SECTION RE ■ **August 22-28, 2025**

Open Houses on page 10RE

The Carmel Pine Cone

Real Estate







■ This week's cover property, located in Carmel Valley, is presented by John Romley of Monterey Coast Realty (See Page 2RE)



About the Cover

The Carmel Pine Cone

Real Estate

August 22-28, 2025



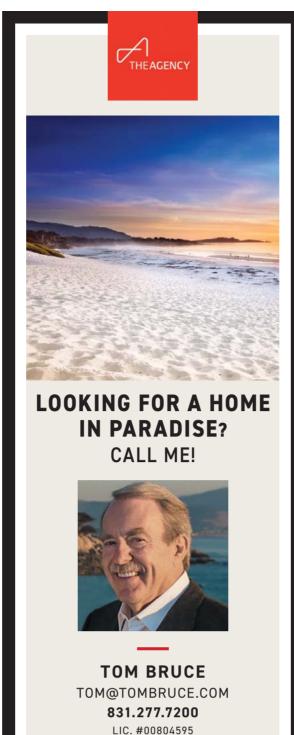
11 Southbank Road, Carmel Valley 2 Beds, 2 Baths | 1,255 Sq. Ft. | \$1,035,000 11SouthbankRoad.com

Welcome to an idyllic balance of natural beauty, character, and convenience. Located just a few blocks from Carmel Valley Village and tucked away in a picturesque setting, this single level 2 bedroom and 2 bathroom home encapsulates the countless joys of country living. Whether it's the simplicity of gardening among the majestic oaks while listening to the nearby seasonal creek or relaxing with a book by the wood stove fireplace in the vaulted redwood ceiling living room, this property offers a variety of exciting activities both indoors and out. Additional features include an updated kitchen with exposed beams and copper farmhouse sink, stunning interior natural light, multiple exterior entertainment areas, and EV charging station. Easy access to Garland Ranch Regional Park and Carmel River, situated in the desirable Carmel Unified School District, and surrounded by award-winning locally owned businesses. This is a special community and this well loved home awaits its next chapter.

John Romley REALTOR®

831.574.9393 | john@johnromley.com johnromley.com DRE#01966766





Real Estate Sales Aug. 10 - 16

The Carmel Pine Cone

Escrows closed: 35 Total value: \$63,466,500

Carmel

Eighth Avenue, 2 NE of Forest Road — \$1,400,000

Nadine Younger to Ivan and Orsolya Teodorovic APN: 009-202-028

Camino del Monte, SE corner of San Carlos Street — \$1,955,000

Irwin and Vivian Eskanos to Bahnam and Firouzeh Shiralian APN: 010-391-014

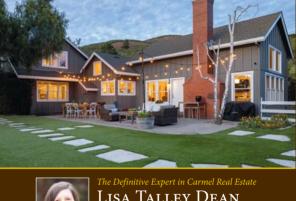
See **HOME SALES** page 8RE

August 22, 2025



4 beds, 2.5 baths • \$2,395,000 • 929WCarmelValleyRoad.com

Open House Saturday 11am-1pm 929 W. Carmel Valley Road









Meet The Agency Carmel's Listings

THEAGENCYRE.COM





31499 VIA LAS ROSAS, CARMEL VALLEY | \$3,300,000 4 BEDROOMS | 2.5 BATHROOMS | 2,826 SQ. FT. | 2.61 ACRE LOT

KATHERINE HUDSON 831.293.4878 | LIC. #01363054





25681 WHIP ROAD. MONTEREY | \$2,150,000 4 BEDROOMS | 3 BATHROOMS | 3,624 SQ. FT. | 1.11 ACRE LOT

SOLD

CICILY STERLING 831.402.7174 | LIC. #01921334





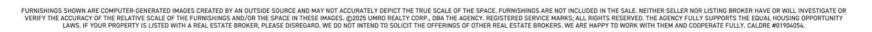
4021 SUNRIDGE ROAD, PEBBLE BEACH | \$2,355,000 4 BEDROOMS | 3 BATHROOMS | 2,330 SQ. FT. | 30,226 SQ. FT. LOT

JIM LOWELL 831.902.0777 | LIC. #00883474



3349 17 MILE DRIVE, PEBBLE BEACH | \$7,900,000 5 BEDROOMS | 4 BATHROOMS | 11,000 SQ. FT. | 1.72 ACRE LOT

TOM BRUCE 831.277.7200 | LIC. #00804595





CARMEL REALTY COMPANY **ESTABLISHED 1913**

THE MONTEREY PENINSULA



Carmel • 4 beds, 4.5 baths • \$10,900,000 • www.Casanova7NWofOcean.com



Carmel • 4 beds, 3.5 baths • \$6,750,000 • www.Casanova5NWofOcean.com



Carmel • 3 beds, 2.5 baths • \$2,995,000 • www.209Crest.com



Carmel • 2 beds, 2 baths • \$2,695,000 • www.SWCornerCaminoRealAnd4th.com



Pebble Beach • 5 beds, 4 baths • \$2,499,000 • www.1158Chaparral.com



Carmel • 3 beds, 3.5 baths • \$2,495,000 • www.28086BarnWay.com



Carmel • 2 beds, 1 bath • \$1,950,000 • www.5165CarmelValleyRoad.com



Carmel • 4 beds, 3 baths • \$1,395,000 • www.GreenridgeViews.com





POLICE LOG From page 4A

WEDNESDAY, AUGUST 6

Pacific Grove: A cell phone was found on Central Avenue and turned in to the police department.

Pacific Grove: Found dog at large at Lighthouse and Ninth was brought to the department. Owner unknown.

Pacific Grove: Bicycle taken from an un-

locked shed on Carmel Valley Road.

Carmel area: APS report of possible physical and psychological abuse at a residence on San Luis Avenue.

Carmel area: Possible elder financial abuse at a residence on Outlook Drive.

Pebble Beach: Possible elder physical abuse and neglect at a residence on Bird Rock Road.

THURSDAY, AUGUST 7

Carmel-by-the-Sea: Firearm surrender by a resident at Santa Rita and First.

Carmel-by-the-Sea: Traffic collision, hit-and-run on Dolores Street. Vehicles were

Pacific Grove: Cite and release at Carmel Avenue and Lighthouse of a 34-year-old male for driving on a suspended/revoked license.

Pacific Grove: Report of vandalism to a wooden butterfly statue on Forest Avenue.

Pacific Grove: Cell phone found at Ocean View Boulevard and Carmel Avenue and turned in to the police department.

Pacific Grove: Vehicle on Grove Acre was marked for 72-hour parking.

Pacific Grove: A baby backpack was

found on Central Avenue.

Big Sur: Online report regarding lost headphones on Highway 1.

Carmel Valley: APS report of neglect at a

residence on East Carmel Valley Road. Pebble Beach: APS report of possible financial abuse involving a Forest Lake Road

resident. Carmel Valley: A family disturbance was reported on Carmel Valley Road.

Carmel area: Resident reported suspicious circumstances on Carmel Rancho Lane.

Carmel Valley: Deputies conducted a welfare check on a juvenile on Carmel Valley Road.

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AISHA KRECHUNIAK 831.595.9291 DRE# 01186400

SAM PIFFERO 831.236.5389 DRE# 00690879

80-ACRE PRIVATE RANCH Heritage Oaks & Panoramic Mountain Views 770 Limekiln Road, Hollister | \$6,560,000

Sotheby's

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Payment made for photos accepted for publication.

OPEN SATURDAY & SUNDAY 12 - 3



SANTA FE 2 NW OF 3RD, CARMEL 2 beds 2 baths + bonus room | 1442± sq. ft. Bright inside | Indoor, outdoor living | Close to town | \$2,390,000



1700 Luxton St. Seaside 2 beds, 1 bath | 783± sq. ft Corner lot | Newer roof Low maintenance front & back yard



DAVID M. CRABBE DavidCrabbeRealEstate.com 831.320.1109 David.Crabbe@sir.com DRE# 01306450

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12thAndMonteVerde.com**



4 Beds, 4.5 Baths • \$5,695,000 7595PaseoVista.com

CARMEL VALLEY RANCH TOWNHOUSE



2 Beds, 2 Baths • \$1,995,000 28092Barn Way.com

Co-Listed with Shelly Mitchell Lynch DRE#01217466 & Courtney Jones DRE#01806907 | **Co-Listed with Gin Weathers DRE#01295292



BEN ZOLLER 831.595.0676

BenZollerProperties.com Ben@CarmelRealtyCompany.com



August 22, 2025



The ones who'll get your home seen





311 Walnut Street, Pacific Grove 3 BD | 2 BA | 1,481± SQ. FT. | 0.11± ACRE LOT \$1,748,000 311WalnutSt.com Deane Ramoni 831,917,6080

License# 01265751

38 Asoleado Drive, Carmel Valley

2 BD | 2.5 BA | 1,547± SQ. FT. | 10± ACRES LOT \$1,750,000

38Asoleado.com

Courtney Stanley 831.293.3030 License# 01958169





338 Watson Street, Monterey 5 BD | 3.5 BA | 1,975± SQ. FT. | 6,507± SQ. FT. LOT \$1,525,000 338Watson.com Doug Steiny 831.236.7363 License# 00681652



25145 North Carmel Hills Drive, Carmel

2 BD | 1 BA | 1,090± SQ. FT. | 0.26± ACRE LOT \$1,295,000

BluhmTeam.com

The Bluhm Team 831,877,3440 License# 01075634, 02012679 & 01876835

53 Southbank Road, Carmel Valley

4 BD | 2 BA | 1,768± SQ. FT. | 1.12± ACRES LOT \$1,195,000

53SouthbankRoad.com

Kirsten Tarman 831.333.6995 License# 01388595





65 Hitchcock Canyon, Carmel Valley 2 BD | 1 BA | 800± SQ. FT. | 2.5± ACRES LOT \$899,000 65Hitchcock.com Kristin Dotterrer 831,262,2301 License# 02142256



2 BD | 2 BA | 910± SQ. FT. \$795,000 192Hacienda.com Doug Steiny 831.236.7363

License# 00681652

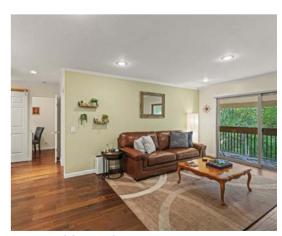
3528 Lazarro Drive, Carmel

0.44± ACRE LOT \$750,000

CarmelCoastalLot.com

Laura & Kent Ciucci 831,236,8571 License# 01135238 & 01708994





3309 Golden Oaks Lane, Monterey 1 BD | 1 BA | 656± SQ. FT. \$565,000 3309GoldenOaksLane.com Patrick & Katie Ryan 831.238.8116 License# 01957809 & 01970033

A young pitcher's role in my struggle to remain relevant in a virtual world

IT IS the peculiar burden of my generation to have lived long enough to witness the acceleration of everything. We've seen the world change from rotary phones to smartphones, from encyclopedias to Google, and from letters to emails to texts that arrive faster than thoughts. We are living libraries in a world that increasingly prefers

Wikipedia.

Artificial intelligence hit me like a sentence I couldn't parse — all the words were familiar, but the meaning kept slipping away. To learn the basics, I subscribed to a newsletter for AI newbies. The newsletter was written in English, but it was not the mother tongue I use. One of the topics covered was, "Create a self-updating slide deck with Manus," which turned out to be "an AI super agent that can handle complex, multi-step tasks to build professional and data-rich slide decks automatically the manual work." I canceled the newsletter.

The anxiety that comes from trying to stay relevant and worrying that your life's work won't be the slightest bit interesting to the next generation is a feeling that has caught up with me. I've spent decades learning to under-

Scenic Views

By JERRY GERVASE

stand what makes a story worth telling. There is no good answer to a question I am often asked, "How long does it take to write a column?" because polishing, editing and rewriting are what take the most time. Now, I find myself worrying that machines might do the same work not only faster, but better, and without the need for editing, spell-checking or polishing. What, exactly, am I leaving behind, if what I do can be replicated by algorithms?

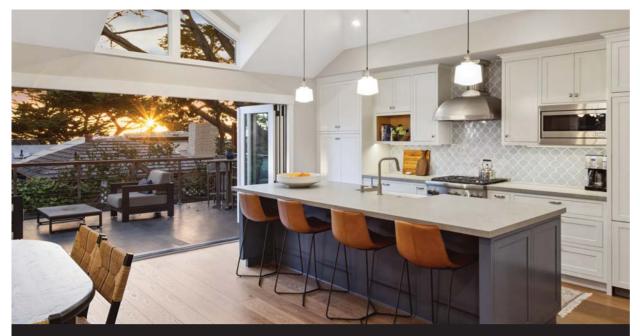
Unique toast

The anxiety isn't only professional — it's existential. What happens to the totality of who we are? The machines might replicate our professional skills, but they're also quietly erasing the evidence that we existed at all. Photo albums have become "the cloud" - searchable and instantly accessible, but somehow less real. Physical letters that revealed personality in handwriting are now text messages that disappear. The peculiar way my mother sang along with songs playing on the radio while she cooked, my father's unique wine toast, the family jokes that made perfect sense to me but sound flat when explained to others none of this gets preserved in any form that computers will understand or value.

Sure, my kids will carry family lore for a few years, but their children — my grandchildren — have already been electronically body-snatched. Many of the changes I've witnessed occurred over a period of years. Now, AI breakthroughs take about as long as my ability to remember why I walked into a room.

I am an obituary reader, often blown away by the

See **GERVASE** page 8RE



Coming Soon | Steps to Carmel Beach

NW CORNER OF CARMELO & 12TH | CARMEL-BY-THE-SEA

3 Bedroom | 2.5 Bathroom | 1,618 Square Feet

\$5,750,000

CarmeloAnd12thCarmel.com

Bambace Peterson Team

BAMBACE

Co-listed with Lesley Ramos-Lee | Compass bambacepeterson.com | @bambacepeterson DRE 01731448 | DRE 01977162 831.200.3178







SEPT. 12, 2025

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Pebble Beach ◆ \$11,500,000 ◆ 336517MileDrive.com



Modern Style, Mesmerizing Ocean & Forest Views Throughout
Carmel ◆ \$4,650,000 ◆ 24497SanMateo.com



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Jamal Noorzoy 831.277.5544 REALTOR* | DRE#01119622

SHARMAINE TORREY
Broker Associate
Monterey Coast Realty | DRE#02071666

ROBERT NOORZOY
Team Member







3 Rancho San Carlos Road, Carmel Valley — \$5,500,000



4013 Los Altos Drive, Pebble Beach - \$4,100,000



5043 Sunset Vista Drive, Seaside — \$1,590,000

HOME SALES

From page 2RE

Carmel (con't.)

26217 Atherton Place - \$2,500,000

Alejandra Solomone and Chew Trust to Hans and Ingrid Luders APN: 009-312-012

Carmel Highlands

176 Sonoma Lane — \$1,575,000

Donald and Linda Burnett Trust to Parmvir and Jasmeet Batth APN: 241-311-015

Carmel Valley

599 Country Club Drive — \$581,000

Kenneth Wong to George and Vilma Vea APN: 187-021-027

72 Del Mesa Carmel — \$640,000

Michael Mercer and Shawn Beese to Nancy Gareton and Janice Hufnagl APN: 015-446-010

142 Del Mesa Carmel — \$920,000

Christopher and Stephanie Murphy to Robert Mayer and

Brenda Sorensen APN: 015-449-007

205 Hacienda Carmel — \$1,020,000

Valerie Fern and Wendy Bates to Michael and Neal McMahan APN: 015-346-009

20 Woodside Drive — \$1,251,000

Daniel and Nancy Hazen to Charles Dyer APN: 187-421-025

9000 Carmel Valley Road — \$1,550,000

Michelle Cornejo to Luke Proskne APN: 169-151-011

8543 Carmel Valley Road — \$1,650,000

Paul and Johanna Wainscoat to Northern California Congregational Retirement Homes Inc. APN: 169-061-017

9583 Redwood Court — \$2,100,000

Kerry Horner and Christian Pfeiffer to Kenneth and Shelley Kroopf APN: 416-531-040

8680 River Meadows Road — \$3,800,000

Jason and Michelle Seifert to Brevet Partners LLC APN: 416-028-014

3 Rancho San Carlos Road — \$5,500,000

Carol and Jack Eugster to Dennis Mozingo APN: 239-102-012

Highway 68

23799 Salinas-Monterey Highway unit 35 -\$805,000

Taylor and Shyla Broach to Zeke and Alicia Massie APN: 161-572-011

Marina

2714 Bungalow Drive — \$1,200,000

William and Annee Martin to Plaza Associates of Carmel LLC APN: 031-256-040

2501 Ocean Bluff Avenue — \$1,217,000

Shea Homes LP to Susan Sakmar and Dallas Hobbs APN: 031-284-024

2727 Sea Glass Avenue — \$1,225,000

Jean and Katie Abraham to Delbert and Bethany Jones APN: 031-256-049

Ninth Street - \$1,278,000

Shea Homes LP to Roger and Wanda Bailey APN: 031-283-035

See ESCROWS page 14RE



705 Union Street, Pacific Grove 3 beds | 2 bath | 1,448± sf | \$1,595,000 705UnionSt.com



1609 Soto St. Seaside 3 beds | 1.5 bath | 1,107± sf 5,500± sf lot | \$860,000 1609SotoSt.com



35 Via Castanada, Monterev 4 bed | 4 bath | 2,654± sf 0.21± acres | \$1,700,000 35ViaCastanada.com



Joe Gallagher, Realtor 831.917.1631 joe.gallagher@sothebys.realty www.joegallagher.realtor DRE: 01962982

Sotheby's INTERNATIONAL REALTY

GERVASE

From page 6RE

accomplishments of members of our community. Yet, reading phrases like, "greatest joy was spending time with family," "kind, gentle, and empathetic," "devilish grin and twinkling blue eyes," "animal lover" or "a spirit of beauty and grace," makes me I wish I had known the deceased. I hope their legacies live on.

Maybe teaching old brains new tricks isn't about keeping up with technology. Maybe it's about teaching technology what it still has to learn from us. The machines may be able to write the words, but it's taken me 89 years of living to know which ones matter.

Speak up

Hope that the pendulum hadn't swung too far came in a surprising way. I have a grandnephew who is talented baseball pitcher, recently acquired by the Los Angeles Dodgers. A friend asked me if he'd been assigned to the Dodgers Triple-A farm team in Oklahoma City. I wasn't sure, so I asked my iPhone assistant for the answer. "Siri," I said clearly, "where is Paul Gervase playing baseball? Nothing. I repeated the question, only louder. Still

nothing. Finally, in frustration, I let out a long sigh — the kind of sigh that carries decades of accumulated impatience with technology that promises to make life easier but mostly makes it more complicated.

"I'm sorry," Siri chirped back, "I didn't understand that.'

Of course she couldn't understand! That sigh contained multitudes of thoughts. My irritation with the phone, yes, but also my frustration in not being able to learn where Paul was. Later his dad told me he was, indeed, in Oklahoma City, and would be called up to the big leagues when rosters were expanded in September.

The exchange made me realize that devices that claim to understand us can miss the most human parts of communication. They can process words, but they can't read the spaces between them, the weight of silence, the meaning embedded in a defeated sigh.

What exactly, am I leaving behind if I can be replicated by algorithms? Plenty. My legacy isn't threatened by what machines can do. It's defined by what only humans can do — be animal lovers, spend time with family, have a spirit of beauty and grace, love imperfectly, remember selectively, hope irrationally and find meaning in the spaces between words.

Contact Jerry at jerrygervase@yahoo.

Thinking of buying or selling a house in the Monterey Peninsula? Be sure to use a realtor who advertises in The Pine Cone. They care about the community ... and they care about you!



THE ENCLAVE **ELEGANCE**

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- Bayonet Black Horse Golf Course
- Bocce Ball Court
- Ocean View



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122ZANZIBAR.COM

- - -Ocean Views
 - -Private Balconies
 - -Colossal Dome Skylight
 - -Hillside Estate



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Pete Ruiz DRE#01974535



Keller Williams Realty 29251 Highway 1, Carmel, CA 93923

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Sa 1:30-3:30

Sa 11-1 Su 1-3 Carmel 915-8688

Big Sur 402-5877

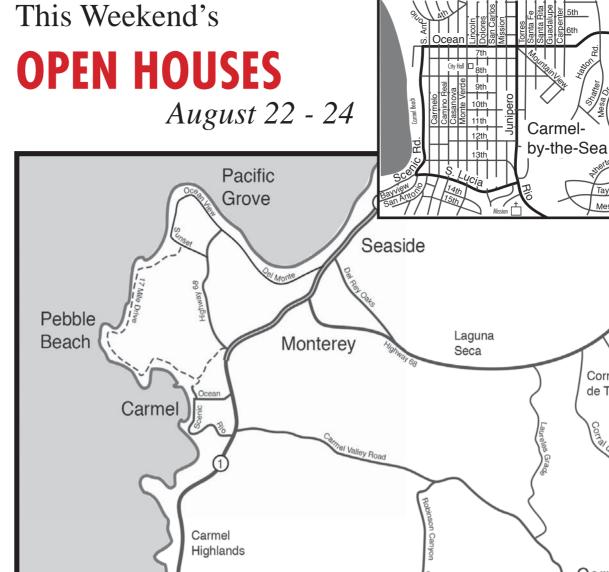
APTOS \$645,000 221 Seas Sa 12-3 Aptos 251-1985 Sotheby's Int'l RE \$999,800 2bd 1ba 525 Laverne Avenue Sa Su 1-4 Aptos 566-2263 Sotheby's Int'l RE **BIG SUR**

\$870,000 0bd 8 E. Coastlands Sotheby's Int'l RE

CARMEL \$650,000 1bd 1b 125 Del Mesa Carmel Sotheby's Int'l RE Sa Su 1-3 Carmel 293-3391 / 521-0680 Sa 10-2 Su 2-4 \$795,000 **\$795,000 2bd 2b** 192 Hacienda Carmel Carmel 277-9022 / 238-0464 Sotheby's Int'l RE \$899,000 2bd 2ba Su 1-3 114 Hacienda Carmel 915-9710 \$1,050,000 2bd 2ba 3391 Carpenter Rd Coldwell Banker Realty **Sa 1-3** Carmel 917-3966 \$1,120,000 2bd 2ba Sa Su 1-3 254 Del Mesa Carmel Sotheby's Int'l RE Carmel 333-6060 **\$1,125,000 2bd 2.5ba** 3850 Rio Road #7 Sotheby's Int'l RE Fr Sa 3-5:30 Su 1-3 Carmel 917-9886 \$1,295,000 2bd 1ba 25145 N Carmel Hills Drive Sotheby's Int'l RE Su 12-2 Carmel 521-4118 \$1,400,000 3bd 2ba Sa 1-3 Su 12-2 Carmel 277-8622 / 530-400-7593 Sotheby's Int'l RE \$1,625,000 3bd 3ba 3594 Eastfield Ct Coldwell Banker Realty Su 2-4



\$1,950,000 2bd 1ba	Su 1-4
5165 Carmel Valley Road	Carmel
Carmel Realty Company	233-4839
\$2,159,000 3bd 2ba	Sa 11:30-1
3050 Ribera Rd	Carmel
Coldwell Banker Realty	917-7029
\$2,390,000 2bd 2ba	Sa Su 12-3
Santa Fe NW of 3rd Avenue	Carmel
Sotheby's Int'l RE	238-8029 / 320-1109
\$2,395,000 4bd 2.5ba	Sa 11-1
929 W Carmel Valley Road	Carmel
Carmel Realty Company	521-4855
\$2,695,000 2bd 2ba	Sa 2-4 Su 1-3
SW Corner Camino Real & 4th Ave	Carmel
Carmel Realty Company	521-4855
\$2,799,000 3bd 3ba	Sa Su 1-3
SE Corner Santa Rita & 6th	Carmel
Sotheby's Int'l RE	214-2250
\$2,995,000 4bd 2ba Fr 1-4 \$25905 Junipero Ave The Ruiz Group, Keller Williams Inc	Sa 10-12, 1-4 Su 10-12:30 Carmel . 224-0020
\$2,999,000 3bd 3,5ba	Su 12-2
Santa Rita 2 SW of 5th	Carmel
Coldwell Banker Realty	917-5646
\$3,150,000 2bd 2ba	Sa 12-3 Su 1-3
Santa Fe 4 SE of Ocean Ave	Carmel
Sotheby's Int'l RE 925	5-216-0647 / 238-7559



To Big Sur and San Simeon

\$3,199,000 3bd 3ba	Sa 1-3
Forest 5 SW of 7th Avenue	Carmel
Carmel Realty Company	915-6187
\$3,575,000 4bd 3ba	Su 1-3
24587 Castro Lane	Carmel
Compass	236-5290
\$3,849,000 3bd 2ba	Sa 12-2
Camino Real 5 SW of 13th Ave	Carmel
Compass	238-1380
\$4,200,000 3bd 2ba	Sa 1-3
Lopez 8 NE of 4th Ave	Carmel
Compass	238-2022
\$4,250,000 3bd 3.5ba	Sa 1-3 Su 1-4
3 SW Monte Verde & 13th Street	Carmel
Carmel Realty Company	277-5544 / 884-3868
\$4,575,000 3bd 3.5ba 4 Oak Knoll Way	Sa 2-4 Su 1-3 Carmel

Carmel Realty Company 521-4855 \$4,650,000 3bd 2ba 12th Avenue 2 SE of Casanova Carmel Realty Company Sa 12-3 Su 12-2



\$4,395,000 3bd 2ba Sa 11-2 52-12th Avenue 2 NE of Monte Verde Carmel 12th Avenue 2 NE of Monte Verde 303-502-6477 / 915-8010 \$4.395.000

Sa 12-2 Su 1-3

\$4,895,000 4bd 3ba

Mission 4 NE of 10th Ave	Carmel
Coldwell Banker Realty	917-5646 / 917-3966
\$5,850,000 4bd 3ba Palou 8&9 NW of Casanova Staples Gannaway Team, Com	Sa 1-3 Carmel 595-0009
\$7,995,000 4bd 4.5ba	Sa 11-1 Su 1-3
228 Lower Walden Rd	Carmel
Coldwell Banker Realty	272-2172 / 650-868-4002
\$10,900,000 4bd 4.5ba	Su 2-4
Casanova 7 NW of Ocean	Carmel
Carmel Realty Company	250-3399

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HOUSE⊯WEEK

Beautiful Carmel Valley home with stunning Valley views. Ideal for entertaining, it features outdoor living spaces, a Generac Whole House Generator System, blue bottom pool with heavy duty. retractable safety pool cover, hot tub, and a separate guest house.

15340 Via Los Tulares, Carmel Valley 4 BD | 3.5 BA | 4,072± SQ. FT. 2.51± ACRES I \$3,795,000 15340ViaLosTulares.com

The main level has the primary bedroom with fireplace, spacious bathroom, and walk-in closet. The second level includes guest bedrooms and a second family room. The main level also includes a cozy family room with fireplace, an office space, home sound system, alarm, and a spectacular high-end kitchen with big Valley views. Minutes from the Village's restaurants and wineries. Experience the ultimate Carmel Valley life!



Steve Beutel 831.277.1169 LIC. #01215387



CARMEL VALLEY

CARMEL VALLE	
\$1,095,000 2bd 1.5ba	Sa 2-4
18 Camino De Travesia	Carmel Valley
Sotheby's Int'l RE	297-9805
\$1,275,000 3bd 2ba	Sa 12-3 Su 11-1
11660 McCarthy Rd	Carmel Valley
The Ruiz Group, Keller Williams Inc.	620-2243
\$1,350,000 5bd 2ba 18 Upper Circle Carmel Valley Realty Co.	Sa 12-2 Su 12-3 Carmel Valley 595-4648
\$1,395,000 3bd 2ba	Sa 1-4 Su 12-3
5 Laurel Drive	Carmel Valley
Sotheby's Int'l RE	402-4394

31 Asoleado Place	Carmel Valley
Sotheby's Int'l RE	293-3030
\$1,645,000 3bd 2ba	Su 1-3
77 Paso Hondo #A	Carmel Valley
Sotheby's Int'l RE	277-8622
\$1,750,000 2bd 2.5ba	Sa 11-1
38 Asoleado Drive	Carmel Valley
Sotheby's Int'l RE	293-3030
\$1,890,000 3bd 2ba	Sa 2-5
42 Upper Circle	Carmel Valley
Sotheby's Int'l RE	293-3030
\$1,998,000 5bd 4ba	Sa 1-3
31420 Via La Naranga	Carmel Valley
Sotheby's Int'l RE	277-3371
\$2,995,000 3bd 2.5ba	Sa 1-3
13369 Middle Canyon Road	Carmel Valley
Sotheby's Int'l RE	601-6271
\$3,290,000 4bd 3.5ba	Sa Su 2-5
196 Laurel Dr	Carmel Valley
Sotheby's Int'l RE	293-3030

\$1,495,000 3bd 3ba

Taylo

Corral

de Tierra

Carmel Valley

Sa 11-1

CORRAL DE TIERRA

\$1,170,000 3bd 2.5ba	Sa 2-5 Su 1-4
13500 Paseo Terrano	Corral de Tierra
Sotheby's Int'l RE	238-6152
\$2,299,000 4bd 3ba	Su 1-3
25317 Camino De Chamisal	Corral de Tierra
Sotheby's Int'l RE	915-2800

LA SELVA BEACH

698,000 1bd 1ba	Sa 1-3
01 Shell Drive 143	La Selva Beach
Sotheby's Int'l RE	227-9008

MARINA	
\$1,049,000 3bd 2.5ba	Sa 12-2 Su 12-3
288 Sirena Del Mar	Marina
The Ruiz Group, Keller Williams Inc.	601-2080
\$1,698,000 6bd 4ba	Sa 11-1:30
465 Russell Way	Marina
Monterey Coast Realty	293-3668

See OPEN HOUSES next page



Kathy Baker (831) 595-4648 kathy@carmelvalleyre.com CA DRE #02068811



OPEN HOUSE SAT 12-2 & SUN 12-3

18 Upper Circle, **Carmel Valley**

5 bedrooms, 2 bathrooms 1,769 sq ft. | mountain views

Located in one of the areas most sought-after neighborhoods.

Original restored 1930 house loaded with charm.

\$1,350,000

Sa 12:30-3

Watsonville 227-9008

OPEN HOUSES

From previous page

MONTEREY

\$592,500 2bd 1.5ba	Sa 11-1:30 Su 2-
515 Ramona Court #1	Montere
Sotheby's Int'l RE	915-898
\$625,000 2bd 1ba	Su 1-
461 Dela Vina #209	Montere
Compass	574-9470
\$925,000 3bd 2.5ba	Sa 1-4
1360 Josselyn Canyon Road 40	Montere
Monterey Coast Realty	717-795
\$1,139,000 3bd 1ba	Su 1-
799 Grace Street	Montere
Carmel Realty Company	320-680
\$1,250,000 3bd 2ba	Sa 1-3 Su 1-
1109 McClellan	Montere
Sotheby's Int'l RE	236-4513 / 510-589-689
\$1,525,000 2bd 1ba	Sa Su 2-
338 Watson Street	Montere
Sotheby's Int'l RE	915-026
\$1,700,000 4bd 4ba	Fr 3-
35 Via Castanada	Montere
Sotheby's Int'l RE	917-163
\$1,760,000 2bd 2.5ba	Sa Su 3-7:3 0
19 La Playa Street	Montere
Sotheby's Int'l RE	238-446
\$1,769,000 2bd 1.5ba	Fr Sa 12-2
457 Wave St Unit 1	Montere
The Ruiz Group, Keller Williams	5 Inc. 718-766

\$1,795,000 6bd 4ba	Sa Su 1-3
301 Euclid Avenue	Monterey
Monterey Coast Realty	333-6325
\$1,795,000 3bd 2ba	Su 1-3
5 Wyndemere Vale	Monterey
Coldwell Banker Realty	387-1000
\$1,850,000 4bd 3.5ba	Fr 3-5 Sa 1-4
23 Cramden Drive	Monterey
Sotheby's Int'l RE	915-8989 / 510-589-6892
\$2,250,000 3bd 2.5ba 18 Deer Stalker Path Sotheby's Int'l RE	Sa 2-4 Su 11-1:30 Monterey 915-8989
\$2,570,000 5bd 5.5ba	Su 1-3
401 San Bernabe Drive	Monterey
Compass	238-2022
\$2,695,000 3bd 2.5ba	Sa 12-2
10450 Saddle Rd	Monterey
Coldwell Banker Realty	717-7815
\$3,750,000 4bd 3.5ba	Sa 11-2
500 Estrella Doro	Monterey
Carmel Realty Company	297-3890

PACIFIC GROVE

PACIFIC GROVE	
\$1,250,000 2bd 1.5ba	Su 11-1
224 16th Street	Pacific Grove
Sotheby's Int'l RE	293-3030
\$1,349,000 2bd 2ba	Sa 12:30-2:30
119 Fountain Ave	Pacific Grove
Coldwell Banker Realty	596-6118
\$1,395,000 3bd 2ba	Su 11-1
723 Eardley Avenue	Pacific Grove
Sotheby's Int'l RE	238-8116
\$1,595,000 3bd 2ba	Fr 12-2 Su 12-3
705 Union Street	Pacific Grove
Sotheby's Int'l RE	917-1631

\$1,595,000 3bd 3ba	Sa Su 2-4
2896 Ransford Avenue	Pacific Grove
Sotheby's Int'l RE	293-4190
\$1,748,000 3bd 2ba	Sa 1-3
311 Walnut St	Pacific Grove
Sotheby's Int'l RE	917-6080
\$1,935,000 4bd 3ba	Sa 1-3
388 Central Ave	Pacific Grove
Coldwell Banker Realty	238-5793
222 Wood Street	5:30 Sa 11-3 Su 11-4 Pacific Grove 238-8116 / 521-8508
52,874,000 3bd 2ba	Su 1:30-3:30
155 12th St	Pacific Grove
The Ruiz Group, Keller Williams Inc.	620-2243

PEBBLE BEACH

Pebble Beach 236-5290
Sa Su 1-3 Pebble Beach 320-0719
Sa Su 1-3 Pebble Beach 320-0719
Sa 11-1 Pebble Beach 869-6117
Pebble Beach

\$3,799,000 3bd 3ba	Sa Su 1-3
3045 Stevenson Drive	Pebble Beach
Sotheby's Int'l RE	404-401-8647
\$5,775,000 4bd 3ba	Sa Su 1-3
3093 Hacienda Drive	Pebble Beach
Carmel Realty Company	717-7156 / 241-8900
\$18,200,000 5bd 6.5ba	Sa Su 1-4
1246 Portola Rd	Pebble Beach
Coldwell Banker Realty	206-0129

Pebble Beach reads The Pine Cone

SALINAS

8829,000 3bd 2ba	Su 1-3
19060 Oak Heights Drive	Salinas
Sotheby's Int'l RE	236-4663
31,150,000 4bd 3ba	Su 2-4
30 Santa Ana Drive	Salinas
Sotheby's Int'l RE	277-0971
61,253,000 3bd 2.5ba	Fr Sa 1-3
13525 Paseo Terrano	Salinas
The Ruiz Group, Keller Williams Inc.	917-4707

SEASIDE

\$1,298,000 2bd 2b 101 Shell Drive #100

Sotheby's Int'l RE

3bd 1ba	Sa Su 12-3
1950 Lincoln St	Seaside
The Ruiz Group, Keller Williams Inc.	595-9242

WATSONVILLE

To publish a legal notice in The Carmel Pine Cone contact irma@carmelpinecone.com 831-274-8645 (Se habla Español)

Just Listed | 27812 Crowne Point Drive, Salinas Elegant Las Palmas Ranch Home



4 Beds, 3.5 Baths ■ 3,809 Sq. Ft. ■ 1.81 Acres ■ \$1,750,000 ■ 27812CrownePointDrive.com





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Geoff 831.297.3890 Rebecca 831.241.2600 REALTOR* | DRE#02036451 REALTOR* | DRE#01706104

Danielle Germain 303.502.6477 REALTOR* | Monterey Coast Realty DRE#02154598





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4095 Pine Meadows Way, Pebble Beach 3 Beds | 3 Baths | 1,972 SF | 9,583 SF LOT | \$2,100,000









Bailey Papazian

Realtor® | DRE 02094151 baileypapazian.com 831.320.0719

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831.622.1000

FICTITIOUS BUSINESS NAME STATEMENT

File No. 20251268 The following person(s) is(are) doing busi

WinnResidential-Walnut Grove, 1002 Walnut Avenue, Greenfield, CA 93927,

County of Monterey Registered Owner(s): LLAM Realty Management, Inc., 5200 North Palm Avenue, Suite 109 Fresno, CA 93704

This business is conducted by a limited part-

Registrant commenced to transact business under the fictitious business name listed above on 10/01/2019

S/ Michael T. Putziger
This statement was filed with the County
Clerk of Monterey County on 07/14/2025
8/1, 8/8, 8/15, 8/15, 8/22/25
CNS-3950325#
CARMEL PINE CONE

Publication Dates: Aug. 1, 8, 15, 22, 2025. (PC 801)

FICTITIOUS BUSINESS NAME STATEMENT

File No. 20251312
Filing type: ORIGINAL FILING.
The following person following person(s) is (are) doing busi-s as: MODFRUIT, 3650 The Barnyard, ness as: MODFRUIT, 3630 The Barnyara, Unit D-23, Carmel, CA 93923. County of Principal Place of Business: County of MONTEREY

MONTEREY
Name of Corporation or LLC as shown in the
Articles of Inc./Org./Reg.:
MODFRUIT LLC, 3650 The Barnyard, Unit
D-23, Carmel, CA 93923.
State of Inc./Org./Reg.: CA

This business is conducted by a limited lia

bility company.

Registrant commenced to transact business under the fictitious business name or names listed above on July 21, 2025.

S/Lauren Dwight, Member Date: July 21, 2025

Care: July 21, 2025
This statement was filed with the County
Clerk of Monterey County on July 21, 2025.
Publication Dates: Aug. 1, 8, 15, 22, 2025.
(PC 802)

FICTITIOUS BUSINESS NAME STATEMENT

File No. 20251320
Filing type: ORIGINAL FILING.
The following person(s) is (are) doing busi-

resources as:
THE JACANA GROUP, 220 Dunecrest
Ave. #A, Monterey, CA 93940.
County of Principal Place of Business:
MONTEREY
Registered Owner(s):
RENIJAMIN & MILDER ID BOOK 1067

Registered Owner(s): BENJAMIN A. NURSE, JR, P.O. BOX 1267, MONTEREY, CA 93942. This business is conducted by an individual. Registrant commenced to transact business under the fictitious business name or names listed above on Feb. 1, 2009.

Instead above on rea. 1, 2009.
S/Benjamin A. Nurse, Jr.
Date signed: July 23, 2025
This statement was filed with the County Clerk of Monterey County on July 23, 2025.

Publication Dates: Aug. 1, 8, 15, 22, 2025 (PC 803)

FICTITIOUS BUSINESS NAME STATEMENT

File No. 20251292 Filing type: ORIGINAL FILING The following person(s) is (are) doing busi-

This business is conducted by an individual. Registrant commenced to transact business under the fictitious business name or names listed above on March 15, 2025. S/Julia Salvador Ramirez

Date signed: July 17, 2025
This statement was filed with the County Clerk of Monterey County on July 17, 2025. Publication Dates: Aug. 1, 8, 15, 22, 2025 (PC 804)

FICTITIOUS BUSINESS

NAME STATEMENT
File No. 20251306
The following person(s) is(are) doing busi-

Main Event Transportation, 5 Justin Court, Monterey, CA 93940, County of

Court, Monterey, CA 73740, Courty of Monterey Registered Owner(s):
GT Monterey, LLC, 2201 W. Broad Street, Suite 105, Richmond, VA 23220; CA
This business is conducted by a limited lia-

bility company
Registrant commenced to transact business under the fictitious business name listed above on 04/22/2019

S/ Brad M. Hungate, Manager
This statement was filed with the County
Clerk of Monterey County on 07/21/2025
8/1, 8/8, 8/15, 8/22/25
CNS-3951215#
CARMEL PINE CONE

Publication Dates: Aug. 1, 8, 15, 22, 2025. (PC 805)

FICTITIOUS BUSINESS NAME STATEMENT File No. 20251307

The following person(s) is(are) doing busi-

ness as: CALSTAR, 4917 Bailey Loop, McClellan, CA 95652, County of Sacramento

Registered Owner(s): Reach Air Medical Services, LLC, 4917 Bailey Loop, McClellan, CA 95652; CA

ley Loop, McClellan, CA 95652; CA
This business is conducted by a limited liability company
Registrant commenced to transact business under the fictitious business name listed above on 12/04/2019
S/Thomas A.A. Cook, Secretary
This statement was filed with the County
Clerk of Monterey County on 07/21/2025
8/8, 8/15, 8/22, 8/29/25
CNS-3952618#

CNS-3952618# CARMEL PINE CONE Publication Dates: 2025. (PC 808) Aug. 8, 15, 22, 29,

FICTITIOUS BUSINESS NAME STATEMENT

File No. 20251361 Filing type: ORIGINAL FILING. The following person(-) The following person(s) is (are) doing business as: INDTEC CORPORATION, 3348
Paul Davis Drive, Suite 109, Marina, CA

County of Principal Place of Business: MONTEREY OHM AERO CORPORATION, 3785 Via Nona Marie, Suite 108 PMB 40, Carmel, California 93923.

California 93923. State of Inc./Org./Reg.: DE This business is conducted by a corporation.

Registrant commenced to transact business under the fictitious business name or names

PUBLIC

This statement was filed with the County Clerk of Monterey County on July 29, 2025.

NORTH COUNTY YOUTH SPORTS, 11763 Cypress St., Castroville, CA 95012.
County of Principal Place of Business: NAME STATEMENT

Registered Owner(s): RICARDO THOMAS DIAZ, 11763 Cypress St., Castroville, CA 95012. RUDY JOEY DIAZ, 10620 Haight St., Cas-

Registrant commenced to transact business under the fictitious business name listed above on Not Applicable

above on Not Applicable S/Joseph Terra This statement was filed with the County Clerk of Monterey County on 07/21/2025 8/8, 8/15, 8/22, 8/29/25 CNS-3953519#

CARMEL PINE CONE

Publication Dates: Aug. 8, 15, 22, 29, 2025. (PC 811)

NAME STATEMENT

File No. 20251136 Filing type: ORIGINAL FILING. The following person(s) is /a--' The following person(s) is (are) doing business as: MONTEREY BAY ORTHODON-TICS (MBO ORTHODONTICS), 81 Via

Name of Corporation or LLC as shown in the

GARKETT R. CRISWELL, DDS, MS, INC.
State of Inc./Org./Reg.: CA
This business is conducted by a corporation.
Registrant commenced to transact business
under the fictitious business name or names
listed above on Aug. 1, 2013.
S/Garrett R. Criswell, President Date: June 20, 2025

Clark of Monterey County on June 20, 2025. Publication Dates: Aug. 8, 15, 22, 29, 2025.

FICTITIOUS BUSINESS NAME STATEMENT

File No. 20251135 Filing type: ORIGINAL FILING.
The following person(s) is (are) doing business as: MONTEREY BAY ORTHO-DONTICS, 1270 S. Main St., Salinas, CA

of Principal Place of Business: MONTEREY

Date: June 20, 2025
This statement was filed with the County

lawhelpca.org), or by contacting your local county bar association.

NOTICE — THE RESTRAINING ORDERS ON PAGE 2: These restraining orders are effective

petition is dismissed, a judgment is entered, or the court makes further orders. They are enforceable anywhere in California by any law enforcement officer who has received or seen a copy of them.

FEE WAIVER: If you cannot pay the filing fee, ask the clerk for a fee waiver form. The court may order you to pay back all or part of the fees and costs that the court waived for you or the other party.

recibido la entrega legal de esta Citacion y Peticion para presentar una Respuesta (formulano FL-120) ante la corte y efectuar la entrega legal de una co pia al demandante. Una carta o llamada telefonico o una audiencia de corte no basta para protegerlo.

This statement was filed with the County Clerk of Monterey County on July 31, 2025. Publication Dates: Aug. 8, 15, 22, 29, 2025 (PC 814)

FICTITIOUS BUSINESS NAME STATEMENT

File No. 20251365g rype: ORIGINAL FILING.
The following person(s) is (are) doing business as: MOSS & STONE, 2969 Monterey Salinas Hwy, Unit C16, Monterey, CA 93940. Filing type: ORIGINAL FILING.
The following person(s) is (great

County of Principal Place of Business: MONTEREY

MONTEREY
Name of Corporation or LLC as shown in the
Articles of Inc./Org./Reg.:
ASLAN CREATIVE LLC, 2969 Monterey Salinas Hwy, Unit C16, Monterey, CA 93940.
State of Inc./Org./Reg.: CA
This business is conducted by a corporation.
Registrant commenced to transact business
under the fictitious business name or names
listed above on July 28, 2025.
S/Jackson A. Arabaci. CEO

S/Jackson A. Arabaci, CEO Date: July 28, 2025

ent was filed with the County

Clerk of Monterey County on July 29, 2025. Publication Dates: Aug. 8, 15, 22, 29, 2025.

Lien Sale Auction Advertisement

Notice is hereby given that Pursuant to the California Self-Service Storage Facility Act, (B&P Code 21700 et. Seq.), the undersigned will sell at public auction; personal property including but not limited to furniture, tools, and /or other misc. items. Auction to be held at

Auction to be held at
4:00 pm on September 4th, 2025:
www.selfstorageauction.com
The property is stored at:
Coastal Storage
575 California Ave, Sand City, Ca. 93955
Name of Tenants

Mae Lamb Ricardo Campos Gabriel Gusman Silvestre 8/15/25 CNS-3954188#

CARMEL PINE CONE Publication Dates: Aug. 15, 2025

SUMMONS (Family Law)

NOTICE TO DEFENDANT: (Aviso al demandado)

NOTICES

FICTITIOUS BUSINESS

NAME STATEMENT File No. 20251381 ing type: ORIGINAL FILING e following person(s) is (are) doing busi-

Troville, CA 95012
This business is conducted by a general partnership.

Registrant commenced to transact business

registrati Continenced to Indisact bosiness under the fictitious business name or names listed above on July 31, 2025. S/Ricardo Thomas Diaz Jr. Date signed: July 31, 2025

EMMANUEL MORA SOTO

YOU ARE BEING SUED BY PLAINTIFF:

(Lo esta demandando el demandante) ALICIA SANCHEZ HURTADO CASE NUMBER: 25FL000579

You have 30 CALENDAR DAYS after this Summons and Petition are served on you to file a Response (form FL-120) at the court and have a copy served on the petitioner. A letter, phone call, or court appearance will not protect you.

If you do not file your Response on time, the court may make orders affecting your marriage or domestic partnership, your property, and custody of your children. You may be ordered to pay support and

attorney fees and costs. For legal advice, contact a lawyer immediately.
Get help finding a lawyer at the California Courts Online Self-Help Center (www.courts.ca.gov/self-help), at the California Legal Services website (www.

against both spouses or domestic partners until the

Tiene 30 dias de calendario después de habei

Si no presenta su Respuesta a tiempo, la corte

puede dar ordenes que afecten su matrimonio o pareja de hecho, sus bienes y la custondia de sus hijos. La corte también le puede ordenar que pague manutencion, y honorarios y costos legales.

Para asesoramiento legal, pongase en contacto de inmediato con un abongado. Puede obtener informacion para encontrar un abogado en el Centro de Ayuda de las Cortes de California (www.sucorte ca.gov), en el sitio web de los Servicios Legales de California (www.lawhelpca.org) a poniéndose en contacto con el colegio de abogados de su conda-AVISO—LAS ÓRDENES DE RESTRICCION SE

ENCUENTRAN EN LA PAGINA 2: Las órdenes de restriccion están en vigencia en cuanto a ambos conyuges o miembros de la pareja de hecho hasta que se despida la petición, se emita un fallo o la corte dé otras órdenes. Cualquier agencia del órden publico que haya recibido o visto una copia de estas órdenes puede hacertas acatar en cualquier lugar

de California, EXENCIÓN DE CUOTAS: Si no puede paga la cuota de presentación, pida al secretario un for-mulario de excención de cuotas. La corte puede ordenar que usted pague, ya sea en parte o por completo, las cuotas y costós de la corte previamente exentos a petición de usted o de la otra parte.

The name and address of the court is: SUPERIOR COURT OF CALIFORNIA, COUNTY

1200 Aguajito Road Monterey, CA 93940 The name, address and telephone number of the petitioner's attorney, or petitioner without an attor-

ALICIA SANCHEZ HURTADO 27 SPRING POINT ROAD #3 CASTROVILLE, CA 95012 (951) 816-1294

This summons was filed with the County Clerk of Monterey County on June 27, 2025. Publication Dates: Aug. 8, 15, 22, 2025. (PC

817)

T.S. No.: 250404282 Notice of Trustee's Sale Loan No.: 1499 Alva Lane (2nd) Order No. 95531300 APN: 008-441-006-000 Property Address: 1499

Alva Lane Pebble Beach Area, CA 93953 You Are In Default Under A Deed Of Trust Dated 4/19/2023. Un-

less 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 cashier's check drawn on a state or national bank, cashier's check drawn by a state or federal credit union, or a cashier's check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state will be held by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described below. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. No cashier's checks older than 60 days from the day of sale will be accepted. Trustor: 1499 Alva Lane LLC, a California Limited Liability Company Duly Appointed Trustee: Total Lender Solutions, Inc Recorded 4/25/2023 as Instrument No. 2023012324 in book, page of Official Records in the office of the Recorder of Monterey County, California, Date of Sale: 10/7/2025 at 10:00 AM Place of Sale: main entrance County Administration Building, 168 West Alisal Street, Salinas, CA Amount of unpaid balance and other charges: \$1,584,143.58 Street Address or other common designation of real property: 1499 Alva Lane, Pebble Beach Area, CA 93953 Legal Description: Please See Attached Exhibit "A" The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation if any choice place is the street address or other common designation. bility for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. 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 Notice To Property Owner: The sale date shown on this notice of sale may 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 (877) 440-4460 or visit this Internet website www.mkconsultantsinc.com, using the file number assigned to this case 250404282. 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 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 (877) 440-4460, or visit this internet website www.mkconsultantsinc.com, using the file number assigned to this case 250404282 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. When submitting funds for a bid subject to Section 2924m, please make the funds payable to "Total Lender Solutions, Inc. Holding Account". 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: 8/5/2025 Total Lender Solutions, Inc 10505 Sorrento Valley Road, Suite 125 San Diego, CA 92121 Phone: 866-535-3736 Sale Line: (877) 440-4460 By: Rachel Seropian, Trustee Sale Officer Exhibit "A" Legal Description Beginning At The Southeast Corner Of Lot 106, As Said Lot Is Shown On The Map Of Amended Map Of Pebble Beach, Monterey County, California, Filed October 13, 1911 In The Office Of The County Recorder Of Monterey County, California, In Map Book 2, Cities And Towns At Page 31, 31 A And 31 B, Running Thence Along The Northeasterly Boundary Line Of Said Lot, North 33° 12′ 56″ West, 231.69 Feet To A Point, Thence Leaving Said Northeasterly Boundary, South 56° 47' 04" West, 102.09 Feet To A Point On The Southwesterly Boundary Line Of Said Lot 106; Thence Along Said Southwesterly Boundary Line, South 32° 51′ 48″ East, 233.03 Feet To The Southwesterly Corner Of Said Lot 106; Thence Along The Southeastern Boundary Line Of Said Lot 106, North 56° 02′ 27″ East 103.5 Feet To The Point Of Beginning. Publication dates: Aug. 15, 22, 29, 2025 (PC830

Clerk of Monterey County on June 20, 2025. JULIA SALVADOR RAMIREZ, 334 Chaplisted above on July 29, 2025. S/Matthew Charles Rowe, CFO Date: July 29, 2025 arral St., Salinas, CA 93906.
County of Principal Place
MONTEREY Publication Dates: Aug. 8, 15, 22, 29, 2025. Registered Owner(s): JULIA SALVADOR RAMIREZ.

Publication Dates: Aug. 1, 8, 15, 22, 2025.

FICTITIOUS BUSINESS

File No. 20251305
The following person(s) is(are) doing busi

ness as: The Pest Guy Of Santa Cruz and Monte-rey Bay, 16411 Castorville Blvd, Salinas, CA 93907, County of Monterey

Registered Owner(s):
Joseph Terra
This business is conducted by an Individual

FICTITIOUS BUSINESS

Robles, Monterey, CA 93940.
County of Principal Place of Business

Articles of Inc./Org./Reg.: GARRETT R. CRISWELL, DDS, MS, INC.

(PC 812)

Name of Corporation or LLC as shown in the Articles of Inc./Org./Reg.:
GARRETT R. CRISWELL, DDS, MS, INC, 81 GARKETT K. CARSWELL, DDS, MS, INC, 81 Via Robles, Monterey, CA 93940 State of Inc./Org./Reg.: CA This business is conducted by a corporation. Registrant commenced to transact business under the fictitious business name or names listed above on Aug. 1, 2013. S/Garrett Criswell, President Date: June 20, 2025

T.S. No.: 250404283 Notice of Trustee's Sale Loan No.: 1499 Alva (3rd) Order No. 95531301 APN: 008-441-006-000 Property Address: 1499 Alva Lane Pebble Beach, CA 93953 You Are In Default Under A Deed Of Trust Dated 4/19/2023. 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 cashier's check drawn on a state or national bank, cashier's check drawn by a state or federal credit union, or a cashier's check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state will be held by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described below. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the No tice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale. No cashier's checks older than 60 days from the day of sale will be accepted. Trustor: 1499 Alva Lane LLC, a California Limited Liability Company Duly Appointed Trustee: Total Lender Solutions, Inc Recorded 4/25/2023 as Instrument No. 2023012325 in book N/A, page N/A of Official Records in the office of the Recorder of Monterey County, California, Date of Sale: 9/16/2025 at 10:00 AM Place of Sale: main entrance County Administration Building, 168 West Alisal Street, Salinas, CA Amount of unpaid balance and other charges: \$691,816.03 Street Address or other common designation of real property: 1499 Alva Lane, Pebble Beach, CA 93953 Legal Description: Please See Attached Exhibit "A" The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of first publication of this Notice of Sale. 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. lotice 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 (877) 440-4460 of visit this Internet website www.mkconsultantsinc.com, using the file number assigned to this case 250404283 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 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 (877) 440-4460, or visit this internet website www.mkconsultan tsinc.com, using the file number assigned to this case 250404283 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 writter

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. When submit

ting funds for a bid subject to Section 2924m, please make the funds payable to "Total Lender Solutions, Inc

Holding Account". 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: 8/5/2025 Total Lender Solutions, Inc 10505 Sorrento Valley Road, Suite

125 San Diego, CA 92121 Phone: 866-535-3736 Sale Line: (877) 440-4460 By: Rachel Seropian, Trustee Sale Officer Exhibit "A" Legal Description Beginning At The Southeast Corner Of Lot 106, As Said Lot Is Shown

On The Map Of Amended Map Of Pebble Beach, Monterey County, California, Filed October 13, 1911 In The Office Of The County Recorder Of Monterey County, California, In Map Book 2, Cities And Towns At Page 31,

231.69 Feet To A Point, Thence Leaving Said Northeasterly Boundary, South 56° 47' 04" West, 102.09 Feet To A Point On The Southwesterly Boundary Line Of Said Lot 106; Thence Along Said Southwesterly Boundary

31 A And 31 B, Running Thence Along The Northeasterly Boundary Line Of Said Lot, North 33° 12′ 56″

Line, South 32° 51′ 48″ East, 233.03 Feet To The Southwesterly Corner Of Said Lot 106; Thence Along The Southeastern Boundary Line Of Said Lot 106, North 56° 02′ 27″ East 103.5 Feet To The Point Of Beginning.

TIME: 11:00 a.m.

DEPT: 13A

FICTITIOUS BUSINESS NAME STATEMENT

File No. 2025158
Filing type: ORIGINAL FILING.
The following person! Filing type: ORIGINAL FILING.
The following person(s) is (are) doing business as: EL CHEGGZ, 72120 Jolon Rd.,
Bradley, CA 93426.
COUNTY of Principal Place of Business:
MONTEREY
EL CHEGGZ CORP, 72120 Jolon Rd., Brad-

ley, CA 93426

State of Inc./Org./Reg.: CA
This business is conducted by a corporation.
Registrant commenced to transact business under the fictitious business name or names Under the Inclinicus Business name or names listed above on Jan. 22, 2023. S/Elias Chairez-Heggs, CFO Date: July 29, 2025 This statement was filed with the Coun-ty Clerk of Monterey County on July 29, 2025.

Time Zone, verified at www.time.gov

PublicWorks.html

Publication Dates: Aug. 8, 15, 22, 29, 2025. (PC 819)

FICTITIOUS BUSINESS
NAME STATEMENT
File No. 20251369
Filing type: ORIGINAL FILING.
The following person(s) in (and the file of The following person(s) is (are) doing business as: NAMASTE INDIA BISTRO, 538 Lighthouse Ave, Monterey, CA 93940.
County of Principal Place of Business:
MONTEREY
NAMASTE 538 INC.

NAMASIE 538 INC.
State of Inc./Org./Reg.: CA
This business is conducted by a corporation.
Registrant commenced to transact business
under the fictitious business name or names
listed above on April 15, 2023.
S/Subash Subba Chongbang, President

NOTICE IS HEREBY GIVEN that the Board of Directors of the Santa

Lucia Community Services District ("District") hereby calls for sealed bid

proposals to be received by the Executive Assistant of the District, at the

Gate House, One Rancho San Carlos Road, Carmel, California 93923

on or before Friday, September 12, 2025 at 10:30 am U.S. Pacific

Description of Work: These bids shall cover all the furnishing of all labor,

material, equipment, mechanical workmanship, transportation and services which are required for **construction of pavement improvement**

on the Santa Lucia Preserve. The work generally includes, but is not limited to, micro-surfacing for approximately 443,120 sq ft, curb seal for approximately 16,280 linear ft, and other items that are required,

standard specifications or the Invitation to Bid. Bids are required for the entire work described in the Bid Documents. Bid must guarantee that all work is executed and finished between the dates of October 20th and

Contractor's License Requirement. The bidder and all subcontractors of

the bidder shall possess a valid California contractor's license issued by the Contractor's State License Board (www.cslb.ca.gov) for the type(s)

of work they are proposing to perform at the time the bid is submitted. The bidder shall possess at a minimum the following California contractor's license Class A or C-12 The Contractor must be properly licensed

as a contractor from contract award through contract acceptance (California Public Contract Code § 10164). When the Contractor submits

its bid to the District, the Contractor must list each Subcontractor whom

the Contractor must disclose under Public Contract Code Section 4104

Contractor Registration Requirement. Pursuant to California Labor Code Section 1771.1 (a), a contractor or subcontractor shall not be qualified to bid on, be listed in a bid proposal, subject to the requirements of Sec-

tion 4104 of the Public Contract Code or engage in the performance of any contract for public work, as defined in this chapter, unless cur-

rently registered and qualified to perform public work pursuant to Section 1725.5. To register, go to: http://www.dir.ca.gov/Public-Works/

<u>Bidding Procedures.</u> Bids must be made on a proposal form which is included with the contract specifications and must be signed by the

bidder and accompanied by a deposit in the amount shown on the Bidder's Bond which is part of the Proposal and sealed within a bid

"Sealed Bid – Bid No. 25-03 – Micro-surfacing, Santa Lucia Commu-

nity Services District, Attn: Director of Public Works Aaron Dula, Gate House, One Rancho San Carlos Road, Carmel, California 93923."

The deposit may be cash, cashier's check made payable to the District, certified check made payable to the District (certified without qualification and drawn on a solvent bank of the State of California or a National Bank doing business in the State of California), or bid bond executed

envelope. The bid envelope is to be addressed to:

(Subcontractor Listing Law) and provide all required information.

November 7th, 2025 or else the bid will be disqualified.

Date: July 30, 2025 This statement was filed with the County

by an admitted surety insurer, made payable to the District, or the bid will not be considered. This deposit is to serve as agreed liquidated

damages should the party or parties to whom the contract is awarded fail to enter into the confract after the award or fail to give the bond required for the faithful performance of the contract or fail to furnish any

At 10:30 am September 12, 2025, the Bid Proposals will be taken by

the District's Director of Public Works and opened and publicly read by him or his authorized representative. All bids received after this time will

be returned unopened. The bids, together with a report of the bidders and the respective amounts of the bids, will be presented to the Board

of Directors of the Santa Lucia Community Services District on Wednes-

The successful bidder shall furnish a performance bond and a payment

Obtaining SCHEDULE and CONTRACT SPECIFICATIONS may be

obtained by contacting the Director of Public Works. Each bidder shall furnish the District with the name, address, and telephone number of the

firm requesting specifications. It is the bidder's responsibility to regularly

check for any addenda that may be issued prior to the bid opening

date. Failure to acknowledge receipt of an issued addendum will be cause for a submitted bid to be deemed non-responsive. The Plan Hold-

Addenda. Any addenda issued prior to the bid opening shall constitute part of the Contract
Documents. Subject to the limitations of Public Contract Code Section

The Board reserves the right to reject any and all bids and any or all items of such bids and to waive any informality or irregularity in any bid

but if the bids are accepted, the contract for the improvement will be let

Publication dates: Aug. 22, 29, Sept. 5, 2025 (PC854)

Date of Publication: August 22nd, 29th, and September 5th, 2025

4104.5, District reserves the right to issue addenda prior to bid time.

Clerk of Monterey County on July 30, 2025 Publication Dates: Aug. 8, 15, 22, 29, 2025.

SUPERIOR COURT OF CALIFORNIA COUNTY OF MONTEREY

ORDER TO SHOW CAUSE FOR CHANGE OF NAME

Case No. 25CV003915
TO ALL INTERESTED PERSONS: Pe-ASHIKA VANDANA MALA aka ASHIKA SUNDAR, filed a petition with this court for a decree changing names as follows:

other bond required by law.

day, September 17, 2025.

Questions. Direct any questions to:

One Rancho San Carlos Road

adula@santaluciapreserve.com

Carmel, CA 93923

831-620-6783

Director of Public Works, Aaron Dula

Santa Lucia Community Services District

ers' List is available by contacting the District.

to the lowest responsible bidder for the Project.

By order of the Board of Directors of the

Santa Lucia Community Service District. State of California

Shaw Pick General Manager

A Present name:

NOTICE TO BIDDERS BID NO. 25-03

For the Pavement Improvement Project Rancho San Carlos Road The Santa Lucia Preserve

PUBLIC NOTICES ASHIKA VANDANA MALA aka ASHIKA SUNDAR

Proposed name: ASHIKA SUNDAR THE COURT ORDERS that all persons interested in this matter appear before this court at the hearing indicated below ins corr at the nearing indicated below to show cause, if any, why the petition for change of name should not be granted. Any person objecting to the name changes described above must file a written objection that includes the reasons for the objection at least two court days before the matter is cheduled to be begat and must conserved. scheduled to be heard and must appear at screedured to be neared and misst appear on 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: Cont. 20.005

DATE: Sept. 30, 2025

FICTITIOUS BUSINESS NAME STATEMENT

DEPT: 13A
The address of the court is 1200 Aguajito Road, Monterey, CA 93940.
Date filed: Aug. 4, 2025
(s) Thomas W. Wills
Judge of the Superior Court
Date: Aug. 4, 2025
Publication Dates: Aug. 8, 15, 22, 29, 2025.
(PC 821)

File No. 20251349 Filing type: ORIGINAL FILING. The following person(s) is (are) doing busi-

LEO BASS & ASSOCIATES, 738 Califor-County of Principal Place of Business: MONTEREY nia St., Salinas, Calif. 93901.

Registered Owner(s):
WILLIAM N. PRUNTY.
This business is conducted by an individual. Registrant commenced to transact business under the fictitious business name or names listed above on July 21, 2025. S/William N. Prunty Date signed: July 28, 2025 This statement was filed with the Country Clark of Manten

ty Clerk of Monterey County on July 28, 2025.

Publication Dates: Aug. 8, 15, 22, 29, 2025

FICTITIOUS BUSINESS NAME STATEMENT

File No. 20251384 Filing type: ORIGINAL FILING. The following person(s) is (are) doing busi-

ness as: LET'S PARTY, 1370 Burton Ave, Suite K,

Salinas, CA 93901.
County of Principal Place of Business: MONTEREY

Registered Owner(s): JUDSON RICHARD SCHULTZ, 1370 Bur-ton Ave, Suite K, Salinas, CA 93901. This business is conducted by an individual. Registrant commenced to transact business under the fictitious business name or names listed above on Oct. 21, 1989

listed above on Oct. 21, 1989. S/Judson R. Schultz Date signed: July 31, 2025 This statement was filed with the County Clerk of Monterey County on July 31, 2025. Publication Dates: Aug. 15, 22, 29, Sept. 5, 2025 (PC 825)

FICTITIOUS BUSINESS NAME STATEMENT

File No. 20251372
Filing type: ORIGINAL FILING.
The following person(s) is (are) doing business as: FOREVER BLESSED BARBER-SHOP, 301 Gabilan Drive #335, Soledad, CA 93960.

County of Principal Place of Business: MONTEREY

Registered Owner(s): IVAN RODRIGUEZ, 742 Vida St., Soledad, CA 93960.

This business is conducted by an individual. Registrant commenced to transact business under the fictitious business name or names

listed above on July 30, 2025. S/Ivan Rodriguez Date signed: July 30, 2025 This statement was filed with the County Clerk of Monterey County on July 30, 2025

Publication Dates: Aug. 15, 22, 29, Sept. 5, 2025 (PC 826)

NOTICE OF VACANCY INVITATION

TO RESIDENTS TO SERVE ON **DISTRICT BOARD OF DIRECTORS**

The Carmel Area Wastewater District (CAWD) Board of Directors desires to make an appointment of a qualified person to fill a vacancy on the Board. The five-member Board is the governing body of the District. Its members are elected to serve four-year terms of office. The person appointed to fill the vacant Board member position will assume the office September 10,2025 and must stand for election by District voters in the District's general election on November 3, 2026, if they

the District, citizens of the United States and be a registered voter.

All candidates will be invited to make an oral statement and answer questions in support of their application to the Board of Directors on Wednesday, September 10, 2025, at 9 a.m. at the special board

members may also be assigned to standing and ad hoc committees of the Board. The next regular board meeting will be Thursday, September 25, 2025 at 9 a.m.

For more information, interested individuals may contact CAWD at 831-624-1248 or stop by the office at 3945 Rio Road, Carmel, CA 93923. An application may also be requested via email from downstream@cawd.org.

Publication dates: Aug. 22, 29, 2025 (PC851)

wish to continue to serve on the Board for any subsequent full term. Other qualified candidates may also seek office in the November election. Candidates for the Board of Directors' vacancy must be residents of

Applications, including biographical information, will be received until 3:00 p.m. September 5, 2025. The Board will review written applications and other submitted information.

meeting. The Board meets monthly on the last Thursday at 9:00 a.m., and

Ken White,

Carmel Area Wastewater District Board President District map: https://www.cawd.org/district-map Publication dates: August 22, 2025 And August 29, 2025

NOTICE TO BIDDERS BID NO. 25-02

For the Pavement Improvement Project Rancho San Carlos Road, Mesa Trail, and Potrero Trail The Santa Lucia Preserve

NOTICE IS HEREBY GIVEN that the Board of Directors of the Santa Lucia Community Services District ("District") hereby calls for sealed bid proposals to be received by the Director of Operations of the District, at the Gate House, One Rancho San Carlos Road, Carmel, California 93923 on or before Friday, September 12, 2025 at 10:00 am U.S. Pacific Time Zone, verified at www.time.gov

<u>Description of Work</u>: These bids shall cover all the furnishing of all labor, material, equipment, mechanical workmanship, transportation and services which are required for construction of pavement improvement on Rancho San Carlos Road from the gatehouse to approximately 4.2 miles beyond the gate of The Santa Lucia Preserve and on Mesa Trail; also asphalt installation for a driveway at a newly constructed water facility at 15 Potrero Trail. The work generally includes, but is not limited to: Approximately 15,200 sq ft of AC repair, curb repair of 60 linear feet, new driveway installation of approximately 2,940 sq ft.

Grindings may be deposited at the CSD staff parking area near 1 Rancho San Carlos Road, Carmel, CA or may be off-hauled at the contractor's discretion. Bids are required for the entire work described in the Bid Documents. Verification of the scope of work is mandatory via a job walk to take place at 9:30 am on Monday, **September 8, 2025**. All bids submitted without a job walk will be disqualified. Bid must guarantee that all work on Rancho San Carlos Road is finished by Friday, October 17th, 2025 or else the bid will be disqualified.

<u>Contractor's License Requirement:</u> The bidder and all subcontractors of the bidder shall possess a valid California contractor's license issued by the Contractor's State License Board (www.cslb.ca.gov) for the type(s) of work they are proposing to perform at the time the bid is submitted. The bidder shall possess at a minimum the following California contractor's license Class A or C-12 The Contractor must be properly licensed as a contractor from contract award through contract acceptance (California Public Contract Code § 10164). When the Contractor submits its bid to the District, the Contractor must list each Subcontractor whom the Contractor must disclose under Public Contract Code Section 4104 (Subcontractor Listing Law), and provide all required information.

Contractor Registration Requirement: Pursuant to California Labor Code Section 1771.1 (a), a contractor or subcontractor shall not be qualified to bid on, be listed in a bid proposal, subject to the requirements of Section 4104 of the Public Contract Code or engage in the performance of any contract for public work, as defined in this chapter, unless currently registered and qualified to perform public work pursuant to Section 1725.5. To register, go to: http://www.dir.ca.gov/Public-Works/ PublicWorks.html

<u>Bidding Procedures</u>: Bids must be made on a proposal form which is included with the contract specifications and must be signed by the bidder and accompanied by a deposit in the amount shown on the Bidder's Bond which is part of the Proposal and sealed within a bid envelope. The bid envelope is to be addressed to:

"Sealed Bid – Bid No. 25-02 – AC Work, Santa Lucia Community Services District, Attn: Director of Public Works, Aaron Dula, Gate House, One Rancho San Carlos Road, Carmel, California 93923.

The deposit may be cash, cashier's check made payable to the District, certified check made payable to the District (certified without qualification and drawn on a solvent bank of the State of California or a National Bank doing business in the State of California), or bid bond executed by an admitted surety insurer, made payable to the District, or the bid will not be considered. This deposit is to serve as agreed liquidated damages should the party or parties to whom the contract is awarded fail to enter into the contract after the award or fail to give the bond required for the faithful performance of the contract or fail to furnish any other bond required by law.

At 10:00 am September 12, 2025 the Bid Proposals will be taken by the Director of Operations of the District and opened and publicly read by him or his authorized representative. All bids received after this time will be returned unopened. The bids, together with a report of the bidders and the respective amounts of the bids, will be presented to the Board of Directors of the Santa Lucia Community Services District on Wednesday, September 17, 2025.

The successful bidder shall furnish a performance bond and a payment

Questions: Direct any questions to:

Director of Public Works, Aaron Dula Santa Lucia Community Services District One Rancho San Carlos Road Carmel, CA 93923 831-620-6783 adula@santaluciapreserve.com

SCHEDULE and CONTRACT SPECIFICATIONS may be obtained by contacting the Director of Public Works. Each bidder shall furnish the District with the name, address, and telephone number of the firm requesting specifications. It is the bidder's responsibility to regularly check for any addenda that may be issued prior to the bid opening date. Failure to acknowledge receipt of an issued addendum will be cause for a submitted bid to be deemed non-responsive. The Plan Holders' List is available by contacting the District.

Addenda: Any addenda issued prior to the bid opening shall constitute part of the Contract

Documents. Subject to the limitations of Public Contract Code Section 4104.5, District reserves the right to issue addenda prior to bid time

The Board reserves the right to reject any and all bids and any or all items of such bids and to waive any informality or irregularity in any bid but if the bids are accepted, the contract for the improvement will be let to the lowest responsible bidder for the Project.

Date of Publication: August 22, August 29 & September 5, 2025

By order of the Board of Directors of the Santa Lucia Community Service District. State of California Shaw S. Pick, General Manager

Publication dates Aug. 22, 29, Sept. 5, 2025 (PC853)

CARMEL UNIFIED SCHOOL DISTRICT NOTICE INVITING BIDS FOR THE PURCHASE OF **DISTRICT SURPLUS REAL PROPERTY**

NOTICE IS HEREBY GIVEN that, pursuant to California Education Code section 17466, the Board of Education ("Board") of the Carmel Unified School District ("District"), adopted Resolution No. 25-12 Declaring its Intention to Sell Certain Surplus Real Property Known as the "Robinson Barn" Property, at its regular meeting held on June 18, 2025. The property is approximately 1,800 square feet of land (APN 169-131-005) ("Robinson Barn Property" or "Property"). The Property is located at 27885 Robinson Canyon Road, Carmel Valley, CA 93923, in the unincorporated area of the County of Monterey, at the intersection of Carmel Valley Road and Robinson Canyon Road. The Board now invites written, sealed bids for the purchase of the Property. Sealed written bids for the purchase of the Property, along with other mandatory bidder information and bid deposit, will be due by no later than 5:00 pm on Friday, September 5, 2025.

On Wednesday, September 10, 2025, during the Board's regular meeting to be held at its regular meeting place, located at 4380 Carmel Valley Road, Carmel, CA 93923, beginning at 5:30 pm, or as soon thereafter as practicable, sealed written bids shall be opened and declared, and oral bids, if any, will be taken from qualified bidders. Bidders need not have submitted a written bid in order to participate in oral bidding; however, oral bids will only be accepted from bidders who timely submitted a Pre-Bid Questionnaire prior to the public meeting. A final bid will be awarded at the meeting, or within ten (10) days thereafter, unless the Board rejects all bids.

Instructions to submit a bid and the bid process, including mandatory bid conditions and mandatory terms and conditions for the purchase of the Robinson Property, are contained in the Notice of Sale and Bidding Instructions available on the District's website at https://www. carmelunified.org, or by contacting Yvonne Perez, Chief Business Official, at 831-624-1546 x2050 or yperez@carmelunified.org. No bids, whether written or oral, will be considered from any person or organization that has not timely met the mandatory conditions described in the Notice of Sale and Bidding Instructions.

Dates Advertised: August 15 and 22, 2025

Publication dates: Aug. 15 & 22, 2025 (PC806)

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Marina (con't.)

2410 Sea Shell Avenue — \$1,598,500

Shea Homes LP to David Wisneski and Min Tang APN: 031-284-037

2406 Sea Shell Avenue - \$1,619,000

Shea Homes LP to Neema Noori and Nazanin Ahmadieh APN: 031-284-039

2408 Sea Shell Avenue - \$1,664,500

Shea Homes LP to Dong Do and Xuan Tran APN: 031-284-038

Monterey

156 Mar Vista Drive - \$860,000



541 Dry Creek Road, Monterey - \$2,485,000

Michael Rhoden to Victor Rising APN: 001-884-011

799 Lottie Street - \$975,000

Dean Meyer to Peter Santangeli and Karen Hubbard APN: 001-204-001

NOT

8/22, 8/29, 9/5, 9/12/25 CNS-3947932# CARMEL PINE CONE

Publication Dates: Aug. 22, 29, Sept. 5, 12, 2025. (PC 850)

FICTITIOUS BUSINESS NAME STATEMENT

File No. 20251471
Filing type: ORIGINAL FILING.
The following person(s) is (are) doing business as: ASHLEY FLOWERS DECOR,
15485 Blackie Rd., Prunedale, CA



26217 Atherton Place, Carmel - \$2,500,000

1255 Josselyn Canyon Road — \$1,315,000 Michael West and Linda Myers to Brennan Kahl and

Benjamin Yue APN: 101-201-008

See TRANSACTIONS next page

FICTITIOUS BUSINESS NAME STATEMENT File No. 20251414 Filing type: ORIGINAL FILING. The following person(s) is to the

The following person(s) is (are) doing business as: BUSY BEE DAYCARE, 235 4th St., Gonzalez, CA 93926.
County of Principal Place of Business:
MONTEREY

MONIEREY
Registered Owner(s):
JENNIFER LYNNE YNIGUEZ, P.O. Box
1510, Gonzales, CA 93926.
This business is conducted by an individual.
Registrant commenced to transact business
under the fictitious business name or names

under the richthous business name or names listed above on Aug. 1, 2025. S/Jennifer Lynne Yniguez Date signed: Aug. 6, 2025 This statement was filled with the County Clerk of Montrey County on Aug. 6, 2025. Publication Dates: Aug. 15, 22, 29, Sept. 5, 2025 (PC 828)

FICTITIOUS BUSINESS NAME STATEMENT

File No. 20251362
Filing type: ORIGINAL FILING.
The following percent Filing type: ORIGINAL FILING.
The following person(s) is (are) doing business as: RAINBOW ELDERBERRY BLISS, 930 Casanova Avenue, Apartment 53, Monterey, CA 93940.

County of Principal Place of Business:

County of MONTEREY

Registered Owner(s): KENNETH WAYNE VILLAFRANCA THOMAS EDWARD VANNORMAN LISA MARIE RAINBOWS

This business is conducted by a general

partnership.
Registrant commenced to transact business

Registrant commenced to transact business under the fictitious business name or names listed above on July 29, 2025. S/Kenneth Wayne Villafranca Date signed: July 29, 2025
This statement was filed with the County Clerk of Monterey County on July 29, 2025. Publication Dates: Aug. 15, 22, 29, Sept. 5, 2025 (PC 831)

FICTITIOUS BUSINESS NAME STATEMENT

NAME STATEMENT File No. 2025 1441 Filing type: ORIGINAL FILING. The following person(s) is (are) doing busi-ness as: GMG ACCOUNTING SERVICES, 9315 Canyon Oak Rd., Salinas, CA 93907.

County of Principal Place of Business: MONTEREY Registered Owner(s): GLENDA MOTZ-GAMINO, 9315 Canyon Oak Rd., Salinas, CA 93907 of Principal Place of Business

This business is conducted by an individual Registrant commenced to transact business under the fictitious business name or names listed above on Aug. 11, 2025.

S/Glenda Motz-Gamino Date signed: Aug. 11, 2025 This statement was filed with the County Clerk of Monterey County on Aug. 11,

Publication Dates: Aug. 15, 22, 29, Sept. 5, 2025 (PC 832)

FICTITIOUS BUSINESS

File No. 20251452
Filing type: ORIGINAL FILING.
The following person(s) is (part) The following person(s) is (are) doing busi-ness as: MONTEREY COUNTY REPAIRS, 447 Sonora Way, Salinas, CA 93906.
County of Principal Place of Busines:

Registered Owner(s): JHONI CESAREO MENDOZA

This business is conducted by an individual. under the fictitious business name or names listed above on March 11, 2025. S/Jhoni Cesareo Mendoza

Date signed: Aug. 11, 2025 This statement was filed with the County Clerk of Monterey County on Aug. 11,

Publication Dates: Aug. 15, 22, 29, Sep. 5, 2025 (PC 838)

LEGALS DEADLINE: Tuesday 3:00 pm legals@carmelpinecone.com

Se Habla Espanol

FICTITIOUS BUSINESS NAME STATEMENT File No. 20251386

The following person(s) is(are) doing busi-

Health Street Cafe, 1760 Fremont Blvd Ste D3, Seaside, CA 93955, County of

Monterey
Registered Owner(s):
Hexbox Fitness, LLC, 1864 St Helena St,
Seaside, CA 93955

State of Inc./Org./Reg. 201902410064
This business is conducted by a limited liability company

under the fictitious business name listed under the fictitious business name listed above on Not applicable S/ Alec Shun Abend, Member This statement was filled with the County Clerk of Monterey County on 08/01/2025 8/22, 8/29, 9/5, 9/12/25 CNS-3957516#

CARMEL PINE CONE Publication Dates: Aug. 22, 29, Sept. 5, 12, 2025. (PC 839)

FICTITIOUS BUSINESS NAME STATEMENT

Filia No. 20251409
Filing type: ORIGINAL FILING.
The following person(s) is (are) doing business as: TINT MASTERS, PAINT PROTECTION FILM, CERAMIC COATING, CAR AUDIO, 905 Harkins Rd., Unit E, Salinas,

CA 93901 County of Principal Place of Business: MONTEREY

AUTOMOTIVE MASTERS OF GREENS-BORO LLC, 905 Harkins Rd, Unit E, Salinas, CA 93901.

CA 93901.
State of Inc./ Org./Reg.: NC
This business is conducted by a limited liability company.
Registrant commenced to transact business under the fictitious business name or names listed above on Aug. 5, 2025.
S/Juan Campos, Managing Member
Date signed: Aug. 5, 2025
This statement was filed with the County Clerk of Monterey County on Aug. 5, 2025.
Publication Dates: Aug. 15, 22, 29, Sept. 5, 2025. (PC 842)

FICTITIOUS BUSINESS NAME STATEMENT

File No. 20251449
Filing type: ORIGINAL FILING.
The following assets The following person(s) is (are) doing business as: ROYAL FLUSH PUMPING & SANITATION, 301 Monterey St., Soledad, CA 93960.

County of Principal Place of Business: MONTEREY

MONTEREY
Name of Corporation or LLC as shown in the
Articles of Inc./Org./Reg.:
ROYAL FLUSH PUMPING & SANITATION,
LLC, 301 Monterey St., Soledad, CA 93960
State of Inc./Org./Reg.: CA
This business is conducted by a limited lia-

Date: Aug. 11, 2025 tatement was filed with the County of Monterey County on Aug. 11,

Publication Dates: Aug. 22, 29, Sept. 5, 12, 2025. (PC 844)

FICTITIOUS BUSINESS NAME STATEMENT

File No. 20251470
Filing type: ORIGINAL FILING.
The following pages (wing person(s) is (are) doing busiervation Road, Marina, CA 93933. County of Principal Place of Bus MONTEREY

Registered Owner(s): RASHAD AZIZ AHMED, 4104 Rosalina Drive, Modesto, CA 95357.

MOHAMMED AHMED OBEID, 1734 Tartarian Way, Ceres, CA 95307.

This business is conducted by a general partnership. Registrant commenced to transact business registratifications business name or names listed above on N/A.

S/Rashad Ahmed

Date signed: Aug. 13, 2025
This statement was filed with the County Clerk of Monterey County on Aug. 13, Publication Dates: Aug. 22, 29, Sept. 5, 12, 2025 (PC 845)

PUBL

Lien Sale Auction Advertisement Notice is hereby given that, Pursuant to the California Self-Service Storage Facility Act (B&P Code 21700 et Seq..), the undersigned will sell at public auctio

me undersigned will seil at public aucnob personal property, including but not limited to furniture, clothing, tools, and /or other misc. items. Auction to be held at 4:00 pm on September 5, 2025, at www.selfstorageauction.com The property is stored at:
Leonard's Lockers Self Storage,
816 Elvee Drive, Salinas, CA 93901
Tenant Name:

Bernardo Quiroz Farias Michael Wayne Dowdy

8/22/25 CNS-3958293# CARMEL PINE CONE Publicaton Dates: Aug. 22, 2025 (PC 847)

FICTITIOUS BUSINESS

NAME STATEMENT
File No. 2025/1416
The following person(s) is (are) doing busi-

Salinas Post Acute, 348 Iris Drive, Salinas, CA 93906 County of MONTEREY

Ilinds, CA 73700 Costin, 1 Registrant(s): Windsor Skyline Care Center, LLC, 9526 W. Pico Blvd., Los Angeles, CA 90035 This business is conducted by a limited lia-

menced to transact business

Registrant commenced to transact business under the fictitious business name or names listed above on N/A.
Windsor Skyline Care Center, LLC
S/AVROHOM TRESS, MANAGER
This statement was filed with the County Clerk of Monterey County on 08/07/2025.
8/22, 8/29, 9/5, 9/12/25
CNS-3947949#
CARMEL PINE CONF

CARMEL PINE CONE
Publication Dates: Aug. 22, 29, Sept. 5, 12, 2025. (PC 848)

FICTITIOUS BUSINESS **NAME STATEMENT**

File No. 20251417 The following person(s) is (are) doing busi

ness as: The Ridge Rehabilitation Center, 350 Iris Drive, Salinas, CA 93906 - 3514 County of MONTEREY Registrant(s): Windsor The Ridge Rehabilitation Center, LLC, 9526 W. Pico Blvd., Los Angeles, CA 90035

This business is conducted by a limited lia-

Inis business is conducted by a limited ilability company
Registrant commenced to transact business under the fictitious business name or names listed above on N/A.
Windsor The Ridge Rehabilitation Center,

S/ AVROHOM TRESS, MANAGER 3/ AVKOHOM IKESS, MAN. This statement was filed wity Clerk of Monterey 08/07/2025. 8/22, 8/29, 9/5, 9/12/25 CNS-39/48879# was filed with the Coun-Monterey County on

CARMEL PINE CONE

Aug. 22, 29, Sept. 5, 12,

FICTITIOUS BUSINESS NAME STATEMENT

following pe

ness as:
Monterey Post Acute, 1575 Skyline
Drive, Monterey, CA 93940
County of MONTEREY
Registrant(s):
Windsor Monterey Care Center, LLC, 9526
W. Pico Blvd., Los Angeles, CA 90035
This business is conducted by a limited liability company

bility company
Registrant commenced to transact business
under the fictitious business name or names

listed above on N/A.
Windsor Monterey Care Center, LLC
S/AVROHOM TRESS, MANAGER This statement was filed with the County Clerk of Monterey County or 08/07/2025.

93907.

of Principal Place of Business: Registered Owner(s):
ASHLEY MICHELLE CORONA-NAVAR-

RO, 10541 Geil St., Apt. 6, Castroville, CA This business is conducted by an individual.

Inis business is conducted by an individual Registrant commenced to transact business under the fictitious business name or names listed above on Aug. 13, 2025. S/Ashley Corona Navarro Date signed: Aug. 13, 2025. This statement was filed with the County

Clerk of Monterey County on Aug. 13, 2025. Publication Dates: Aug. 22, 29, Sept. 5, 12, 2025 (PC 852)

BE PREPARED FOR EMERGENCIES

Register your phone number at: alertmontereycounty.org

TS No. 250304175

Notice Of Default And Foreclosure Sale U.S. Department Of Housing And Urban Development Recorded in accordance with 12 USCA 3764 (c) APN 187-461-013-000 Property Address: 2 Valle Vis Carmel Valley Area, CA 93924 Title Order No.: 95531054

Whereas, on 9/11/2009, a certain Deed of Trust was executed by H Russell Wilks Jr and Judith C Wilks as Trustees of the Wilks Family Trust, a revocable Living Trust dated December 13, 1995 as trustor in favor of MetLife Home Loans, a Divison of MetLife Bank, N.A. as beneficiary, and Placer Title Company as trustee, and was recorded on 9/16/2009, as Instrument No. 2009058757, in the Office of the County Recorder of Monterey County, California; and Whereas, the Deed of Trust was insured by the United States Secretary of Housing and Urban Development (the Secretary) pursuant to the National Housing Act for the purpose of providing single family housing; and Whereas, the beneficial interest in the Deed of Trust is now owned by the Secretary, pursuant to an Assignment of Deed of Trust dated 10/7/2015, recorded on 10/23/2015, as instrument number 2015061435, in the Office of the County Recorder, Monterey County, California; and Whereas, a default has been made in the covenants and conditions of the Deed of Trust in that the payment due on 3/1/2025, was not made and remains wholly unpaid as of the date of this notice, and no payment has been made sufficient to restore the loan to currency; and Whereas, the entire amount delinquent as of 9/16/2025 is \$1,150,929.36; and Whereas, by virtue of this default, the Secretary has declared the entire amount of the indebtedness secured by the Deed of Trust to be immediately due and payable; Now Therefore, pursuant to powers vested in me by the Single Family Mortgage Foreclosure Act of 1994, 12 U.S.C. 3751 et seq., by 24 CFR part 27, subpart B, and by the Secretary's designation of Total Lender Solutions, Inc. as Foreclosure Commissioner, recorded on 2/11/2019 as instrument number 2019005336, notice is hereby given that on 9/16/2025 at 10:00 AM local time, all real and personal property at or used in connection with the following described property will be sold at public auction to the highest bidder: Legal Description: Lot 16 Of Tract No. 119 "Valle Vista" As Shown On The Map Filed June 12, 1946 In Volume 4 Of Maps, Cities And Towns, Pages 89, In The Office Of The Coun ty Recorder Of Said County. Commonly known as: 2 Valle Vis, Carmel Valley Area, CA 93924 The sale will be held at main entrance County Administration Building, 168 West Alisal Street, Salinas, CA. The Secretary of Housing and Urban Development will bid an estimate of \$1,150,929.36. There will be no proration of taxes rents or other income or liabilities, except that the purchaser will pay, at or before closing, his prorata share of any real estate taxes that have been paid by the Secretary to the date of the foreclosure sale. When making ir bids, all bidders except the Secretary must submit a déposit totaling \$115,092.93 [10% of the Secretary bid] in the form of a certified check or cashier's check made out to the Secretary of HUD. Each oral bid need not be accompanied by a deposit. If the successful bid is oral, a deposit of \$115,092.93 must be presented before the bidding is closed. The deposit is nonrefundable. The remainder of the purchase price must be delivered within 30 days of the sale or at such other time as the Secretary may determine for good cause shown, time being of the essence. This amount, like the bid deposits, must be delivered in the form of a certified or cashier's check. If the Secretary is the high bidder, he need not pay the bid amount in cash. The successful bidder will pay all conveyancing fees, all real estate and other taxes that are due on or after the delivery of the remainder of the payment and all other costs associated with the transfer of title. At the conclusion of the sale, the deposits of the unsuccessful bidders will be returned to them. The Secretary may grant an extension of time within which to deliver the remainder of the payment. All extensions will be for 15-day increments for a fee of \$500.00, paid in advance. The extension fee shall be in the form of a certified or cashier's check made payable to the Secretary of HUD. If the high bidder closes the sale prior to the expiration of any extension period, the unused portion of the extension fee shall be applied toward the amount due. If the high bidder is unable to close the sale within the required period, or within any extensions of time granted by the Secretary, the high bidder may be required to forfeit the cash deposit or, at the election of the foreclosure commissioner after consultation with the HUD Field Office representative, will be liable to HUD for any costs incurred as a result of such failure. The commissioner may, at the direction of the HUD field office Representative, offer the Property to the second highest bidder for an amount equal to the highest price offered by that bidder. There is no right of redemption, or right of possession based upon a right of redemption, in the mortgagor or others subsequent to a foreclosure completed pursuant the Act. Therefore, the Foreclosure commissioner will issue a Deed to the purchaser(s) upon receipt of the entire purchase price in accordance with the terms of the sale as provided herein. HUD does no guarantee that the property will be vacant. The amount that must be paid if the Mortgage is to be reinstated prior to the scheduled sale is \$1,150,459.67, as of 9/15/2025, plus all other amounts that would be due under the mortgage agreement if payments under the mortgage had not been accelerated, advertising costs and postage expenses incurred in giving notice, mileage by the most reasonable road distance for posting notices and for the Foreclosure Commissioner's attendance at the sale, reasonable and customary costs incurred for record searches, the necessary out-of-packet costs incurred by the Foreclosure recording documents, a commission for the Foreclosure Commissioner, and all other costs incurred in connec tion with the foreclosure prior to reinstatement. Date: 7/2/2025 Total Lender Solutions, Inc. U.S. Dept. of HUD Foreclosure Commissioner By: Rachel Seropian 10505 Sorrento Valley Road, Suite 125 San Diego, CA, 92121 Phone: 866-535-3736 Fax: 866-242-8599 A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document. State Of CA County Of San Diego On 7/7/2025 before me, Kimberly Alise Lokey, a notary public personally appeared, Rachel Seropian who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument. I certify under Penalty Of Perjury under the laws of the State of California that the foregoing paragraph is true and correct. Witness my hand and official seal. Kimberly Alise Lokey (Seal)

Publication dates: Aug. 22, 29, Sept. 5, 2025 (PC846)

LEGAL NOTICES

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> For more information please contact: Irma Garcia (831) 274-8645 | irma@carmelpinecone.com | Se habla Español

August 22, 2025

TRANSACTIONS

From previous page

Monterey (con't.)

541 Dry Creek Road - \$2,485.000 Jonathan and Alexandra Zeljo to Elizabeth and

Ronald George APN: 014-022-006

Pacific Grove

56 Glen Lake Drive - \$950,000

Patrick Cochran to Cypress Property Holdings LLC APN: 007-612-041

520 Melrose Street - \$1,100,000

Kumar Sripadam to Edan and Eva Asturi APN: 006-431-018

2802 Ransford Avenue - \$1,330,000

William Johnson and Janet Franklin to Dustin and Sarah Johnson APN: 007-642-014

419 Forest Avenue - \$3.700.000

Daniel and Leslee Field to 419 Forest LLC APN: 006-482-004

Pebble Beach

4013 Los Altos Drive - \$4,100,000

Darlene Ladell and Byron Bartley to Paul Almond and Pamela Whitehead APN: 008-112-032

Salinas

Natividad Road — \$4,000,000

Perry, Pamela and Lori Yoshida to Jose Rocha APN: 211-012-020

Seaside

1861 St. Helena Street - \$910,000

Carlos and Renee Flanders to Sally Baho and Antoun Doss APN: 012-853-003

5043 Sunset Vista Drive - \$1,590,000

Phillip and Kelly Nicholson to Jun Zhu APN: 031-231-037



419 Forest Avenue, Pacific Grove — \$3,700,000

Cypress Lane — \$3,102,500

Shea Homes LP to Paul and Cheryl Strasser APN: 031-054-001

The Pine Cone prints all Monterey Peninsula real estate sales shown on recorded deeds, and we do not omit sales for any reason. For more on our home sales policy, please go to pineconearchive.com/homesalespolicy.html.



Monterey Coast Realty

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301 Euclid Avenue, Monterey 6 beds, 4 baths • \$1,795,000 • www.301Euclid.com



465 Russell Way, Marina 6 beds, 4 baths • \$1,698,000 • www.465Russell.com



1360 Josselyn Canyon Road #40, Monterey 3 beds, 2.5 baths • \$925,000 • www.1360JosselynCanyon40.com



32 Southbank Road, Carmel Valley 2 beds, 1 bath • \$875,000 • www.32Southbank.com



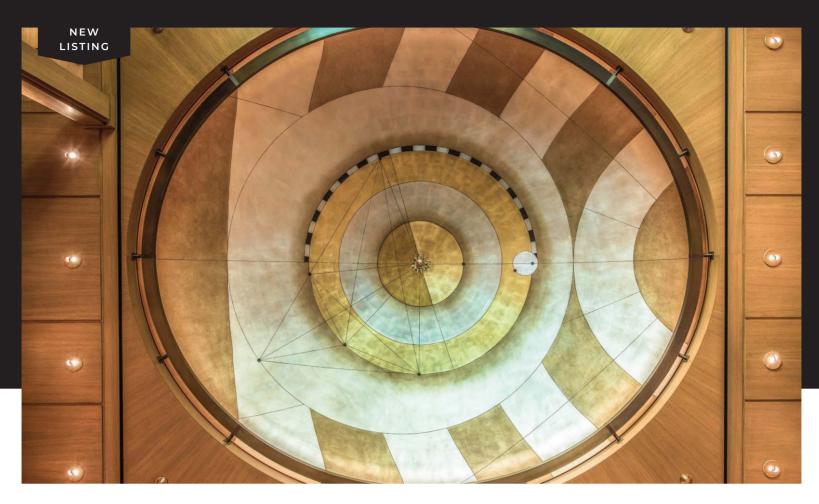
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31 Poppy is a modern coastal masterpiece with striking architectural lines, panoramic golf course views and seamless indoor-outdoor flow.



CARMEL HIGHLANDS

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MONTEREY

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