

ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, State Bar Number, and Address): Zee Law Group - Tappan Zee, Esq. 9660 Telstar Avenue El Monte, CA 91731 TELEPHONE NO.: Daytime: (626) 588-1600 FAX NO.: Fax: (909) 494-8335 E-MAIL ADDRESS: info@zeelawgroup.com ATTORNEY FOR (Name): Collect Access LLC, Judgment Creditor Assignee		LEVYING OFFICER (Name and Address): Sacramento County Sheriff's Office Sheriff's Civil Bureau 2969 Prospect Park Drive, Suite 200 Rancho Cordova, CA 95670 (916) 875-2665 Fax: (916) 875-2664 California Relay Service Number (800) 735-2929 TDD or 711
SUPERIOR COURT OF CALIFORNIA, COUNTY OF Sacramento STREET ADDRESS: 720 Ninth St MAILING ADDRESS: CITY AND ZIP CODE: Sacramento, CA 95814 BRANCH NAME: Gordon D. Schaber Downtown Court		COURT CASE NUMBER: 06AM02575
PLAINTIFF/PETITIONER: Resurgence Financial LLC DEFENDANT/RESPONDENT: Scott E. Jeffries		LEVYING OFFICER FILE NUMBER: 2023028541
Notice of Sheriff's Sale of Real Property (CCP 701.540)		

Date **06/26/2024**

Writ of Execution

Under a Writ of Sale for Partition

Warrant Issued by the State of California

Issued out of the above court on 07/31/2023, on the Judgment rendered on 07/12/2007.

for the sum of \$67,436.93; I have levied upon all the rights, title, and interest of the judgment debtor(s),
 Scott E. Jeffries

in the real property, in the county of Sacramento, described as follows: 6900 Kaplan Way, Citrus Heights, CA 95621, See Attached APN: 211-0537-001

Minimum Bid Amount (if applicable):

PROSPECTIVE BIDDERS SHOULD REFER TO SECTIONS 701.510 to 701.680, INCLUSIVE, OF THE CODE OF CIVIL PROCEDURE FOR PROVISIONS GOVERNING THE TERMS, CONDITIONS, AND EFFECT OF THE SALE AND THE LIABILITY OF DEFAULTING BIDDERS.

PUBLIC NOTICE IS HEREBY GIVEN that I will proceed to sell at public auction to the highest bidder, for cash in lawful money of the United States, all the rights, title, and interest of said judgment debtor(s) in the above-described property, or so much thereof as may be necessary to satisfy said execution, with accrued interest and costs on:

Date/Time of Sale	Location of Sale
08/06/2024 10:00 AM	Rancho Cordova Police Department - Canfield Room, 2897 Kilgore Rd, Rancho Cordova, CA 95670

Directions to the property location can be obtained from the levying officer upon oral or written request .

Jim Cooper, Sheriff



M. Pendley, Sheriff's Authorized Agent

LIENS MAY BE PRESENT WHICH MAY OR MAY NOT SURVIVE THIS LEVY.

Exhibit "A"
Legal Description

ALL THAT CERTAIN REAL PROPERTY SITUATED IN THE CITY OF CITRUS HEIGHTS,
COUNTY OF SACRAMENTO, STATE OF CALIFORNIA, DESCRIBED AS FOLLOWS:

LOT 133, AS SHOWN ON THE MAP ENTITLED, "GARDEN GATE", RECORDED JULY
31, 1973, IN BOOK 94 OF MAPS, PAGE 12.

APN: 211-0537-001

Common Address: 6900 KAPLAN WAY, CITRUS HEIGHTS, CA 95621-3628