

RECORDING REQUESTED BY & AFTER
RECORDING RETURN TO:

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



2024031994

Official Records Of Sonoma County
Deva Marie Proto
07/19/2024 09:06 AM
SONOMA COUNTY TAX COLLECTOR

PWSTDP 2 Pgs

Fee: \$0.00

PAID



NOTICE OF POWER TO SELL TAX-DEFAULTED PROPERTY

which, pursuant to law was declared to be tax-defaulted on 6/30/2019 for the nonpayment of delinquent taxes in the amount of \$ 982.54 for the fiscal year 6/30/2019 Default Number: 0001288 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 **ROGERS DARRELL C** and is situated in said Sonoma County, State of California, described as Assessor's Parcel Number 138-110-023-000 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 18, 2024 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

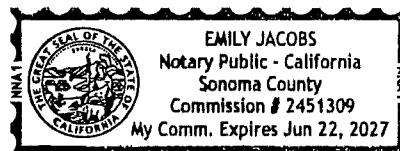


EXHIBIT A
138-110-023-000

LEGAL DESCRIPTION EXHIBIT

BEING A PORTION OF THE LANDS OF THOMAS F. BAXTER, III AS DESCRIBED IN THE DEED FILED UNDER DOCUMENT NO. 1995 068722, OFFICIAL RECORDS OF THE COUNTY OF SONOMA AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

ALL THAT REAL PROPERTY LYING SOUTHERLY OF THE LANDS OF DEBORAH KARISH AS DESCRIBED IN THAT DEED RECORDED UNDER DOCUMENT NO. 1997 037813, OFFICIAL RECORDS OF THE COUNTY OF SONOMA, WEST OF THE CENTERLINE OF WARMS SPRINGS CREEK AND NORTHERLY OF THE CENTERLINE OF WILD CATTLE CREEK LYING WITHIN THE FOLLOWING TRACTS:

TRACT ONE

THE WEST ONE-HALF (W 1/2 OF THE NORTHWEST ONE-QUARTER (NW 1/4) OF SECTION 29, TOWNSHIP 10 NORTH, RANGE 11 WEST, M.D.B. & M.

EXCEPTING THEREFROM ALL THAT PORTION CONVEYED TO THE COUNTY OF SONOMA FOR ROAD PURPOSES, BY DEED DATED AUGUST 2, 1889, AND RECORDED IN BOOK 121 OF DEEDS AT PAGE 255, SONOMA COUNTY RECORDS.

TRACT TWO

THE WEST ONE-HALF (W 1/2) OF THE SOUTHWEST ONE-QUARTER (SW 1/4) OF SECTION 29, TOWNSHIP 10 NORTH, RANGE 11 WEST, M.D.B. & M.

EXCEPTING THEREFROM ALL THAT PORTION CONVEYED TO THE COUNTY OF SONOMA FOR ROAD PURPOSES, BY DEED DATED AUGUST 2, 1889, AND RECORDED IN BOOK 121 OF DEEDS AT PAGE 255, SONOMA COUNTY RECORDS.

PURSUANT TO LLA 00-0073 ON FILE IN THE OFFICE OF THE SONOMA COUNTY PERMIT AND RESOURCE MANAGEMENT DEPARTMENT, AND RECORDED JULY 6, 2001 INSTRUMENT NO. 2001-089514, SONOMA COUNTY RECORDS.

RESERVING FROM TRACTS ONE AND TWO ABOVE, AN UNRESTRICTED RIGHT TO USE THE EXISTING 20 FOOT ROAD.

APN: 138-110-023
Prior APN: 138-110-018