

Barbara J Levey
Merced County Clerk - Recorder

TC Tax Collector

G

Doc#: 2013-028632



Titles:	1	Pages:	2
Fees			0.00
Taxes			0.00
Other			0.00
PAID			\$0.00

Return To:
TAX COLLECTOR

NOTICE OF POWER TO SELL TAX-DEFAULTED PROPERTY

Which, pursuant to law was declared to be tax-defaulted on July 1, 2013 for the nonpayment of delinquent taxes in the amount of 3,845.99 for the fiscal year 2007 -2008
Default Number 080002742

Notice is hereby given by the Tax Collector of Merced County that, pursuant to Revenue and Taxation Code § 3691, (1) five or more years have elapsed since the duly assessed and legally levied taxes on the property described herein were declared in default; (2) the property is subject to sale for nonpayment of taxes; and (3) the property will be sold unless the amount required to redeem the property is paid to the Tax Collector of said County before sale. The real property subject to this notice is assessed to:

MERAZ, ANTONIO PEREZ and is situated in said County, State of California, described as follows:
034-230-021
(Assessor's Parcel Number)

SEE EXHIBIT A

Executed on August 1, 2013

KAREN D. ADAMS, CPA
Treasurer - Tax Collector
By Shannon B De Louiz
Deputy

State of California
Merced County

On August 1, 2013 before me, Barbara J Levey, Merced Co. Clerk-Recorder, personally appeared Shannon B De Louiz, Chief Deputy Tax Collector, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct
WITNESS my hand and official seal.

Signature Shannon B De Louiz, Deputy

in solvent, take enforcement of proceedings involving a mortgage or security. When lender or lender's option, upon notice to Borrower, may make such appearance, disburse such sums and take such action as is necessary to protect lender's interest, including, but not limited to, disbursement of reasonable attorney's fees and entry upon the Property to make repairs. If lender required mortgage insurance as a condition of making the loan secured by this Deed of Trust, Borrower shall pay the premiums required to maintain such insurance in effect until such time as the requirement for such insurance terminates in accordance with a Borrower's and lender's written agreement or applicable law. Borrower shall pay the amount of all mortgage insurance premiums in the manner provided under paragraph 7 hereof.

Any amounts disbursed by lender pursuant to this paragraph 7, with interest thereon, shall become additional indebtedness of Borrower secured by this Deed of Trust. Unless Borrower and lender agree to other terms of payment, such amounts shall be payable upon notice from lender to Borrower requesting payment thereof, and shall bear interest from the date of disbursement at the rate payable from time to time on outstanding principal under the Note unless payment of interest at such rate would be contrary to applicable law, in which event such amounts shall bear interest at the highest rate permissible under applicable law. Nothing contained in this paragraph 7 shall require lender to incur any expense or take any action hereunder.

Inspection. Lender may make or cause to be made reasonable entries upon and inspections of the Property, provided that lender shall give Borrower notice prior to any such inspection specifying reasonable cause therefor related to lender's interest in the Property.

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RECORDING REQUESTED BY		18221
AND WHEN RECORDED MAIL THIS DEED AND, UNLESS OTHER WISE SHOWN BELOW, MAIL TAX STATEMENTS TO:		RECORDED BY <i>Rosemary Perez Meraz</i> AUG 22 1983 at 4:15 PM
NAME	<i>Antonio Perez Meraz</i>	VOL 2387 PAGE 345
ADDRESS	<i>2300 Anderegg</i>	OFFL RECORDS OF MERCED COUNTY CALIFORNIA
CITY & STATE ZIP	<i>Merced, Ca. 95340</i>	LEROY G. GILSDORF Recorder
Title Order No.	Entry No.	<i>Elaine Kollman</i> Assistant

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Gift GRANT DEED

The undersigned declares that the documentary transfer tax is \$..... and is
☒ computed on the full value of the interest or property conveyed, or is
☐ computed on the full value less the value of liens or encumbrances remaining thereon at the time of sale. The land, tenements or realty is located in
☐ unincorporated area ☐ city of *Merced* and

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

Rosemary Perez Meraz
2300 Anderegg Drive
Merced, Ca. 95340
 hereby GRANT(S) to *Antonio Perez Meraz*
2300 Anderegg
Merced, Ca. 95340
 the following described real property in the
 county of *Merced* State of California:

All that portion of Lot 29, as shown on the map entitled "MAP OF BRADLEY'S ADDITION NO. 1 TO MERCED, CALIFORNIA", filed April 24, 1903, in the office of the County Recorder of Merced County, in Vol. 2 of Official Plats, at page 66, bounded and described as follows:

BEGINNING at a point on the Southeasterly line of a 40 foot avenue (which point is identified as being South 24° 40' West 75 feet from a point which bears South 65° 20' East 227.45 feet, and South 2° 06' East 236.6 feet and North 65° 20' West 139.15 feet from the Northwest corner of said Lot 29); thence from said point of beginning, boundary extends South 24° 50' West along the Southeasterly line of said avenue, 65 feet; thence South 65° 20' East to the East line of John M. Anderegg Tract; thence North 2° 06' East along the East line of said John M. Anderegg tract to the Southeast corner of the land conveyed by John M. Anderegg and Marie E. Anderegg, his wife, to Grady T. Anderson and Rebecca Anderson, his wife, by Deed dated May 24, 1938, and recorded in Vol. 589 of Official Records, at page 51; thence North 65° 20' West along said Anderson parcel to the point of beginning.

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