

REQUESTED BY and RETURN TO:
LEHUA MOSSA
TAX COLLECTOR
891 MT RANCH ROAD
SAN ANDREAS, CA 95249

2025-007586

Rebecca Turner, County Clerk-Recorder
Calaveras County, California
07/25/2025 11:11 AM
Recorded by: CALAVERAS COUNTY TAX COLLECT

Pages: 1

Recording Fee: \$ 0.00

Taxes: \$0.00

Clerk: bdavis Total: \$0.00



NOTICE OF POWER TO SELL TAX-DEFAULTED PROPERTY

Which pursuant to law, property was declared to be tax-defaulted on: 6/30/2020

For the nonpayment of delinquent taxes in the amount of \$122.30

For the Fiscal Year: 2019-2020, Default Number: DEF-200-000-102

Notice is hereby given by the Tax Collector of Calaveras County that, pursuant to Revenue and Taxation Code section 3691, five years or more have elapsed since the duly assessed and legally levied taxes on the property described herein were declared in default and that the property is subject to sale for nonpayment of taxes and will be sold unless the amount required to redeem the property is paid to the Tax Collector of said County before sale. If the property is the subject of a bankruptcy proceeding, this notice constitutes a "notice of deficiency" pursuant to Section 362(b)(9)(B) of Title 11 of the United States Code.

The real property subject to this notice is assessed to **Bates Nancy and Boyles Bradley and Fletcher Laura and Fuller Julie and Wisner Steve** and is situated in said county, State of California, described as follows: Assessor's Parcel Number: 014-004-017-000

All that certain real property situated in the County of Calaveras, State of California, more particularly described as follows:

Lot 3 of the Southeast Quarter of Section 35, Township 6 North, Range 12 East, M.D.B.&M.

EXCEPT that portion thereof lying Northerly of the Southerly line of the Eastern Extension of the Tiger Quartz Mine, being a parcel of land conveyed to Carl Schlund by Deed recorded February 26, 1967, in Book 14 of Deeds, Page 135, Calaveras County Records.

TOGETHER WITH that certain non-exclusive easement as reserved in the deed to Paul F Klingborg recorded February 11, 1976 in Book 410 of Official Records, Page 525, Calaveras County Records, being a 10 feet in width, immediately adjacent to and Southwesterly from the following described line:

Commencing at a 3/4 inch rebar set to mark the Northeasterly line of the easement herein described, from which the Section corner common to Sections 25, 26, 35 and 36, Township 6 North, Range 12 East, M.D.M., as delineated on that certain Record of Survey filed for record August 3, 1972, in Volume 9 of Records of Surveys, Page 65, Calaveras County Records, bears the following courses and distances: South 89°33'59" East 1746.86 feet and North 00°26'40" West 3967.74 feet distant; thence, from said point of commencement, South 48°30'00" East 379.50 feet; thence, South 67°56'00" East 175.76 feet to a point of intersection with the lands of Carl Dell'Orto, et ux.

Executed On July 25, 2025


Lehua Mossa, Treasurer/Tax Collector

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.

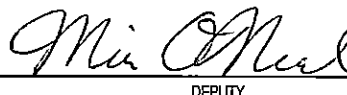
STATE OF CALIFORNIA CALAVERAS COUNTY

On July 25, 2025 before me Rebecca Turner, County Clerk, personally appeared Lehua Mossa, Treasurer/ Tax Collector 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 on whose behalf the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the law of the State of California that the foregoing paragraph is true and correct.

WITNESS MY HAND AND OFFICIAL SEAL,

REBECCA TURNER
COUNTY CLERK - RECORDER


DEPUTY