

**NOTICE OF IMPENDING POWER TO SELL TAX-DEFAULTED PROPERTY  
(Rev. & Tax. Code, § 3361, 3362)**

Pursuant to Revenue and Taxation Codes sections 3691 and 3692.4, the following conditions will, by operation of law, subject real property to the Tax Collector's power to sell.

- 1) All property for which property taxes and assessments have been in default for five years or more.
- 2) All property that has a nuisance abatement lien recorded against it and for which property taxes and assessments have been in default for three or more years.
- 3) Any property that has been identified and requested for purchase by a city, county, city and county, or nonprofit organization to serve the public benefit by providing housing or services directly related to low-income persons and for which property taxes and assessments have been in default for three or more years.

The parcels listed herein meet one or more of the criteria listed above and thus, will become subject to the Tax Collector's power to sell on July 1, 2023, 12:01 a.m., by operation of law. The Tax Collector's power to sell will arise unless the property is either redeemed or made subject to an installment plan of redemption initiated as provided by law prior to close of business on the last business day in June. The right to an installment plan terminates on the last business day in June, and after that date the entire balance due must be paid in full to prevent sale of the property at public auction.

The right of redemption survives the property becoming subject to the power to sell, but it terminates at close of business on the last business day prior to the date of sale by the Tax Collector.

All information concerning redemption or the initiation of an installment plan of redemption will be furnished, upon request, by Dan M. Mierzwa, 915 8th Street, Suite 103, Marysville CA 95901, (530) 749-7840.

The amount to redeem, including all penalties and fees, good through June 30, 2023, is shown opposite the parcel number and next to the name of the assessee.

**PARCEL NUMBERING SYSTEM EXPLANATION**

The Assessor's Parcel Number (APN), when used to describe property in this list, refers to the assessor's map book, the map page, the block on the map, if applicable, and the individual parcel on the map page or in the block. The assessor's maps and further explanation of the parcel numbering system are available in the assessor's office.

Property tax defaulted on July 1, 2015 for the taxes, assessments, and other charges for fiscal year 2014-2015

013-394-005-000, \$4,296.29, SPADE BEVERLY ETAL, 4538 MEADOW WAY  
015-292-016-000, \$4,411.22, ASHER KAREN, 504 MAIN ST

Property tax defaulted on July 1, 2016 for the taxes, assessments, and other charges for fiscal year 2015-2016

056-170-017-000, \$6,937.73, BOWLES DANIEL, 9080 SEVEN SPRINGS TR

Property tax defaulted on July 1, 2017 for the taxes, assessments, and other charges for fiscal year 2016-2017

008-212-004-000, \$12,607.14, JAMES VIRGIL J TRUSTEE, 914 JACOBS ST  
009-131-021-000, \$3,030.26, OWENS STEPHEN ETAL, 618 14TH ST  
021-342-003-000, \$58,162.43, CLEAR VIEW ENTERPRISES INC, 5655 ARBOGA RD #A  
021-342-012-000, \$10,290.30, CLEAR VIEW ENTERPRISES INC, 5653 ARBOGA RD  
021-532-013-000, \$1,910.66, DODD BETTY S, 1510 KAREN WAY  
005-170-018-000, \$656.57, SCHAMBACH RICHARD J, 658 MAGNOLIA RD  
015-171-016-000, \$2,466.64, LEONARD RACHEAL, 4765 WHEATLAND RD  
044-070-032-000, \$4,645.67, THOMPSON SEAN MICHAEL, 12769 ALICE WAY

Property tax defaulted on July 1, 2018 for the taxes, assessments and other charges for the fiscal year 2017-2018

005-240-032-000, \$12,703.02, MORSE CHAD, 5613 MARYSVILLE RD  
005-240-033-000, \$36,939.35, ANDERSON CLEO, 5601 MARYSVILLE RD  
006-233-009-000, \$11,331.29, KENNERSON DAN, 8367 SMARTSVILLE RD  
006-340-010-000, \$19,367.47, SANDOVAL JUAN DEDIOS  
013-071-023-000, \$4,872.54, BARRERA VALENTIN ZUNIGA & ARAGON MARIA E GARCIA JT, 1631 SEVENTH AVE  
013-201-030-000, \$6,057.35, LONG LILLIAN M ETAL JT, 1532 NINTH AVE  
014-041-022-000, \$13,126.96, SINGLETERRY LISA M, 4441 OLIVEHURST AVE  
015-171-005-000, \$3,049.08, COTTRELL LONNIE EUGENE, 1778 LEWIS RD  
018-040-002-000, \$1,919.48, REHERMANN JOHN & AMY JT-CP ETAL, 124 LAURELLEN RD  
018-330-001-000, \$7,829.99, LUNSFORD JEANNIE, 136 LAURELLEN RD  
019-180-026-000, \$1,680.23, STUEVE DUANE H & ODETTE L JT, 4028 N BEALE RD  
019-200-090-000, \$2,916.17, HOANG HOA KIM  
020-054-003-000, \$5,012.79, BROCCO KRISTI, 6021 ALPINE WAY  
020-054-004-000, \$20,040.50, BROCCO KRISTI, 1635 N BEALE RD  
020-061-038-000, \$8,851.96, BROCCO KRISTI, 1632 HAMMONTON SMARTSVILLE RD  
020-160-046-000, \$13,025.03, HAWK JOHN DANIEL, 1443 HAMMONTON SMARTSVILLE RD  
020-160-056-000, \$115,658.13, HAWK JOHN DANIEL  
020-160-057-000, \$6,985.97, HAWK JOHN DANIEL  
021-381-003-000, \$9,525.86, AGUILAR ALEJANDRO FARIAS, 1100 GRAND AVE  
040-120-023-510, \$2,925.02, PICCIANO SANDRA L TRUSTEE, 12748 LONE TREE WAY  
044-280-027-000, \$6,259.84, DERMATES ESTHER, 11258 PEORIA RD  
044-470-014-000, \$20,288.09, LEE JAMES DAVIS, 7590 REDHILL WAY  
048-080-035-000, \$1,083,813.12, BENNETT JEVAUGHN ETAL JT, 9019 MARYSVILLE RD  
048-100-027-000, \$33,887.92, PHIPPS DELECE LYNN FREEMAN TRUSTEE, 13734 LICHA LN  
048-160-046-000, \$29,837.82, MEADOW VALLEY FARM LLC, 13886 MEADOW VALLEY RD  
048-170-006-000, \$33,698.11, FERRY REBECCA ETAL, 13715 YUBA NEVADA RD  
050-030-042-000, \$9,006.36, ALIAN JACK A ETAL JT, 18807 NEW YORK FLAT RD  
050-040-032-000, \$3,747.80, GRAY ELIZABETH JEAN ETAL JT, 8969 IDLEWOOD CIR  
050-140-040-000, \$3,146.67, REED RONALD, 18096 JOY CIR  
054-070-013-000, \$3,091.23, WAGNER ALLEN R, 12496 LA PORTE RD  
054-260-005-000, \$2,526.31, TEELING MARTIN JOHN, 12773 BAKER RD  
056-160-012-000, \$5,690.16, DYSART JASON W, 16473 WILLOW GLEN RD  
056-260-013-000, \$9,986.49, WATSON KRISTINA, 13998 WILLOW GLEN RD  
056-290-019-000, \$3,127.95, CROWN ENVIRONMENTAL HOLDING LLC  
056-290-051-000, \$2,915.52, WEST NEVADA LAND CORP  
060-060-010-000, \$2,881.06, EDWARDS JONATHAN MARK & NATALIA JT, 16670 EAGLE TR  
060-290-046-000, \$7,206.54, HYATT RYAN & JAMIE CP, 9606 QUAIL MEADOW LN  
064-132-002-000, \$2,745.90, MARGASON TYLER ETAL TC, 15266 JACKSON ST  
016-220-030-000, \$2,341.95, WEAVER CURTIS & CARMEN J JT, 2449 CANYON CREEK TR

I certify or (declare), under penalty of perjury, that the foregoing is true and correct.

(Signed) Dan M. Mierzwa, Yuba County Tax Collector

Executed at Marysville, Yuba County, California, on 05/23/2023  
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