

**NOTICE OF IMPENDING POWER AND INTENT TO SELL TAX-DEFAULTED PROPERTY  
(Revenue and Taxation Code Sections 3361, 3362)**

Pursuant to Revenue and Taxation Code sections 3691 and 3692.4, the following real properties will be subject to the Tax Collector's Power to Sell on July 1, 2024, at 12:01 a.m., by operation of law. The parcels described below will have been tax-defaulted five or more years.

The Tax Collector's Power to Sell will arise unless the property is either redeemed or an installment plan of redemption initiated, as provided by law, prior to close of business on the last business day of 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 terminates at close of business on the last business day prior to the date of the sale by the Tax Collector.

All information concerning redemption or the initiation of an installment plan of redemption will, upon request, be furnished by James W. Hamilton, San Luis Obispo County Tax Collector, 1055 Monterey St., Room D-290, County Government Center, San Luis Obispo, CA, 93408. Telephone inquiries may be directed to (805) 781-5836. Information regarding current and prior year tax amounts can also be found on the Tax Collector's website at: [www.slcoountytax.org](http://www.slcoountytax.org).

**The amount to redeem, including all penalties and fees, as of June 2024, is shown opposite the assessment number and next to the name of the assessee.**

**PARCEL (ASSESSMENT) 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 to the individual parcel number on the map page or in the block. Assessment numbers beginning with "902" indicate a timeshare property.

The Assessor's parcel maps and further explanation of the parcel numbering system are available in the Assessor's Office, 1055 Monterey St., Room D-360, County Government Center, San Luis Obispo, CA, 93408 or online at <http://www.slcoounty.ca.gov/Departments/Assessor/Services/Assessment-Maps.aspx>.

**These Properties were Declared to be Tax-Defaulted in the Year 2019 for the Taxes and/or Assessments and Other Charges Levied in the Fiscal Year 2018/19**

Assessment Number	Property Address	Assessee	Amount to Redeem if Paid in June 2024
022-151-014	5690 Windsor Bl CAMB	Stefan Margo E Tre Etal	\$6,212.86
022-202-004	No Situs Address	Cummings G Patricia Etal	\$936.79
022-223-005	Cambridge St CAMB	Stefan Margo E	\$4,272.88
023-066-011	975 Drake St CAMB	Krechter Janis L Tre Etal	\$8,556.27
023-192-010	1685 Dreydon Av CAMB	Cheatham Evelyn Tre Etal	\$4,989.16
023-204-012	No Situs Address	Nechak Mary J Heirs of	\$3,278.16
023-281-013	Newport Av CAMB	Norton James R & Barbara G	\$4,796.21
023-333-029	No Situs Address	Cheatham Evelyn Tre Etal	\$3,591.28
023-451-031	2418 Malvern Av CAMB	Stefan Margo E Tre Etal	\$4,685.98
023-451-032	2422 Malvern Av CAMB	Stefan Margo E Tre Etal	\$6,202.87
023-471-018	3125 Wood Dr CAMB	Stefan Margo E Tre Etal	\$2,976.30
045-316-071	9388 Cielo Azul Ct ATAS	Chester Charles M Jr Etal	\$48,141.70
050-321-025	13570 Santa Lucia Rd ATAS	Vetter William J III Etal	\$64,464.79
059-481-001	16954 El Camino Real GARD	Eberly Dan H Tre Etal	\$26,271.21
064-057-026	No Situs Address	Vialla Philippe & Nicole	\$463.99
064-063-041	Paper Roads Cayucos NCADEL	Mueller Stephan	\$661.85
064-325-001	Paper Roads Cayucos NCADEL	Our Kids Future Foundation	\$376.71
064-325-002	Paper Roads Cayucos NCADEL	Our Kids Future Foundation	\$376.71
064-325-003	Paper Roads Cayucos NCADEL	Our Kids Future Foundation	\$376.71
064-353-043	Paper Roads Cayucos EST	Candaele Robert R Etal	\$463.99
075-041-024	155 Vista Montana Ln SCSC	Auburn Oak Builders Inc	\$36,956.48
075-041-025	161 Vista Montana Ln SCSC	Sunset Ridge Builders Inc	\$36,956.48
075-041-026	165 Vista Montana Ln SCSC	Arvin Builders Inc	\$36,956.48
075-041-027	175 Vista Montana Ln SCSC	VPM Properties LLC	\$36,750.86
075-041-029	185 Vista Montana Ln SCSC	Pratt Richard A Jr	\$36,956.48
080-171-003	3990 Natoma Pass Rd NCADEL	Buddell James W & Sandra K	\$4,341.05
082-051-004	Daly City Rd CAVA	Penny Paul O Heirs of Etal	\$677.55
082-091-020	De Sabla Rd	Shahid Habib	\$3,483.23
082-101-056	No Situs Address	Cummins Terri LR	\$656.50
082-161-003	13755 Soda Lake Rd CAVA	Xiong Cher	\$2,307.08
082-181-011	Degiorgi Rd CAVA	Thao Dylan C	\$6,421.39
082-271-036	No Situs Address	Xiong Feng K	\$1,445.78
082-281-042	Grande Vista Dr CAVA	Xiong Jason	\$1,243.18
082-291-052	Gleason Rd CAVA	Xiong Vang & Houa	\$2,251.57
082-291-073	13790 Gleason Rd CAVA	Moua Bill Etal	\$2,193.09
083-041-019	No Situs Address	Rideau Louis P Heirs of Etal	\$658.96
083-041-020	No Situs Address	Rideau Louis P Heirs of Etal	\$652.96
083-041-036	No Situs Address	Garcia Hilbert H	\$652.96
083-061-048	Cahuenga Trail Rd CAVA	Jackson Lana M	\$652.96
083-091-010	Bridgeville Rd CAVA	Malarapa Chandrakiran Etal	\$657.10
083-091-048	No Situs Address	Romine William D Tre Etal	\$663.10
083-141-052	No Situs Address	Jones Dawn E Tre	\$663.10
083-171-017	No Situs Address	Gallardo Francisco Etal	\$545.41
083-221-050	No Situs Address	Moore Melvin Tre Etal	\$599.40
083-231-062	No Situs Address	Chaney Patricia A	\$677.55
083-241-012	No Situs Address	Bauer Margaret L	\$622.88
083-241-030	Coachella Trail CAVA	Jafarieh Mostafa	\$657.10
083-261-057	No Situs Address	Andreini Linda Tre Etal	\$657.10
083-261-058	No Situs Address	Andreini Linda Tre Etal	\$657.10
083-301-002	No Situs Address	Oberhausen Linda Heirs of Etal	\$657.10
083-321-020	Kingston Rd CAVA	Lee Kao	\$1,492.08
083-351-038	No Situs Address	Nadasi-Harper Katalin O	\$657.10
083-361-026	No Situs Address	Laster RK	\$535.00
083-371-041	No Situs Address	Her Tou M Etal	\$654.82
083-381-017	Carpenteria Tr CAVA	Vang Jim X	\$659.87
083-391-013	No Situs Address	Steffen Sandra J	\$657.10
083-421-023	No Situs Address	Madero Manuel R Heirs of	\$603.05
083-421-038	No Situs Address	Roy Rabindra K & Pritha G	\$657.10
083-431-017	No Situs Address	Rideau Louis P Heirs of Etal	\$673.58

083-431-018	No Situs Address	Rideau Louis P Heirs of Etal	\$653.12
083-441-008	No Situs Address	Davis Robert L	\$656.50
083-481-031	Soda Lake Rd CAVA	Correces Odysseus H & Novie M	\$361.18
084-011-012	No Situs Address	Katz Harold L Tre Etal	\$291.23
084-021-011	No Situs Address	Pizzio Valerie Tre Etal	\$501.14
084-021-012	No Situs Address	Jackson Harris C Heirs of Etal	\$663.10
084-021-048	No Situs Address	McMakin Lynn Heirs of Etal	\$657.10
084-051-005	No Situs Address	Garcia Hector Etux	\$652.96
084-081-004	Arrowbear Tr CAVA	Correces Odysseus H & Novie M	\$459.44
084-081-050	14555 Arvin Tr CAVA	Xiong Chue V Heirs of	\$673.41
084-171-059	No Situs Address	Marcial Eduardo N Heirs of Etal	\$682.00
084-191-037	No Situs Address	Saunders Joe B Heirs of	\$663.10
084-191-049	No Situs Address	Castillo JG & AR	\$622.88
084-221-011	No Situs Address	Xiong Neng JS	\$653.87
084-231-019	No Situs Address	Harmon Ryccke Heirs of Etal	\$657.10
084-241-005	No Situs Address	Stamboni Phyllis	\$657.10
084-251-038	No Situs Address	Thammavongkeo Nancy	\$2,814.48
084-271-051	13855 Brady Tr CAVA	Xiong Kao T	\$653.87
084-281-034	No Situs Address	Vargas Victor & Queta	\$657.10
084-301-011	No Situs Address	Hagerman MA	\$657.10
084-311-031	No Situs Address	Shaffer Irene Heirs of	\$652.00
084-311-032	No Situs Address	Shaffer Irene Heirs of	\$652.00
084-311-057	No Situs Address	Sweesy Harold C Heirs of Etal	\$657.10
084-371-019	No Situs Address	Shipp GW	\$657.10
084-371-042	No Situs Address	Henderson Eleanor L Heirs of Etal	\$663.10
084-441-047	No Situs Address	Kilpatrick Louis A Etal	\$657.10
084-451-038	Burney Rd CAVA	Canadilla Beatrice Heirs of Etal	\$658.96
084-461-019	Caution Rd CAVA	Garcia Maria TA	\$652.96
084-471-055	No Situs Address	Alam Mashfiq	\$652.96
090-382-016	195 Ea Tefft St NIPO	Carper Dustin	\$21,058.28
091-326-017	709 Sandydale Dr NIPO	All Basye Family Ltd Ptp	\$25,124.95
096-291-025	Soda Lake Rd CAR	Parra Oscar V	\$1,850.18
902-000-419	3254 Avila Beach Dr AVLB	Ainsworth Frederick D Etal	\$485.20
902-000-674	3254 Avila Beach Dr AVLB	Jackson Harrison Heirs of Etux	\$535.80
902-001-281	3254 Avila Beach Dr AVLB	Bridges James W & Debra L	\$535.80
902-001-309	3254 Avila Beach Dr AVLB	Patton Miranda D	\$535.80
902-001-426	3254 Avila Beach Dr AVLB	Mayer Michele A	\$535.80
902-001-941	3254 Avila Beach Dr AVLB	Brandenburg William E	\$535.80
902-002-116	3254 Avila Beach Dr AVLB	Gates Linda M Heirs of Etcon	\$535.80
902-002-925	3254 Avila Beach Dr AVLB	Roy William J	\$636.38

**These Properties were Declared to be Tax-Defaulted in the Year 2018 for the Taxes and/or Assessments and Other Charges Levied in the Fiscal Year 2017/18**

Assessment Number	Property Address	Assessee	Amount to Redeem if Paid in June 2024
028-321-020	5025 Gancho Av ATAS	Martinez Stephen R	\$6,931.71
060-602-015	1190 Nacimiento Av GROC	Murray Kevin V	\$28,783.88
072-061-023	No Situs Address	Ceralde Isadora G	\$4,094.14
083-021-064	13680 Camarillo Rd CAVA	Wadhams Leora M Tre	\$5,119.16
083-031-036	Briceland Rd CAVA	Rayapati Venkatapathi N	\$579.13

**These Properties were Declared to be Tax-Defaulted in the Year 2017 for the Taxes and/or Assessments and Other Charges Levied in the Fiscal Year 2016/17**

Assessment Number	Property Address	Assessee	Amount to Redeem if Paid in June 2024
021-171-002	1478 L St SMIG	Dominguez Hugo L	\$1,522.35
023-222-062	2760 Trenton Av CAMB	Olden Dwight O Tre Etal	\$901.76
062-064-016	2130 Wilmar Av OCNO	Fernandez Gerard S	\$20,240.55

I declare under penalty of perjury that the foregoing is true and correct.

/s/ James W. Hamilton, CPA

San Luis Obispo County Tax Collector

Executed at San Luis Obispo, San Luis Obispo County on May 30, 2024

Published in New Times on May 30, June 6, and June 13, 2024

**NOTICE OF PROPERTY TAX DELINQUENCY AND IMPENDING DEFAULT  
(Revenue and Taxation Code Sections 3351 and 3352)**

I, James W. Hamilton, San Luis Obispo County Tax Collector, State of California, certify as follows: That at 12:01 a.m. on July 1, 2024, by operation of law, any real property (unless previously tax-defaulted and not redeemed) that have any delinquent taxes, assessments, or other charges levied for the Fiscal Year 2023-2024, and/or any delinquent supplemental taxes levied prior to the Fiscal Year 2023-2024, shall be declared tax-defaulted.

Unless the 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 subject to the Tax Collector's Power to Sell after five years of tax-default and may be subsequently sold at a tax sale in satisfaction of the tax lien.

A detailed list of all of these properties remaining tax-defaulted at the close of business on July 1, 2027, and not redeemed prior to being submitted for publication, for which mailed notice of defaulted taxes was returned undeliverable, shall be published on or before September 8, 2027. On that date, all such property not redeemed will have been in a tax-defaulted status for over three years.

Information concerning redemption or the initiation of an installment plan of redemption of tax-defaulted property will, upon request, be furnished by James W. Hamilton, San Luis Obispo County Tax Collector, 1055 Monterey St., Room D-290, County Government Center, San Luis Obispo, CA, 93408. Inquiries by phone may be directed to (805) 781-5831. Information regarding current and prior year tax amounts can be found on the Tax Collector's website at: [www.slcoountytax.org](http://www.slcoountytax.org).

I declare under penalty of perjury that the foregoing is true and correct.

/s/ James W. Hamilton, CPA

San Luis Obispo County Tax Collector

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