

RECORDING REQUESTED BY & AFTER
RECORDING RETURN TO:

ERICK ROESER
AUDITOR-CONTROLLER-
TREASURER-TAX COLLECTOR
585 Fiscal Dr. Suite 100
Santa Rosa, CA 95403



2025031728

Official Records Of Sonoma County
Deva Marie Proto
07/08/2025 09:17 AM
SONOMA COUNTY TAX COLLECTOR

PWSTDP 6 Pgs

Fee: \$0.00

PAID



NOTICE OF POWER TO SELL TAX-DEFAULTED PROPERTY

which, pursuant to law was declared to be tax-defaulted on 6/30/2020 for the nonpayment of delinquent taxes in the amount of \$ 318.12 for the fiscal year 2019-2020 Default Number: 0001314 Notice is hereby given by the Tax Collector of Sonoma County that, pursuant to Revenue and Taxation Code §3691, (1) five or more years have elapsed since the duly assessed and legally levied taxes on the property described herein were declared in default; (2) the property is subject to sale for nonpayment of taxes; and (3) the property will be sold unless the amount required to redeem the property is paid to the tax collector of said county before sale. The real property subject to this notice is assessed to **ANDERSON ERIK** and is situated in said Sonoma County, State of California, described as Assessor's Parcel Number **081-230-010-000** and more particularly described as follows:

SEE EXHIBIT "A" ATTACHED

By: Brooke Koop
Brooke Koop, Assistant ACTTC

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 California, County of Sonoma

On July 7, 2025 before me, **Emily Jacobs**, Notary Public, personally appeared **Brooke Koop, Assistant ACTTC** who proved to me on the basis of satisfactory evidence 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.

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.

Emily Jacobs
Notary Public

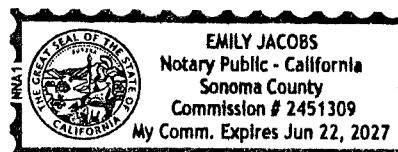


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the real property situated in SONOMA COUNTY, CALIFORNIA, more particularly described as follows:

**All that real property as was described in that certain Certificate of Compliance
(Administrative) issued by the County of Sonoma under file #ACC 86-785, recorded
March 11, 1986 under Document No. 86-16446, Sonoma County Records.
(APN: 081-170-015 & portions of 081-230-006 and 081-230-007)**

All that real property situate in the unincorporated area, County of Sonoma, State of California, being more particularly described as follows:

Parcel One:

Beginning at the most Westerly corner of Lot 66 as the same is shown on the map entitled, "Revised Plat of Russian River Terrace, Sonoma County, California", recorded October 14, 1921 in Book 40 of Maps, Pages 9 and 10, Sonoma County Records; thence along the Southerly line of Lots 66, 67, 68 and 69, said map of Russian River Terrace, East, 25 feet and North 65° 55' East, 254.30 feet to the Southwesterly line of a road shown on the said map; thence along said southwesterly line, South 31° 45' East, 32.0 feet; South 21° 48' East, 130.0 feet; South 51° 00' East, 52.0 feet; North 32° East, to the Westerly line of that certain parcel of real property conveyed to J.J. Downey as Parcel five in Deed dated April 29, 1947 and recorded August 4, 1947, under Recorder's Serial No. C-48803, Sonoma County Records; thence along the Southerly and Easterly lines of said parcel, North 76° SO' East, 40 feet, and North 13° 04' West, 40.0 feet to a point on the Southerly line of the said road; thence along said Southerly line, North 32° 00' East, to an angle in the road; thence North 55° 00' East, 86.0 feet; South 89° 40' East, 68.0 feet; North 65° 00' East 70.0 feet, North 66° 30' East, 48.0 feet; North 48° 10' East, 44.0 feet; North 26° 40' East, 45.0 feet; North 11° 45' East, 46.0 feet; North 18° 30' East, 70.0 feet to the most Westerly corner of Lot 213, said map of Russian River Terrace, said point also being the most Westerly corner of that certain parcel of real property conveyed to Richard C. Rowley, et ux, by Deed dated April 11, 1960 and recorded on April 25, 1960 in Book 1757 of Official Records, Page 329, under Recorders Serial No. 0-9318, Sonoma County Records; thence along the Southerly and Easterly line of the said Rowley Parcel, South 66° 30' East, 100.0 feet; thence North 21° 30' East, 100 feet to the most Easterly Corner of the said Lot 213; thence along the Southerly line of Lots 209, 208, 207, 206, 205 and 204, said map of Russian River Terrace, North 65° 55' East, S 11.80 feet to a point on the East line of the Northwest 1/4 of the Northeast 1/4 of Section 35, Township 8 North, Range 10 West, M.D.M.; thence along said East line North 1° 50' West, 204.00 feet to the Southwesterly corner of that certain parcel of real property conveyed to Manual Martin, et ux, by deed dated October 3, 1960 and recorded February 13, 1962 in Book 1872 of Official Records, Pages 435, under Recorders Serial No. 0-81329, Sonoma County Records; thence along the Southerly, Easterly and Northerly boundaries of the said parcel, South 57° 25' East, 108.0 feet, North 21° East, 17.0 feet, North 4° West, 59.75 feet, and North 57° West, 115 feet to a point on the East line of a Lot 200, said map of Russian River Terrace; thence along said line North, 1° 50' West, 41.50 feet to the Southwesterly corner of that certain parcel of real property conveyed to George M. Amoss, et ux, by deed dated October 4, 1960 and recorded October 13, 1960 in Book 1788 of Official Records, Page 494, under Recorder's Serial No. G-26829, Sonoma County Records; thence along the Southerly and Easterly line of the said Amoss parcel, East 10.0 feet; South 48° 30' East, 61.70 feet, and North 1° 50' West, 165.00 feet to the most Southerly corner of Lot 159; thence along the Southerly and Westerly lines of Lots 159, 158, 157, 156, 155, 154, 153, 152, 151, 150, 149, 148, said Russian River Terrace, North 69° East, 52.0 feet, South 67° 10' East, 27.0 feet, South 49° 40' East, 49.0 feet; South 61° 45' East, 50.0 feet, South 55° East, 43.70 feet, South 35° East, 37.90 feet, South 27° 40' East 100.00 feet, South 1° 45' East, 48.2 feet, South 6° East, 108 feet, South 62° 15' East, 88.0 feet to a point on the Westerly line of a road as shown on the said map of Russian River Terrace, South 5° 30' East, 38.0 feet; thence along the Northwesterly line of Lot 131, said Russian River Terrace, South 37° West, 97.80 feet; thence South 10.0 feet to the Southerly line of a 10.0 foot lane as shown on the said map of Russian River Terrace; thence along the Southerly and Easterly line of the said lane, North 85° 10' East, South 86° East, North 38° 20' East, and North 11° East to the most Westerly corner of Lot 218, said Russian River Terrace; thence along the Southerly and Easterly line of Lots 218, 219, 220, 221 and 222, said Russian River Terrace, South 66° 45' East, 58.0 feet; North 16° 30' East, 14.60 feet; South 79° East, 100.0 feet; South 85° East, 100.0 feet; and North 2° East, 90.50 feet to the point on the Easterly line of a road as shown on the said map of Russian River Terrace; thence along said Easterly line, North 55° East, 46.0 feet, and North 42° West, 60.0 feet to the most Southerly corner of Lot 250, said Russian River Terrace;

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thence along the Southerly, Easterly and Northerly lines of Lots 250, 251, 252, 253, 254, 255, 256, 257, 258, 259, 260, 261, 262, 263, 264, 265, 266, 267, 268, 269, and 270A, said map of Russian River Terrace, North 52° East, 90.0 feet, North 38° West, 150.0 feet, North 23° West, 44.80 feet, North 42.50 feet; North 5° West, 49.0 feet; North 13° East, 35.0 feet, North 6° 30' East, 54.0 feet, North 9° East, 95.40 feet; North 40° 20' West, 110.0 feet, North 37° 30' West, 27.0 feet, North 31° 30' West, 94.50 feet, North 0° 45' East, 49.0 feet, North 9° 30' West, 46.8 feet, South 82° 45' East, 50.0 feet, North 78° 45' East, 49.50 feet, North 66° 10' East, 53.00 feet, and North 44° 30' East, 154.0 feet to the most Easterly corner of Lot 270A, said map of Russian River Terrace; thence North across a 10 foot strip of land, as shown on the said map of Russian River Terrace, a distance of 10.0 feet to a point on the Southerly line of Lot 270; thence along the Southerly and Easterly lines of Lots 270, 271, 272, 274, 275, 276, 277 and 278, said map of Russian River Terrace, South 89° East, to the most Easterly corner of said Lot 270; thence continuing along said lot lines, North 15° West, 34.40 feet, North 47° 45' West, 80.0 feet, North 30° 30' West, 50.0 feet, North 18° 10' West, 40.0 feet, North 9° 30' West, 40.0 feet, North 24° East, 33.20 feet, North 37° 40' East, 39.0 feet, North 33° 10' East, 69.0 feet, North 41° 30' East, 59.50 feet to the most Westerly corner of that certain parcel of real property conveyed to Emerson Zapata et ux, as Parcel Two in Deed dated June 13, 1958 and recorded July 17, 1958 in Book 1602 of Official Records, page 447, under Recorder's Serial No. F-47117, Sonoma County Records; thence along the Southerly and Easterly lines of the said Zapata Parcel, South 50° East, 135.0 feet, and North 41° 30' East, 60.0 feet to the most Southerly corner of that certain parcel of real property conveyed to Emerson Zapata, et UX, by deed dated June 16, 1958 and recorded July 17, 1958 in Book 1602 of Official Records, page 449, under Recorder's Serial No. F-47119, Sonoma County Records; thence along the Easterly and Northerly lines of the latter mentioned Zapata Parcel, North 41° 30' East, 60.0 feet, North, 39° 40' East, 75.0 feet, and North 50° West to the most Southerly corner of that certain parcel of real property conveyed to William. H. Maxwell, et ux, as Parcel Two in Deed dated September 29, 1960 and recorded October 11, 1960 in Book 1788 of Official Records, Page 134, under Recorder's Serial No. 0-26597, Sonoma County Records; thence along the Easterly line of the said Maxwell Parcel, North 26° 15' East, to the most Westerly corner of that certain parcel of real property conveyed to Robert W. Minahan by Deed dated September 29, 1960 and recorded October 7, 1960 in Book 1787 of Official Records, Page 702, under Recorder's Serial No. G-26308, Sonoma County Records; thence along the Westerly, Southerly and Easterly lines of the said Minahan Parcel, South 55° SO' East, 41.40 feet, North 78° 20' East, 30 feet; North 53° East, 20.00 feet, North 90.0 feet to a point on the Southeasterly line of Lot 285, distant 50.0 feet from the most Southerly corner thereof, as said Lot 285 is shown on said Map of Russian River Terrace; thence along the Southerly line of Lots 285 and 286, said map of Russian River Terrace, North 53° East, 20.0 feet and North 80° East, 58.0 feet to a point on the section line common to Sections 25 and 26, Township 8 North, Range 10 West, M.D.M.; thence along said section land, South to the section corner common to Sections 25, 26, 35 and 36, Township 8 North, Range 10 West, M.D.M.; being also a point on the Northerly line of that certain parcel of real property conveyed to Robert Dickerson, et UX, by deed dated May 10, 1962 and recorded July 19, 1962 in Book 1902 of Official Records, Page 66, under Recorder's Serial No. B-337, Sonoma County Records; thence along the Northerly line of the said Dickerson Parcel, North 89° 17' 50" West, to the Northwestern corner of the said parcel; thence along the Westerly line of the said Dickerson Parcel; South 0° 36' East, to the Northwestern corner of that certain parcel of real property conveyed to Sylvester A. Lesswing, et UX, by Deed dated July 6, 1948 and recorded July 13, 1948, under Recorder's Serial No; C-71308, Sonoma County Records; thence along the Westerly line of the said Lesswing Parcel, South 0° 36' East, 242.0 feet to a point on the Northerly line of that certain parcel of real property conveyed to Aida K. Landis et al, by deed dated March 7, 1947 and recorded April 1, 1947, under Recorder's Serial No. C-40647, Sonoma County Records; thence along said Northerly line of Landis, North 89° 57' West to the Northwestern corner of the said Landis Parcel; thence along the West line of the Landis Parcel, South 0° 36' East, 184.0 feet to a point on the Northerly line of that certain parcel of real property conveyed to Alfred S. Hooper, et UX, by deed dated December 29, 1947 and recorded January 12, 1948 in Book 763 of Official Records, Page 303, under Recorder's Serial No. C-59040, Sonoma County Records; thence along the Northerly line of the said Hooper Parcel, North 89° 52' West, to the Northwestern corner of said Hooper Parcel; thence along the Westerly and Southerly lines of the Hooper Parcel, South 0° 36' East, 231.65 feet, and North 89° 20' East, 4 17,31 feet to the most Westerly corner of that certain parcel of real property conveyed to Lee Nelder, et ux, by deed dated September 16, 1959 and recorded December 18, 1959 in Book 721 of Official Records, Page 164, under Recorder's Serial No. F-96303, Sonoma County Records; thence along the Westerly, Southerly, and Easterly line of the said Nelder Parcel, South 27° 30' 10" East, to the point on the Northwest line of an existing road,

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North 37° 37' East, 175.0 feet and North 35° 45' 30" West, 70.0 feet to a point on the Westerly line of an existing road as same as is shown on that certain Record of Survey, entitled; A portion of Sections 35 and 36, Township 8 North, Range 10 West", recorded August 10, 1948 in Book 60 of Maps, Pages 28, 29 and 30, Sonoma County Records, also being the Southeast corner of the said Hooper Parcel; thence North 76° 55' 50" East, to the Northeasterly corner of that certain parcel of real property conveyed to Mervin L. Clayton, et UX, by deed dated October 22, 1959 and recorded October 4, 1961 in Book 1848 of Official Records, Page 930, under Recorder's Serial No. G'65812, Sonoma County Records; thence along the Westerly and Southerly lines of the said Clayton Parcel, South 30° 45' 30" East, 48.0 feet, South 24° 58' West, 116.0 feet, and South 84° 07' East, 253.0 feet to the Southwesterly corner of that certain parcel of real property conveyed to Christopher E. Murphy, by deed dated July 20, 1956 and recorded January 7, 1957, under Recorder's Serial No. F-2421, Sonoma County Records; thence along the Southerly line of the said Murphy Parcel, South 79° 48' East, 180.82 feet to a point in the Westerly line of that certain parcel of real property conveyed to Stanley White, et ux, by deed dated July 14, 1943 and recorded July 29, 1943 in Book 586 of Official Records, Page 55, under Recorder's Serial No. B-63S91, Sonoma County Records; thence along the Westerly line of the said White Parcel, as same is delineated on that certain Record of Survey heretofore set forth, South 52° 32' 30" West, 68.91 feet, South 44° 26' 40" West, 92.45 feet, and South 5° 25' 20" East, 110.82 feet to a point on the Northerly line of that certain parcel of real property conveyed to E.H. Crawford, by deed dated April 27, 1926 and recorded May 8, 1926, under Recorder's Serial No. 58271, Sonoma County Records; thence along the said Northerly line of Crawford as same is shown on that certain Record of Survey, heretofore set forth, South 86° 15' 10" West, 159.39 feet, South 87° 16' 20" West, 155.72 feet, South 75° 44' West, 139.60 feet, South 75° 04' 50" West, 116.37 feet, and South 17° 04' 50" West, 33.00 feet to the most Northerly corner of that certain parcel of real property conveyed to Clarence H. Anderson, et ux, by deed dated February 7, 1951 and recorded February 27, 1951 in Book 1029 of Official Records, Page 290, under Recorder's Serial No. D- 34688, Sonoma County Records; thence along the Northerly and Westerly line of the said Anderson Parcel, South 64° 20' West, 66.0 feet, North 84° 45' West, 198.0 feet, South 84° 45' West, 66.0 feet, South 87° 30' West, 237.60 feet, South 37° 30' West, 260.70 feet, South 67° 30' West, 69.30 feet, North 78° 30' West, 151.80 feet, South 77° West, 44.22 feet, South 45° West, 36.30 feet, North 58° 15' East, 109.5 feet, North 2900' East, 86.46 feet, North 36° 35' East, 123.42 feet, East 155.96 feet to NE corner of the SW ¼ of the NE ¼ of Section 35, Township 8 North, Range 10 West, M.D.M. thence South 62° 30' West, 1089.66 feet, South 66° West, 142.50 feet, North 9° 25' West, 108.90 feet, North 18° 50' West, 127.70 feet, North 34° 50' West, 49.30 feet, South 88° 30' West, 178.50 feet to the Westerly line of the SW ¼ of the NE ¼, Section 35, thence North along said westerly line, 10 feet, more or less, to the point of beginning.

Excepting there from that certain parcel or real property conveyed to J J. Downey as Parcel VI in Deed dated April 29, 1947 and recorded August 4, 1947, under Recorder's Serial No. C-48803, Sonoma County Records, and more particularly described as follows: Being a portion of Section 35, Township 8 North, Range 10 North, Range 10 West, M.D.B. & M., and more particularly described as follows:

Commencing at a point from which the Southwesterly corner of Lot 218, as shown upon a map entitled, "Map of Russian River Terrace, near Forestville, Sonoma County, California", filed in the Office of the County Recorder of Sonoma County, California, on July 29, 1912 in Book 21 of Maps, Page 51, Sonoma County Records; bears North 19° 40' West, 275.06 feet; thence North 78° 55' West, 20.00 feet to the point of beginning of the real property to be herein described; thence North 11° 05' East, 20.00 feet; thence South 78° 55' East, 40.00 feet; thence South 11° 05' West, 40.00 feet; thence North 78° 55' West, 40.00 feet; thence North 11° 05' East, 20.00 feet to the point of beginning.

Also excepting there from that certain parcel of real property conveyed to John N. Baker and Betty L. Baker, his wife, by deed dated July 25, 1956 and recorded August 24, 1956, as Recorder's Serial No. E-9001, Sonoma County Records; and more particularly described as follows: Being 1/4 portion of the Northeast quarter of Section 35, Township 8 North, Range 10 West, M.D.M., more particularly described as follows:

Commencing at the Southeast corner of Lot 203, Russian River Terrace; thence North 81° 49' East, 85.75 feet to the true point of beginning of the parcel to be herein described; thence North 35° 26' East, 55 feet; thence South 54° 33' East, 100 feet; thence South 35° 26' West, 55 feet; thence North 54° 33' West, 100 feet to the true point of beginning.

Also excepting there from that portion granted to Armand E. Faber, et. ux, in the Deed dated July 12, 1967 and recorded August 28, 1967 in Book 2286 of Official Records, Page 313, under Recorder's Serial No. K-48794, Sonoma County Records.

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Also excepting there from all that portion described in the deed to A.B. Swain recorded July 29, 1924 in Book 83 of Official Records, page 54, Sonoma County Records more particularly described as follows:

All that real property as was described in that certain Certificate of Compliance (Administrative) Issued by the County of Sonoma under file #ACC 86-786, recorded March 11, 1986 under Document No. 86-16447, Sonoma County Records.

All that real property situate in the unincorporated area, County of Sonoma, State of California, being more particularly described as follows:

Commencing at the Northeast corner of the Southwest quarter of the Northeast quarter of Section 35, Township 8 North, Range 10 West M.D.M.; thence South 62° 30' West, 16.51 chains; thence S. 66° W. 2.16 chains; thence North 9° 25' West 1.65 chains; thence North 18° 50' West 1.93 chains; thence North 34° 50' West .74 chains; thence South 88° 30' West 2.70 chains to the West line of the said Southwest quarter of the Northeast quarter of Section 35; thence South along said Westerly line, 12.10 chains; thence East from point a Black Oak tree 12 inches in diameter bears South 75° 30' East, 19 links; thence East 2.78 chains more or less to the center of an old road; thence North 25° 18' East, 1.04 chains; thence North 86° is' East 3.84 chains; thence North 75° 15' East 1.58 chains; thence North 55° 15' East .66 chains; thence North 34° 45' West .52 chains; thence North 19° 30' East .44 chains; thence North 3° 20' East .73 chains; thence North 15° 30' West 2.47 chains; thence North 34° 50' West 2.36 chains; thence North 41° 20' East 2.03 chains; thence South 84° 35' East 1.48 chains to a Madrone stump; thence South 7° 5' East 1.04 chains; thence South 15° East 1.67 chains; thence South 6° 20' West .71 chains; thence South 30° 25' West .31 chains from which a pine 8 inches in diameter bears North 40° East 7 links; thence South 77° 10' East 5 chains to the center line of a road; thence following center line of said road 32° 50' East 1.07 chains; North 64° 40' East 2.42 chains; North 9° West 2.95 chains; North 43° 50' East .93 chains; South 78° East 2.15 chains; North 60° 10' East .94 chains; North 20° 30' East .84 chains; North 12° 20' West 3 chains to a point from which a pine tree 3 inches in diameter bears North 46° 30' West 50 links; thence leaving said road North 58° 15' West 1.66 chains; North 28° West 1.31 chains; North 36° 35' West 1.87 chains to the North line of the Southeast quarter of the Northeast quarter of Section 35, Township 8 N., R. 10 W., M.D.M. and from which point pepperwood tree 10 inches in diameter in the bottom of gulch bears 18° 40' West 71 links; thence West 2.06 chains to the point of commencement and being a portion of the Southwest quarter of the Northeast quarter and the Southeast quarter of the Northeast quarter of said Section 35, Township 8 N. R. 10 W., M.D.M.

Also excepting there from all that portion lying within Section 36, Township 8 North, Range 10 West, M.D.M

Parcel Two:

An easement for general road and utility purposes over the following described parcel of real property: Beginning at the most Southerly corner of that certain parcel of real property conveyed to William H. Maxwell, et ux, by Deed dated September 29, 1960 and recorded October 11, 1960 in Book 1788 of Official Records, Page 134, under Recorder's Serial No. O-26597, Sonoma County Records; thence North 50° West, 115 feet; thence South 39° 40' West, 15 feet; thence North 50° West, 20 feet; thence North 39° 40' East, 30 feet; thence South 50° East, 131.33 feet; thence South 26° 15' West, 15.4425 feet to the point of beginning.

Parcel Three:

An easement for general purposes over an existing trail as reserved in the deed from Neil T. Ferguson to Armand E Faber et ux, dated July 12, 1967 and recorded August 28, 1967 in Book 2286 of Official Records, Page 313, under Recorder's Serial No. K-48794, Sonoma County Records.

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Parcel Four:

A 40 foot right of way for general road purposes as described in the deed to Neil T. Ferguson, dated August 30, 1968 and recorded September 18, 1968 in Book 2352 of Official Records, Page 114, under Recorder's Serial No. K-92402, Sonoma County Records.

Parcel Five;

A perpetual right of way for road purposes only over and upon the following described roads all of which are of a uniform width of 20 feet and were granted with the lands deeded from Morris & Swain to Kennedy in that Deed recorded at the Sonoma County Recorder's on May 16, 1912 under 298 of DEEDS. pages 30 through 32 and further described as follows:

FIRST: Being what is known as the Martinelli Road extending from the above said lands, across the Northwest 1/4 of the Southeast 1/4 and the Northeast 1/4.;

SECOND: From the most northerly point of the above said lands to Kennedy, in a Northeasterly direction to what is know as the big field; thence over a proposed road in a easterly and Northerly direction to connect with a right of way conveyed by C.E. Ogburn to the first parties of above said Deed from Morris & Swain to Kennedy;

THIRD: From the above said lands premises near the House in a Westerly and Northerly direction over an old road leading towards the lands of the; Summer Home Realty Co.;

FOURTH: Commencing at the most Northerly corner of the above said lands and extending in a Southeast direction over that certain road know as "The Merritt Gulch Road" leading to Green Valley Station.

Parcel Six:

GRANTING AND RESERVING THEREFROM a non-exclusive 40' wide right of way for road and utility purposes over the existing road lying along and/or near the northerly line of Parcel Three (Assessor Parcel 081-220-002) as described in that Deed recorded on March 30, 1998 at the Sonoma County Recorder's Office under Document No. 1998-0032071, Sonoma County Records; said easement starting point being East 2.06 chains; thence S36 35' E 1.87 chains; thence S28 E 1.31 chains; thence S58 15'E 1.66 chains from the NE comer of the SW1/4 of the NE1/4 of Section 35, T8N, R10W, MDM; and easement end point being at the most easterly point of herein said Parcel Three.

Parcel Seven;

GRANTING a 40' wide right of way for road and utility purposes, the centerline being along the centerline of the existing road leading from the lands described in ACC86-786 (APN 081-230-006) over the lands described in ACC86-785 (APN 081-170-015) to a point of Terrace Drive that is on the northerly line of Lot 200 of the revised plat of Russian River Terrace as recorded in Book 40 of Maps at pages 9 and 10, Sonoma County Records.

(APN: 081-170-015 & portion of 081-230-006 and 081-230-007)