

Continued from previous page
Complaint may be obtained by contacting
counsel for the Plaintiff at the address shown
on the Summons.
9467-T10/29;11/5,12,19

**NOTICE
(for publication)
ARTICLES OF ORGANIZATION
HAVE BEEN FILED IN THE
OFFICE OF THE ARIZONA
CORPORATION COMMISSION
FOR**

I. Name: Hopi Market Place LLC
II. The address of the known place of business
is: Hwy. 264 & 87, Second Mesa, AZ 86043,
USA
III. The name and street address of the
Statutory Agent is: Bonnie J. Secakuku, 383
AZ-264, Second Mesa, AZ 86043, USA, Navajo County
Management of the limited liability company
is vested in a manager or managers. The
names and addresses of each person who is
a manager AND each member who owns a
twenty percent or greater interest in the capital
or profits of the limited liability company are:
Bonnie J. Secakuku, 383 AZ-264, Second
Mesa, AZ 86043, USA, Navajo County,
manager
George Mase, Hwy 264 & 87, Second Mesa,
AZ 86043, USA, Navajo County
9468-T10/29;11/5,12

Case No.: PB202500155 / NOTICE TO
CREDITORS OF FORMAL APPOINTMENT
OF PERSONAL REPRESENTATIVE
FOWLER ST. CLAIR, PLLC 8655 E. Via
De Ventura, Ste. G-225 Scottsdale, AZ 85258
Phone: (480) 788-9911 docket@fowlerstclair.com
Dustin P. Schanaker - SBN 031603
Attorneys for Personal Representative
IN THE SUPERIOR COURT OF THE
STATE OF ARIZONA IN AND FOR THE
COUNTY OF NAVAJO
In the Matter of the Estate of: Christopher
Robin Potect, an Adult, Deceased
NOTICE IS GIVEN THAT: 1. PERSONAL
REPRESENTATIVE: Jodi DuChamp has
been appointed Personal Representative of
this Estate on August 13, 2025. 2. ADDRESS
OF PERSONAL REPRESENTATIVE:
The address of the personal representative
is: c/o Fowler St. Clair, PLLC, 8655 E. Via
De Ventura, Ste. G-225, Scottsdale, AZ
85258. 3. DEADLINE TO MAKE CLAIMS.
All persons having claims against the
Estate are required to present their claims
within four months after the date of the first
publication of this Notice or the claims will
be forever barred. 4. NOTICE OF CLAIMS:
Claims must be presented by delivering or
mailing a written statement of the claim to
the Personal Representative c/o Fowler St.
Clair, PLLC, 8655 E. Via De Ventura, Suite
G-225, Scottsdale, AZ 85258. 5. NOTICE
OF APPOINTMENT: A copy of the Notice of
Appointment is attached to the copies of this
document mailed to all known creditors.

Respectfully submitted this 16th day of
October, 2025, FOWLER ST. CLAIR By: /s/
Dustin Schanaker Dustin Schanaker 8655 E.
Via De Ventura Suite G-225 Scottsdale, AZ
85258 Attorneys for Jodi DuChamp Personal
Representative for the Estate of Christopher
Robin Potect
9469-T10/29;11/5,12

PUBLIC NOTICE

Notice is hereby given to the public
that the Snowflake Planning and Zoning
Commission will hold a Public Hearing at
Town Hall at 81 W. 1st St. South, Snowflake,
AZ 85937 on November 18, 2025, at 7:00
P.M. The purpose of the hearing is to consider
the following:

Consider a Variance request pertaining
to Town Code Section **10-6-4.d.3.c.** WRICO
Properties is requesting to put in a screening
fence only on the east side of the development
at 46 E. 9th South St. The parcel number is
202-15-007B. The parcel is zoned Residential
Transitional (RT).

Town Code Section **10-6-4.d.3.c.** states
"All side and rear yards in residential
transitional, commercial and industrial
developments which are visible from a
public street from other than the front yard
shall provide a six-foot (6') screening wall
(fence)."
9470-T10/29;11/5,12

NOTICE OF PUBLIC SALE

Notice is given the SafeSpace Storage intends
to sell the property inside unit number
1 (one) belonging to Rita James, who owes
\$1098.40, unit number 23 (twenty-three)
belonging to Dennison Phelps, who owes
\$1,759, unit number 25 (twenty-five) belong-
ing to Joseph Mosqueda, who owes \$2602.28,
unit number 33 (thirty-three) belonging to
Michael Robinson, who owes \$1,391, unit
number 45 (forty-five) belonging to Barry
Homoyouti, who owes \$2,274.15, unit number
46 (forty-six) belonging to Jeffrey Card, who
owes \$1,555.80, unit number 47 (forty-seven)
belonging to Vernon Justice, who owes
\$1,432.20, unit 50 (fifty) belonging to Howard
Ketner, who owes \$814.20, unit 51 (fifty-one)
belonging to Patricia Begay, who owes
\$1,349.80, unit 77 (seventy-seven) belonging
to Anita Phipps, who owes \$3,083.20, unit 80
(eighty) belonging to Aaron Eszlinger, who
owes \$1513.20, unit 82 (eight-two) belonging
to Samuel Marquez, who owes \$2,033, unit 83
(eighty-three) belonging to Debra Wells, who
owes \$1,514, unit 115 (one hundred and fif-
teen) belonging to Nizhonic Cepti, who owes
\$1,763.49, unit 118 (one hundred eighteen)
belonging to Frank Gishi, who owes \$402.20,
Unit 121 (one hundred twenty-one) belonging
to Cecelia Campbell, who owes \$1,555.80,
unit 125 (one hundred twenty-five) belong-
ing to Jack Hampson, who owes \$608.20, unit
126 (one hundred and twenty-six) belong-
ing to Jewelana Parker, who owes \$924.80, unit
131 (one hundred thirty-one) belonging to Di-
ane Robinson, who owes \$1,102.60, unit 134
(one hundred thirty-four) belonging to Ruth
Thompson, who owes \$2,173.80.
Beginning at 11:00 AM on Saturday, Novem-
ber 22, 2025.

Located at 203 N. California St. Holbrook
The sale will be cancelled if full payment is
received prior to the sale date and time.
9471-T11/5,12

**Publication Notice for:
HERSHEL R. MOSIER**

In the Superior Court of the State of Arizona
In and for the County of NAVAJO
In the Matter of the Estate of:
HERSHEL R. MOSIER
Date of Birth: 01/18/1939 Deceased
Case No. **PB 2025-00111**
Notice is given that JOANN MOSIER has
been appointed as Personal Representative of
this Estate. All persons having claims against
the Estate are required to present their claims
within four (4) months after the date of first
publication of this Notice or the claims will
be forever barred. Claims must be presented
by delivering or mailing a written statement
of the claim to the Personal Representative or
Attorney at the address listed below.
Dated: 10 / 23 / 25

/s/ Brendon R. Rogers, Esq.
LAW OFFICE OF BRENDON R. ROGERS,
PLLC
970 South Main Street, Suite B.
Snowflake, Arizona 85937
(928) 536 – 6780 OFFICE
brendon@brendonrogerslaw.com
9472-T10/29;11/5,12

NOTICE OF TRUSTEE'S SALE

Trustee Sale No: FM10250502 The following
legally described trust property will be
sold, pursuant to the power of sale under
that certain Deed of Trust dated August 21,
2017, and recorded on August 25, 2017 in
Instrument Number 2017-13033, Records
of Navajo County, Arizona at public auction
to the highest bidder in the Courtyard,
Navajo County Governmental Complex,
100 E. Code Talkers Drive, Holbrook, AZ
86025 on January 8, 2026 at 11:00AM of
said day: **NOTICE! IF YOU BELIEVE
THERE IS A DEFENSE TO THE
TRUSTEE SALE OR IF YOU HAVE AN
OBJECTION TO THE TRUSTEE SALE,
YOU MUST FILE AN ACTION AND
OBTAIN A COURT ORDER PURSUANT
TO RULE 65, ARIZONA RULES OF
CIVIL PROCEDURE, STOPPING THE
SALE NO LATER THAN 5:00 P.M.
MOUNTAIN STANDARD TIME OF
THE LAST BUSINESS DAY BEFORE
THE SCHEDULED DATE OF THE
SALE, OR YOU MAY HAVE WAIVED
ANY DEFENSES OR OBJECTIONS TO
THE SALE. UNLESS YOU OBTAIN AN
ORDER, THE SALE WILL BE FINAL
LEGAL:** Lot 97, Chevelon Canyon Ranch
Unit 1, Sections 8, 9, 17 and 18 Township
15 North, Range 17 East of the Gila and Salt
River Base and Meridian, according to Survey
recorded in Book 29 of Surveys, Page 57,
inclusive, Navajo County, Arizona. Except
50% of all oil, gas and minerals as reserved in
Deed recorded in Document No. 1999-24164,
records of Navajo County, Arizona. Except all
minerals, oils, coals and gases as reserved in
Deed recorded in Document No. 2000-20871,
records of Navajo County, Arizona. The street
address is purported to be: 5913 Dark Canyon
Dr, Heber, AZ 85928 Tax Parcel Number
111-22-097 Original Principal Balance \$
10,000.00 Name and address of original
Truitor Roberto Cordova, an unmarried man
and Nancy Maher, an unmarried woman,
29669 Singing Wood Ln., Sun City, CA 92586
Name and address of the Beneficiary Michael
Bracken, an unmarried man, 2200 Hay
Meadow Trl, Knoxville, TN 37920 Name and
address of Trustee FIDELITY NATIONAL
TITLE AGENCY, INC., AN ARIZONA
CORPORATION, Attn: Default Services
Department, 14000 North Pima Rd., Suite
100, Scottsdale, AZ 85260, Telephone 480-
214-4537 Conveyance of the property shall be
without warranty, expressed or implied, and
subject to all liens, claims or interest having
a priority senior to the Deed of Trust. The
Trustee shall not express an opinion as to the
condition of title. Dated September 30, 2025
FIDELITY NATIONAL TITLE AGENCY,
INC., AN ARIZONA CORPORATION, as
Trustee By: /s/Amy Connolly, Trustee Sale
Officer Manner of Trustee Qualification:
Licensed Escrow Agent, Name of Trustee's
Regulator: Arizona Department of Financial
Institutions STATE OF Arizona) County of
MARICOPA) ss. On September 30, 2025,
before me, the undersigned notary public,
personally appeared Amy Connolly, Trustee
Sale Officer, FIDELITY NATIONAL
TITLE AGENCY, INC., AN ARIZONA
CORPORATION, personally known to me,
to be the person whose name is subscribed
to the within instrument and acknowledged
to me that she executed the same in her
authorized capacity, and that by her signature
on the instrument the person or the entity upon
behalf of which the person acted, executed the
instrument. WITNESS my hand and official
seal. /s/Brenda Tuxson, Notary Public, My
Commission Expires March 31, 2027 Y79175
Pub: 10/29,11/5, 11/12 & 11/19, 2025
9473-T10/29;11/5,12,19

Ryan M. Scharber (SBN 027211)
Hoopes, Adams & Scharber, PLC
2410 West Ray Road, Suite 1
Chandler, Arizona 85224
Phone: (480) 345-8845
Fax: (480) 345-8845
Email: rscharber@halaw.com
Counsel for Personal Representative
ARIZONA SUPERIOR COURT
NAVAJO COUNTY
No. PB202500166
**NOTICE TO CREDITORS BY
PUBLICATION**
In the Matter of the Estate of
THOMAS WAYNE IVERSON,
Deceased.
NOTICE IS GIVEN to all creditors of
the Estate that:
1. Gary Greeley has been appointed as
Personal Representative of the Estate.
2. Claims against the Estate must be
presented within four months after the date of
the first publication of this notice or be forever
barred.
3. Claims against the Estate may be
presented by delivering or mailing a written
statement of the claim to Gary Greeley, care
of Ryan M. Scharber of Hoopes, Adams &
Scharber, PLC, 2410 West Ray Road, Suite 1,
Chandler, Arizona 85224.
DATED this 23rd day of October, 2025.
HOOPES, ADAMS & SCHARBER, PLC
By: RYAN M. SCHARBER
2410 West Ray Road, Suite 1
Chandler, Arizona 85224
Counsel for Personal Representative
9475-T11/5,12,19

ORDINANCE NO. 25-08

AN ORDINANCE OF THE CITY OF
HOLBROOK, ARIZONA, AMENDING
THE CITY TAX CODE TO INCREASE
THE TRANSACTION PRIVILEGE
TAX RATE ON THE SELECTED
TAX CLASSIFICATIONS BELOW;
PROVIDING FOR SEVERABILITY; AND
DESIGNATING AN EFFECTIVE DATE OF
JANUARY 1, 2026.

BE IT ORDAINED by the Mayor and
Council of the City of Holbrook, Arizona, as
follows:

Section I. **Increasing TPT Rate for
Hotels Classification**

The tax rate provided in the following
section of the City tax code is hereby increased
from three percent (3%) to five percent (5%):
Section 2-3-444 Hotels.

Section II. **Increasing TPT Rate for the
Additional Tax Upon Transient Lodging**

The tax rate provided in the following
section of the City tax code is hereby increased
from two percent (2%) to five percent (5%):
Section 2-3-447 Rental, leasing, and
licensing for use of real property: additional
tax upon transient lodging.

Section III. **Severability**

If any section, subsection, sentence,
clause, phrase or portion of this Ordinance or
any part of these amendments to the City tax
code adopted herein by reference, is for any
reason held to be invalid or unconstitutional
by the decision of any court of competent
jurisdiction, such decision shall not affect the

validity of the remaining portions thereof.

Section IV: **Effective Date**
The provisions of this ordinance shall
be effective on and after January 1, 2026.

PASSED AND ADOPTED by the
Mayor and Council of the City of Holbrook,
Arizona, this 22nd day of October, 2025 by the
following vote:
AYES: 5
NAYES: 1 ABSENT: 0
EXCUSED: 1 ABSTAINED: 0

APPROVED this 22nd day of October,
2025.
Kathleen Smith, Mayor

ATTEST:
Lisa Hunt, City Clerk
APPROVED AS TO FORM:
Allen Quist, City Attorney

**City of Holbrook, Arizona
Summary of Hotel Tax Options**

Public Policy Challenge: Can a portion of the
City's local "Bed Tax" (the combined Hotel
and Additional Tax on Transient Lodging tax
classifications) be utilized to help facilitate a
capital project?

Revenue/Financing options: In Process.

**City of Holbrook Current TPT: Hotels
and Transient Lodging classifications;**

Maximum Allowable Rates

Local Retail TPT Rate: 3.00%
**Hotels TPT Rate (Sec. 444) (Applies to
Hotels and Short-term Rentals, any
booking length):** 3.00% ~ \$392 k (FY2024)
**Maximum Allowable Hotels TPT Rate Up
to 2% above Retail TPT = General Fund
revenues. >2% = Dedicated to Tourism:**
5.00% ~ \$653 k (estimated)
**Add'l Tax on Transient Lodging (Sec. 447)
(Applies to Hotels and Short-term
Rentals, Less Than 30 days):** 2.00% ~ \$256
k (FY2024)

**Maximum Allowable Transient Lodging
Rate Up to 2% above Retail TPT = General
Fund revenues. >2% = Dedicated to
Tourism:** 5.00% ~ \$641 k (estimated)

Holbrook collected ~\$392,000 during
FY2024 in local TPT from Sec. 444. Hotels
classification, based on a tax rate of 3.00%.
Increasing the tax rate by 2.00% to the
maximum unrestricted tax rate of 5.00%
would have resulted in approximately
\$261,000 of additional annual General Fund
revenue.

Holbrook collected ~\$256,000
during FY2024 in local TPT from Sec. 447.
Additional Tax on Transient Lodging
classification, based on a tax rate of 2.00%.
Increasing the tax rate by 3.00% to the
maximum unrestricted tax rate of 5.00%
would have resulted in approximately
\$384,000 of additional annual General Fund
revenue.

Increasing both tax classifications to
their maximum unrestricted rate would result
in a **total TPT rate of 10%** on transient
lodging stays of less than 30 days (hotels
and STRs like AirBnB) and will generate
~**\$646,000** in additional annual revenue.

1. Hotel and Transient Lodging taxes (Bed
taxes) are generally the least sensitive tax for
citizens. They are typically paid by tourists;
rarely considered when booking a room; and
are a straight passthrough for the Hotel/STR
operator.
2. Can such funds be used to pay debt service
on the bonds issued to finance a capital
project?

**Yes. Any revenue from these tax
classifications up to 2% more than the
Retail TPT rate can go to the General
Fund and can be spent for any municipal
purpose.**
3. Public Hearing is always required to
increase these taxes.

a. Must prominently post notice on
the City website at least 60 days prior to
the Council action. Example: "The council
may consider changes to the TPT rates
related to the Hotels and Transient Lodging
classifications not less than 60 days from the
date of this notice."

b. The effective date for the rate change
MUST be on the 1st day of the month at least
60 days after the Council vote. The League
strongly recommends making the effective
date equal the start of a calendar quarter (Jan,
Apr, Jul, Sep), and preferably the start of the
calendar or fiscal year (January or July).

c. Example: Post notice on 10/15/2025;
60 days later is 12/15/2025 – the Council can
vote on the rate increase any day AFTER this
date. Assume the vote occurs during January:
the effective date MUST be on the 1st of
the month that is at least 60 days after the Council
approval, i.e., not earlier than April 1, 2026.

4. Most cities and towns can increase their
sales and use tax rates by a simple majority
vote of the Council. Many Charter cities have
provisions that require an election, and some
of the non-Charter cities have a Council policy
of taking any tax rate increase to a vote of the
people. **Elections to raise TPT rates must be
held in even years only.**
9476-T11/5,12

NOTICE OF TRUSTEE'S SALE

The following legally described trust
property will be sold, pursuant to the power
of Sale under that certain Deed of Trust dated
February 19, 2020 and recorded on April 12,
2022 in Instrument #2022-07405 in the office
of the County Recorder of Navajo County,
Arizona. **NOTICE! IF YOU BELIEVE
THERE IS A DEFENSE TO THE TRUSTEE
SALE OR IF YOU HAVE AN OBJECTION
TO THE TRUSTEE SALE, YOU MUST
FILE AN ACTION AND OBTAIN A
COURT ORDER PURSUANT TO RULE 65,
ARIZONA RULES OF CIVIL PROCEDURE,
STOPPING THE SALE NO LATER THAN
5:00 P.M. MOUNTAIN STANDARD TIME
OF THE LAST BUSINESS DAY BEFORE
THE SCHEDULED DATE OF THE
SALE, OR YOU MAY HAVE WAIVED
ANY DEFENSES OR OBJECTIONS TO
THE SALE. UNLESS YOU OBTAIN AN
ORDER, THE SALE WILL BE FINAL AND
WILL OCCUR at public auction to the highest
bidder in the courtyard of the Navajo County
Governmental Complex, 100 E. Code Talkers
Dr., Holbrook, AZ 86025, on 1/15/2026 at
11:00 AM of said day: Lot 159, PINETOP
COUNTRY CLUB UNIT TWO, according to
Book 8 of Maps, pages 50-51, records of
Navajo County, Arizona. Except all coal as
reserved in Patent from the United States of
America. The successor trustee appointed
herein qualifies as trustee of the Trust Deed
in the trustee's capacity as an attorney and
member of the State Bar of Arizona as
required by ARS Section 33-803, Subsection
A(2). Name of Trustee's Regulator: State Bar
of Arizona ACCORDING TO THE DEED OF
TRUST OR UPON INFORMATION
SUPPLIED BY THE BENEFICIARY, THE
FOLLOWING INFORMATION IS PROVIDED
PURSUANT TO A.R.S. SECTION 33-808(C):
Street address or identifiable location: 7510
Geronimo Rd, Pinetop, AZ 85935-8740
A.P.N.: 411-42-159 Original Principal Balance:
\$66,029.73 Name and address of original
trustor: (as shown on the Deed of Trust) David
Patrick Fix (aka David P. Fix) and Susan
Deanne Fix (aka Susan D. Fix), Husband and
Wife 7510 Geronimo Rd, Pinetop, AZ 85935-
8740 Name and address of beneficiary: (as
of recording of Notice of Sale) MidFirst Bank
501 NW Grand Boulevard Oklahoma City, OK
73118 NAME, ADDRESS & TELEPHONE**

NUMBER OF TRUSTEE: (as of recording
of Notice of Sale) Larry O. Folks Folks Hess,
PLLC 1850 N. Central Ave, #1140 Phoenix,
Arizona 85004 (602)262-2265 Fax requests
for sale information to: (602) 256-9101. Sales
information is also available online at: www.
AzDefaultLegalServices.com Dated: October
14, 2025 By: /s/ Larry O. Folks, a member of
the State Bar of Arizona, as required by A.R.S.
§ 33-803, Subsection (A)(2) State of Arizona
) County of Maricopa) ss: On October 14,
2025 before me, Caitlin M. Higgins, Notary
Public, personally appeared Larry O. Folks
personally known to me (or 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.
IN WITNESS WHEREOF I hereunto set
my hand and official seal. By: /s/ Caitlin M
Higgins Commission Expires: 07/20/2027
9477-T11/5,12,19,26

NOTICE OF TRUSTEE'S SALE

The following legally described trust property
will be sold, pursuant to the power of Sale under
that certain Deed of Trust dated November 19,
2021 and recorded on December 13, 2021 in
Instrument #2021-27830 in the office of the
County Recorder of Navajo County, Arizona.
**NOTICE! IF YOU BELIEVE THERE IS A
DEFENSE TO THE TRUSTEE SALE OR
IF YOU HAVE AN OBJECTION TO THE
TRUSTEE SALE, YOU MUST FILE AN
ACTION AND OBTAIN A COURT ORDER
PURSUANT TO RULE 65, ARIZONA
RULES OF CIVIL PROCEDURE,
STOPPING THE SALE NO LATER THAN
5:00 P.M. MOUNTAIN STANDARD TIME
OF THE LAST BUSINESS DAY BEFORE
THE SCHEDULED DATE OF THE
SALE, OR YOU MAY HAVE WAIVED
ANY DEFENSES OR OBJECTIONS TO
THE SALE. UNLESS YOU OBTAIN AN
ORDER, THE SALE WILL BE FINAL
AND WILL OCCUR at public auction to the
highest bidder in the courtyard, Navajo County
Governmental Complex, 100 E.
Code Talkers Dr., Holbrook, AZ 86025, on
1/15/2026 at 11:00 AM of said day: Lot 159,
PINETOP CLUB UNIT TWO, according to
Book 8 of Maps, pages 50-51, records of
Navajo County, Arizona. Except all coal as
reserved in Patent from the United States of
America. The successor trustee appointed
herein qualifies as trustee of the Trust Deed
in the trustee's capacity as an attorney and
member of the State Bar of Arizona as
required by ARS Section 33-803, Subsection
A(2). Name of Trustee's Regulator: State Bar
of Arizona ACCORDING TO THE DEED
OF TRUST OR UPON INFORMATION
SUPPLIED BY THE BENEFICIARY, THE
FOLLOWING INFORMATION IS PROVIDED
PURSUANT TO A.R.S. SECTION 33-808(C):
Street address or identifiable location: 7510
Geronimo Rd, Pinetop, AZ 85935-8740
A.P.N.: 411-42-159 Original Principal Balance:
\$90,000.00 Name and address of original
trustor: (as shown on the Deed of Trust) David
Patrick Fix (aka David P. Fix) and Susan
Deanne Fix (aka Susan D. Fix), Husband and
Wife 7510 Geronimo Rd, Pinetop, AZ 85935-
8740 Name and address of beneficiary: (as
of recording of Notice of Sale) MidFirst Bank
501 NW Grand Boulevard Oklahoma City, OK
73118 NAME, ADDRESS & TELEPHONE
NUMBER OF TRUSTEE: (as of recording
of Notice of Sale) LARRY O. Folks Folks Hess,
PLLC 1850 N. Central Ave, #1140 Phoenix,
Arizona 85004 (602)262-2265 Fax requests
for sale information to: (602) 256-9101. Sales
information is also available online at: www.
AzDefaultLegalServices.com Dated: October
14, 2025 By: /s/ Larry O. Folks, a member of
the State Bar of Arizona, as required by A.R.S.
§ 33-803, Subsection (A)(2) State of Arizona
) County of Maricopa) ss: On October 14,
2025 before me, Caitlin M. Higgins, Notary
Public, personally appeared Larry O. Folks
personally known to me (or 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.
IN WITNESS WHEREOF I hereunto set
my hand and official seal. By: /s/ Caitlin M
Higgins Commission Expires: 07/20/2027
9478-T11/5,12,19,26**

No. PB202400061 NOTICE OF HEARING
ON PETITION FOR APPROVAL OF SALE
OF REAL PROPERTY (Honorable Jon
Saline)
JACKSON WHITE ATTORNEYS AT LAW

40 N. Center Street, Suite 200 Mesa, Arizona
85201 T: (480) 464-1111 F: (480) 464-5692
Email: centraldocket@jacksonwhitelaw.com
Attorneys for Personal Representative By:
Ryan K. Hodges, No. 026639
IN THE SUPERIOR COURT OF THE
STATE OF ARIZONA IN AND FOR
NAVAJO COUNTY
In the Matter of the Estate of: Rex Lee Brown,
(DOB: August 16, 1955) Deceased.
This is a legal notice; your rights may be
affected. [Este es un aviso legal. Sus derechos
podrian ser afectados.] You are not required to
attend this hearing. However, if you oppose
any of the relief requested in the petition that
accompanies this notice, you must file with
the court a written response at least 7 calendar
days before the hearing date or you or your
attorney must attend the hearing. Any written
response must comply with Rule 15(c) of the
Arizona Rules of Probate Procedure. If you do
not file a timely response or attend the hearing:
(1) the Court may grant the relief requested in
the petition without further proceedings, and
(2) you will not receive additional notices
of court proceedings relating to the petition
unless you file a Demand for Notice pursuant
to Title 14, Arizona Revised Statutes.

1. Notice is given that Gloria & Sullivan-
Cook LLC, by Glenn V. Gloria, LFN 20691
(Personal Representative), has filed with
the above-referenced Court a Petition for
Approval of Sale of Real Property (Petition).
2. Court Hearing: A hearing is set to consider
the Petition on the 20 day of Nov 2025, at
2:00 p.m. 3. Judicial Officer: Honorable
Jon Saline, Navajo County Superior Court
4. Court Location: 100 Code Talkers Drive,
Holbrook, Arizona 86025 5. Login Access to
Virtual Hearing: Interested persons, including
the Petitioner and Petitioner's attorney, may
attend the Hearing by using the instructions
below. Zoom or Telephone Appearance:
Phone Appearance: 02-753-0140 Meeting
ID: 682 624 8772 Passcode: 123456 Video
Appearance: 6. Property Description: Legal
Description: LOT F HUGH & DOROTHY
WHIPPLE Street Address: 81 N. 4th Drive
Show Low, Arizona 85901 Parcel Number:
210-05-003-A 7. Proposed Sale Price:
\$110,000.00 8. Upset Bidders: The name
and telephone number of the Personal
Representative's attorney is listed above in
the caption of this Notice. At the hearing,
additional bids may be considered. Anyone
interested in this sale may attend the hearing
and either offer a more favorable bid for the
purchase of the property or show cause why
the sale should or should not be confirmed.
DATED this 21 day of September 2025.
JACKSON WHITE, P.C. By: /s/ Ryan
K. Hodges, Esq. Attorney for Personal
Representative
9479-T11/5,12,19

**ARTICLES OF AMENDMENT
NONPROFIT CORPORATION
ENTITY INFORMATION**

ENTITY NAME: MOUNTAIN CHRISTIAN
SCHOOL, INC.
ENTITY ID: 11443433
ENTITY TYPE: Domestic Nonprofit
Corporation
PERIOD OF DURATION: Perpetual
IS HOMEOWNERS ASSOCIATION: NO
CHARACTER OF BUSINESS: Other –
Other – Other – EDUCATIONAL
NEW NAME
Mountain Christian School, Inc.
9481-T11/5,12,19

ORDINANCE NO. 1442

AN ORDINANCE OF THE COMMON
COUNCIL OF THE CITY OF WINSLOW,
ARIZONA, AMENDING THE CODE OF
WINSLOW, ARIZONA, TITLE 12, **PUBLIC
STREETS, SIDEWALKS, AND PUBLIC
PLACES**, BY REPEALING CHAPTER
12.16 **DESERT VIEW CEMETERY** AND
REPLACING WITH A NEW CHAPTER
12.16 **DESERT VIEW CEMETERY**;
PROVIDING FOR SEVERABILITY; AND
PROVIDING FOR PENALTIES.

WHEREAS, reasonable regulations relat-
ing to interment are in the best interests of
residents to protect public health and safety;
and

WHEREAS, the enforcement and revision
of reasonable regulations will help protect
the Desert View Cemetery and create and
preserve its beauty; and

WHEREAS, the Mayor and Common
Council of the City of Winslow desire to re-
peal Title 12, Public Streets, Sidewalks, and
Public Places, Chapter 12.16, Desert View
Cemetery and replace it with a new Chapter
12.16, Desert View Cemetery; and

WHEREAS, that certain document entit-
led "City of Winslow Desert View Cemetery
Code Update, October 28, 2025," one paper
copy and one electronic copy of which are on
file with the City Clerk, is hereby declared a
public record and said copies are ordered to
remain on file with the Clerk.

NOW THEREFORE, BE IT OR-
DAINED by the Mayor and Common Council
of the City of Winslow, Arizona as follows:

Section I. In General.
Title 12, Public Streets, Sidewalks, and
Public Places, Chapter 12.16, Desert View
Cemetery is hereby repealed.

The Code of Winslow, Arizona, is
amended, to read as set forth in "City of
Winslow Desert View Cemetery Code Up-
date, October 28, 2025," which is hereby
adopted and incorporated by reference in this
Ordinance.

**Section II. Providing for Repeal of
Conflicting Ordinances.**

All ordinances and parts of ordinances in
conflict with the provisions of this Ordinance
or any part of the Code adopted herein by
reference are hereby repealed.

Section III. Providing for Severability.

If any section, subsection, sentence,
clause, phrase, or portion of this Ordinance
or any part of the Code adopted herein by
reference is, for any reason, held to be invalid
or unconstitutional by the decision of any
court of competent jurisdiction, such decision
shall not affect the validity of the remaining
portions thereof.

Section IV. Providing for Penalties.

Unless otherwise provided, any person
found in violation of any provision of this
Ordinance shall be responsible under Section
1.12.010 of the City Code shall be guilty
of a Class 3 misdemeanor. Each day any
violation of any provision of this code or of
any ordinance shall continue shall constitute a
separate offense. In all cases where the same
offense is made punishable or is created by
different clauses or sections of this code, the
prosecuting officer may elect under which to
proceed; but not more than one (1) recovery
shall be had against the same person for the
same offense; provided, the revocation of a
license or permit shall not be considered a
recovery or penalty so as to bar any other
penalty being enforced.

PASSED AND ADOPTED by the
Council of the City of Winslow this 28th day
of October, 2025.

Roberta W. Cano, Mayor

ATTEST:
Suzy Wetzel, City Clerk
AP