

ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, State Bar Number, and Address): <b>Burke, Williams &amp; Sorensen, LLP (247224)</b> <b>1770 Iowa Avenue, Suite 240</b> <b>Riverside, CA 92507-2479</b>  TELEPHONE NO.: Daytime: (951) 788-0100      FAX NO.: Fax: (951) 788-5785 E-MAIL ADDRESS: <b>mkosla@bwslaw.com</b> ATTORNEY FOR (Name): <b>Western Hills Water District, a California Water District, on be</b>	LEVYING OFFICER (Name and Address): <b>Stanislaus County Sheriff's Office</b> <b>Sheriff Civil Division</b> <b>P.O. Box 3288</b> <b>801 11th Street, Suite 2200</b> <b>Modesto, CA 95354</b>  (209) 491-8762 Fax #: (209) 491-8766  California Relay Service Number (800) 735-2929 TDD or 711
SUPERIOR COURT OF CALIFORNIA, COUNTY OF <b>Stanislaus</b> STREET ADDRESS: <b>801 10th Street, 4th fl</b> MAILING ADDRESS: <b>P.O. Box 1098</b> CITY AND ZIP CODE: <b>Modesto, CA 95354</b> BRANCH NAME: <b>Stanislaus Superior Court</b>	COURT CASE NUMBER: <b>CV21003252</b>
PLAINTIFF/PETITIONER: <b>Western Hills Water District, Etc.</b> DEFENDANT/RESPONDENT: <b>Angels Crossing LLC, et al</b>	LEVYING OFFICER FILE NUMBER: <b>2023001592</b>
<b>Sheriff's Sale Under Foreclosure</b>	

Date: **07/03/2023**

In favor of: **Western Hills Water District, a California Water District, on behalf of Diablo Grande Community Facilities District No. 1**

And against: **Angels Crossing LLC, a California Limited Liability Company, 3150 Wilshire Blvd Suite 2722, Los Angeles, CA 90010**

Under a Writ of Sale issued out of the above court on 02/27/2023, on a judgment rendered on 01/19/2023 for the sum of \$622,095.29, I have levied upon all the rights, title, and interest of the judgment debtor(s), Angels Crossing LLC, a California Limited Liability Company

in the real property, in the County of Stanislaus, described as follows:

Physical Address: **63 Vacant Parcels, Patterson, CA 95363**  
Legal Description: **See Attachment 25 e for Legal Description**  
APN(s): **See Attachment 25 e for APN Numbers**

The property to be sold is NOT subject to the right of redemption.  
The amount of the secured indebtedness with interest and costs: \$668,609.94 (estimated)  
Minimum Bid (If applicable): \$668,609.94 (estimated)

PROSPECTIVE BIDDERS SHOULD REFER TO SECTIONS 701.510 to 701.680, INCLUSIVE, OF THE CODE OF CIVIL PROCEDURE FOR PROVISIONS GOVERNING THE TERMS, CONDITIONS, AND EFFECT OF THE SALE AND THE LIABILITY OF DEFAULTING BIDDERS. (CCP 701.547)

PUBLIC NOTICE IS HEREBY GIVEN that I will proceed to sell at public auction to the highest bidder, for cash in lawful money of the United States, all the rights, title and interest of said judgment debtor(s) in the above described property, or so much thereof as may be necessary to satisfy said Writ or Warrant, with accrued interest and costs on:

Date and Time of Sale	Location
08/03/2023 10:00AM	Courthouse Entrance, 1100 I Street Entrance, Modesto CA 95354

Directions to the property location can be obtained from the levying officer upon oral or written request.

Jeff Dirkse, Sheriff-Coroner



Sgt. Wade Carr, Sheriff's Authorized Agent

**LIENS MAY BE PRESENT WHICH MAY OR MAY NOT SURVIVE THIS LEVY**

**Public Posting**

Faded text in the top section, possibly containing a header or introductory paragraph.

Main body of faded text, appearing to be a long letter or report.

*[Handwritten signature]*

Faded text at the bottom of the page, possibly a footer or reference.

<b>SHORT TITLE:</b> WESTERN HILLS WATER DISTRICT, ETC. v. ANGELS CROSSING LLC, ET AL.	<b>CASE NUMBER:</b> CV-21-003252
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ATTACHMENT (Number): 25 e.

*(This Attachment may be used with any Judicial Council form.)*  
— Items continued from page 2—

**SEE ATTACHED 25e. Descriptions of property:**

*(If the item that this Attachment concerns is made under penalty of perjury, all statements in this Attachment are made under penalty of perjury.)*

Page 1 of 11  
*(Add pages as required)*

25 e.  
(Legal Descriptions)

1. [Intentionally blank]

2. [Intentionally blank]

3. **APN 025-025-001-000**

LOT 33 OF DIABLO GRANDE UNIT 1A AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON MAY 13, 2003 IN BOOK 40 OF MAPS, PAGE 94, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED SEPTEMBER 09, 2003-152704.

CERTIFICATE OF CORRECTION RECORDED OCTOBER 10, 2003, SERIES NO. 2003-175174.

4. **APN 025-025-034-000**

LOT 82 OF DIABLO GRANDE UNIT 1A AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON MAY 13, 2003 IN BOOK 40 OF MAPS, PAGE 94, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED SEPTEMBER 09, 2003-152704.

CERTIFICATE OF CORRECTION RECORDED OCTOBER 10, 2003, SERIES NO. 2003-175174.

5. **APN 025-025-047-000**

LOT 54 OF DIABLO GRANDE UNIT NO. 1B, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON MAY 11, 2006, IN BOOK 43 OF MAPS, PAGE 14 AND AS CORRECTED BY CERTIFICATE OF CORRECTION RECORDED AUGUST 29, 2006 AS INSTRUMENT NO. 2006-128882, STANISLAUS COUNTY RECORDS.

6. **APN 025-025-049-000**

LOT 52 OF DIABLO GRANDE UNIT NO. 1B, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON MAY 11, 2006, IN BOOK 43 OF MAPS, PAGE 14 AND AS CORRECTED BY CERTIFICATE OF CORRECTION RECORDED AUGUST 29, 2006 AS INSTRUMENT NO. 2006-128882, STANISLAUS COUNTY RECORDS.

7. **APN 025-025-051-000**

LOT 50 OF DIABLO GRANDE UNIT NO. 1B, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON MAY 11, 2006, IN BOOK 43 OF MAPS, PAGE 14 AND AS CORRECTED BY CERTIFICATE OF CORRECTION RECORDED AUGUST 29, 2006 AS INSTRUMENT NO. 2006-128882, STANISLAUS COUNTY RECORDS.

8. **APN 025-025-053-000**

LOT 46 OF DIABLO GRANDE UNIT NO. 1B, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON MAY 11, 2006, IN BOOK 43 OF MAPS, PAGE 14 AND AS CORRECTED BY CERTIFICATE OF CORRECTION RECORDED AUGUST 29, 2006 AS INSTRUMENT NO. 2006-128882, STANISLAUS COUNTY RECORDS.

Page 2 of 11

9. **APN 025-025-054-000**

LOT 46 OF DIABLO GRANDE UNIT NO. 1B, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON MAY 11, 2006, IN BOOK 43 OF MAPS, PAGE 14 AND AS CORRECTED BY CERTIFICATE OF CORRECTION RECORDED AUGUST 29, 2006 AS INSTRUMENT NO. 2006-128882, STANISLAUS COUNTY RECORDS.

10. **APN 025-025-055-000**

LOT 44 OF DIABLO GRANDE UNIT NO. 1B, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON MAY 11, 2006, IN BOOK 43 OF MAPS, PAGE 14 AND AS CORRECTED BY CERTIFICATE OF CORRECTION RECORDED AUGUST 29, 2006 AS INSTRUMENT NO. 2006-128882, STANISLAUS COUNTY RECORDS.

11. **APN 025-025-056-000**

LOT 43 OF DIABLO GRANDE UNIT NO. 1B, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON MAY 11, 2006, IN BOOK 43 OF MAPS, PAGE 14 AND AS CORRECTED BY CERTIFICATE OF CORRECTION RECORDED AUGUST 29, 2006 AS INSTRUMENT NO. 2006-128882, STANISLAUS COUNTY RECORDS.

12. **APN 025-025-059-000**

LOT 40 OF DIABLO GRANDE UNIT NO. 1B, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON MAY 11, 2006, IN BOOK 43 OF MAPS, PAGE 14 AND AS CORRECTED BY CERTIFICATE OF CORRECTION RECORDED AUGUST 29, 2006 AS INSTRUMENT NO. 2006-128882, STANISLAUS COUNTY RECORDS.

13. **APN 025-025-060-000**

LOT 39 OF DIABLO GRANDE UNIT NO. 1B, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON MAY 11, 2006, IN BOOK 43 OF MAPS, PAGE 14 AND AS CORRECTED BY CERTIFICATE OF CORRECTION RECORDED AUGUST 29, 2006 AS INSTRUMENT NO. 2006-128882, STANISLAUS COUNTY RECORDS.

14. **APN 025-025-061-000**

LOT 38 OF DIABLO GRANDE UNIT NO. 1B, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON MAY 11, 2006, IN BOOK 43 OF MAPS, PAGE 14 AND AS CORRECTED BY CERTIFICATE OF CORRECTION RECORDED AUGUST 29, 2006 AS INSTRUMENT NO. 2006-128882, STANISLAUS COUNTY RECORDS.

15. **APN 025-025-062-000**

LOT 37 OF DIABLO GRANDE UNIT NO. 1B, AS SHOWN ON THAT CERTAIN MAP FILED

FOR RECORD ON MAY 11, 2006, IN BOOK 43 OF MAPS, PAGE 14 AND AS CORRECTED BY CERTIFICATE OF CORRECTION RECORDED AUGUST 29, 2006 AS INSTRUMENT NO. 2006-128882, STANISLAUS COUNTY RECORDS.

Page 3 of 11

16. **APN 025-025-063-000**

LOT 32 OF DIABLO GRANDE UNIT NO. 1B, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON MAY 11, 2006, IN BOOK 43 OF MAPS, PAGE 14 AND AS CORRECTED BY CERTIFICATE OF CORRECTION RECORDED AUGUST 29, 2006 AS INSTRUMENT NO. 2006-128882, STANISLAUS COUNTY RECORDS.

17. **APN 025-025-064-000**

LOT 31 OF DIABLO GRANDE UNIT NO. 1B, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON MAY 11, 2006, IN BOOK 43 OF MAPS, PAGE 14 AND AS CORRECTED BY CERTIFICATE OF CORRECTION RECORDED AUGUST 29, 2006 AS INSTRUMENT NO. 2006-128882, STANISLAUS COUNTY RECORDS.

18. **APN 025-025-068-000**

LOT 27 OF DIABLO GRANDE UNIT NO. 1B, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON MAY 11, 2006, IN BOOK 43 OF MAPS, PAGE 14 AND AS CORRECTED BY CERTIFICATE OF CORRECTION RECORDED AUGUST 29, 2006 AS INSTRUMENT NO. 2006-128882, STANISLAUS COUNTY RECORDS.

19. **APN 025-027-008-000**

LOT 18 OF DIABLO GRANDE UNIT 1A AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON MAY 13, 2003 IN BOOK 40 OF MAPS, PAGE 94, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED SEPTEMBER 09, 2003-152704.

CERTIFICATE OF CORRECTION RECORDED OCTOBER 10, 2003, SERIES NO. 2003-175174.

20. **APN 025-027-012-000**

LOT 19 OF DIABLO GRANDE UNIT NO. 1B, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON MAY 11, 2006, IN BOOK 43 OF MAPS, PAGE 14 AND AS CORRECTED BY CERTIFICATE OF CORRECTION RECORDED AUGUST 29, 2006 AS INSTRUMENT NO. 2006-128882, STANISLAUS COUNTY RECORDS.

21. **APN 025-027-013-000**

LOT 20 OF DIABLO GRANDE UNIT NO. 1B, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON MAY 11, 2006, IN BOOK 43 OF MAPS, PAGE 14 AND AS CORRECTED BY CERTIFICATE OF CORRECTION RECORDED AUGUST 29, 2006 AS INSTRUMENT NO. 2006-128882, STANISLAUS COUNTY RECORDS.

22. **APN 025-027-015-000**

LOT 22 OF DIABLO GRANDE UNIT NO. 1B, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON MAY 11, 2006, IN BOOK 43 OF MAPS, PAGE 14 AND AS CORRECTED BY CERTIFICATE OF CORRECTION RECORDED AUGUST 29, 2006 AS INSTRUMENT NO. 2006-128882, STANISLAUS COUNTY RECORDS.

Page 4 of 11

23. APN 025-027-016-000

LOT 23 OF DIABLO GRANDE UNIT NO. 1B, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON MAY 11, 2006, IN BOOK 43 OF MAPS, PAGE 14 AND AS CORRECTED BY CERTIFICATE OF CORRECTION RECORDED AUGUST 29, 2006 AS INSTRUMENT NO. 2006-128882, STANISLAUS COUNTY RECORDS.

24. APN 025-028-007-000

LOT 6 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

25. APN 025-028-008-000

LOT 5 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

26. APN 025-028-009-000

LOT 4 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

27. APN 025-028-011-000

LOT 125 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

28. APN 025-028-014-000

LOT 130 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

**29. APN 025-028-015-000**

LOT 129 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

**30. APN 025-028-016-000**

LOT 129 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

**31. APN 025-028-017-000**

LOT 122 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

**32. APN 025-028-018-000**

LOT 121 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

**33. APN 025-028-019-000**

LOT 120 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

**34. APN 025-028-020-000**

LOT 119 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.



**35. APN 025-028-021-000**

LOT 113 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

**36. APN 025-028-022-000**

LOT 114 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

**37. APN 025-028-023-000**

LOT 115 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

**38. APN 025-028-024-000**

LOT 116 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

**39. APN 025-028-025-000**

LOT 117 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

**40. APN 025-028-026-000**

LOT 118 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

**41. APN 025-041-001-000**

LOT 101 OF DIABLO GRANDE UNIT NO. 1B, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON MAY 11, 2006, IN BOOK 43 OF MAPS, PAGE 14 AND AS CORRECTED BY CERTIFICATE OF CORRECTION RECORDED AUGUST 29, 2006 AS INSTRUMENT NO. 2006-128882, STANISLAUS COUNTY RECORDS.

**42. APN 025-041-002-000**

LOT 102 OF DIABLO GRANDE UNIT NO. 1B, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON MAY 11, 2006, IN BOOK 43 OF MAPS, PAGE 14 AND AS CORRECTED BY CERTIFICATE OF CORRECTION RECORDED AUGUST 29, 2006 AS INSTRUMENT NO. 2006-128882, STANISLAUS COUNTY RECORDS.

**43. APN 025-041-003-000**

LOT 103 OF DIABLO GRANDE UNIT NO. 1B, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON MAY 11, 2006, IN BOOK 43 OF MAPS, PAGE 14 AND AS CORRECTED BY CERTIFICATE OF CORRECTION RECORDED AUGUST 29, 2006 AS INSTRUMENT NO. 2006-128882, STANISLAUS COUNTY RECORDS.

**44. APN 025-041-004-000**

LOT 15 OF DIABLO GRANDE UNIT NO. 1B, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON MAY 11, 2006, IN BOOK 43 OF MAPS, PAGE 14 AND AS CORRECTED BY CERTIFICATE OF CORRECTION RECORDED AUGUST 29, 2006 AS INSTRUMENT NO. 2006-128882, STANISLAUS COUNTY RECORDS.

**45. APN 025-041-005-000**

LOT 16 OF DIABLO GRANDE UNIT NO. 1B, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON MAY 11, 2006, IN BOOK 43 OF MAPS, PAGE 14 AND AS CORRECTED BY CERTIFICATE OF CORRECTION RECORDED AUGUST 29, 2006 AS INSTRUMENT NO. 2006-128882, STANISLAUS COUNTY RECORDS.

**46. APN 025-041-009-000**

LOT 106 OF DIABLO GRANDE UNIT NO. 1B, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON MAY 11, 2006, IN BOOK 43 OF MAPS, PAGE 14 AND AS CORRECTED BY CERTIFICATE OF CORRECTION RECORDED AUGUST 29, 2006 AS INSTRUMENT NO. 2006-128882, STANISLAUS COUNTY RECORDS.

**47. APN 025-041-010-000**

LOT 105 OF DIABLO GRANDE UNIT NO. 1B, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON MAY 11, 2006, IN BOOK 43 OF MAPS, PAGE 14 AND AS CORRECTED BY CERTIFICATE OF CORRECTION RECORDED AUGUST 29, 2006 AS INSTRUMENT NO. 2006-128882, STANISLAUS COUNTY RECORDS.

**48. APN 025-041-011-000**

LOT 104 OF DIABLO GRANDE UNIT NO. 1B, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON MAY 11, 2006, IN BOOK 43 OF MAPS, PAGE 14 AND AS CORRECTED BY CERTIFICATE OF CORRECTION RECORDED AUGUST 29, 2006 AS INSTRUMENT NO. 2006-128882, STANISLAUS COUNTY RECORDS.

**49. APN 025-042-004-000**

LOT 1 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

**50. APN 025-042-005-000**

LOT 2 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

**51. APN 025-042-006-000**

LOT 149 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

**52. APN 025-042-007-000**

LOT 150 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

**53. APN 025-042-008-000**

LOT 151 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

**54. APN 025-042-009-000**

LOT 152 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

**55. APN 025-042-010-000**

LOT 153 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

**56. APN 025-042-011-000**

LOT 154 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

**57. APN 025-042-012-000**

LOT 144 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

**58. APN 025-042-013-000**

LOT 145 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

**59. APN 025-042-014-000**

LOT 146 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

**60. APN 025-042-015-000**

LOT 147 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

**61. APN 025-042-017-000**

LOT 3 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

**62. APN 025-042-018-000**

LOT 143 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

**63. APN 025-042-019-000**

LOT 142 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

**64. APN 025-042-020-000**

LOT 141 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

**65. APN 025-042-021-000**

LOT 140 OF DIABLO GRANDE UNIT NO. 1D, AS SHOWN ON THAT CERTAIN MAP FILED FOR RECORD ON OCTOBER 26, 2006, IN BOOK 43 OF MAPS, PAGE 37, STANISLAUS COUNTY RECORDS.

CERTIFICATE OF CORRECTION RECORDED MAY 23, 2007, SERIES NO. 2007-65205.

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**STANISLAUS COUNTY  
SHERIFF'S OFFICE**

**P.O. BOX 3288 /801 11<sup>TH</sup> ST., STE 2200  
MODESTO, CA 95353  
(209) 491-8762 FAX 491-8766**

**JEFF DIRKSE  
SHERIFF CORONER  
PUBLIC ADMINISTRATOR**

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**CIVIL DIVISION  
TERMS AND CONDITIONS OF SHERIFF'S SALE**

1. IF YOU ARE THE HIGHEST BIDDER, YOU MUST BE PREPARED TO PAY IN CASH, CERTIFIED CHECK OR CASHIER'S CHECK. PERSONAL CHECKS, COMPANY CHECKS, TRAVELER'S CHECKS OR MONEY ORDERS ARE NOT ACCEPTABLE (701.590(A) CCP.)
2. IF YOU PAY CERTIFIED CHECK OR CASHIER'S CHECK, THE CHECK MUST BE PAYABLE TO "STANISLAUS COUNTY SHERIFF." YOU MAY NOT ENDORSE A CHECK, PAYABLE TO YOU OR ANYONE ELSE OVER TO THE SHERIFF'S DEPARTMENT.
3. THE HIGHEST BIDDER MUST BE PREPARED TO PAY THE FULL AMOUNT OF HIS/HER BID AT THE TIME OF SALE WHEN:
  - a) THE BID AMOUNT ON REAL PROPERTY IS \$5,000.00 OR LESS, OR,
  - b) THE BID AMOUNT ON PERSONAL PROPERTY IS \$2,500.00 OR LESS.
4. IF THE HIGHEST BID FOR AN INTEREST IN REAL PROPERTY SOLD EXCEEDS \$5,000.00, HIGHEST BIDDER MAY ELECT TO DEPOSIT AT LEAST \$5,000.00 OR 10% OF THE BID, WHICHEVER IS GREATER AND WITHIN 10 DAYS AFTER THE DATE OF SALE, PAY THE BALANCE DUE PLUS INTEREST ON THE BALANCE AND COSTS ACCRUING WITH REGARD TO THE PROPERTY SOLD.

IF THE HIGHEST BID FOR AN ITEM, GROUP OR LOT OF PERSONAL PROPERTY SOLD EXCEEDS \$2,500.00, THE HIGHEST BIDDER MAY ELECT TO DEPOSIT AT LEAST \$2,500.00 OR 10% OF THE BID, WHICHEVER IS GREATER AND WITHIN 10 DAYS AFTER THE DATE OF SALE, PAY THE BALANCE DUE PLUS INTEREST ON THE BALANCE AND COSTS ACCRUING WITH REGARD TO THE PROPERTY SOLD.

THE HIGHEST BIDDER IS NOT ENTITLED TO POSSESSION OF THE PROPERTY SOLD UNTIL THE AMOUNT OF BID PLUS COSTS AND INTEREST HAVE BEEN PAID.

IF THE HIGHEST BIDDER DOES NOT PAY THE AMOUNT BID AS PRESCRIBED ABOVE, HE/SHE WILL FORFEIT THEIR DEPOSIT. (701.590, 701.600 CCP.)

5. THE JUDGMENT CREDITOR MAY BID AGAINST ALL OR PART OF THE JUDGMENT. HOWEVER, UNPAID LEVYING COSTS, PREFERRED LABOR CLAIMS, EXEMPT PROCEEDS AND ANY OTHER CLAIM REQUIRED TO BE SATISFIED SHALL BE PAID IN CASH OR BY CERTIFIED CHECK OR CASHIER'S CHECK. (701.590 CCP.)
6. PROSPECTIVE BIDDERS SHOULD REFER TO SECTION 701.600(C) OF THE CODE OF CIVIL PROCEDURE REGARDING THE LIABILITY OF DEFAULTING BIDDERS.
7. ANY PERSON MAY BID ON AND PURCHASE PROPERTY AT A SHERIFF'S SALE, EXCEPT EMPLOYEES OF THE STANISLAUS COUNTY SHERIFF'S OFFICE AND THEIR IMMEDIATE FAMILIES.
8. DURING THE BIDDING YOU MAY BE ASKED TO QUALIFY YOURSELF AS A BIDDER. YOU WILL BE ASKED HOW YOU INTEND TO PAY FOR THE PROPERTY AND TO SHOW SOME EVIDENCE OF YOUR ABILITY TO PAY. THIS IS DONE FOR THE BENEFIT OF THE OTHER BIDDERS.
9. IF YOU ARE THE HIGHEST BIDDER, YOU MUST BE PREPARED TO DO BUSINESS IMMEDIATELY. THE AUCTIONEER WILL NOT WAIT WHILE YOU GO TO THE BANK FOR MONEY.

## **SALES SUBJECT TO THE RIGHT OF REDEMPTION**

THE RIGHT TO REDEMPTION APPLIES ONLY TO **REAL PROPERTY**. WHEN AN INTEREST IN REAL PROPERTY IS SOLD SUBJECT TO THE RIGHT OF REDEMPTION, IT MEANS THAT THE DEBTOR, WHOSE INTEREST IN THE PROPERTY IS BEING SOLD, WILL HAVE A CERTAIN AMOUNT OF TIME TO REDEEM OR BUY BACK HIS/HER PROPERTY INTEREST. IN THE MEANTIME, THE PURCHASER WILL BE ISSUED A CERTIFICATE OF SALE AND A DUPLICATED COPY OF THE CERTIFICATE WILL BE RECORDED. (729.030 CCP.) THIS CERTIFICATE DOES NOT CONSTITUTE A TRANSFER OF TITLE, BUT IT DOES GRANT THE PURCHASER CERTAIN RIGHTS (729.090 CCP.)

THE REDEMPTION PERIOD WILL DEPEND ON THE SELLING PRICE AS FOLLOWS: (709.030 CCP)

- A. **THREE MONTHS** AFTER THE DATE OF SALE IF THE PROCEEDS OF THE SALE ARE SUFFICIENT TO SATISFY THE SECURED INDEBTEDNESS WITH INTEREST AND COSTS.
- B. **ONE YEAR** AFTER THE DATE OF SALE IF THE PROCEEDS OF THE SALE ARE NOT SUFFICIENT TO SATISFY THE SECURED INDEBTEDNESS WITH INTEREST AND COSTS.

THE **REDEMPTION PRICE** IS THE TOTAL OF THE FOLLOWING:

- A. THE PURCHASE PRICE AT THE TIME OF SALE.
- B. THE AMOUNT OF ANY ASSESSMENTS OR TAXES AND REASONABLE AMOUNTS FOR FIRE INSURANCE, UPKEEP AND REPAIR OR IMPROVEMENTS ON THE PROPERTY.
- C. ANY AMOUNT PAID BY THE PURCHASER ON A PRIOR OBLIGATION SECURED BY THE PROPERTY TO THE EXTENT THAT THE PAYMENT WAS NECESSARY FOR THE PROTECTION OF THE PURCHASER'S INTEREST.
- D. INTEREST ON THE AMOUNTS DESCRIBED ABOVE FROM THE TIME SUCH AMOUNT WAS PAID UNTIL THE DATE OF THE DEPOSIT IS MADE.
- E. IF THE PURCHASER HAS ANY LIENS SUBORDINATE TO THE LIEN UNDER WHICH THE PROPERTY WAS SOLD, THE AMOUNT OF THE PURCHASER'S LIEN, PLUS INTEREST FROM THE DATE OF THE SALE UNTIL THE DATE THE DEPOSIT IS MADE.

RENTS AND PROFITS FROM THE PROPERTY PAID TO THE PURCHASER OR THE VALUE OF THE USE AND OCCUPATION OF THE PROPERTY TO THE PURCHASER MAY BE OFFSET AGAINST THE AMOUNTS DESCRIBED ABOVE. (729 CCP)

IF A DISPUTE SHOULD ARISE BETWEEN THE PURCHASER OF THE PROPERTY AND THE PERSON SEEKING TO REDEEM REGARDING THE REDEMPTION PRICE OR WHETHER THE PERSON IS ENTITLED TO REDEEM, THE PERSON SEEKING TO REDEEM MAY FILE A PETITION WITH THE COURT FOR A HEARING TO SETTLE THE DISPUTE. THE PETITION MUST BE FILED BEFORE THE EXPIRATION OF THE REDEMPTION PERIOD. THE LEVYING OFFICER MUST ALSO BE GIVEN WRITTEN NOTICE OF THE HEARING (729.060 CCP.)

CONCERNED PARTIES SHOULD REFER TO SECTIONS 729.090 OF THE CALIFORNIA CODE OF CIVIL PROCEDURE FOR MORE DETAILED INFORMATION CONCERNING THE REDEMPTION PROCESS.

**A COPY OF THIS BULLETIN CAN BE OBTAINED FROM THE SHERIFF'S CIVIL DIVISION**