

SUMMONS

Heather M. Hendrix (Ariz. 019115) THE HENDRIX LAW OFFICE, P.L.L.C. 70 South Val Vista Drive, Suite A3-418 Gilbert, Arizona 85296-1365 Tel: (480) 507-0908 Fax: (480) 323-2708 mylawyer@hendrixlaw.com Attorney for the Plaintiff IN THE SUPERIOR COURT OF THE STATE OF ARIZONA IN AND FOR THE COUNTY OF MARICOPA

TAX LIEN SERVICES, LLC, an Arizona Limited Liability Company, Plaintiff vs. AUSPICIOUS CH'I, LLC, an Arizona Limited Liability Company; ARTHUR ELFTMANN, JR. and CANDI ELFTMANN, a married couple; WEST PLAZA TOWNHOUSE CORP., an Arizona Non-Profit Corporation; QLOUN C. LOW, as Trustee of the Qloun C. Low 2011 Living Trust, dated May 9, 2011 as to Parcel No. 1; Easement as to Parcel No. 2; PHOENIX COBBLESTONE PLAZA OWNERS ASSOCIATION, an Arizona Non-Profit Corporation; JOHN A COVERT and JILLIAN A. COVERT, as Trustees of the Covert Charitable Remainder Trust, dated February 9, 2004; BERNARD P. KEMPINSKI and RITA KEMPINSKI, a married couple; MARICOPA COUNTY TREASURER'S OFFICE, Royce T. Flora, Treasurer, statutorily-mandated party; UNKNOWN OR UNRECORDED HEIRS, DEVISEES, SUCCESSOR-IN-INTEREST, OR ASSIGNEES OF THE ABOVE; ABC ENTITIES I - X; BLACK and WHITE CORPORATIONS, Defendants.

If you would like legal advice from a lawyer, contact the Lawyer Referral Service at 602-257-4434 or [www.maricopalawyers.org](http://www.maricopalawyers.org) Sponsored by the Maricopa County Bar Association

THE STATE OF ARIZONA TO THE DEFENDANT:

Auspicious CH'I, LLC c/o Charles Kirkland 5414 S. 40th Street Phoenix, Arizona 85040 or 6696 N. 43rd Ave Glendale, AZ 85301 or 111 E. Dunlap Ave., 1-293 Phoenix, AZ 85020 John A. Covert and Jillian A Covert as Trustees Covert Charitable Remainder Trust, dated February 9, 2004 48859 N. Central Ave. New River, AZ 85087 or 48412 N. Black Canyon Hwy, #296 New River, AZ 85087 or HC 31, Box 330 Prescott, AZ 86303 Phoenix Cobblestone Plaza Owners Association c/o Jerry L. Cochran 301 E. Virginia Ave., Ste 3300 Phoenix, AZ 85004 Bernard P. Kempinski and Rita Kempinski 48859 N. Central Ave. New River, AZ 85087 or 107 E. Mingus Rd. New River, AZ 85087 Arthur Elftmann, Jr. and Candi Elftmann 4809 W. Sandra Terrace Glendale, AZ 85305 or c/o Christopher D. Payne, Esq. 3420 E. Shea Blvd, Ste. 164 Phoenix, AZ 85028 Qloun C. Low as Trustee Qloun C. Low 2011 Living Trust, dated May 9, 2011 2120 E. Cqactus Rd. Phoenix, AZ 85022 West Plaza Townhouse Corp. c/o Michael F. Latz Golden Valley Prop Mgmt 608 E. Missouri Ave., #100 Phoenix, AZ 85012 or c/o AAM, LLC 1600 W. Broadway Rd., Ste. 200 Tempe, AZ 85282

YOU ARE HEREBY SUMMONED and required to appear and defend, within the time applicable, in this action in this Court. If served within Arizona, you shall appear and defend within 20 days after the service of the Summons and Complaint upon you, exclusive of the day of service. If served out of the State of Arizona - whether by direct service, by registered or certified mail, or by publication - you shall appear and defend within 30 days after the service of the Summons and Complaint upon you is complete, exclusive of the day of service. Where process is served upon the Arizona Director of Insurance as an insurer's attorney to receive service of legal process against it in this state, the insurer shall not be required to appear, answer or plead until expiration of 40 days after date of such service upon the Director. Service by registered or certified mail without the State of Arizona is complete 30 days after the date of filing the receipt and affidavit of service with the Court. Service by publication is complete 30 days after the date of first publication. Direct service is complete when made. Service upon the Arizona Motor Vehicle Superintendent is complete 30 days after filing the Affidavit of Compliance and return receipt or Officer's Return. RCP 4; ARS §§ 20-222, 28-502, 28-503.

YOU ARE HEREBY NOTIFIED that in case of your failure to appear and defend within the time applicable, judgment by default may be rendered against you for the relief demanded in the Complaint.

YOU ARE CAUTIONED that in order to appear and defend, you must file an Answer or proper response in writing with the Clerk of this Court, accompanied by the necessary filing fee, within the time required, and you are required to serve a copy of any Answer or response upon the Plaintiff's attorney. RCP 10(d); ARS § 12-311; RCP 5.

This is a legal document. If you do not understand its consequences, you should consult an attorney

Requests for reasonable accommodations for persons with disabilities must be made to the court by parties at least three (3) working days in advance of a scheduled court proceeding.

ADA Notification

Requests for an interpreter for persons with limited English proficiency must be made to the division assigned to the case by the party needing the interpreter and/or translator or his/her counsel at least ten (10) judicial days in advance of a scheduled court proceeding.

SIGNED AND SEALED this date APR 03, 2019 /S/ JEFF FINE, CLERK /s/ B. Romero Deputy Clerk

A copy of the Complaint may be obtained from Plaintiff's attorney noted above.

4/12, 4/19, 4/26, 5/3, 2019 EDITION ARIZONA CAPITOL TIMES