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, 2025, 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.slocountytax.org.

The amount to redeem, including all penalties and fees, as of June 2025, 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.slocounty.ca.gov/Departments/Assessor/Services/Assessment-Maps.aspx.

These Properties were Declared to be Tax-Defaulted in the Year 2020 for the Taxes and/or Assessments and Other Charges Levied in the Fiscal Year 2019/20

Assessment Number	Property Address	Assessee	Amount to Redeem
001-106-003	841 Venable St SLOC	Erby Kathryn A Tre Etal	$44,866.40
010-342-018	230 Pier Av	Holdgrafer Garry N II & Margaret M	$99,359.87
012-252-063	2600 Captains Walk OAKS	Bull Porter LLC	$46,688.27
012-345-026	4621 Blue Lupine Ln HERT	Maher Roberta J Heirs of	$18,659.26
015-144-005	No Situs Address	Harrison Brenda Pers Rep	$5,233.92
015-282-044	No Situs Address	Odell Carol Tre Etal	$5,559.22
022-026-037	5696 Moonstone Beach Dr CAMB	Stefan Margo E	$18,549.47
022-041-001	503 Weymouth St CAMB	Smalley Betty J Tre Etal	$9,403.62
022-121-010	739 Main St CAMB	Stefan Margo E Tre Etal	$11,188.26
023-116-022	1760 Chester Ln CAMB	Hanle Caroline	$3,969.25
023-171-028	Saint Thomas Av CAMB	Abril Aaron J	$3,899.80
029-121-008	No Situs Address	Babcock GH & JA	$1,034.06
031-114-001	8370 Alta Vista Av ATAS	Davis Carolyn	$10,421.52
031-381-055	7985 Santa Rosa Rd ATAS	Lankard Gregory C	$39,844.97
035-151-013	No Situs Address	Hill Rose Heirs of Etal	$897.36
042-201-021	No Situs Address	Pippin Bill F	$582.31
051-091-006	San Cayetano Rd NCSAL	Evans Susan M	$521.69
064-333-010	Paper Roads Cayucos EST	Brubaker Richard Tre Etal	$569.22
064-352-015	Paper Roads Cayucos EST	Dbeau Dondreydieu	$403.30
064-361-063	Paper Roads Cayucos EST	Mickel Edwin A Heirs of Etux	$403.30
064-391-050	Paper Roads Cayucos EST	Toups Jerry C	$1,306.14
064-402-009	Paper Roads Cayucos EST	Kellermann Hans-Juergen	$735.73
070-233-029	No Situs Address	Holdings 22 LLC	$6,091.28
072-221-011	No Situs Address	Lee Kevin	$7,427.68
072-262-016	No Situs Address	Loh Han B Etal	$1,505.70
072-301-006	Carrisa Hy CAR	West Coast Construction & Clean Ups LLC	$8,385.38
072-301-007	8380 Carrisa Hy CAR	Delgado Nasareno M	$9,788.57
072-301-013	8888 Carrisa Hy CAR	Delgado Nasareno M	$37,505.98
082-041-019	No Situs Address	Zarate Everado	$1,646.94
082-051-054	No Situs Address	Bernardo Celedonio M	$790.22
082-081-012	No Situs Address	Valenzuela MN & MC	$663.76
082-081-039	No Situs Address	Daughtery Shawn T Etal	$790.22
082-121-022	Delta Rd CAVA	Rayapati Venkatapathi N & Vijayasri	$665.57
082-121-053	No Situs Address	Radigan Ann Heirs of Etal	$796.83
082-121-054	No Situs Address	Radigan Ann Heirs of Etal	$763.19
082-191-006	No Situs Address	Munoz Jennifer I Tre Etal	$374.87
082-191-025	14380 Del Rosa Rd CAVA	Thao Tou Y	$7,891.77
082-201-017	No Situs Address	Jackman JH & Antionette	$1,071.89
082-201-068	Dorris Rd CAVA	Hafler Andrew-Joseph:	$3,228.44
082-291-078	13765 Georgia Rd CAVA	Delgado Nasareno M	$17,141.71
083-021-053	No Situs Address	Visperas Nimia S Heirs of Etal	$438.28
083-021-055	13695 Carlotta Rd CAVA	Bettencourt John Heirs of	$4,697.95
083-021-057	No Situs Address	Carrillo Victor M Heirs of	$796.83
083-021-058	No Situs Address	Benrimoj Mark E & Tiffany MK Etal	$748.39
083-031-044	No Situs Address	Yang Chia	$590.29
083-041-008	No Situs Address	Rayapati Vijayasri	$689.31
083-041-035	No Situs Address	Deleon Erick	$660.82
083-041-054	Carmel Tr CAVA	Rayapati Venkatapathi N & Vijayasri	$665.57
083-071-003	No Situs Address	Ward Francis R Heirs of Etal	$730.82
083-071-045	No Situs Address	Rayapati Venkatapathi N & Vijayasri	$636.79
083-121-042	No Situs Address	Williams Gladys Tre	$469.58
083-121-060	Bishop Tr CAVA	Rayapati Vijayasri	$665.57
083-121-061	Bishop Tr CAVA	Rayapati Vijayasri	$665.57
083-131-044	No Situs Address	Lemus Ruben L Etal	$726.25
083-151-032	No Situs Address	Azparren Joaquin Heirs of Etal	$663.75
083-161-043	No Situs Address	Kennedy Kenneth D Heirs of Etux	$674.22
083-171-016	13000 Clarksburg Rd CAVA	Yang Kham H	$666.84
083-171-061	No Situs Address	Nguyen Christopher Etal	$763.19
083-181-034	Clearlake Rd CAVA	Rayapati Venkatapathi N & Vijayasri	$665.57
083-191-060	No Situs Address	Nestoroff Bernard G	$737.63
083-201-025	No Situs Address	Baxter Marquis Etal	$753.29
083-201-039	Clearlake Rd CAVA	Rayapati Venkatapathi N	$665.57
083-201-043	No Situs Address	Roy John E Etal	$744.22
083-221-016	Clarksburg Trail CAVA	Capital Investment USA Inc	$790.22
083-221-031	No Situs Address	Yosemite Consulting LLC	$520.86
083-231-028	Coachella Tr CAVA	Rayapati Venkatapathi N	$665.57
083-251-058	No Situs Address	Rayapati Venkatapathi N & Vijayasri	$665.57
083-281-031	No Situs Address	LandX LLC	$734.81
083-281-032	No Situs Address	LandX LLC	$734.81
083-301-037	Copenhagen Rd CAVA	Rayapati Venkatapathi N & Vijayasri	$665.57
083-301-043	No Situs Address	Jones Richard J Heirs of Etal	$694.76
083-331-005	No Situs Address	Rayapati Venkatapathi N& Vijayasri	$633.87
083-331-006	Cloverdale Tr CAVA	Rayapati Venkatapathi N & Vijayasri	$633.87
083-351-048	No Situs Address	Boyer Richard P Heirs of	$679.16
083-381-012	No Situs Address	Rayapati Vankatapathi N	$665.57
083-401-004	No Situs Address	Redondo Angel J Jr	$660.82
083-401-023	No Situs Address	Cormier Shirley J Etal	$742.75
083-401-032	Cornell Rd CAVA	Gaitan Johnny	$724.23
083-401-045	No Situs Address	Ham Yooh O	$730.25
083-411-018	No Situs Address	Walker Margaret O Heirs of Etal	$610.14
083-411-049	No Situs Address	Allied Medical Clinic A CA Corp	$763.19
083-471-030	No Situs Address	Beltran Carlos	$4,256.94
084-011-051	14625 Seven Mile Rd CAVA	Vang Ger	$451.18
084-031-002	No Situs Address	Land Title LLC	$604.37
084-051-060	No Situs Address	Land Title LLC Etal	$673.50
084-071-041	No Situs Address	Radigan Ann Heirs of Etal	$763.19
084-081-049	14500 Arvin Tl CAVA	Vang Xiong	$3,152.05
084-101-055	No Situs Address	Vang Richard	$1,516.57
084-111-037	No Situs Address	Moua Pha	$730.25
084-111-062	No Situs Address	Rayapati Venkatapathi N & Vijayasri	$665.57
084-141-027	No Situs Address	Vang Thomas	$730.25
084-141-040	No Situs Address	Marquez Leonardo Etux	$449.19
084-171-058	Arrowbear Tr CAVA	Rayapati Venkatapathi N & Vijayasri	$692.61
084-181-003	No Situs Address	Valencia B & PM	$751.79
084-181-039	No Situs Address	Rayapati Venkatapathi N & Vijayasri	$665.57
084-181-045	Arvin Tl CAVA	Krenbeh Thomas A Etux	$575.77
084-181-063	Asilomar Tr CAVA	Rayapati Venkatapathi N & Vijayasri	$657.61
084-191-001	No Situs Address	Sikes Thomas C Tre Etal	$717.51
084-191-028	No Situs Address	Mauro Delores L Tre Etal	$763.19
084-191-031	14555 Artois Tl CAVA	Chi Sam A	$658.88
084-191-032	No Situs Address	Chi Sam A	$658.88
084-211-006	14450 Asilomar Tl CAVA	Hurshuajer Scott	$6,586.57
084-211-054	No Situs Address	Pease Rose K	$737.63
084-221-022	No Situs Address	Frimmersdorf Lee A & Alice	$438.28
084-221-062	No Situs Address	Szuch Ruth A Tre Etal	$698.71
084-231-023	No Situs Address	Patterson L Kahlil	$769.78
084-231-044	No Situs Address	Rayapati Venkatapathi N	$665.57
084-231-059	No Situs Address	Rayapati Venkatapathi N & Vijayasri	$665.57
084-241-007	No Situs Address	Bonhomme Mary V	$670.51
084-251-053	No Situs Address	Pearson HA Etal	$374.87
084-271-033	Bechnell Tr CAVA	Chi Sam A	$724.23
084-311-009	No Situs Address	Ferreira Carl S Tre Etal	$737.63
084-321-026	No Situs Address	Hallett Marilyn L Heirs of	$660.82
084-331-030	No Situs Address	Olienyk Margaret K Heirs of Etcon	$660.82
084-341-054	No Situs Address	Gilliland Charles M Heirs of Etal	$674.22
084-351-046	Blocksburg Rd CAVA	Rayapati Venkatapathi N & Vijayasri	$665.57
084-361-036	No Situs Address	Billups Margaret L Heirs of Etal	$769.78
084-381-053	No Situs Address	Deocares Luis M	$748.87
084-391-039	No Situs Address	Ohsan Elena C Heirs of	$758.88
084-391-053	No Situs Address	Kaae CK	$758.66
084-411-055	Burney Rd CAVA	Ontiveros Jeanae Etal	$703.21
084-421-022	No Situs Address	Tustin Wayne Tre Etal	$680.32
084-431-029	13860 Burlingame Rd CAVA	Chi Sam A	$724.23
084-431-030	Burbank Rd CAVA	Chi Sam A	$751.29
084-441-026	Calabasas Tl CAVA	Rodriguez Maria E	$763.19
084-461-017	No Situs Address	Lyons Eddie Heirs of Etal	$763.19
084-461-040	Borega Rd CAVA	Dodin Family Limited Partnership Etal	$763.19
091-371-008	237 Lema Dr NIPO	McGregor Elizabeth P	$21,851.99
092-452-035	406 Jupiter Dr NIPO	Sanders Cliffogene Heirs of Etal	$7,159.54
096-231-043	Soda Lake Rd CAR	Louis Julius Jr Heirs of	$388.01
096-311-032	Soda Lake Rd CAR	Bentley Charles Tre Etal	$434.76
096-321-076	Soda Lake Rd CAR	Kadane Matthew B Tre Etal	$512.48
902-000-058	3254 Avila Beach Dr AVLB	Vaughn Robert L Heirs of	$486.22
902-001-681	3254 Avila Beach Dr AVLB	Almanza Daniel J	$539.15
902-004-167	3254 Avila Beach Dr AVLB	McDougall Dana Etcon	$802.63
902-008-594	3254 Avila Beach Dr AVLB	James Earl E Etal	$561.11
902-008-742	3254 Avila Beach Dr AVLB	Weiner Jerrold A & Margaret C	$561.11
902-008-797	3254 Avila Beach Dr AVLB	Paulsen James F Etux	$561.11
902-010-275	3254 Avila Beach Dr AVLB	Huerta Marcy R & Lucy	$438.16
902-010-364	3254 Avila Beach Dr AVLB	Norton Felix & Margaret	$438.16
902-010-604	3254 Avila Beach Dr AVLB	Daker Elizabeth G	$438.16
902-011-167	3254 Avila Beach Dr AVLB	Daker Elizabeth G	$539.15
902-011-437	3254 Avila Beach Dr AVLB	Macias Jessie J & Jennie M	$539.15

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
005-381-025	210 Coral Ct PISB	Heaslet Jack	$50,905.77
080-171-003	3990 Natoma Pass Rd NCADEL	Buddell James W & Sandra K	$3,937.89
902-010-776	3254 Avila Beach Dr AVLB	Henthorne Damon	$268.44

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
023-331-001	No Situs Address	Pollock Bruce B & Katherine G	$1,402.38
028-321-020	5025 Gancho Av ATAS	Martinez Stephen R	$8,390.79
072-061-023	No Situs Address	Ceralde Isidora G	$2,967.39

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
021-171-002	1478 L St SMIG	Dominguez Hugo L	$1,009.09
023-066-023	901 Drake St CAMB	Welsh Knute	$18,229.71
023-222-062	2760 Trenton Av CAMB	Olden Dwight O Tre Etal	$598.12
044-453-005	270 Ranchito Ln EDNA	Whitney Phillip & Theresa	$29,775.36
062-064-016	2130 Wilmar Av OCNO	Fernandez Gerard S	$11,913.47

These Properties were Declared to be Tax-Defaulted in the Year 2016 for the Taxes and/or Assessments and Other Charges Levied in the Fiscal Year 2015/16

Assessment Number	Property Address	Assessee	Amount to Redeem
069-032-009	22412 El Camino Real SMGR	Simmons Mark D Tre	$8,378.03

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 29, 2025
Published in New Times on May 29, June 5, and June 12, 2025

NOTICE OF PROPERTY TAX DELINQUENCY AND IMPENDING DEFAULT
(Revenue and Taxation Code Sections 3351and 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, 2025, 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 2024-2025, and/or any delinquent supplemental taxes levied prior to the Fiscal Year 2024-2025, 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, 2028, 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, 2028. 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.slocountytax.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
Executed at San Luis Obispo, San Luis Obispo County on May 29, 2025
Published in New Times on May 29, June 5, and June 12, 2025