RAMIREZ RIVAS

6611 WOODMAN AVE APT 202

VAN NUYS CA 91401

SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES

600 E BROADWAY

2ND FLOOR, ROOM 279

GLENDALE CA 91206

CIVIL

PETITION OF: GENESIS VANESSA RAMIREZ RIVAS for change of name

TO ALL INTERESTED PERSONS:

Petitioner: GENESIS VANESSA RAMIREZ RIVAS filed a petition with this court for a decree changing names as follows:

Present name: GENESIS VANESSA RAMIREZ RIVAS

Proposed name: GENESIS VANESSA BRAVIS

THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least 2 court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.

NOTICE OF HEARING DATE: 09/29/2025 Time: 8:30AM Dept: W Room: 610

The address of the court is same as noted above.

A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: BEVERLY HILLS – BEVERLYWOOD WEEKLY

Signed: SHIRLEY K WATKINS, Judge of the Superior Court

Date: 08/12/2025

Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,740

ORDER TO SHOW CAUSE FOR CHANGE OF NAME

Case Number: 25NWCP00396

08/13/2025

CHRISTINE ELAINE LOPEZ

14421 PLUMA AVE

NORWALK CA 90650

SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES

12720 NORWALK BLVD

NORWALK CA 90650

NORWALK COURTHOUSE

PETITION OF: CHRISTINE ELAINE LOPEZ for change of name

TO ALL INTERESTED PERSONS:

Petitioner: CHRISTINE ELAINE LOPEZ filed a petition with this court for a decree changing names as follows:

Present name: CHRISTINE ELAINE LOPEZ

Proposed name: CHRISTINE ELAINE HERMANDEZ

THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least 2 court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.

NOTICE OF HEARING DATE: 10/10/2025 Time: 8:30AM Dept: L Room: 506

The address of the court is same as noted above.

A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: BEVERLY HILLS – BEVERLYWOOD WEEKLY

Signed: LEE W TSAO, Judge of the Superior Court

Date: 08/13/2025

Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,741

ORDER TO SHOW CAUSE FOR CHANGE OF NAME

Case Number: 25NWCP00385

08/07/2025

DAVID LASSALLE BEALS JR (SOVANMELIA CHEA)

6011 ANDY STREET

LAKEWOOD CA 90713

SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES

12720 NORWALK BLVD

NORWALK CA 90650

NORWALK COURTHOUSE

PETITION OF: SAMPHORS SOK FOR (SOVANMELIA CHEA) for change of name

TO ALL INTERESTED PERSONS:

Petitioner: SAMPHORS SOK filed a petition with this court for a decree changing names as follows:

Present name: SOVANMELIA CHEA

Proposed name: CELINA SOK

THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least 2 court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.

NOTICE OF HEARING DATE: 10/13/2025 Time: 8:30AM Dept: L Room: 506

The address of the court is same as noted above.

A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: BEVERLY HILLS – BEVERLYWOOD WEEKLY

Signed: LEE W TSAO, Judge of the Superior Court

Date: 08/07/2025

Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,742

ORDER TO SHOW CAUSE FOR CHANGE OF NAME

Case Number: 25CMCP00152

08/07/2025

DANNI MICHELLE MCDOWELL BY AND THROUGH TRENDELLA MCDOWELL AND DEVON FUGETT

911 NORTH POINSETTIA AVE

COMPTON CA 90221

SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES

200 W COMPTON BLVD

COMPTON CA 90220

PETITION OF: DANNI MICHELLE MCDOWELL for change of name

TO ALL INTERESTED PERSONS:

Petitioner: DANNI MICHELLE MCDOWELL filed a petition with this court for a decree changing names as follows:

Present name: DANNI MICHELLE MCDOWELL

Proposed name: DANNI D'ANNA FUGETT

THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least 2 court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.

NOTICE OF HEARING DATE: 10/21/2025 Time: 8:30AM Dept: A Room: 904

The address of the court is same as noted above.

A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county: BEVERLY HILLS – BEVERLYWOOD WEEKLY

Signed: ELIZABETH L BRADLEY, Judge of the Superior Court

Date: 08/07/2025

Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,743

ORDER TO SHOW CAUSE FOR CHANGE OF NAME

Case Number: 25STCP02495

07/07/2025

CORSHA DEELONI HOSKINS

7254 HOLLYWOOD BLVD #14

LOS ANGELES CA 90046

SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES

111 N HILL

FICTIONOUS BUSINESS NAME STATEMENT: 2025141632

The following persons are doing business as: LOCAL LASH CO., LOCAL LASH COMPANY, 1512 FOOTHILL BLVD SUITE 19, LA VERNE, CA 91750 LOS ANGELES. ASHLEY ANDREWS, 1512 FOOTHILL BLVD SUITE 19, LA VERNE, CA 91750. The business is conducted by an individual. Registrant has not yet begun to transact business under the fictitious business name or names listed here in. Signed ASHLEY ANDREWS, OWNER. The registrant(s) declared that all information in the statement is true and correct. This statement is filed with the County Clerk of Los Angeles County on: 7/11/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal, state or common law (see Section 14411, et seq., B&P Code.) Published: 8/21/2025, 8/28/2025, 9/4/2025, 9/11/2025 NIN 50586

FICTIONIOUS BUSINESS NAME STATEMENT: 2025142029

The following person(s) is/are doing business as: CALIFORNIA GOLD SERVICES, 38131 WESLEY CT, PALMDALE, CA, 93552 LOS ANGELES, RICARDO ESPINOZA FLORES, 38131 WESLEY CT PALMDALE CA 93552. The business is conducted by an individual. Registrant has not yet begun to transact business under the fictitious business name or names listed here in. Signed RICARDO ESPINOZA FLORES, OWNER. The registrant(s) declared that all information in the statement is true and correct. This statement is filed with the County Clerk of Los Angeles County on: 7/14/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal, state or common law (see Section 14411, et seq., B&P Code.) Published: 8/21/2025, 8/28/2025, 9/4/2025, 9/11/2025 NIN 50622

FICTIONIOUS BUSINESS NAME STATEMENT: 2025142718

The following person(s) is/are doing business as: MYOCHE SERVICES, 407 N MAPLE DR STE #1, BEVERLY HILLS, CA, 90210 LOS ANGELES, BEVARIS ALLIANCE, 407 N MAPLE DR STE #1 BEVERLY HILLS CA 90210 CA. The business is conducted by a Corporation. Registrant has not yet begun to transact business under the fictitious business name or names listed here in. Signed GRISHMA KENY, SECRETARY. The registrant(s) declared that all information in the statement is true and correct. This statement is filed with the County Clerk of Los Angeles County on: 7/14/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal, state or common law (see Section 14411, et seq., B&P Code.) Published: 8/21/2025, 8/28/2025, 9/4/2025, 9/11/2025 NIN 50589

FICTIONIOUS BUSINESS NAME STATEMENT: 2025143081

The following persons are doing business as: GUANESE, GUAPA SPEAKING GUAPAE, 4235 STONEWALL DR, RIVERSIDE, CA, 92505 LOS ANGELES, GUAPAE, LUPE INC, 4235 STONEWALL DR, RIVERSIDE, CA 92505 CA. The business is conducted by a Corporation. Registrant has not yet begun to transact business under the fictitious business name or names listed here in. Signed NAYPONE GAINES, PRESIDENT. The registrant(s) declared that all information in the statement is true and correct. This statement is filed with the County Clerk of Los Angeles County on: 7/15/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal, state or common law (see Section 14411, et seq., B&P Code.) Published: 8/21/2025, 8/28/2025, 9/4/2025, 9/11/2025 NIN 50590

FICTIONIOUS BUSINESS NAME STATEMENT: 2025140487

The following person(s) is/are doing business as: EDGAR DELIVERY SERVICES, 202 S RAYMOND AVE UNIT 510 PASADENA CA 91105, COUNTY OF LOS ANGELES.EDGAR POGHOSYAN, 202 S RAYMOND AVE UNIT 510, PASADENA CA 91105. This business is conducted by an INDIVIDUAL. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: EDGAR POGHOSYAN as OWNER. This statement is filed with the County Clerk of Los Angeles County on 07/10/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/25, 08/28/25, 09/04/25, 09/11/2025 JH247

FICTIONIOUS BUSINESS NAME STATEMENT: 2025144674 The following person(s) is/are doing business as:URBAN FEAST COMPANY, 27803 LORIEN RD CANYON COUNTRY CA 91387, COUNTY OF LOS ANGELES.DANIELA CAESAR RODEN, 27803 LORIEN RD CANYON COUNTRY CA 91387. This business is conducted by: an INDIVIDUAL. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: DANIELA CAESAR RODEN as OWNER. This statement is filed with the County Clerk of Los Angeles County 07/16/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the County Clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/25, 08/28/25, 09/04/25, 09/11/2025 JH248

FICTIONIOUS BUSINESS NAME STATEMENT: 2025146268 The following person(s) is/are doing business as: ZOOM DELIVERY 7767 BEVLY BLVD LOS ANGELES CA 90036, COUNTY OF LOS ANGELES. SHMUEL MOSHE EMMET, 370 NORTH FAIRFAX AVE 13 LOS ANGELES CA 90036. This business is conducted by: an INDIVIDUAL. Registrant has begun to transact business under the fictitious business name or names listed here on: 03/2025. Signed: SHMUEL MOSHE EMMET as OWNER. This statement is filed with the County Clerk of Los Angeles County on 07/17/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the County Clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/25, 08/28/25, 09/04/25, 09/11/2025 JH249

FICTIONIOUS BUSINESS NAME STATEMENT: 2025146264 The following person(s) is/are doing business as: LED SIGN LA, 7769 BEVERLY BLVD LOS ANGELES CA 90036, COUNTY OF LOS ANGELES.SHMUEL MOSHE EMMET, 370 NORTH FAIRFAX AVE 13 LOS ANGELES CA 90036. This business is conducted by: an INDIVIDUAL. Registrant has begun to transact business under the fictitious business name or names listed here on: 03/2025. Signed: SHMUEL MOSHE EMMET as OWNER. This statement is filed with the County Clerk of Los Angeles County on 07/17/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the County Clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/25, 08/28/25, 09/04/25, 09/11/2025 JH250

Viola Perez Loera

Case Number: 25NWCPO0406

SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES

12720 Norwalk Bl

Norwalk, CA 90650

ORDER TO SHOW CAUSE FOR CHANGE OF NAME

PETITION OF: Viola Perez Loera

Petitioner: Viola Perez Loera

Present name: Viola Perez Loera

Proposed name: Violet Perez

THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.

NOTICE OF HEARING Date: 10/17/2025 Time: 8:30a Dept: R Rm: 606

A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county, Beverly Hills/Beverlywood Weekly. Date: 8/21/25. Signed: Lee W. Tsao, Judge of the Superior Court Published: 8/28/25, 9/4/25, 9/11/25, 9/18/25 315

Shirewadi Aziz Bestaurous

Case Number: 25NWCPO0413

SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES

12720 Norwalk Bl

Norwalk, CA 90650

ORDER TO SHOW CAUSE FOR CHANGE OF NAME

PETITION OF: Shirewadi Aziz Bestaurous

Petitioner: Shirewadi Aziz Bestaurous

Present name: Shirewadi Aziz Bestaurous

Proposed name: Mina Wadi Aziz

THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.

NOTICE OF HEARING Date: 10/20/2025 Time: 8:30a Dept: R Rm: 606

A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county, Beverly Hills/Beverlywood Weekly. Date: 8/20/25. Signed: Lee W. Tsao, Judge of the Superior Court Published: 8/28/25, 9/4/25, 9/11/25, 9/18/25 316

Daalina Dinaali

Case Number: 25TRCPO0365

SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES

825 Maple Ave

Torrance, CA 90503

ORDER TO SHOW CAUSE FOR CHANGE OF NAME

PETITION OF: Daalina Dinaali

Petitioner: Daalina Dinaali

Present name: Daalina Dinaali

Proposed name: Lila Olviya

THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.

NOTICE OF HEARING Date: 10/3/2025 Time: 9:30a Dept: I Rm: 200

A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county, Beverly Hills/Beverlywood Weekly. Date: 7/25/25. Signed: Tamara Hall, Judge of the Superior Court Published: 8/28/25, 9/4/25, 9/11/25, 9/18/25 317

Crystal Scott

Case Number: 25VECP00413

SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES

6230 Sylmar Ave

Van Nuys, CA 91401

ORDER TO SHOW CAUSE FOR CHANGE OF NAME

PETITION OF: Crystal Scott

Petitioner: Crystal Scott

Proposed name: Angelica Raven

THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.

NOTICE OF HEARING Date: 9/5/2025 Time: 8:30a Dept: T Rm: 600

A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county, Beverly Hills/Beverlywood Weekly. Date: 7/16/25. Signed: Shirley K. Watkins, Judge of the Superior Court Published: 8/28/25, 9/4/25, 9/11/25, 9/18/25 318

FICTIONIOUS BUSINESS NAME STATEMENT: 2025173957 The following person(s) is/are doing business as: SCOUT MODEL AND TALENT AGENCY: SCOUT MODEL, SCOUT; SCOUT TALENT AGENCY; SCOTT MODEL AGENCY.AON: 2010231110018. 6363 Wilshire Blvd 203. Los Angeles, CA 90048. County of Los Angeles. SCOUT TALENT MANAGEMENT LLC. 6363 Wilshire Blvd 203. Los Angeles, CA 90048. This business is conducted by: a Limited Liability Company. Registrant has begun to transact business under the fictitious business name or names listed here on: 8/20/25. Signed: Ryan Lippert, President. This statement is filed with the County Clerk of Los Angeles County on: 8/21/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P Code.) Published: 8/21/2025, 8/28/2025, 9/4/25, 9/11/2025 NIN 50589

FICTIONIOUS BUSINESS NAME STATEMENT: 2025172248 The following person(s) is/are doing business as: ZAC TAYLOR MOTORSPORTS, 11822 Vose St. North Hollywood, CA 91605. County of Los Angeles. ZAC TAYLOR MOTORSPORTS LLC, 13759 Chandler Blvd. Sherman Oaks, CA 91401. This business is conducted by: a Limited Liability Company. Registrant has begun to transact business under the fictitious business name or names listed here on: 8/20/25. Signed: Razi Amrani, CEO. This statement is filed with the County Clerk of Los Angeles County on: 8/20/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P Code.) Published: 8/28/25, 9/4/25, 9/11/25, 9/18/25 320

FICTIONIOUS BUSINESS NAME STATEMENT: 2025172736 The following person(s) is/are doing business as: MINIMALISM LA, 9454 Wilshire Bl. Suite #100. Beverly Hills, CA 90212. County of Los Angeles. RICHARD CHARLES MICHALOWSKI JR. 9454 Wilshire Bl. Suite #100. Beverly Hills, CA 90212. This business is conducted by: an Individual. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Richard Charles Michalowski Jr. Owner. This statement is filed with the County Clerk of Los Angeles County on: 8/20/25. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P Code.) Published: 8/28/25, 9/4/25, 9/11/25, 9/18/25 322

FICTIONIOUS BUSINESS NAME STATEMENT: 2025171870 The following person(s) is/are doing business as: NEATLY MOVING & STORAGE: NEATLY, 1901 First Street. San Fernando, CA 91340. County of Los Angeles. CMVC VAN LINES INC. 1901 First Street. San Fernando, CA 91340. This business is conducted by: a Corporation. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Michael James Crotty, President. This statement is filed with the County Clerk of Los Angeles County on: 8/19/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P Code.) Published: 08/21/25, 08/28/25, 09/04/25, 09/11/2025 JH248

FICTIONIOUS BUSINESS NAME STATEMENT: 2025171059 The following person(s) is/are doing business as: COUTRIER FINE ART APPRAISALS, 7366 Willoughby Avenue. Los Angeles, CA 90046. County of Los Angeles. COUTRIER ENTERPRISES INC. 7366 Willoughby Avenue. Los Angeles, CA 90046. This business is conducted by: a Corporation. Registrant has begun to transact business under the fictitious business name or names listed here on: 11/2020. Signed: Darrel Couturier, President. This statement is filed with the County Clerk of Los Angeles County on: 8/19/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P Code.) Published: 08/21/25, 08/28/25, 09/04/25, 09/11/2025 JH249

FICTIONIOUS BUSINESS NAME STATEMENT: 2025175139 The following person(s) is/are doing business as: VITALINE PILATES, 11852 Gornham Ave #2., Los Angeles, CA 90049. County of Los Angeles. WHAT SHIY THE SAI! LLC, 11852 Gornham Ave #2., Los Angeles, CA 90049. This business is conducted by: a Limited Liability Company. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Irina Shebeko, Managing Member. This statement is filed with the County Clerk of Los Angeles County on: 8/25/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P Code.) Published: 8/28/25, 9/4/25, 9/11/25, 9/18/25 325

FICTIONIOUS BUSINESS NAME STATEMENT: 2025175139 The following person(s) is/are doing business as: VITALINE PILATES, 11852 Gornham Ave #2., Los Angeles, CA 90049. County of Los Angeles. WHAT SHIY THE SAI! LLC, 11852 Gornham Ave #2., Los Angeles, CA 90049. This business is conducted by: a Limited Liability Company. Registrant has begun to transact business under the fictitious business name or names listed here on: N/A. Signed: Irina Shebeko, Managing Member. This statement is filed with the County Clerk of Los Angeles County on: 8/25/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P Code.) Published: 8/28/25, 9/4/25, 9/11/25, 9/18/25 325

German Daniel Antillon

Case Number: 25NWCPO0415

SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES

12720 Norwalk Bl

Norwalk, CA 90650

ORDER TO SHOW CAUSE FOR CHANGE OF NAME

PETITION OF: German Daniel Antillon

Petitioner: German Daniel Antillon

Present name: German Daniel Antillon

Proposed name: Daniel German Antillon

THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.

NOTICE OF HEARING Date: 10/20/2025 Time: 8:30a Dept: R Rm: 606

A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county, Beverly Hills/Beverlywood Weekly. Date: 8/21/25. Signed: Lee W. Tsao, Judge of the Superior Court Published: 8/28/25, 9/4/25, 9/11/25, 9/18/25 326

Hieu Van Trong AKA Huey Van Do

Case Number: 25LBCPO0347

SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES

275 Magnolia Ave

Long Beach, CA 90802

ORDER TO SHOW CAUSE FOR CHANGE OF NAME

PETITION OF: Hieu Van Trong AKA Huey Van Do

Petitioner: Hieu Van Trong AKA Huey Van Do

Present name: Hieu Van Trong Do, Huey Van Do

Proposed name: Hieu Van Trong Do, Hieu Van Do

THE COURT ORDERS that all persons interested in this matter shall appear before this court at the hearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for objection at least two court days before the matter is scheduled to be heard and must appear at the hearing to show cause why the petition should not be granted. If no written objection is timely filed, the court may grant the petition without a hearing.

NOTICE OF HEARING Date: 10/6/2025 Time: 8:30a Dept: S25 Rm: 5600

A copy of this Order to Show Cause shall be published at least once each week for four successive weeks prior to the date set for hearing on the petition in the following newspaper of general circulation, printed in this county, Beverly Hills/Beverlywood Weekly. Date: 8/25/25. Signed: Nicole M. Hessemam, Judge of the Superior Court Published: 8/28/25, 9/4/25, 9/11/25, 9/18/25 327

FICTIONIOUS BUSINESS NAME STATEMENT: 2025137716 The following person(s) is/are doing business as: RYCH GURL, 500 S WESTMORELAND AVE LOS ANGELES CA 90020. ROBERT STAFFORD, 500 S WESTMORELAND AVE LOS ANGELES CA 90020. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: 07/2025. Signed: ROBERT STAFFORD, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 07/08/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/28/2025, 09/04/2025, 09/11/2025, 09/18/2025 11,748

This statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/21/2025, 08/28/2025, 09/04/2025, 09/11/2025 11,748

FICTIONIOUS BUSINESS NAME STATEMENT: 2025168600 The following person(s) is/are doing business as: HAMLA HANDYMAN, 1600 N SAN FERNANDO BLVD #234 BURBANK CA 91504. AIK AGAMALIAN, 1600 N SAN FERNANDO BLVD #234 BURBANK CA 91504. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: 08/2025. Signed: AIK AGAMALIAN, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/18/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/28/2025, 09/04/2025, 09/11/2025, 09/18/2025 11,749

FICTIONIOUS BUSINESS NAME STATEMENT: 2025168587 The following person(s) is/are doing business as: KIND HOST, 701 GRANT ST SANTA MONICA CA 90405. B20250197394. DYLAN JOHN BOSWELL, 701 GRANT ST UNIT 4 SANTA MONICA CA 90405. This business is conducted by: AN INDIVIDUAL. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: DYLAN JOHN BOSWELL, OWNER. This statement is filed with the County Clerk of Los Angeles County on: 08/14/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/28/2025, 09/04/2025, 09/11/2025, 09/18/2025 11,750

FICTIONIOUS BUSINESS NAME STATEMENT: 2025171152 The following person(s) is/are doing business as: DEEP ROOTS BOUTIQUE, 27221 LADEENE AVE TORRANCE CA 90505. DEEP ROOTS BOUTIQUE LLC, 27221 LADEENE AVE TORRANCE CA 90505. This business is conducted by: A LIMITED LIABILITY COMPANY. Registrant commenced to transact business under the fictitious business name(s) listed above on: N/A. Signed: DEEPA MALLIKARJUN HATTARAKI, CEO. This statement is filed with the County Clerk of Los Angeles County on: 08/19/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/28/2025, 09/04/2025, 09/11/2025, 09/18/2025 11,751

FICTIONIOUS BUSINESS NAME STATEMENT: 2025168812 The following person(s) is/are doing business as: HOVHANNISYAN LEGAL SUPPORT, 9247 COLUMBUS AVE NORTH HILLS CA 91343. B20250240865. HOVHANNISYAN LEGAL SUPPORT LLC, 9247 COLUMBUS AVE NORTH HILLS CA 91343. This business is conducted by: A LIMITED LIABILITY COMPANY. Registrant commenced to transact business under the fictitious business name(s) listed above on: 08/2025. Signed: KARAPET HOVHANNISYAN, CEO. This statement is filed with the County Clerk of Los Angeles County on: 08/18/2025. NOTICE - This fictitious name statement expires five years from the date it was filed on, in the office of the county clerk. A new fictitious business name statement must be filed prior to that date. The filing of this statement does not of itself authorize the use in this state of a fictitious business name in violation of the rights of another under federal state, or common law (see Section 14411, et seq., B&P) Published: 08/28/2025, 09/04/2025, 09/11/2025, 09/18/2025 11,752

FICTIONIOUS BUSINESS NAME STATEMENT: 2025171346 The following person(s) is/are doing business as: JADE PLACE, 200 E COMPTON BLVD COMPTON CA 90220. KC GOODMAN LLC, 200 E COMPTON BLVD COMPTON CA 90220. This business is conducted by: A LIMITED LIABILITY COMPANY.

the Financial Code and authorized to do business in this state). At: Behind the fountain located in Civic Center Plaza located at 400 Civic Center Plaza, Pomona, CA 91766, NOTICE OF TRUSTEE'S SALE – continued all right, title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County, California describing the land therein: THOSE PORTIONS OF LOT(S) 2 AND 3 OF TRACT NO. 11982, IN THE CITY OF LOS ANGELES, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 271 PAGE(S) 38 AND 39 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, LYING SOUTHEASTERLY OF THE FOLLOWING DESCRIBED LINE: BEGINNING AT A POINT IN THE SOUTHWESTERLY LINE OF SAID LOT 2, DISTANT THEREON, SOUTH 43° 45' 48" EAST 44.00 FEET FROM THE MOST WESTERLY CORNER OF SAID LOT 2; THENCE NORTH 23° 56' 00" EAST 251.78 FEET TO A POINT IN THE NORTHEASTERLY LINE OF SAID LOT 3 DISTANT THEREON NORTH 45° 52' 12" WEST 35.00 FEET FROM THE MOST EASTERLY CORNER OF SAID LOT 3. 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: 2828 BENEDICT CANYON RD BEVERLY HILLS, CA 90210. The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by said Deed of Trust, with interest thereon, as provided in said note(s), advances, if any, under the terms of the Deed of Trust, estimated fees, charges and expenses of the Trustee and of trusts created by said Deed of Trust, to-wit: \$3,782,742.20 (Estimated). Accrued interest and additional advances, if any, will increase this figure prior to sale. The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale, and a written Notice of Default and Election to Sell. The undersigned caused said Notice of Default and Election of Sell to be recorded in the county where the real property is located and more than three months have elapsed since such recordation. DATE: 8/7/2025 CALIFORNIA TD SPECIALISTS, AS TRUSTEE, as Trustee 8190 EAST KAISER BLVD., ANAHEIM HILLS, CA 92808 PHONE: 714-283-2180 FOR TRUSTEE SALE INFORMATION LOG ON TO: www.stoxposting.com CALL: 844-477-7869 PATRICIO S. INCE, VICE PRESIDENT CALIFORNIA TD SPECIALIST 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 on 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 the outstanding lien 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 844-477-7869, or visit this internet Web site www.stoxposting.com, using the file number assigned to this case T.S.# 87113. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale." For sales conducted after January 1, 2021: NOTICE TO TENANT: You may have a right to purchase

this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call (844) 477-7869, or visit this internet website www.STOX-POSTING.com, using the file number assigned to this case 87113 to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid; by remitting the funds and affidavit described in Section 2924m(c) of the Civil Code; so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as an "eligible tenant buyer" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. Disclosure In compliance with CA civil code 2924f(F), the opening bid for the foreclosure sale is based on a valuation provided t the trustee by the lender of the lender's representative. The trustee does not determine, verify, or opine on the accuracy of this valuation and makes no representation regarding the market value of the property subject to foreclosures (the "Property"). The trustee's compliance or non-compliance with CA civil code 2924f(f) shall not be construed as an opinion, warranty, or representation regarding (i) the priority of the deed of trust being foreclosed, (ii) the condition of title to the Property, or (iii) any other matters affecting the Property, including the value of the Property. The trustee relies solely on the trustee's sale guaranty and/or Information provided by the lender regarding the lien priority and title condition and does not Independently verify such Information. All bidders are solely responsible for conducting their own Independent due diligence regarding the loan, the Property, its value, the lien priority of the deed of trust being foreclosed, and the condition of the title to the Property. The trustee assumes no liability for the accuracy or completeness of any information provided by third parties, including the lender. The valuation used to determine the minimum opening bid applies only to the Initially scheduled sale date. Any postponement or continuation of the sale does not obligate the trustee to obtain or rely upon a new valuation, nor does It alter the trustee's limited role in the process.

NOTICE OF TRUSTEE'S SALE TS No. **CA-24-996012-CL** Order No.: **FIN-24008572 YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 9/19/2003. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER.** A public auction sale to the highest bidder for 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): **Elias Abrishami and Minoo Abrishami, husband and wife as joint tenants** Recorded: **10/2/2003** as Instrument No. **03 2924083** of Official Records in the office of the Recorder of **LOS ANGELES** County, California; Date of Sale: **9/18/2025** at **10:00 AM** Place of Sale: **Behind the fountain located in Civic Center Plaza, located at 400 Civic Center Plaza, Pomona CA 91766** Amount of unpaid balance and other charges: **\$1,203,197.63** The purported property address is: **3171 DEEP CANYON DR, BEVERLY HILLS, CA 90210** Assessor's Parcel No.: **4382-001-021** Legal Description: **Please be advised that the legal description set forth on the Deed of Trust is in error. The legal description of the property secured by the Deed of**

Trust is more properly set forth and made part of Exhibit "A" as attached hereto. Lot 3 of Tract No. 23290, in the City of Los Angeles, as per map recorded in Book 843 Pages 1 to 12 inclusive of Maps, in the Office of the County Recorder of said County.**NOTICE TO POTENTIAL BIDDERS:** If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder's office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. **NOTICE TO PROPERTY OWNER:** The sale date shown on this notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call **916-939-0772** for information regarding the trustee's sale or visit this internet website <http://www.qualityloan.com>, using the file number assigned to this foreclosure by the Trustee: **CA-24-996012-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 website. The best way to verify postponement information is to attend the scheduled sale. **NOTICE TO TENANT:** You may have a right to purchase this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an "eligible tenant buyer," you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an "eligible bidder," you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call **619-645-7711**, or visit this internet website <http://www.qualityloan.com>, using the file number assigned to this foreclosure by the Trustee: **CA-24-996012-CL** to find the date on which the trustee's sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee's sale. Third, you must submit a bid so that the trustee receives it no more than 45 days after the trustee's sale. If you think you may qualify as an "eligible tenant buyer" or "eligible bidder," you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. **NOTICE TO PROSPECTIVE OWNER-OCCUPANT:** Any prospective owner-occupant as defined in Section 2924m of the California Civil Code who is the last and highest bidder at the trustee's sale shall provide the required affidavit or declaration of eligibility to the auctioneer at the trustee's sale or shall have it delivered to QUALITY LOAN SERVICE CORPORATION by 5 p.m. on the next business day following the trustee's sale at the address set forth in the below signature block. **NOTICE TO PROSPECTIVE POST-SALE OVER BIDDERS:** For post-sale information in accordance with Section 2924m(e) of the California Civil Code, use file number CA-24-996012-CL and call (866) 645-7711 or login to: <http://www.qualityloan.com>. The undersigned Trustee disclaims any liability for any incorrectness of the property address or other common designation, if any, shown herein. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. If the sale is set aside for any reason, including if the Trustee is unable to convey title, the Purchaser at the sale shall be entitled only to a return of the monies paid to the Trustee. This shall be the Purchaser's sole and exclusive remedy. The purchaser shall have no further recourse against the Trustor, the Trustee, the Beneficiary, the Beneficiary's

Agent, or the Beneficiary's Attorney. If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holders right's against the real property only. Date: **QUALITY LOAN SERVICE CORPORATION 2763 Camino Del Rio S San Diego, CA 92108 619-645-7711 For NON SALE information only Sale Line: 916-939-0772 Or Login to: <http://www.qualityloan.com> Post-Sale Information (CCC 2924m(e)): (866) 645-7711 Reinstatement or Payoff Line: (866) 645-7711 Ext 5318 QUALITY LOAN SERVICE CORPORATION TS No.: CA-24-996012-CL ID-SPub #0249795 8/21/2025 8/28/2025 9/4/2025**

NOTICE OF PETITION TO ADMINISTER ESTATE OF ELISE SINAY SPILKER

Case No. 25STPB06923
To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the will or estate, or both, of ELISE SINAY SPILKER

A PETITION FOR PROBATE has been filed by Joanna K. Spilker in the Superior Court of California, County of LOS ANGELES.

THE PETITION FOR PROBATE requests that Joanna K. Spilker be appointed as personal representative to administer the estate of the decedent.

THE PETITION requests the decedent's will and codicils, if any, be admitted to probate. The will and any codicils are available for examination in the file kept by the court.

THE PETITION requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority.

A HEARING on the petition will be held on Sept. 15, 2025 at 8:30 AM in Dept. No. 2D located at 111 N. Hill St., Los Angeles, CA 90012.

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

IF YOU ARE A CREDITOR or a contingent creditor of the decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code.

Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law.

YOU MAY EXAMINE the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk.

Attorney for petitioner:
MARC M STERN ESQ
SBN 126409
GREENBERG GLUSKER FIELDS
CLAMAN & MACHTINGER LLP
2049 CENTURY PARK E
STE 2600
LOS ANGELES CA 90067
CN119325 SPILKER Aug 14,21,28, 2025

APN: 4350-006-027 T.S. No.: 2025-1686 Order No. 2633185CAD NOTICE OF TRUSTEE'S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 11/14/2022. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER. A public auction sale to the highest bidder, payable at time of sale in lawful money of the United States, by a cashier's check drawn on a state or national bank, check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 of the Finan-

cial Code and authorized to do business in this state; will be held by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described below. The sale will be made, in an “as is” condition, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. Trustor: ROSS HILTON KEMPER AND LINDA R. KEMPER, TRUSTEES OF THE ROSS HILTON KEMPER AND LINDA KERKORIAN KEMPER FAMILY TRUST DATED MAY 07, 2002 Duly Appointed Trustee: S.B.S. TRUST DEED NETWORK, A CALIFORNIA CORPORATION Deed of Trust recorded 11/16/2022 as Instrument No. 20221080655 in book XX, page XX of Official Records in the office of the Recorder of Los Angeles County, California, Date of Sale: 9/18/2025 at 11:00 AM Place of Sale: BEHIND THE FOUNTAIN LOCATED IN CIVIC CENTER PLAZA, 400 CIVIC CENTER PLAZA, POMONA, CA 91766

Amount of unpaid balance and other reasonable estimated charges: \$3,535,712.69 Street Address or other common designation of purported real property: 1114 CALLE VISTA DRIVE BEVERLY HILLS, CA 90210 A.P.N.: 4350-006-027 The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the trustee within 10 days of the date of first publication of this Notice of Sale. NOTICE TO POTENTIAL BIDDERS: If you are considering bidding on this property lien, you should understand that there are risks involved in bidding at a trustee auction. You will be bidding on a lien, not on the property itself. Placing the highest bid at a trustee auction does not automatically entitle you to free and clear ownership of the property. You should also be aware that the lien being auctioned off may be a junior lien. If you are the highest bidder at the auction, you are or may be responsible for paying off all liens senior to the lien being auctioned off, before you can receive clear title to the property. You are encouraged to investigate the existence, priority, and size of outstanding liens that may exist on this property by contacting the county recorder’s office or a title insurance company, either of which may charge you a fee for this information. If you consult either of these resources, you should be aware that the same lender may hold more than one mortgage or deed of trust on the property. NOTICE TO PROPER- TY 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 FOR SALES INFORMATION, PLEASE CALL (855) 986-9342 or visit this internet web-site www.superiordefault.com, using the file number assigned to this case 2025-1686. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the internet web-site. The best way to verify postponement information is to attend the scheduled sale. NOTICE TO TENANT: You may have a right to purchase this property after the trustee auction if conducted after January 1, 2021, pursuant to Section 2924m of the California Civil Code. If you are an “eligible tenant buyer,” you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an “eligible bidder,” you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call FOR SALES INFORMATION, PLEASE CALL (855) 986-9342, or visit this internet website www.superiordefault.com, using the file number assigned to this case 2025-1686 to find the date on which the trustee’s sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent

to place a bid so that the trustee receives it no more than 15 days after the trustee’s sale. Third, you must submit a bid, by remitting the funds and affidavit described in Section 2924m(c) of the Civil Code, so that the trustee receives it no more than 45 days after the trustee’s sale. If you think you may qualify as an “eligible tenant buyer” or “eligible bidder,” you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. Date: 8/12/2025 S.B.S. TRUST DEED NETWORK, A CALIFORNIA CORPORATION. 31194 La Baya Drive, Suite 106, Westlake Village, California, 91362 (818)991-4600. By: Colleen Irby, Trustee Sale Officer. (TS# 2025-1686 SDI-34850)

**NOTICE OF AMENDED PETITION
TO ADMINISTER ESTATE OF:
SUSANNE WILHELMINE KLEIN
CASE NO. 25STPB07306**

To all heirs, beneficiaries, creditors, contingent creditors, and persons who may otherwise be interested in the WILL or estate, or both of SUSANNE WILHELMINE KLEIN.

AN AMENDED PETITION FOR PROBATE has been filed by ROBERT MAX KLEIN in the Superior Court of California, County of LOS ANGELES. THE AMENDED PETITION FOR PROBATE requests that ROBERT MAX KLEIN be appointed as personal representative to administer the estate of the decedent.

THE AMENDED PETITION requests the decedent’s WILL and codicils, if any, be admitted to probate. The WILL and any codicils are available for examination in the file kept by the court.

THE AMENDED PETITION requests authority to administer the estate under the Independent Administration of Estates Act. (This authority will allow the personal representative to take many actions without obtaining court approval. Before taking certain very important actions, however, the personal representative will be required to give notice to interested persons unless they have waived notice or consented to the proposed action.) The independent administration authority will be granted unless an interested person files an objection to the petition and shows good cause why the court should not grant the authority. A HEARING on the petition will be held in this court as follows: 01/07/26 at 8:30AM in Dept. 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 decedent, you must file your claim with the court and mail a copy to the personal representative appointed by the court within the later of either (1) four months from the date of first issuance of letters to a general personal representative, as defined in section 58(b) of the California Probate Code, or (2) 60 days from the date of mailing or personal delivery to you of a notice under section 9052 of the California Probate Code. Other California statutes and legal authority may affect your rights as a creditor. You may want to consult with an attorney knowledgeable in California law.

YOU MAY EXAMINE the file kept by the court. If you are a person interested in the estate, you may file with the court a Request for Special Notice (form DE-154) of the filing of an inventory and appraisal of estate assets or of any petition or account as provided in Probate Code section 1250. A Request for Special Notice form is available from the court clerk.

Attorney for Petitioner
STEVEN L. HOGAN - SBN 84553
CAMERON J. GRANT - SBN 357530
LURIE, ZEPEDA, SCHMALZ, HOGAN & MARTIN, APC
1875 CENTURY PARK EAST, SUITE 2100
LOS ANGELES CA 90067
Telephone (310) 274-8700
8/28, 9/4, 9/11/25
CNS-3960957#

Title Order No. : 3510403-2 Trustee Sale No. : 88158 Loan No. : 9160090090 APN : 4350-006-030 NOTICE OF TRUSTEE’S SALE YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 6/11/2014 . 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 9/17/2025 at 10:30 AM, CALIFORNIA TD SPECIALISTS, AS TRUSTEE as the duly appointed Trustee under and pursuant to Deed of Trust Recorded on

6/18/2014 as Instrument No. 20140630684 in book ////, page //// Recorded on 07/14/14 as Instrument No. 20140721512 of official records in the Office of the Recorder of Los Angeles County, California, executed by: ROSS HILTON KEMPER AND LINDA KERKORIAN KEMPER, HUSBAND AND WIFE, AS JOINT TENANTS , as Trustor NYC B MORTGAGE COMPANY, LLC , as Beneficiary WILL SELL AT PUBLIC AUCTION TO THE HIGHEST BIDDER FOR CASH (payable at time of sale in lawful money of the United States, by cash, a cashier’s check drawn by a state or national bank, a check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, savings association, or savings bank specified in section 5102 of the Financial Code and authorized to do business in this state). At: Behind the fountain located in Civic Center Plaza located at 400 Civic Center Plaza, Pomona, CA 91766, NOTICE OF TRUSTEE’S SALE – continued all right, title and interest conveyed to and now held by it under said Deed of Trust in the property situated in said County, California describing the land therein: See Exhibit “A” Attached Hereto And Made A Part Hereof. 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: 1115 LA ALTURA RD BEVERLY HILLS, CA 90210. The undersigned Trustee disclaims any liability for any incorrectness of the street address and other common designation, if any, shown herein. Said sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by said Deed of Trust, with interest thereon, as provided in said note(s), advances, if any, under the terms of the Deed of Trust, estimated fees, charges and expenses of the Trustee and of trusts created by said Deed of Trust, to-wit: \$5,377,515.41 (Estimated). Accrued interest and additional advances, if any, will increase this figure prior to sale. The beneficiary under said Deed of Trust heretofore executed and delivered to the undersigned a written Declaration of Default and Demand for Sale, and a written Notice of Default and Election to Sell. The undersigned caused said Notice of Default and Election to Sell to be recorded in the county where the real property is located and more than three months have elapsed since such recordation. DATE: 8/22/2025 CALIFORNIA TD SPECIALISTS, AS TRUSTEE, as Trustee 8190 EAST KAISER BLVD., ANAHEIM HILLS, CA 92808 PHONE: 714-283-2180 FOR TRUSTEE SALE INFORMATION LOG ON TO: www.stoxposting.com CALL: 844-477-7869 PATRICIO S. INCE, VICE PRESIDENT CALIFORNIA TD SPECIALIST 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 on 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 the outstanding lien 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 844-477-7869, or visit this internet Web site www.stoxposting.com, using the file number assigned to this case T.S.# 88158. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale.” For sales conducted after January 1, 2021: NOTICE TO TENANT: You may have a right to purchase

this property after the trustee auction pursuant to Section 2924m of the California Civil Code. If you are an “eligible tenant buyer,” you can purchase the property if you match the last and highest bid placed at the trustee auction. If you are an “eligible bidder,” you may be able to purchase the property if you exceed the last and highest bid placed at the trustee auction. There are three steps to exercising this right of purchase. First, 48 hours after the date of the trustee sale, you can call (844) 477-7869, or visit this internet website www.STOXPOSTING.com, using the file number assigned to this case 88158 to find the date on which the trustee’s sale was held, the amount of the last and highest bid, and the address of the trustee. Second, you must send a written notice of intent to place a bid so that the trustee receives it no more than 15 days after the trustee’s sale. Third, you must submit a bid; by remitting the funds and affidavit described in Section 2924m(c) of the Civil Code; so that the trustee receives it no more than 45 days after the trustee’s sale. If you think you may qualify as an “eligible tenant buyer” or “eligible bidder,” you should consider contacting an attorney or appropriate real estate professional immediately for advice regarding this potential right to purchase. Disclosure In compliance with CA civil code 2924f(F), the opening bid for the foreclosure sale is based on a valuation provided t the trustee by the lender of the lender’s representative. The trustee does not determine, verify, or opine on the accuracy of this valuation and makes no representation regarding the market value of the property subject to foreclosures (the “Property”). The trustee’s compliance or non-compliance with CA civil code 2924f(f) shall not be construed as an opinion, warranty, or representation regarding (i) the priority of the deed of trust being foreclosed, (ii) the condition of title to the Property, or (iii) any other matters affecting the Property, including the value of the Property. The trustee relies solely on the trustee’s sale guaranty and/or Information provided by the lender regarding the lien priority and title condition and does not Independently verify such Information. All bidders are solely responsible for conducting their own Independent due diligence regarding the loan, the Property, its value, the lien priority of the deed of trust being foreclosed, and the condition of the title to the Property. The trustee assumes no liability for the accuracy or completeness of any information provided by third parties, including the lender. The valuation used to determine the minimum opening bid applies only to the Initially scheduled sale date. Any postponement or continuation of the sale does not obligate the trustee to obtain or rely upon a new valuation, nor does It alter the trustee’s limited role in the process. TS# 88158 / APN # 4350-006-030 LEGAL DESCRIPTION EXHIBIT “A” PARCEL 1: PARCEL 1 OF PARCEL MAP NO. 15705, IN THE CITY OF BEVERLY HILLS, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 169 PAGE(S) 16 AND 17, OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY. PARCEL 2: A PERPETUAL NON-EXCLUSIVE EASEMENT AND RIGHT OF WAY TO CONSTRUCT, USE, MAINTAIN, OPERATE, ALTER, ADD TO, REPAIR, REPLACE, RECONSTRUCT, INSPECT AND REMOVE THE LANDSCAPING ON THE SOUTHERN PORTION OF THE DOMINANT PROPERTY, AND (2) A PERPETUAL EXCLUSIVE EASEMENT WITH RESPECT TO THE PATIO AND DRIVEWAY A SEGMENT OF WHICH IS LOCATED ON THE EASEMENT PORTION, TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS FOR THE PURPOSE OF CONSTRUCTING, MAINTAINING, USING, OPERATING, ADDING TO, REPAIRING, RECONSTRUCTING, INSPECTING AND REMOVING SAID LANDSCAPING, PATIO, AND/OR DRIVEWAY RECORDED JUNE 11, 1992 AS INSTRUMENT NO. 92-1065486 AND MORE PARTICULARLY DESCRIBED AS FOLLOWS: AN EASEMENT OVER THE NORTHERLY 6.00 FEET OF THAT PORTION OF PARCEL 2 OF PARCEL MAP NO. 15705 AS PER MAP RECORDED IN BOOK 169 PAGES 16 AND 17 OF PARCEL MAPS IN THE OFFICE OF THE COUNTY RECORDER OF THE COUNTY OF LOS ANGELES, LYING WESTERLY OF THE NORTHEASTERLY TERMINUS OF THAT CERTAIN COURSE IN THE NORTHERLY LINE OF SAID PARCEL 2 AS SHOWN ON SAID MAP AS HAVING A BEARING OF NORTH 58°17’25” EAST AND A DISTANCE OF 60.15 FEET.

ORDINANCE NO. 25-O-2919

AN ORDINANCE OF THE CITY OF BEVERLY HILLS DESIGNATING FIRE HAZARD SEVERITY ZONES, AMENDING THE 2022 CALIFORNIA FIRE CODE, AND AMENDING TITLE 9 OF THE BEVERLY HILLS MUNICIPAL CODE

THE CITY COUNCIL OF THE CITY OF BEVERLY HILLS HEREBY ORDAINS AS FOLLOWS:

Section 1. 9-2-2 of Chapter 2 of Title 9 is hereby amended by adding the following:

“**Section 4904.2 Fire Hazard Severity Zone Map.** The City of Beverly Hills City Council hereby designates the Fire Hazard Severity Zones as recommended by the director of the California Department of Forestry and Fire Protection and as designated on the latest Local Responsibility Area Fire Hazard Severity Zones Map, retained on file at the Office of the Fire Marshal, 445 North Rexford Drive.”

Section 2. The map titled Local Responsibility Area Fire Hazard Severity Zones, March 24, 2025 is hereby attached to this Ordinance as Exhibit A.

Section 3. CEQA Findings. The City Council hereby finds that it can be seen with certainty that there is no possibility that the adoption and implementation of this Ordinance may have a significant effect on the environment. The Ordinance does not authorize construction and, in fact, imposes greater restrictions on certain development in order to protect

the public health, safety and general welfare. In addition, the adoption of this ordinance is a ministerial act. The Ordinance is therefore exempt from the environmental review requirements of the California Environmental Quality Act pursuant to Section 15061(b)(3) of Title 14 of the California Code of Regulations (CEQA Guidelines).

Section 3. Severability. If any section, subsection, subdivision, sentence, clause, phrase, or portion of this Ordinance or the application thereof to any person or place, is for any reason held to be invalid or unconstitutional by the decision of any court of competent jurisdiction, such decision shall not affect the validity of the remainder of this Ordinance. The City Council hereby declares that it would have adopted this Ordinance, and each and every section, subsection, subdivision, sentence, clause, phrase, or portion thereof, irrespective of the fact that any one or more sections, subsections, subdivisions, sentences, clauses, phrases, or portions thereof be declared invalid or unconstitutional.

Section 5. Publication. The City Clerk shall cause this Ordinance to be published at least once in a newspaper of general circulation published and circulated in the City within fifteen (15) days after its passage, in accordance with Section 39633 of the Government Code; shall certify to the adoption of this Ordinance; and shall cause this Ordinance and its certification, together with

proof of publication, to be entered in the Book of Ordinances of the Council of this City.

Section 6. Effective Date. This Ordinance shall go into effect and be in full force and effect at 12:01 a.m. on the thirty-first (31st) day after its passage.

Section 7. Certification. The City Clerk shall certify to the adoption of this Ordinance.

Adopted: August 19, 2025
Effective: September 19, 2025

SHARONA R. NAZARIAN, PSYD
Mayor of the City of Beverly Hills, California

ATTEST:
HUMA AHMED (SEAL)
City Clerk

APPROVED AS TO FORM:
LAURENCE S. WIENER
City Attorney

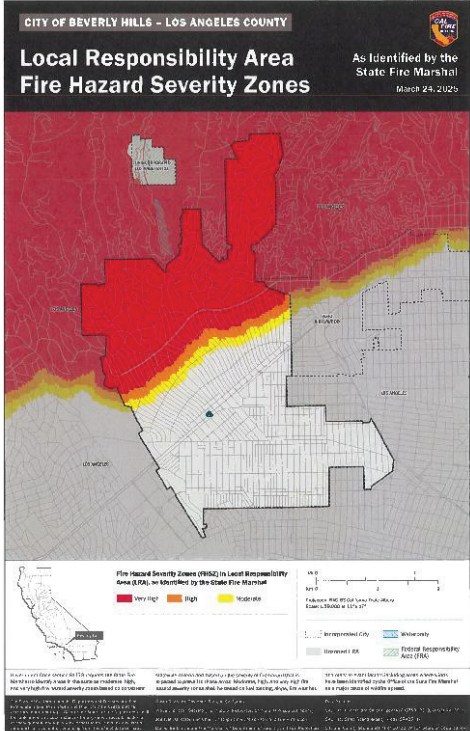
APPROVED AS TO CONTENT:
NANCY HUNT-COFFEY
City Manager

MICHAEL FORBES
Director of Community Development

GREGORY BARTON
Fire Chief

YES: Councilmembers Wells, Corman, Friedman, Vice Mayor Mirisch, and Mayor Nazarian
NOES: None
CARRIED

EXHIBIT A - MAP



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CLASSIFIEDS

To place your ad, call 310-887-0788

100- ANNOUNCEMENTS

IF YOU HAD KNEE OR HIP REPLACEMENT SURGERY and suffered an infection due to use of a Bair Hugger (Blue Blanket), between 2020 and the present time, you may be entitled to compensation. Call attorney Charles H. Johnson (800) 535-5727 (Cal-SCAN)

NO DOC 2nd Mortgage or HELOC.
Loans from \$30,000 to \$2M. No Tax Returns and No W2s. Good for SFRs, 1-4 units.
Contact (310) 737-8420.
NMLS#469849 DRE#01105429 (Cal-SCAN)

Sports and non sports card Collections WANTED!! Excellent cash prices paid! Serving all of California. Purchasing large and small accumulations alike! Collections purchased daily.
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Sportscardliquidator@yahoo.com

Eliminate gutter cleaning forever! LeafFilter, the most advanced debris-blocking gutter protection. Schedule a FREE LeafFilter estimate today. 15% off and 0% financing for those who qualify. PLUS Senior & Military Discounts. Call 1-888-654-1784 (Cal-SCAN)

HARRIS DIATOMACEOUS EARTH FOOD GRADE 100%. OMRI Listed. Available: Hardware Stores, The Home Depot, homedepot.com (Cal-SCAN)

Orlando + Daytona Beach Florida Vacation! Enjoy 7 Days and 6 Nights with Hertz, Enterprise or Alamo Car Rental Included - Only \$298.00. 12 months to use 1-866-903-7520. (24/7) (Cal-SCAN)

Water Damage to Your Home? Call for a quote for professional cleanup & maintain the value of your home! Set an appt. today!
Call 1-855-401-7069 (Cal-SCAN)

Become a Published Author. We want to Read Your Book! Dorrance Publishing-Trusted by Authors Since 1920 Book manuscript submissions currently being reviewed. Comprehensive Services: Consultation, Production, Promotion and Distribution. Call for Your Free Author's Guide 1-877-538-9554 or visit <http://dorranceinfo.com/Cali> (Cal-SCAN)

ATTENTION DIABETICS! Save money on your diabetic supplies!
Convenient home shipping for monitors, test strips, insulin pumps, catheters and more! To learn more, call now!
1-855-702-3408. (Cal-SCAN)

Lowest Prices on Health Insurance. We have the best rates from top companies! Call Now! 1-888-989-4807. (Cal-SCAN)

Over \$10K in Debt? Be debt free in 24 to 48 months. No upfront fees to enroll. A+ BBB rated. Call

National Debt Relief
1-888-508-6305. (Cal-SCAN)

ATTENTION: OXYGEN USERS! The NEW Inogen One G5. 1-6 flow settings. Designed for 24 hour oxygen use. Compact and Lightweight. Get a Free Info kit today: 1-844-359-3976 (Cal-SCAN)

Attention: Oxygen Users! Gain freedom with a Portable Oxygen Concentrator! No more heavy

tanks and refills! Guaranteed Lowest Prices! Call the Oxygen Concentrator Store:
1-844-653-7402 (Cal-SCAN)

Struggling With Your Private Student Loan Payment? New relief programs can reduce your payments. Learn your options. Good credit not necessary. Call the Helpline 866-305-5862 (Mon/Fri 9am-5pm Eastern) (Cal-SCAN)

SAVE BIG on HOME INSURANCE!
Compare 20 A-rated insurances companies. Get a quote within minutes. Average savings of \$444/year! Call 1-844-410-9609!
(M-F 8am-8pm Central) (Cal-SCAN)

ARE YOU BEHIND \$10k OR MORE ON YOUR TAXES? Stop wage & bank levies, liens & audits, unfiled tax returns, payroll issues, & resolve tax debt FAST. Call 1-855-970-2032 (CalSCAN)

Water Damage to Your Home? Call for a quote for professional cleanup & maintain the value of your home! Set an appt. today!
Call 1-855-401-7069 (Cal-SCAN)

DONATE YOUR CAR, BOAT OR RV to receive a major tax deduction. Help homeless pets. Local, IRS Recognized. Top Value Guaranteed. Free Estimate and Pickup. LAPETSALIVE.ORG
1-833-772-2632 (Cal-SCAN)

FREON WANTED: We pay \$\$\$ for cylinders and cans. R12 R500 R11 R113 R114. Convenient. Certified Professionals. Call 312-291-9169 or visit

RefrigerantFinders.com (Cal-SCAN)

115-CEMETERY

Pacific View Memorial Park, Corona del Mar
Meadownlawn South, Plot 179-F (eligible to convert to double depth). Plot is adjacent to friend and veteran captain of John Wayne's yacht. \$16,000, (907) 903-5497 or 1bigdoggie@gmail.com.

140-HEALTH/MEDICAL

ATTENTION: OXYGEN USERS! The NEW Inogen One G5. 1-6 flow settings. Designed for 24 hour oxygen use. Compact and Lightweight. Get a Free Info kit today: 1-844-359-3976 (CalSCAN)

205-ADOPTIONS

ADOPTION: You are not alone. For immediate counseling, help choosing a loving family, and financial assistance, call 24/7 (800) 658-8284 / Text (646) 988-6281. Expenses Paid. Confidential. www.adoptionsfirst.com (Cal-SCAN)
1-844-653-7402 (Cal-SCAN)

263-PETS

Adorable Male AKC Yorkie puppy 8 weeks old. Shots ready to go will make a great gift \$3500. 972-693-1070

Fabulous Furry Bundles of Joy Maltese Puppies For Sale
Call Lesly - 310-702-8060

310-HOUSESITTING

Looking for HOUSESITTING Opportunities – Architect/Landscape Architect, love Pets and Gardening. Contact: spbeyer@gmail.com. 818-219-6830. References available.

400-REAL ESTATE

KC BUYS HOUSES
Fastest Cash- Any Condition! Residential and Commercial

Cash in 72 hours! Family owned and operated 25 years. 1-909-536-2060 (Cal-SCAN)

REAL ESTATE/LAND FOR SALE

Wooded New Mexico high country getaway. 3-7 acre parcels with underground utilities surrounded by public lands. Low down owner financing from \$24,995 total. Hitching Post Land 1-575-773-4200 (CalSCAN)

RETIRED COUPLE \$\$\$\$ for business purpose Real Estate loans. Credit unimportant. V.I.P. Trust Deed Company www.viploan.com Call 1-818-248-0000. Broker-principal DRE 01041073. No consumer loans. (Cal-SCAN)

NO DOC 2nd Mortgage or HELOC.
Loans from \$30,000 to \$2M. No Tax Returns and No W2s. Good for SFRs, 1-4 units. Contact (310) 737-8420. NMLS#469849 DRE#01105429 (Cal-SCAN)

501-HELP WANTED

Sr. Business Data Analyst (Live Nation Worldwide, Inc.; Beverly Hills, CA). Conduct data analysis to identify and reconcile data discrepancies among different platforms. Telecommuting from anywhere in U.S. Salary: \$151,694/yr. Send resumes to: John Burkle, 325 N. Maple Drive, Beverly Hills, CA 90210

800-LOANS

BELLGRAPH COMMERCIAL LOANS
No bank loan? Commercial and 2-4 SFR properties
Interest 7.125%
310-508-9758 - Direct

809-INSURANCE/HEALTH

Lowest Prices on Health Insurance. We have the best rates from top companies! Call Now! 1-888-989-4807. (Cal-SCAN)

901-AUTOMOTIVE

Brake Special. 15% off brake parts
Lifetime warranty on brakes, shocks & struts
8537 Wilshire Blvd.
310-652-3040

955-AUTOS WANTED

DONATE YOUR CAR, BOAT OR RV to receive a major tax deduction. Help homeless pets. Local, IRS Recognized. Top Value Guaranteed. Free Estimate and Pickup. LAPETSALIVE.ORG 1-833-772-2632 (Cal-SCAN)

DONATE YOUR CAR, TRUCK OR BOAT TO HERITAGE FOR THE BLIND. FREE 3 Day Vacation, Tax Deductible, Free Towing. All Paperwork Taken Care of. Call 1-844-491-2884 (Cal-SCAN)

WANTED! Old Porsche 356/911/912 for restoration by hobbyist 1948-1973 Only. Any condition, top \$ paid! PLEASE LEAVE MESSAGE 1-707-965-9546. Email: porschere restoration@yahoo.com (Cal-SCAN)

955-FINANCIAL SERVICES

Over \$10K in Debt? Be debt free in 24 to 48 months. No upfront fees to enroll. A+ BBB rated. Call National Debt Relief 1-888-508-6305. (Cal-SCAN)

Struggling With Your Private Student Loan Payment? New relief programs can reduce your payments. Learn your options. Good credit not necessary. Call the Helpline 866-305-5862 (Mon-Fri 9am-5pm Eastern) (Cal-SCAN)

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Jennifer Okhovat
& ASSOCIATES

7918 Hillside Ave, Los Angeles, CA 90046



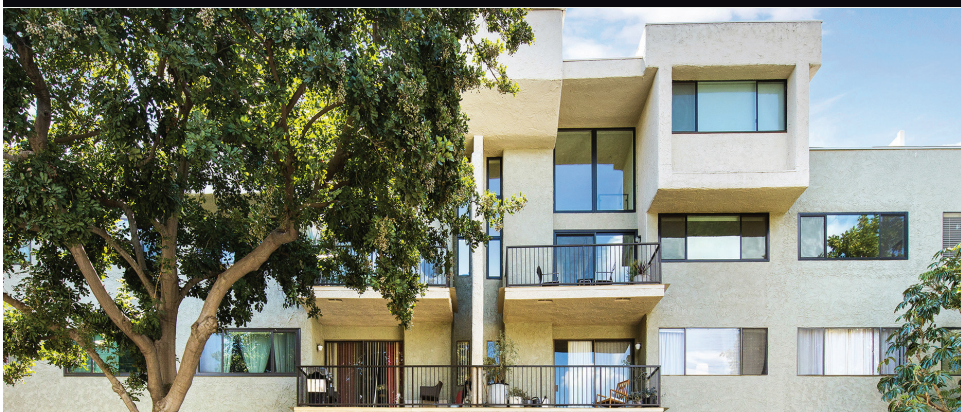
\$2,995,000 | 4 Beds | 4 Baths | 2,923 SF

2419 S Cochran Ave, Los Angeles, CA 90016



\$2,149,000 | 10 Beds | 9 Baths | 4,122 Sq Ft

9000 Cynthia St, Unit 302, West Hollywood, 90069



\$1,275,000 | 2 Beds | 2 Baths | 1,591 Sq Ft

1155 N La Cienega Blvd, Unit 509



\$1,099,000 | 2 Beds | 3 Baths | 1,679 Sq Ft

JENNIFER OKHOVAT
Residential and Commercial Real Estate

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