

COUNTY OF SAN BENITO
NOTICE OF PROPERTY TAX DELINQUENCY AND IMPENDING DEFAULT

(Rev. & Tax. Code §3351, §3352)

I, Melinda L. Casillas, San Benito County Tax Collector, State of California, certify as follows: That at the close of business on June 30, 2021, by operation of law, any real property (unless previously tax-defaulted and not redeemed) that has any delinquent taxes, assessments, or other charges levied for the fiscal year 2020-2021, and/or any delinquent supplemental taxes levied prior to fiscal year 2020-2021, shall be declared tax defaulted. That unless the tax defaulted property is completely redeemed through payment of all unpaid amounts, together with penalties and fees prescribed by law or an installment plan is initiated and maintained; the property will become tax-defaulted and may be sold subsequently at a tax sale to satisfy the tax lien. That a detailed list of all properties remaining tax-defaulted at the close of business on June 30, 2021, and not redeemed prior to being submitted for publication, shall be published on or before September 8, 2024. That information concerning redemption or the initiation of an installment plan of redemption of tax defaulted property will be furnished, upon request, by Melinda L. Casillas, San Benito County Tax Collector, 440 Fifth Street, Room 107, Hollister, CA 95023, (831) 636-4034.

NOTICE OF IMPENDING POWER TO SELL TAX-DEFAULTED PROPERTY

(Rev. & Tax. Code §3361, §3362)

Pursuant to Revenue and Taxation Code sections 3691 and 3692.4, the following conditions will, by operation of law, subject real property to the tax collector's power to sell: All property for which property taxes and assessments have been in default for five or more years. All nonresidential commercial property for which property taxes and assessments have been in default for three or more years. Any property the tax collector has received a request to bring the property to the next scheduled tax sale from a person or entity that has a nuisance abatement lien recorded against the property and for which property taxes and assessments have been in default for three or more years. 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.

Note: The power to sell schedule for nonresidential commercial property is three or more years of tax default status, unless the county adopts, by ordinance or resolution, the five-year tax default schedule. The parcels listed herein meet one or more of the conditions listed above and thus, will become subject to the tax collector's power to sell on July 1, 2021, at 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 a tax sale. 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 the tax sale by the tax collector. All information concerning redemption or the initiation of an installment plan of redemption will be furnished, upon request, by Melinda L. Casillas, San Benito County Tax Collector, 440 Fifth Street, Room 107, Hollister, CA 95023, (831) 636-4034.

The amount to redeem, including all penalties and fees, as of June 2021, is shown next to the name and address 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.

ASSESOR'S PARCEL NO.	NAME AND PROPERTY ADDRESS			AMOUNT TO REDEEM
Property tax-defaulted on July 1, 2015 for the taxes, assessments and other charges for fiscal year 2014-2015:				
011-240-043-000	Scribner Amber	1195 Merrill Rd	San Juan Bautista, CA 95045	\$20,552.26
Property tax-defaulted on July 1, 2016 for the taxes, assessments and other charges for fiscal year 2015-2016:				
016-020-004-000	Sutkin Howard ETAL	0 Barnheisel Rd.	Hollister, CA 95023	\$10,032.42
016-050-049-000	Bourdet Jeffrey	1871 Los Viboras Rd.	Hollister, CA 95023	\$44,280.53
053-020-002-000	Seventh Creekside LLC	521 Seventh St.	Hollister, CA 95023	\$22,844.29

I certify or (declare), under penalty of perjury, that the foregoing is true and correct. /s/Melinda L. Casillas, San Benito County Tax Collector
Executed at Hollister, San Benito County California, on May 24, 2021, Published in the Hollister Free Lance on June 11, 18, & 25, 2021