

ATTORNEY (Name and Address): <b>Zieve, Brodnax &amp; Steele, LLP 30 Corporate Park, Suite 450 Irvine, CA 92606</b>	TELEPHONE NO.: <b>(714) 848-7920 (Daytime)</b>	LEVYING OFFICER (Name and Address): <b>San Diego County Sheriff's Office San Diego County Sheriff Sheriff's Civil Office PO Box 85306 San Diego, CA 92186-5306</b>
ATTORNEY FOR: <b>US Bank National Association, as Trustee for Lehman Brothers</b>	Ref #:	<b>(619) 544-6401 Fax: (619) 231-8001</b>
NAME OF COURT, <del>Small Balance Commercial Mortgage....</del> <b>San Diego County Superior Court 325 S Melrose Dr Vista, CA 92081 Vista</b>		<b>California Relay Service Number (800) 735-2929 TDD or 711</b>
PLAINTIFF: <b>US Bank National Association</b>		COURT CASE NO.:
DEFENDANT: <b>Jose Mendoza, et, al.</b>		<b>37-2014-00023221</b>
<b>Sheriff's Sale Under Foreclosure (CCP 729.010)</b>		LEVYING OFFICER FILE NO.:
		<b>2017102308</b>

Date: **04/26/2017**

In Favor of: **US Bank National Association, as Trustee for Lehman Brothers Small Balance Commercial Mortgage Pass-Through Certificates, Series 2006-3, C/O Zieve, Brodnax & Steele, LLP, 30 Corporate Park, Suite 450, Irvine, CA 92606**

And Against: **Jose Mendoza, individually and dba J.M. Appliances, 1570 South Santa Fe Avenue, Vista, CA 92084**

Under a Writ of Sale issued out of the above court on 01/12/2017, on a judgment rendered on 02/05/2016 for the sum of \$257,482.78, I have levied upon all the rights, title, claim and interest of the judgment debtor(s), Jose Mendoza, individually and dba J.M. Appliances in the real property, in the County of San Diego, described as follows:

Physical Address: **116 Azalea Drive Unit G., Vista, CA 92083**

Legal Description: **See Attachment A**

APN(s): **217-082-03-07**

The property to be sold is subject to the right of redemption.

The amount of the secured indebtedness with interest and costs: \$277,047.36(Estimated)

Minimum Bid (If applicable): 0.00

PROSPECTIVE BIDDERS SHOULD REFER TO SECTIONS 701.510 to 701.680, INCLUSIVE, OF THE CODE OF CIVIL PROCEDURE FOR PROVISIONS GOVERNING THE TERMS, CONDITIONS, AND EFFECT OF THE SALE AND THE LIABILITY OF DEFAULTING BIDDERS. (CCP 701.547)

PUBLIC NOTICE IS HEREBY GIVEN that I will proceed to sell at public auction to the highest bidder, for cash in lawful money of the United States, all the rights, title and interest of said judgment debtor(s) in the above described property, or so much thereof as may be necessary to satisfy said Writ or Warrant, with accrued interest and costs on:

Date and Time of Sale	Location
<b>6/29/2017 10:00:00 AM</b>	<b>South Entrance of Courthouse, 325 S Melrose Dr., Vista, CA 92081</b>

Directions to the property location can be obtained from the levying officer upon oral or written request.

**William D. Gore, Sheriff**

  
**H. Hoffstadt, Sheriff's Authorized Agent**

**LIENS MAY BE PRESENT WHICH MAY OR MAY NOT SURVIVE THIS LEVY**

PLAINTIFF: US Bank National Association

DEFENDANT: Jose Mendoza, et.al.

CASE NUMBER: 37-2014-00023221-CU-OR-NC

JUDGMENT DEBTOR(S)/DEFENDANT(S) (whose interest in the real property is being levied/attached):

JOSE MENDOZA, individually and dba J.M. APPLIANCES

THIRD PARTY RECORD OWNERS

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COMMON STREET ADDRESS. (if any): 116 Azalea Drive Unit G., Vista, CA 92083

ASSESSOR'S PARCEL NUMBER: 217-082-03-07

LEGAL DESCRIPTION: (Enter the full legal description below)

PARCEL ONE:

UNIT G, AS SHOWN AND DESCRIBED IN THAT CERTAIN CONDOMINIUM PLAN OF THE 116 AZALEA DRIVE CONDOMINIUMS (PLAN), WHICH WAS RECORDED JUNE 2, 2005, AS INSTRUMENT NO. 2005-0460783 OF OFFICIAL RECORDS OF SAN DIEGO, CALIFORNIA.

PARCEL TWO:

AN UNDIVIDED ONE-EIGHTH (1/8) FEET SIMPLE INTEREST IN AND TO THAT PORTION OF LOT 1 OF MAP NO. 15022, IN THE COUNTY OF SAN DIEGO, STATE OF CALIFORNIA, AS PER PLAT RECORDED MAY 25, 2005, AS SHOWN AND DEFINED AS COMMON AREA IN THE CONDOMINIUM PLAN REFERRED TO IN PARCEL 1 ABOVE.