## NOTICE OF PUBLIC INTERNET AUCTION ON NOVEMBER 6, 2026 OF TAX-DEFAULTED PROPERTY FOR DELINQUENT TAXES

Made pursuant to Section 3702, Revenue and Taxation Code

On July 28, 2026, Sean M. Coppola, El Dorado County Tax Collector, was directed to conduct a public auction sale by the Board of Supervisors of El Dorado County, California. The tax-defaulted properties listed below are subject to the Tax Collector's power of sale and have been approved for sale by a resolution dated July 28, 2026 of El Dorado County Board of Supervisors.

The internet sale will be conducted Friday, November 6, 2026 at 8:00 a.m. online at the website www.Bid4Assets.com, as a public auction to the highest bidder for not less than the opening bid as shown on this notice. Research the item prior to bidding. Due diligence research is incumbent on the bidder. The winning bidder is legally obligated to purchase the item.

Only bids submitted via the internet will be accepted and a pre-registration is required online at www.Bid4Assets.com for El Dorado County Tax Sale Auction. This year there will be two online tax sale auctions conducted simultaneously on behalf of El Dorado County through Bid4Assets. #1. Tax Sale Auction for real property: Bidders will be required to submit a refundable deposit of $3,000.00 (three thousand dollars). #2. Tax Sale Auction for Timeshares: Bidders will be required to submit a refundable deposit of $250.00 (two hundred and fifty dollars). All bidders must submit deposits electronically at www.Bid4Assets.com by October 30, 2026. The deposit will be applied to the successful bidder's purchase price. Full payment and deed information indicating how title should be vested is required within 48 hours after the end of the sale. Terms of payment are limited to wire transfer, ACH or cashier's check. A California transfer tax will be added to and collected with the purchase price and is calculated at .55 per each 500 or fraction thereof.

All property is sold as is. The county and its employees are not liable for the failure of any electronic equipment that may prevent a person from participating in the sale.

The right of redemption will cease on Thursday, November 5, 2026 at the close of business and properties not redeemed will be offered for sale. If a parcel is not sold, the right of redemption will revive and continue up to the close of business on the last business day prior to the next sale. If the parcel in not sold at the November public auction, the parcel may be re-offered within 90 days.

If the properties are sold, parties of interest, as defined in California Revenue and Taxation Code Section 4675, have a right to file a claim with the county for any excess proceeds from the sale. Excess proceeds are the amount of the highest bid in excess of the liens and costs of the sale, which are paid from the sale proceeds. Notice will be given to parties of interest, pursuant to law, if excess proceeds of $150 or greater result from the sale.

More information may be obtained by contacting the Tax Collector at http://www.edcgov.us/TaxCollector or by calling (530) 621-5800.

### PARCEL 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 the individual parcel on the map page or in the block. The Assessor's maps and further explanation of the parcel numbering system are available in the Assessor's Office.

The properties that are the subject of this notice are situated in El Dorado County, California, and are described as follows:

| ITEM NO | ASSESSORS PARCEL NO | LAST ASSESSEE | OPENING BID |
|---|---|---|---|
| 1 | 009-194-010-000 | WATSON CHRISTOPHER M<br>WATSON DEENA C | 25,300.00 |
| 3 | 026-040-005-000 | LAUSCHE ALBERT (DEC'D) | 1,500.00 |
| 4 | 026-040-006-000 | ANDERSON DELORES H<br>ANDERSON KENNETH<br>HOWE VIRGINIA M (DECD) | 900.00 |
| 5 | 026-086-012-000 | CEFALU JOHN N<br>CEFALU JUDY A | 1,300.00 |
| 6 | 027-090-016-000 | GREEN BIJOU PROPERTIES LLC DE LLC | 395,600.00 |
| 7 | 033-160-006-000 | RICHARDSON EDNA M DECD | 3,900.00 |
| 9 | 034-712-017-000 | SHANNON DONALD T JR | 24,900.00 |
| 10 | 038-342-010-000 | SCHAEFER OTTO | 1,200.00 |
| 11 | 041-370-004-000 | MARCH DAVID | 2,700.00 |
| 12 | 041-370-005-000 | HANSON JON | 4,600.00 |
| 13 | 041-370-008-000 | DORMISHEV MARIA | 4,700.00 |
| 14 | 041-793-007-000 | GONZALES WILLIAM | 3,700.00 |
| 15 | 042-621-004-000 | LEDFORD DALE C | 35,700.00 |
| 16 | 043-211-016-000 | WILLIAMSON MARILYN | 2,900.00 |
| 17 | 043-221-001-000 | GREENE KEVIN D TR<br>GREENE LORI A TR<br>GREENE K & L REV TR 3/25/02 | 22,900.00 |
| 18 | 046-154-024-000 | GLORE STEPHEN | 20,800.00 |
| 19 | 046-840-069-000 | CANDLELIGHTER LTD LIABILITY CO | 20,600.00 |
| 20 | 049-170-014-000 | UNKNOWN<br>COUNTY TAX COLLECTOR ACTING AUTH | 14,100.00 |
| 22 | 060-110-014-000 | PALOMINO CHRISTOPHER H | 17,500.00 |
| 23 | 061-061-006-000 | WATKINS WILMA I | 2,900.00 |
| 24 | 061-490-015-000 | SPENCER LISA | 8,800.00 |
| 25 | 061-490-016-000 | SPENCER FRED (DEC) | 11,000.00 |
| 26 | 062-061-003-000<br>062-061-004-000 | EMERALD DAWN LTD<br>EMERALD DWON LTD | 27,800.00 |
| 28 | 062-111-014-000 | ROBERTS CHRISTOPHER P<br>ROBERTS APRIL JENNIFER TR<br>ROBERTS AJ 2016 LIV REV TR | 6,700.00 |
| 29 | 062-160-006-000 | EMERALD DAWN LTD | 2,700.00 |
| 30 | 062-204-021-000 | JENTZEN AMANDA KAY | 2,700.00 |
| 31 | 062-500-040-000 | WALTON BEVERLY TR<br>WALTON B REV TRUST | 14,000.00 |
| 34 | 078-200-012-000 | FINCH MAGDALENE M | 16,000.00 |
| 35 | 085-040-018-000 | BAYONA ALFRED | 30,000.00 |
| 37 | 087-030-044-000 | ZENITH GP<br>KROHN SHELLY D | 14,400.00 |
| 38 | 088-350-021-000 | HOLMAN MARK A<br>HOLMAN MATTHEW R | 9,400.00 |
| 39 | 095-130-003-000 | KUNTZ WYNONA SURV TR<br>KUNTZ REV TRUST OF 10/24/1990 | 1,000.00 |
| 42 | 125-110-003-000 | GOVERNOR'S WEST LTD | 2,700.00 |
| 43 | 325-240-005-000 | FORNI DENNIS (DECD)<br>FORNI MARY O (DECD) | 2,000.00 |
| 45 | 500-031-098-000 | BONIFACIO EUSEBIO P<br>BONIFACIO ROSALINA B | 1,100.00 |
| 49 | 500-200-010-000 | RUDDIMAN THEODORE WILLIAM | 1,100.00 |
| 50 | 500-200-019-000 | LAM ELLEN<br>LAM PAUL | 4,600.00 |
| 51 | 500-200-027-000 | DROUILLARD DONNA<br>DROUILLARD WILLIAM | 1,000.00 |
| 52 | 500-200-036-000 | JURICH MARK J | 1,200.00 |
| 53 | 500-200-053-000 | FIRESIDE REGISTRY LLC DE LLC | 1,700.00 |
| 54 | 500-200-054-000 | YAMAGUCHI ESTHER<br>YAMAGUCHI YINKO | 2,300.00 |
| 55 | 500-200-058-000 | DECHERT JUNE G | 2,500.00 |
| 56 | 500-200-066-000 | CHURCH OF DIVINE MAN NP CORP | 1,200.00 |
| 57 | 500-200-079-000 | CHISLEY GLORIA<br>CHISLEY ROBERT | 2,200.00 |
| 58 | 500-201-001-000 | KUDROFF JIM J<br>KUDROFF PAULA J | 2,000.00 |
| 59 | 500-201-009-000 | SHARP PAMELA H<br>SHARP ROBERT J JR | 1,300.00 |
| 60 | 500-201-075-000 | FAHRNER ROBERT J<br>FAHRNER BETTY | 1,400.00 |
| 61 | 500-202-021-000 | STEVEN C FONG D D S INC | 1,000.00 |
| 62 | 500-202-022-000 | STEVEN C FONG D D S INC | 1,000.00 |
| 63 | 500-202-029-000 | ALFONSI LORRAINE | 1,500.00 |
| 64 | 500-202-074-000 | CHOW TONY<br>CHOW LINDA | 1,100.00 |
| 65 | 500-202-078-000 | SHARP ROBERT J JR<br>SHARP PAMELA H | 1,300.00 |
| 66 | 500-203-015-000 | LAX CHESTER A JR<br>LAX LINDA J | 1,600.00 |
| 67 | 500-203-024-000 | CRUZ ARTHUR ROQUE<br>CRUZ DIVINIA SULIT | 1,500.00 |
| 68 | 500-203-050-000 | MOCK WILLIAM HONG<br>MOCK JANE LEE | 1,000.00 |
| 69 | 500-203-058-000 | WRIGHT SELISA N K | 1,900.00 |
| 70 | 500-203-073-000 | MURPHY KEVIN<br>MURPHY DEBRA | 1,000.00 |
| 71 | 500-203-085-000 | WATTERSON KATHYE H | 2,400.00 |
| 72 | 500-204-006-000 | RAMOS SAMUEL B | 1,300.00 |
| 73 | 500-204-012-000 | DIRKS STELLA | 1,700.00 |
| 74 | 500-204-013-000 | COATS LA DEANA | 1,500.00 |
| 75 | 500-204-019-000 | RUDDIMAN THEODORE W | 1,100.00 |
| 76 | 500-204-024-000 | PARKER LEROY J<br>PARKER SANDRA S | 1,100.00 |
| 77 | 500-204-055-000 | DALLAS ESTATE HOLDINGS LLC FL LLC | 2,100.00 |
| 78 | 500-205-009-000 | CHURCH OF DIVINE MAN NP CORP | 1,200.00 |
| 79 | 500-206-006-000 | PARKS AMBER<br>BAUMGARDNER ANTHONY | 1,000.00 |
| 80 | 500-206-009-000 | WHITE DONALD C<br>WHITE FATIMA | 1,500.00 |
| 81 | 500-206-030-000 | CRAIG CARY D | 900.00 |
| 82 | 500-206-031-000 | PEZZONI NORMAN P<br>PEZZONI GLORIA A | 1,900.00 |
| 83 | 500-206-048-000 | DURST TERRY | 1,000.00 |
| 84 | 500-206-085-000 | PARKS AMBER<br>BAUMGARDNER ANTHONY | 1,000.00 |
| 85 | 501-001-030-520 | LAKE TAHOE RESORT PARTNERS LLC | 1,500.00 |
| 86 | 501-002-023-520 | LAKE TAHOE RESORT PARTNERS LLC | 1,900.00 |
| 87 | 501-002-042-520 | LAKE TAHOE RESORT PARTNERS LLC CA LLC | 2,100.00 |
| 88 | 501-011-035-520 | FOLEY JOHN F<br>FOLEY SHARON P | 1,800.00 |
| 89 | 501-012-033-510 | DEMARCO FRANK P<br>DEMARCO MARIA L | 1,800.00 |
| 90 | 501-012-044-510 | PAGEL LEONARD | 1,600.00 |
| 92 | 501-013-016-520 | CRUZ HELEN N<br>NUNEZ HELEN | 1,500.00 |
| 93 | 501-016-006-520 | LAKE TAHOE RESORT PARTNERS CA LLC | 1,300.00 |
| 94 | 501-020-034-510 | WHITLOCK KEVIN | 1,600.00 |
| 95 | 501-023-033-000 | LAKE TAHOE RESORT PARTNERS LLC CA LLC | 2,700.00 |
| 96 | 501-025-029-000 | OLIVAREZ DONALD MANUEL<br>SILVAS BLANCA DORA | 3,400.00 |
| 97 | 501-025-046-000 | ASFAW WESENACHIN<br>ALEMSEGED RAHEL | 2,400.00 |
| 98 | 502-028-026-000 | LAKE TAHOE RESORT PARTNERS CA LLC | 2,600.00 |
| 99 | 502-031-029-510 | LAKE TAHOE RESORT PARTNERS CA LLC | 1,500.00 |
| 100 | 502-032-009-000 | LAKE TAHOE RESORT PARTNERS LLC CA LLC | 3,500.00 |
| 101 | 502-032-034-000 | LAKE TAHOE RESORT PARTNERS LLC CA LLC | 2,200.00 |
| 102 | 502-033-037-510 | LAKE TAHOE RESORT PARTNERS LLC CA LLC | 2,600.00 |
| 103 | 502-036-018-510 | KEILERS LINDA E | 2,500.00 |
| 105 | 502-036-037-510 | NUNEZ HELEN TR<br>NUNEZ H LIVING TRUST 1/16/17 | 1,500.00 |
| 106 | 502-047-036-520 | GAETA JOHN C<br>LASTON ROSEMARY A | 1,500.00 |
| 107 | 502-048-032-000 | LAKE TAHOE RESORT PARTNERS LLC CA LLC | 3,500.00 |
| 109 | 502-056-017-510 | LAKE TAHOE RESORT PARTNERS LLC CA LLC | 1,800.00 |
| 112 | 502-058-030-520 | MURRAY TIMOTHY M<br>MURRAY VALERIE | 1,500.00 |
| 114 | 502-061-001-000 | MARSH EDDIE D<br>MENDICINO DEBORAH C | 5,100.00 |
| 115 | 503-068-027-510 | LAKE TAHOE RESORT PARTNERS CA LLC | 1,500.00 |
| 117 | 503-069-018-000 | LAKE TAHOE RESORT PARTNERS LLC CA LLC | 2,200.00 |
| 118 | 503-074-036-000 | BUDANSEW STEFAN<br>BUDANSEW NATHAN | 2,300.00 |
| 119 | 503-079-028-520 | LAKE TAHOE RESORT PARTNERS CA LLC | 1,600.00 |
| 121 | 503-085-022-510 | LIM JOHN C TR<br>LIM FAM TRUST U/A 11/12/2017 | 1,600.00 |
| 122 | 503-086-015-520 | ORTIZ JOSE M<br>ORTIZ ELIZABETH S | 1,600.00 |
| 123 | 503-088-032-510 | LAKE TAHOE RESORT PARTNERS LLC CA LLC | 2,400.00 |
| 124 | 503-093-001-000 | LAKE TAHOE RESORT PARTNERS LLC CA LLC | 2,500.00 |
| 125 | 504-099-047-510 | EAST BRAD, EAST KERRI<br>AMERSON JUDY | 1,300.00 |
| 126 | 504-100-003-000 | EAST BRAD, EAST KERRI<br>AMERSON JUDY | 2,000.00 |
| 129 | 504-100-033-520 | COUTIE DAVID<br>STOREY HELEN | 1,600.00 |
| 130 | 504-102-042-520 | LAKE TAHOE RESORT PARTNERS CA LLC | 1,100.00 |
| 133 | 504-106-050-000 | LAKE TAHOE RESORT PARTNERS CA LLC | 1,400.00 |
| 134 | 505-119-025-510 | LAKE TAHOE RESORT PARTNERS LLC CA LLC | 1,700.00 |
| 135 | 505-131-025-510 | LAKE TAHOE RESORT PARTNERS LLC CA LLC | 1,200.00 |
| 136 | 505-131-036-000 | GOULET JOHN I TR,<br>GOULET LOELLA A TR<br>GOULET JI&LA RV LV TR 4/15/99 | 1,300.00 |
| 138 | 505-133-019-520 | QUARTARO ANTHONY J<br>QUARTARO HEIDI J | 1,200.00 |
| 139 | 505-133-030-000 | DE VOS ELAINE<br>DE VOS CORNELIS<br>LUMSDEN DAVID J<br>LUMSDEN NORA H | 2,100.00 |
| 140 | 505-133-031-000 | DE VOS ELAINE<br>DE VOS CORNELIS<br>LUMSDEN DAVID J<br>LUMSDEN NORA H | 2,100.00 |
| 142 | 505-134-024-520 | BURNS CRAIG<br>BURNS STACY | 1,600.00 |
| 143 | 505-137-005-000 | PILJA THEREASA A<br>PILJA SAM JR | 1,200.00 |
| 144 | 505-137-022-520 | HILTON GRAND VACATION RESORT | 1,200.00 |
| 145 | 514-400-023-000 | KRAWCZYK RAYMOND A | 2,700.00 |
| 146 | 526-266-025-000 | JONES NORMAN L<br>JONES CRAIG K | 1,400.00 |
| 147 | 526-305-039-000 | HABIB JACQUELINE E | 2,300.00 |
| 148 | 526-315-005-000 | BORGENHARD BJORN O<br>INGRAM PAULA J | 2,500.00 |
| 149 | 526-414-003-000 | PETRINI PATRICK C | 2,500.00 |
| 150 | 526-423-004-000 | CALZADO ANA LAURA | 2,600.00 |
| 151 | 526-429-038-000 | MORIN MERCEDES<br>MORIN M REV TR 9/6/24 | 1,600.00 |
| 152 | 526-432-011-000 | HERRON DAVID<br>MATTHEW<br>HERRON NICHOL | 1,800.00 |
| 153 | 526-432-023-000 | JONES NORMAN L<br>JONES CRAIG K<br>LEWIS MARY, LEWIS TED | 1,400.00 |
| 155 | 526-448-046-000 | ROBINSON RICHARD F<br>ROBINSON VIRGINIA | 2,200.00 |
| 156 | 526-450-024-000 | SCHUTZ DAVID<br>PARK ELIZABETH | 1,700.00 |
| 157 | 526-458-016-000 | ARAUZ JORGE<br>DEBELLO IDA M | 2,200.00 |
| 158 | 526-540-046-000 | WELTER WILLIAM F<br>WELTER MICHELE C | 2,000.00 |
| 159 | 526-548-001-000 | ROBELO FRANCISCO JAVIER C<br>TELLEZ MARIA DE LOURDE | 2,700.00 |
| 160 | 526-550-009-000 | STEVENS JONATHAN D<br>WEST MARK J | 2,600.00 |
| 161 | 527-224-002-000 | NABULSI ANUAR<br>CARREA MARIA FERNANDA | 2,500.00 |
| 162 | 527-231-001-000 | FRAGOSO JOSE GABRIEL<br>GOLZARRI MOTA URZULA BERENICE TAPIA | 2,600.00 |
| 163 | 527-231-008-000 | CASTREJON GABRIEL<br>GUTIERREZ CABRERA CLAUDIA CASTILLO | 1,400.00 |
| 164 | 527-231-038-000 | BUCKEL JEROD R<br>AVITABILE AMY B | 2,600.00 |
| 165 | 527-233-023-510 | HEYWOOD RYAN C<br>HEYWOOD JULIE A | 1,600.00 |
| 166 | 527-248-001-000 | MUNOZ JOSE MANUEL<br>MUNOZ OLGA<br>MUNOZ ALFONSO | 3,900.00 |
| 167 | 527-324-049-520 | PYLE JAMES H<br>DYKSTRA MICHELLE | 1,200.00 |
| 168 | 527-402-050-000 | DIEZ BLANCA DE LAS NIEVES REBU<br>IRAOLA MERCEDES DIEZ | 3,000.00 |
| 169 | 527-505-001-000 | RIQUELME LILIA MARITZA PELAYO<br>JAUREGUI JORGE TORNEL | 1,100.00 |
| 170 | 527-516-001-520 | SUDDRETH JACK A<br>SUDDRETH BLANCHE S | 2,100.00 |
| 171 | 527-526-003-000 | ABURTO NELLY HAYDEE<br>AGUILERA | 3,300.00 |
| 174 | 527-615-050-000 | PANIAGUA ALEJANDRO SERGIO M T, TORRES MARIA T E P DE MENDEZ, | 1,800.00 |

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|---|---|---|---|
| | | PELLANDINI ALEJANDRA MENDEZ T, PELLANDINI KARINA MENDEZ T, PELLANDINI SERGIO MENDEZ T, PELLANDINI MONICA MENDEZ T | |
| 175 | 527-616-002-000 | CASO JOSE RICARDO RODRIQUEZ BAQUEIRO ROCIO PINEIRO | 2,900.00 |

I certify that the foregoing is true and correct.

**SEAN M. COPPOLA**
**El Dorado County Tax Collector**

Executed at Placerville, El Dorado County, on September 11, 2026. Published in the Mountain Democrat on October 2, October 9 and October 16, 2026.