*Alameda County Sheriff’s Office*

 **NOTICE OF SHERIFF'S SALE**

 **OF REAL PROPERTY**

 ( CCP 701.540)

SHERIFF'S CIVIL FILE: 20-80002 COURT CASE: 37-2014-00020913-CU-

 PA-CTL

Under a Writ of Execution issued out of the Superior Court, County of Alameda, State of California, January 24, 2020, on a judgment rendered December 08, 2014, and judgement renewed on April 19, 2016, in favor of Corey Charles Casilio and William Elton Leitch against John Leo Valentine, 2542 Grappa Place, Pleasanton, CA 94566; for the sum of five million seven hundred fifty seven thousand, eight hundred sixty-four dollars and twenty eight cents ($5,757,864.28); I have levied upon all the right, title, claim and interest of the judgment debtor; in real property, in the County of Alameda, described as follows:

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE CITY OF PLEASANTON, COUNTY OF ALAMEDA, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS:

Lot 26, as shown on the Subdivision Map of Tract 6554, recorded on December 27, 1993, in Book 210 of Maps at Page 67 through 73, Inclusive, in the Official Records of the County of Alameda, State of California.

Excepting therefrom all oils, minerals, gas, casinghead gas, asphaltum and other hydrcarbons and all chemical gas, now or hereafter found, situated or located in all or any part or portion of the real property above described, lying more than five hundred (500) feet below the surfacethereof, together with the right to slant drill or mine for, and remove all or any portion of said substances lying below a depth of more than five hundred (500) feet below the surface thereof, and the right to grant leases for all or any of said purposes; but without any right whatsoever to enter upon the surface of said land or upon any part of said land within five hundred (500) feet vertical distance below the surface thereof.

Also excepting therefrom the right to drill for, extract, pump and use all water now or hereafter found, situated or located in all or any part or portion of the real property above-described, but without any right whatsoever to enter upon the surface of said land or upon any part of said land within five hundred (500) feet vertical distance below the surface thereof.

Assessor’s Parcel No: 950-0014-026

No bid will be accepted unless it **exceeds** **$2,400,000.00** at the sale.

"Prospective bidders should refer to Section 701.510 to 701.680, inclusive, of the Code of Civil Procedure for the provisions governing the terms, conditions, and effect of the sale and the liability of defaulting bidders." (701.547 CCP)

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 right, title and interest of said judgment debtor in the above described property, or so much thereof as may be necessary to satisfy said execution, with accrued interest and costs on:

Friday, April 16**,** 2021, at 10:00 a.m., at the bottom of the outside Fallon Street Steps, Rene C. Davidson Alameda County Superior Courthouse, 1225 Fallon Street, Oakland, California.

Dated March 18, 2021

Oakland, California

GREGORY J. AHERN, Sheriff-Coroner

County of Alameda, State of California

By Deputy K. Abrams #1352

Civil Unit (510) 272-6899

Attorney for Judgement Creditor: Law Office of Bryan Grundon

 16870 West Bernardo Drive, Suite #400

 San Diego, CA 92127

 (858) 705-0346

**SHERIFF'S SALE OF REAL PROPERTY**