

ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, State Bar Number, and Address): Burke, Williams & Sorensen, LLP (247224) 1770 Iowa Avenue, Suite 240 Riverside, CA 92507-2479 TELEPHONE NO.: Daytime: (951) 788-0100 FAX NO.: Fax: (951) 788-5785 E-MAIL ADDRESS: mkosla@bwsllaw.com ATTORNEY FOR (Name): WESTERN HILLS WATER DISTRICT, an agency of the State of California	LEVYING OFFICER (Name and Address): Stanislaus County Sheriff's Office Sheriff Civil Division P.O. Box 3288 801 11th Street, Suite 2200 Modesto, CA 95354 (209) 491-8762 Fax #: (209) 491-8766 California Relay Service Number (800) 735-2929 TDD or 711
SUPERIOR COURT OF CALIFORNIA, COUNTY OF Stanislaus STREET ADDRESS: 801 10th Street, 4th fl MAILING ADDRESS: P.O. Box 1098 CITY AND ZIP CODE: Modesto, CA 95354 BRANCH NAME: Stanislaus Superior Court	COURT CASE NUMBER: 662071
PLAINTIFF/PETITIONER: WESTERN HILLS WATER DISTRICT, ETC. DEFENDANT/RESPONDENT: KITCO HOLDINGS, LLC, ET AL	LEVYING OFFICER FILE NUMBER: 2022004231
Sheriff's Sale Under Foreclosure	

Date: **12/14/2022**

In favor of: **WESTERN HILLS WATER DISTRICT, an agency of the State of California, on behalf of the owners of its Community Facilities District No. 1 Bonds, C/O Martin Kosla, Esq. Burke, Williams & Sorensen, 1770 Iowa Avenue, Suite 240, Riverside, CA 92507-2479**

And against: **KITCO HOLDINGS, LLC, a California Limited Liability Company, 1421 State St., Ste. B, Santa Barbara, CA 93101, DE WITTE MORTGAGE INVESTORS FUND, LLC, a California Limited Liability Company, 3905 State Street, 7-218, Santa Barbara, CA 93105**

Under a Writ of Sale issued out of the above court on 09/29/2022, on a judgment rendered on 01/25/2012 for the sum of \$228,573.97, I have levied upon all the rights, title, and interest of the judgment debtor(s), KITCO HOLDINGS, LLC, a California Limited Liability Company, DE WITTE MORTGAGE INVESTORS FUND, LLC, a California Limited Liability Company

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

Physical Address: **8 Vacant Parcels, Patterson, CA 95363**

Legal Description: **See attachment 25 e.**

APN(s): **025-050-005-000, 025-050-006-000, 025-050-007-000, 025-050-008-000, 025-050-009-000, 025-050-010-000, 025-050-011-000, 025-050-012-000**

The property to be sold is NOT subject to the right of redemption.

The amount of the secured indebtedness with interest and costs: \$256,257.65 (estimated)

Minimum Bid (If applicable): \$256,257.65 (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
01/19/2023 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.

SHORT TITLE: WESTERN HILLS WATER DISTRICT, ETC. v. KITCO HOLDINGS, LLC, ET AL.	CASE NUMBER: 662071
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ATTACHMENT (Number): 25 e.

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

25e. Description of property:

Legal Descriptions:

APN 025-050-005:

ALL THAT CERTAIN PROPERTY LOCATED IN THE COUNTY OF STANISLAUS, STATE OF CALIFORNIA AND DESCRIBED AS FOLLOWS:

PARCEL ONE:

LOT 165 AS SHOWN ON THAT CERTAIN MAP ENTITLED "DIABLO GRANDE, THE LEGENDS, UNIT NO. 1", FILED FOR RECORD APRIL 10, 2008 IN VOLUME 43 OF MAPS, AT PAGE 84, STANISLAUS COUNTY RECORDS.

PARCEL TWO:

A NON-EXCLUSIVE EASEMENT FOR INGRESS, EGRESS, PUBLIC UTILITIES AND INCIDENTAL PURPOSES, OVER THE PRIVATE ROADS SHOWN ON THAT CERTAIN MAP ENTITLED, "DIABLO GRANDE, UNIT NO. 1A" RECORDED MAY 13, 2001 IN BOOK 40 OF MAPS AT PAGE 94, STANISLAUS COUNTY RECORDS.

PARCEL THREE:

A NON-EXCLUSIVE EASEMENT FOR INGRESS, EGRESS, PUBLIC UTILITIES AND INCIDENTAL PURPOSES, OVER THAT CERTAIN 100 FOOT WIDE PRIVATE ACCESS AND PUBLIC UTILITY EASEMENT SHOWN ON THAT CERTAIN PARCEL MAP, FILED FOR RECORD MARCH 31, 2005, IN BOOK 53 OF PARCEL MAPS AT PAGE 70, STANISLAUS COUNTY RECORDS, BEING PORTIONS OF SECTION S 24 AND 25 IN TOWNSHIP 6 SOUTH, RANGE 6 EAST, AND SECTION 19 IN TOWNSHIP 6 SOUTH, RANGE 7 EAST, MOUNT DIABLO BASE AND MERIDIAN. APN 025-050-005

APN 025-050-007:

ALL THAT CERTAIN PROPERTY LOCATED IN THE COUNTY OF STANISLAUS, STATE OF CALIFORNIA AND DESCRIBED AS FOLLOWS:

PARCEL ONE:

LOTS 167 AS SHOWN ON THAT CERTAIN MAP ENTITLED "DIABLO GRANDE, THE LEGENDS, UNIT NO. 1", FILED FOR RECORD APRIL 10, 2008 IN VOLUME 43 OF MAPS, AT PAGE 84, STANISLAUS COUNTY RECORDS.

PARCEL TWO:

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

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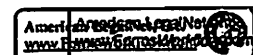
(Add pages as required)

RIV #4891-4349-3940 v2

Form Approved for Optional Use
 Judicial Council of California
 MC-025 (Rev. July 1, 2009)

ATTACHMENT
to Judicial Council Form

www.courtinfo.ca.gov



SHORT TITLE: WESTERN HILLS WATER DISTRICT, ETC. v. KITCO HOLDINGS, LLC, ET AL.	CASE NUMBER: 662071
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ATTACHMENT (Number): 25 e.

(This Attachment may be used with any Judicial Council form.)

— Items continued from page 2—

25e. Description of property:

Legal Descriptions:

APN 025-050-006:

ALL THAT CERTAIN PROPERTY LOCATED IN THE COUNTY OF STANISLAUS, STATE OF CALIFORNIA AND DESCRIBED AS FOLLOWS:

PARCEL ONE:

LOTS 166 AS SHOWN ON THAT CERTAIN MAP ENTITLED "DIABLO GRANDE, THE LEGENDS, UNIT NO. 1", FILED FOR RECORD APRIL 10, 2008 IN VOLUME 43 OF MAPS, AT PAGE 84, STANISLAUS COUNTY RECORDS.

PARCEL TWO:

A NON-EXCLUSIVE EASEMENT FOR INGRESS, EGRESS, PUBLIC UTILITIES AND INCIDENTAL PURPOSES, OVER THE PRIVATE ROADS SHOWN ON THAT CERTAIN MAP ENTITLED, "DIABLO GRANDE, UNIT NO. 1A" RECORDED MAY 13, 2001 IN BOOK 40 OF MAPS AT PAGE 94, STANISLAUS COUNTY RECORDS.

PARCEL THREE:

A NON-EXCLUSIVE EASEMENT FOR INGRESS, EGRESS, PUBLIC UTILITIES AND INCIDENTAL PURPOSES, OVER THAT CERTAIN 100 FOOT WIDE PRIVATE ACCESS AND PUBLIC UTILITY EASEMENT SHOWN ON THAT CERTAIN PARCEL MAP, FILED FOR RECORD MARCH 31, 2005, IN BOOK 53 OF PARCEL MAPS AT PAGE 70, STANISLAUS COUNTY RECORDS, BEING PORTIONS OF SECTION S 24 AND 25 IN TOWNSHIP 6 SOUTH, RANGE 6 EAST, AND SECTION 19 IN TOWNSHIP 6 SOUTH, RANGE 7 EAST, MOUNT DIABLO BASE AND MERIDIAN. APN 025-050-006

APN 025-050-007:

ALL THAT CERTAIN PROPERTY LOCATED IN THE COUNTY OF STANISLAUS, STATE OF CALIFORNIA AND DESCRIBED AS FOLLOWS:

PARCEL ONE:

LOTS 167 AS SHOWN ON THAT CERTAIN MAP ENTITLED "DIABLO GRANDE, THE LEGENDS, UNIT NO. 1", FILED FOR RECORD APRIL 10, 2008 IN VOLUME 43 OF MAPS, AT PAGE 84, STANISLAUS COUNTY RECORDS.

PARCEL TWO:

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(Add pages as required)

SHORT TITLE: WESTERN HILLS WATER DISTRICT, ETC. v. KITCO HOLDINGS, LLC, ET AL.	CASE NUMBER: 662071
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ATTACHMENT (Number): 25 e.

(This Attachment may be used with any Judicial Council form.)

— Items continued from page 2—

25e. Description of property:

Legal Descriptions:

APN 025-050-008:

ALL THAT CERTAIN PROPERTY LOCATED IN THE COUNTY OF STANISLAUS, STATE OF CALIFORNIA AND DESCRIBED AS FOLLOWS:

PARCEL ONE:

LOTS 168 AS SHOWN ON THAT CERTAIN MAP ENTITLED "DIABLO GRANDE, THE LEGENDS, UNIT NO. 1", FILED FOR RECORD APRIL 10, 2008 IN VOLUME 43 OF MAPS, AT PAGE 84, STANISLAUS COUNTY RECORDS.

PARCEL TWO:

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APN 025-050-009:

ALL THAT CERTAIN PROPERTY LOCATED IN THE COUNTY OF STANISLAUS, STATE OF CALIFORNIA AND DESCRIBED AS FOLLOWS:

PARCEL ONE:

LOTS 169 AS SHOWN ON THAT CERTAIN MAP ENTITLED "DIABLO GRANDE, THE LEGENDS, UNIT NO. 1", FILED FOR RECORD APRIL 10, 2008 IN VOLUME 43 OF MAPS, AT PAGE 84, STANISLAUS COUNTY RECORDS.

PARCEL TWO:

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SHORT TITLE: WESTERN HILLS WATER DISTRICT, ETC. v. KITCO HOLDINGS, LLC, ET AL.	CASE NUMBER: 662071
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ATTACHMENT (Number): 25 e.

(This Attachment may be used with any Judicial Council form.)

— Items continued from page 2—

25e. Description of property:

Legal Descriptions:

APN 025-050-010:

ALL THAT CERTAIN PROPERTY LOCATED IN THE COUNTY OF STANISLAUS, STATE OF CALIFORNIA AND DESCRIBED AS FOLLOWS:

PARCEL ONE:

LOTS 170 AS SHOWN ON THAT CERTAIN MAP ENTITLED "DIABLO GRANDE, THE LEGENDS, UNIT NO. 1", FILED FOR RECORD APRIL 10, 2008 IN VOLUME 43 OF MAPS, AT PAGE 84, STANISLAUS COUNTY RECORDS.

PARCEL TWO:

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APN 025-050-010

APN 025-050-011:

ALL THAT CERTAIN PROPERTY LOCATED IN THE COUNTY OF STANISLAUS, STATE OF CALIFORNIA AND DESCRIBED AS FOLLOWS:

PARCEL ONE:

LOTS 171, INCLUSIVE, AS SHOWN ON THAT CERTAIN MAP ENTITLED "DIABLO GRANDE, THE LEGENDS, UNIT NO. 1", FILED FOR RECORD APRIL 10, 2008 IN VOLUME 43 OF MAPS, AT PAGE 84, STANISLAUS COUNTY RECORDS.

PARCEL TWO:

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APN 025-050-011

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

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(Add pages as required)

ATTACHMENT (Number): 25 e.

SHORT TITLE: WESTERN HILLS WATER DISTRICT, ETC. v. KITCO HOLDINGS, LLC, ET AL.	CASE NUMBER: 662071
---	------------------------

ATTACHMENT (Number): 25 e.

— Items continued from page 2—

25e. Description of property:Legal Descriptions:**APN 025-050-012:**

ALL THAT CERTAIN PROPERTY LOCATED IN THE COUNTY OF STANISLAUS, STATE OF CALIFORNIA AND DESCRIBED AS FOLLOWS:

PARCEL ONE:

LOTS 172 AS SHOWN ON THAT CERTAIN MAP ENTITLED "DIABLO GRANDE, THE LEGENDS, UNIT NO. 1", FILED FOR RECORD APRIL 10, 2008 IN VOLUME 43 OF MAPS, AT PAGE 84, STANISLAUS COUNTY RECORDS.

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APN 025-050-012

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

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(Add pages as required)

THE UNIVERSITY OF CHICAGO

PHYSICS DEPARTMENT

PHYSICS 311

PROBLEM SET 1

DATE: _____

1. A particle of mass m moves in a circular path of radius r with constant speed v . Find the magnitude of the centripetal force.

2. A car of mass M is moving in a circular path of radius R with constant speed v . Find the centripetal force.

3. A particle of mass m moves in a circular path of radius r with constant speed v . Find the centripetal force.

4. A particle of mass m moves in a circular path of radius r with constant speed v . Find the centripetal force.

5. A particle of mass m moves in a circular path of radius r with constant speed v . Find the centripetal force.

6. A particle of mass m moves in a circular path of radius r with constant speed v . Find the centripetal force.

**STANISLAUS COUNTY
SHERIFF'S OFFICE**

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

**JEFF DIRKSE
SHERIFF CORONER
PUBLIC ADMINISTRATOR**

**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