



County of Fresno

Oscar J. Garcia, CPA

Auditor-Controller/Treasurer-Tax Collector

Notice of Hearing: Rescission of March 2014 Tax Sale of APN 487-150-26S (Revenue and Taxation Code § 3731)

The purpose of this letter is to give you notice that on **May 1, 2018, at 9:00 a.m.**, or as soon after that time as practicable, at the **Hall of Records, 2281 Tulare Street, Third Floor, in Fresno, California 93721**, the Board of Supervisors for the County of Fresno will hold a hearing on the rescission of the sale of the parcel described below, in the County of Fresno's March 2014 sale of tax-defaulted properties.

The affected property is identified by Assessor's Parcel Number (APN) 487-150-26S and is more particularly described as stated in the Tax Deed to Purchaser of Tax Defaulted Property (document number 2014-0050157) that is enclosed with this letter (Property).

The reason for the rescission is that the property is contaminated by hazardous materials and the purchaser at the tax sale alleges that the County was obligated to notify prospective purchasers of the contamination, and that the County is obligated to pay for remediation of the contamination. The County denies that it has those obligations.

If you have any written materials (documentary evidence, written legal arguments, presentation slides, etc.) that you wish to present to the Board of Supervisors at the hearing of this matter, please submit all of those materials not less than three weeks before the hearing in person, electronically, or by mail to:

Fresno County A-C/T-TC, Attention: Manjit Dhaliwal
P.O. Box 1192
Fresno, California 93715-1192
mdhaliwal@co.fresno.ca.us

If the Board of Supervisors determines to rescind the sale of the property, JHS, JCH, & DBH Family Limited Partnerships, which purchased the property at the Tax Sale, or its successor in interest, if applicable, will receive a refund for the purchase amount of the Property plus interest at the County pool apportioned rate as specified in Revenue and Taxation Code section 5151 from the date of purchase.

Respectfully,

Oscar J. Garcia, CPA
Auditor-Controller/Treasurer-Tax Collector

Proof of Service by Certified Mail

1. I am over 18 years of age and not a party to this proceeding. I am a resident of or employed in the county where the mailing took place.
2. My business address is Office of the Fresno County Auditor-Controller/Treasurer-Tax Collector, 2281 Tulare Street, Fresno, California 93721.
3. On (date): 3-15-18 I mailed from Fresno, California, the following document:
Notice of Hearing: Rescission of March 2014 Tax Sale of APN 487-150-26S (Revenue and Taxation Code § 3731).
4. I served the document by enclosing it in an envelope and depositing the sealed envelope with the United States Postal Service with postage fully prepaid and certified with return receipt requested.
5. The envelope was addressed and mailed as follows:
 - a. JHS, JCH, & DBH Family Limited Partnerships
5917 West Elowin Drive
Visalia, California 93291
 - b. James H. Wilkins, Esq.
Wilkins, Drolshagen & Czesinski, LLP
6785 North Willow Avenue
Fresno, California 93710

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

Date: 3-15-18

Darla A. White
(Type or print name of person completing this form)


(Signature of person completing this form)