



Memorandum

TO: HONORABLE MAYOR
AND CITY COUNCIL

FROM: Chris Burton

SUBJECT: See Below

DATE: November 18, 2024

Approved

Date:

11/26/24

COUNCIL DISTRICT: Citywide

**SUBJECT: Actions Related to the 2025 Weed Abatement Program
Commencement Report**

RECOMMENDATION

Adopt a resolution:

- a) Accepting the 2025 Weed Abatement Program Commencement Report compiled by the County of Santa Clara's Consumer and Environmental Protection Agency - Weed Abatement Program;
- b) Declaring that those certain noxious or dangerous seasonal and recurrent weeds, growing or likely to be growing, and refuse, situated or likely to be situated, on those properties identified in the 2025 Weed Abatement Program Commencement Report are a public nuisance; and
- c) Directing the County of Santa Clara's Consumer and Environmental Protection Agency - Weed Abatement Program to mail a Notice of Public Hearing to be held on February 11, 2025, at 1:30 p.m. before the City Council to property owners of affected real properties on the 2025 Weed Abatement Program Commencement Report pursuant to Chapter 9.12 of Title 9 of the San José Municipal Code and the Weed Abatement Agreement between the City of San José and the County of Santa Clara.

SUMMARY AND OUTCOME

Adoption of this resolution enables the City's contractor, the County of Santa Clara (County) Consumer and Environmental Protection Agency, to commence the seasonal Weed Abatement Program by identifying vacant parcels in the City of San José that will

be covered by the program for the 2025 Weed Abatement season and begin notification to property owners of these parcels affected.

BACKGROUND

The 2025 Weed Abatement Program Commencement Report (Report) was compiled by the County's Consumer and Environmental Protection Agency - Weed Abatement Program pursuant to Chapter 9.12 of the San José Municipal Code and Weed Abatement Agreement between the City of San José and the County. The Report identifies where a dangerous accumulation of weeds is growing or likely to be growing or where a dangerous accumulation of refuse is situated or is likely to be situated upon streets, parkways, sidewalks, or vacant private properties in the City of San José. Each year, these noxious or dangerous seasonal and recurrent weeds and refuse are declared to be a public nuisance by resolution of the City Council.

ANALYSIS

The Report identifies the locations, assessor's parcel numbers, and owners of all properties located in the City of San José that are proposed to be monitored under the Weed Abatement Program. A copy of the Report is attached hereto as **Exhibit** - 2025 Weed Abatement Program Commencement Report, and is also available for review on the Department of Planning, Building, and Code Enforcement website at <https://www.sanjoseca.gov/your-government/departments-offices/planning-building-code-enforcement/code-enforcement/weed-abatement>.

The Department of Planning, Building, and Code Enforcement reviewed the Report and recommends that the City Council accept the Report. Further, the City Council is asked to direct the County's Consumer and Environmental Protection Agency - Weed Abatement Program to mail notices of a public hearing, to be held on February 11, 2025 at 1:30 p.m. or shortly thereafter, before the City Council to each property owner of real property listed on the Report. The notice will advise property owners of the date, time, and place of a public hearing before the City Council at which they will have the opportunity to voice any objections or concerns regarding the inclusion of their property in the Weed Abatement Program as well as the proposed removal of such weeds and refuse. These notices will also contain information about required maintenance standards, abatement procedures, and abatement charges.

The City of San José contracts with the County's Consumer and Environmental Protection Agency - Weed Abatement Program to prevent fire hazards created by vegetative growth and the accumulation of combustible debris on vacant properties through voluntary compliance. The County's Consumer and Environmental Protection Agency - Weed Abatement Program inspects parcels that have been declared a public nuisance and included in the program throughout the year. Abatement work is ordered

by an inspector on properties when the minimum fire safety standards have not been satisfied, or if the owner has requested that the County contractor perform the necessary work. The abatement charges for any work performed by the contractor and a County administrative fee are included on the property tax statement as a special assessment. More details of the program can be found here:

<https://weedabatement.sccgov.org/home>.

The City could elect to conduct a weed abatement program using City staff and equipment. However, undetermined costs would be incurred for the purchase, operation, and maintenance of equipment and to hire staff to administer and implement the abatement program.

The Department of Planning, Building, and Code Enforcement contracted with the County to provide weed abatement services, as the County already possesses the necessary equipment, staff, subcontracting services, and expertise to provide satisfactory abatement services at a reasonable cost. There is currently no cost to the City for this agreement.

EVALUATION AND FOLLOW-UP

The Weed Abatement Program addresses the extent of yearly overgrown hazardous vegetation in private vacant properties and the reduction of such growth before the 2025 fire season starts. The County's Consumer and Environmental Protection Agency - Weed Abatement Program will send a letter of notice with a Return Reply Form to all owners of vacant property in the Report after the December 10, 2024 City Council meeting, if the Report is adopted. The Return Reply Form allows the owner who cannot perform the work themselves to request that the County contractor perform weed abatement work on their parcel or maintain their parcel in a manner consistent with the program's Minimum Fire Safety Standards <https://weedabatement.sccgov.org/weed-abatement-program-standards> from March 1, 2025 through the end of the fire season, which typically runs through October.

COORDINATION

This memorandum has been coordinated with the City Attorney's Office and the City Manager's Budget Office.

PUBLIC OUTREACH

The County's Consumer and Environmental Protection Agency - Weed Abatement Program will mail notices of the date, time, and place of the public hearing to the

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property owners affected real properties pursuant to Chapter 9.12 of Title 9 of the San José Municipal Code.

This memorandum will be posted on the City's Council Agenda website for the December 10, 2024 City Council meeting.

COMMISSION RECOMMENDATION AND INPUT

No commission recommendation or input is associated with this action.

CEQA

Categorically Exempt, CEQA Guidelines Section 15301(h) Existing Facilities, PP18-094.

PUBLIC SUBSIDY REPORTING

This item does not include a subsidy as defined in section 53083 or 53083.1 of the California Government Code or the City's Open Government Resolution.

/s/

Chris Burton, Director

Planning, Building, and Code Enforcement

For questions, please contact Rachel Roberts, Deputy Director of Code Enforcement, at rachel.roberts@sanjoseca.gov.

EXHIBIT - 2025 Weed Abatement Program Commencement Report

**2025 WEED ABATEMENT PROGRAM
COMMENCEMENT REPORT
CITY OF SAN JOSE**

Exhibit

Situs			APN		CITY/STATE			
1		GOLD	ST	015-03-019	SAINTE CLAIRE CORP	985 UNIVERISTY AVE STE 12	LOS GATOS	CA 95032
2		EL DORADO	ST	015-03-021	ANDERSON, SANDRA L TRUSTEE &	3920 LIGHTHOUSE PLACE	DISCOVERY BAY	CA 94505
3		LIBERTY	ST	015-04-015	SAINTE CLAIRE CORP	985 UNIVERSITY AVE STE 12	LOS GATOS	CA 95032
4		WABASH	ST	015-05-079	DLZ INVESTMENT LLC	2030 CONCOURSE DR	SAN JOSE	CA 95131-1701
5	1346	GRAND	BLV	015-05-139	IRA SERVICES TRUST COMPANY	5678 ALLEN AVE UNIT 2	SAN JOSE	CA 95123
6		WABASH	ST	015-05-146	CHUNG, KIM	9520 VIA DEL ORO	GILROY	CA 95020-9007
7		GRAND	BLV	015-06-087	AGUILAR, ANTONIO PADILLA AND	3089 SIERRA RD	SAN JOSE	CA 95132-2757
8		MICHIGAN	AVE	015-06-152	ALVAREZ, LUCIO B AND JUANITA	P O BOX 407	ALVISO	CA 95002-0407
9		STATE	ST	015-11-100	PELLEGRINI INVESTMENTS LLC	5722 GREENFIELD WAY	DICOVERY BAY	CA 94505
10		STATE	ST	015-12-023	VARELA, ARMANDO AND MARTHA	3400 HOLDERMAN DR	SAN JOSE	CA 95148-1729
11		WABASH	ST	015-12-070	ALDAY, ANTOLIN AND VITA S	P O BOX 736	ALVISO	CA 95002-0736
12		WABASH	ST	015-12-071	ZARSION VALLEY 9 LLC	1999 S BASCOM AVE STE 700	CAMPBELL	CA 95008
13	4553 N	1ST	ST	015-39-056	SECOND HARVEST OF SILICON	750 CURTNER AVE	SAN JOSE	CA 95125
14		MC CARTHY	BLV	015-47-003	LOS ESTEROS RANCH	1125 N AMPHLETT BLVD	SAN MATEO	CA 94401-1107
15		MC CARTHY	BLV	015-47-004	LOS ESTEROS RANCH	1125 N AMPHLETT BLVD	SAN MATEO	CA 94401-1107
16		ZANKER	RD	015-47-005	LOS ESTEROS RANCH	1125 N AMPHLETT BLVD	SAN MATEO	CA 94401-1107
17		1ST	ST	015-48-001	TERRA VENTURES XCHANGE LLC	2151 MICHELSON DR UNIT	IRVINE	CA 92612
18	7	TOP GOLF	DR	015-48-004	SOL SAN JOSE OWNER LLC	UNIT 6TH FLOOR	SEOL, REPUBLIC OF	077236
19	3679	MADRID	CT	092-33-037	DAO, DUNG HANH	1179 GAINSVILLE AVE	SAN JOSE	CA 95122-3924
20	3675	MADRID	CT	092-33-038	DAO, DUNG HANH	1179 GAINSVILLE AVE	SAN JOSE	CA 95122-3924
21	3668	LISBON	CT	092-33-048	DAO, DUNG HANH	1179 GAINSVILLE AVE	SAN JOSE	CA 95122-3924
22	3669	LISBON	CT	092-33-049	DAO, DUNG HANH	1179 GAINSVILLE AVE	SAN JOSE	CA 95122-3924
23	3678	MADRID	CT	092-33-073	DAO, DUNG HANH	1179 GAINSVILLE AVE	SAN JOSE	CA 95122-3924
24	4163	CHEENEY	ST	104-12-103	YAKUPITIYAGE SARATH AND PARRY	565 ALBION AVE	WOODSIDE	CA 94062

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Situs		APN		CITY/STATE				
25		SHERWOOD	AVE	230-16-028	TFR MANAGEMENT GROUP INC	14938 CAMDEN AVE UNIT 31	SAN JOSE	CA 95124
26	2165	THE ALAMEDA		230-18-033	2165 THE ALAMEDA LLC	235 E 3RD AVE UNIT 208	SAN MATEO	CA 94401
27	1020	N 5TH	ST	235-09-016	WONG, GILBERT TRUSTEE & ET AL	P.O.BOX 700005	SAN JOSE	CA 95170
28		N 5TH	ST	235-09-017	WONG, GILBERT TRUSTEE & ET AL	PO BOX 700005	SAN JOSE	CA 95170
29		N 5TH	ST	235-09-018	WONG, GILBERT TRUSTEE & ET AL	PO BOX 700005	SAN JOSE	CA 95170
30		N 5TH	ST	235-09-019	WONG, GILBERT TRUSTEE & ET AL	PO BOX 700005	SAN JOSE	CA 95170
31		HEDDING	ST	235-16-079	CHA CHA ENTERPRISES LLC	PO BOX 361945	MILPITAS	CA 95036
32		OAKLAND	RD	237-03-044	OOL LLC	140 KIFER CT	SUNNYVALE	CA 94086-5120
33		E. BROKAW	RD	237-05-057	LAKE NATOMA ASSOCIATES LLC	1475 POWELL ST UNIT 101	EMERYVILLE	CA 94608
34		E GISH	RD	237-14-090	UNION PACIFIC CORP	10031 FOOTHILLS BLVD	ROSEVILLE	CA 95747
35	585	CHARCOT	AVE	237-18-081	UNION PACIFIC CORP	10031 FOOTHILLS BLVD	ROSEVILLE	CA 95747
36		ZANKER	RD	237-22-052	UNION PACIFIC CORP	10031 FOOTHILLS BLVD	ROSEVILLE	CA 95747
37		JUNCTION		237-28-028	UNION PACIFIC CORP	10031 FOOTHILLS BLVD	ROSEVILLE	CA 95747
38				237-28-030	UNION PACIFIC CORP	10031 FOOTHILLS BLVD	ROSEVILLE	CA 95747
39				237-28-033	UNION PACIFIC CORP	10031 FOOTHILLS BLVD	ROSEVILLE	CA 95747
40		JUNCTION	AVE	237-28-060	LAWRENCE B STONE PROPERTIES	P.O.BOX 3949	SPOKANE	WA 99220
41	1332	OAKLAND	RD	241-13-019	SHAH, NIRAV	33536 MUSTANG ST	FREMONT	CA 94555-3520
42	1703	LUNDY	AV	244-20-005	FORTUNE-LUNDY ASSOCS LLC	P.O. BOX 610910	SAN JOSE	CA 95161
43		MONTAGUE	EX	244-24-002	UNION PACIFIC CORP	10031 FOOTHILLS BLVD	ROSEVILLE	CA 95747
44	445	N 6TH	ST	249-47-025	ALDN VENTURES LLC	92 CEDAR LN	SAN JOSE	CA 95127-2312
45		MABURY	RD	254-04-089	DHILLON, BHUPINDAR S TRUSTEE &	2705 PEACHWOOD CT	SAN JOSE	CA 95132-2127
46		MABURY	RD	254-04-095	DHILLON, BHUPINDAR S TRUSTEE &	2705 PEACHWOOD CT	SAN JOSE	CA 95132-2127
47	12280	MABURY	RD	254-04-096	DHILLON, BHUPINDAR S TRUSTEE &	2705 PEACHWOOD CT	SAN JOSE	CA 95132-2127
48	941	LUNDY	AVE	254-14-116	BETTY ANNE GARDENS LP	104 WHISPERING PINES STE	SCOTTS VALLEY	CA 95066-5531

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Situs				APN			CITY/STATE		
49				254-55-040	BTC III SAN JOSE LOGISTICS	1200 17TH ST STE 2900	DENVER	CO	80202
50			BERRYESSA	RD 254-80-049	HR GROUP BERRYESSA LLC	2758 GEORGE BLAUER	SAN JOSE	CA	95135
51				254-91-001	CHARTER SCHOOL FUND LLC	PO BOX 1598	BOISE	ID	83701
52	525	N	CAPITOL	AVE 254-91-004	525 CAPITOL CDP LLC	3416 VIA OPORTO UNIT 301	NEWPORT BEACH	CA	92263
53			CLAYTON	AVE 259-21-069	MASTACHE, OFELIA TRUSTEE	195 CLAYTON AVE	SAN JOSE	CA	95110-2211
54			BASSETT	ST 259-24-020	PROJECT TERRAINE LLC	21107 ELLIOTT AVE UNIT 303	SEATTLE	WA	98121
55	217	W	JULIAN	ST 259-24-040	PROJECT TERRAINE LLC	21107 ELLIOTT AVE UNIT 303	SEATTLE	WA	98121
56	201	W	JULIAN	ST 259-24-041	PROJECT TERRAINE LLC	21107 ELLIOTT AVE UNIT 303	SEATTLE	WA	98121
57			CINNABAR	ST 259-25-034	UNION PACIFIC CORP	10031 FOOTHILLS BLVD	ROSEVILLE	CA	95747
58	150		MONTGOMERY	ST 259-29-003	JIMENEZ, RAUL AND YOLANDA ET AL	249 MCCREERY AVE	SAN JOSE	CA	95116-3033
59	160	W	JULIAN	ST 259-32-106	SAN PEDRO LIFE I LLC	777 N FIRST ST UNIT 5TH FLR	SAN JOSE	CA	95112
60				259-32-107	SAN PEDRO LIFE I LLC	777 N FIRST ST UNIT 5TH FLR	SAN JOSE	CA	95112
61		N.	SAN PEDRO	ST 259-32-108	SAN PEDRO LIFE I LLC	777 N FIRST ST UNIT 5TH FLR	SAN JOSE	CA	95112
62		S	SAN PEDRO	ST 259-40-088	POST STREET TOWER LLC	655 MONTGOMERY ST	SAN FRANCISCO	CA	94111
63	201		DELMAS	AV 259-46-040	PARK DELMAS INVESTORS LLC	2185 THE ALAMEDA STE 150	SAN JOSE	CA	95126
64	255		DELMAS	AV 259-46-044	PARK DELMAS INVESTORS LLC	2185 THE ALAMEDA STE 150	SAN JOSE	CA	95126
65	257		DELMAS	AVE 259-46-045	PARK DELMAS INVESTORS LLC	2185 THE ALAMEDA STE 150	SAN JOSE	CA	95126
66	267		DELMAS	AVE 259-46-046	PARK DELMAS INVESTORS LLC	2185 THE ALAMEDA UNIT 150	SAN JOSE	CA	95126
67	279		DELMAS	AVE 259-46-047	PARK DELMAS INVESTORS LLC	2185 THE ALAMEDA UNIT 150	SAN JOSE	CA	95126
68	405	W	SAN CARLOS	ST 259-46-048	PARK DELMAS INVESTORS LLC	2185 THE ALAMEDA UNIT 150	SAN JOSE	CA	95126
69	238		SONOMA	ST 259-46-055	PARK DELMAS INVESTORS LLC	2185 THE ALAMEDA	SAN JOSE	CA	95126-1109
70	228		SONOMA	ST 259-46-056	PARK DELMAS INVESTORS LLC	2185 THE ALAMEDA STE 150	SAN JOSE	CA	95126
71	218		SONOMA	ST 259-46-057	PARK DELMAS INVESTORS LLC	2185 THE ALAMEDA STE 150	SAN JOSE	CA	95126
72	422		PARK	AV 259-46-058	PARK DELMAS INVESTORS LLC	2185 THE ALAMEDA STE 150	SAN JOSE	CA	95126

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Situs			APN		CITY/STATE				
73	248	SONOMA	ST	259-46-090	PARK DELMAS INVESTORS LLC	2185 THE ALAMEDA STE 150	SAN JOSE	CA	95126
74	217	DELMAS	AV	259-46-109	PARK DELMAS INVESTORS LLC	2185 THE ALAMEDA STE 150	SAN JOSE	CA	95126
75		BIRD	AV	264-18-052	ALFARO, GERALDINE TRUSTEE	3359 VERDI DR	SAN JOSE	CA	95111-1352
76	345	DELMAS	AVE	264-26-101	DELMAS PRO LLC	1851 MCCARTHY BLVD STE	MILPITAS	CA	95035
77	619	S 1ST	ST	264-32-081	SOUTH FIRST STREET SJ LLC	PO BOX 2274	SAN JOSE	CA	95109
78	771	ALMADEN	AVE	264-34-042	ALMADEN AFFORDABLE HOUSING L	2220 OXFORD ST	BERKELEY	CA	94704
79	777	ALMADEN	AV	264-34-043	ALMADEN AFFORDABLE HOUSING L	2220 OXFORD ST	BERKELEY	CA	94704
80	905	ALMADEN	AVE	264-38-053	SCG LEGACY LLC	97 BOSTON AVE	SAN JOSE	CA	95128-1911
81		W SAN CARLOS	ST	274-16-070	THOMASON, JAMES V AND PAT	37269 N WILD BARLEY PATH	SAN TAN VALLEY	AZ	85140
82	200	N BASCOM	AVE	274-21-044	DEOPURA, SURESH ET AL	1528 PADRES DR	SAN JOSE	CA	95125
83		PEACHTREE	LN	274-35-078	SHARMA, VIDYADHAR AND SARITA	45701 TUSCANY CT	FREMONT	CA	94539
84				277-38-012	FRIT SJ TOWN & COUNTRY VILLAGE	909 ROSE AVE UNIT 200	NORTH BETHESDA	MD	20852
85		S. BAYWOOD	AV	277-38-014	GREEN VALLEY CORPORATION	777 N FIRST ST 5TH FLOOR	SAN JOSE	CA	95112
86	780	S WINCHESTER	BLV	279-01-017	780 S WINCHESTER LLC	1510 S BASCOM AVE UNIT 7	CAMPBELL	CA	95008
87	7285	BARK	LN	372-24-033	SIERRA BRIDGE LLC	11724 RIDGE CREEK CT	CUPERTINO	CA	95014-5154
88	1090	S DE ANZA	BL	372-25-015	CUPERTINO DE ANZA HOSPITALITY	PO BOX 466	CUPERTINO	CA	95015
89		UNION	AVE	412-24-027	AT&T COMMS OF CALIF INC	1090 E DUANE AVE	SUNNYVALE	CA	94085-2623
90	2375	S BASCOM	AVE	412-25-026	RSF CALSON I PROPCO LLC	4950 ALLISON PKWY STE F	VACAVILLE	CA	95688
91		UNION	AVE	412-26-028	TRAN, BINH QUAN AND NGUYEN ,	1576 FROST DR	SAN JOSE	CA	95131-3334
92	1297	VINE	ST	434-11-063	ANDERSON, CAROLYN M TRUSTEE &	1354 WINONA DR	SAN JOSE	CA	95125
93		LICK	AVE	434-13-042	GR TAMIEN LLC	777 N FIRST ST. 5TH FLOOR	SAN JOSE	CA	95112
94	1451	POMONA	AVE	434-22-069	ALMONA PROPERTIES LLC	1590 LITTLE ORCHARD ST	SAN JOSE	CA	95110-3503
95		MONTEREY	RD	434-24-109	HUA, THANH MINH TRUSTEE & ET AL	950 S THIRD ST	SAN JOSE	CA	95112
96				434-27-125	CLEMETSON, DONALD T TRUSTEE &	200 BUCK CREEK CT	MARTINEZ	CA	94553

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Situs				APN		CITY/STATE		
97			DRY CREEK	RD	442-04-011	GUERRA, JOSEPH S AND VIRGINIA L	2295 S BASCOM AVE	CAMPBELL CA 95008
98			MONTEREY	RD	456-13-026	UNION PACIFIC CORP	10031 FOOTHILLS BLVD	ROSEVILLE CA 95747
99			CHYNOWETH	AVE	464-07-087	LYON COMPANY WILLIAM THE	PO BOX 8858	NEWPORT BEACH CA 92658
100	237	N	4TH	ST	467-01-034	SAKAI, EUGENE TRUSTEE & ET AL	1783 8TH AVE	SAN FRANCISCO CA 94122-4706
101	235	N	4TH	ST	467-01-035	BUELOW 3RD STREET LLC	953 ROBLE RIDGE RD	PALO ALTO CA 94306
102	231	N	4TH	ST	467-01-036	BUELOW 3RD STREET LLC	953 ROBLE RIDGE RD	PALO ALTO CA 94306
103	117	N	5TH	ST	467-20-074	RPRO152N3 LLC	1060 S 3RD ST #185	SAN JOSE CA 95112
104		E	SAN	ST	467-34-139	CHI, WENJEN	1462 E SAN FERNANDO ST	SAN JOSE CA 95116-2331
105	1487		SHORTRIDGE	AVE	467-34-151	REAL PROPERTIES LLC	1949 WAVERLY AVE	SAN JOSE CA 95122-1768
106	895		2ND	ST	472-17-042	YUAN, JIAYAN	31 WESTGATE DR	SAN FRANCISCO CA 94127
107			HERALD	AVE	472-36-017	FARAHANI, HOMAYOUN CAMRAN	20242 ALMADEN RD	SAN JOSE CA 95120
108			HERALD	AVE	472-36-018	FARAHANI, HOMAYOUN CAMRAN	20242 ALMADEN RD	SAN JOSE CA 95120
109			SENER	RD	477-05-005	AFFORDABLE HOUSING LAND	4930 BALBOA BLVD UNIT	ENCINO CA 91426
110		E	ALMA	AV	477-06-054	3K2L ASSOCIATES LLC	6004 VIA MADERO DR	SAN JOSE CA 95120
111		E	ALMA	AV	477-08-024	UNION PACIFIC CORP	10031 FOOTHILLS BLVD	ROSEVILLE CA 95747
112	750		STORY	RD	477-11-023	LIT INDUSTRIAL LP	1717 MCKINNEY AVE STE	DALLAS TX 75202
113	865		CONNIE	LN	477-11-061	SUN TERRACE LLC	4305 HACIENDA DR UNIT 430	PLEASANTON CA 94588
114	861		CONNIE	LN	477-11-062	SUN TERRACE LLC	4305 HACIENDA DR UNIT 430	PLEASANTON CA 94588
115	857		CONNIE	LN	477-11-063	SUN TERRACE LLC	4305 HACIENDA DR UNIT 430	PLEASANTON CA 94588
116	853		CONNIE	LN	477-11-064	SUN TERRACE LLC	4305 HACIENDA DR UNIT 430	PLEASANTON CA 94588
117					477-11-065	SUN TERRACE LLC	4305 HACIENDA DR UNIT 430	PLEASANTON CA 94588
118					477-11-066	SUN TERRACE LLC	4305 HACIENDA DR UNIT 430	PLEASANTON CA 94588
119					477-11-067	SUN TERRACE LLC	4305 HACIENDA DR UNIT 430	PLEASANTON CA 94588
120					477-11-068	SUN TERRACE LLC	4305 HACIENDA DR UNIT 430	PLEASANTON CA 94588

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Situs				APN	CITY/STATE			
121				477-11-069	SUN TERRACE LLC	4305 HACIENDA DR UNIT 430	PLEASANTON	CA 94588
122				477-11-070	SUN TERRACE LLC	4305 HACIENDA DR UNIT 430	PLEASANTON	CA 94588
123		MONTEREY	RD	477-23-031	UNION PACIFIC CORP	10031 FOOTHILLS BLVD	ROSEVILLE	CA 95747
124		PEPPER TREE		477-23-037	UNION PACIFIC CORP	10031 FOOTHILLS BLVD	ROSEVILLE	CA 95747
125		NO SITUS		477-23-038	UNION PACIFIC CORP	10031 FOOTHILLS BLVD	ROSEVILLE	CA 95747
126				477-23-042	UNION PACIFIC CORP	10031 FOOTHILLS BLVD	ROSEVILLE	CA 95747
127		PHELAN	AVE	477-24-046	UNION PACIFIC CORP	10031 FOOTHILLS BLVD	ROSEVILLE	CA 95747
128		TULLY	RD	477-25-044	CITO LLC	215 LEO AVE	SAN JOSE	CA 95112-6001
129	S	10TH	ST	477-27-025	STANFRED INC	18640 SUTTER BLVD SUITE	MORGAN HILL	CA 95037
130	1928	ALUM ROCK	AVE	481-19-003	1936 ALUM ROCK GROUND OWNER	1114 AVE OF THE AMERICAS	NEW YORK	NY 10036
131	101	S JACKSON	AV	481-22-067	HABITAT FOR HUMANITY EAST BAY	2619 BROADWAY	OAKLAND	CA 94612
132		N CAPITOL	AVE	484-16-168	5A HOLDINGS LLC	97 BOSTON AVE	SAN JOSE	CA 95128-1911
133		GAY	AVE	484-16-169	5A HOLDINGS LLC	97 BOSTON AVE	SAN JOSE	CA 95128-1911
134		S KING	RD	491-28-001	YEN, ROBERT C AND SHEN , VIVIAN	P.O. BOX 321	CUPERTINO	CA 95015-0321
135		MONTEREY	RD	497-07-029	TRANG, HUNG TAN ET AL	3600 MONTEREY RD	SAN JOSE	CA 95111-0000
136		ECHO LOOP		581-25-024	AZAD, ALIREZA TRUSTEE & ET AL	3707 WOODARD CT	SAN JOSE	CA 95124-2673
137	1324	TIFFANY	CT	583-51-015	FONG, DENNIS AND KAM , POLLY	1692 STORY RD UNIT 218	SAN JOSE	CA 95122
138	1129	ALMADEN	LN	583-51-019	JEEWANJEE, ZAINUDDEAN AKBAR	333 ASCENTE CMNS	SAN JOSE	CA 95125
139	1073	VISTA DEL		595-01-101	ILTER, BILAL AND SELDA	8160 CROW CANYON RD	CASTRO VALLEY	CA 94552
140		SIERRA	RD	595-04-009	HOUHENG INVESTMENT HOLDING	400 CONCAR DR	SAN MATEO	CA 94402
141		SUNCREST	AVE	595-04-063	HENGLI 6 LLC	400 CANCAR DR	SAN MATEO	CA 94402
142		SUNCREST	AVE	595-04-067	HENGLI 6 LLC	400 CONCAR DR	SAN MATEO	CA 94402
143				595-04-075	HOUHENG INVESTMENT HOLDING	400 CONCAR DR	SAN MATEO	CA 94402
144		SKYVIEW	TER	595-05-020	WANG, JIAHUI	1337 CHERTSEY CT	SAN JOSE	CA 95131

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145		SKYVIEW	DR	595-06-002	CHEN, BOPING DICK LIVING TR ET	15221 SKYVIEW DR	SAN JOSE	CA 95132
146	3602	SWEIGERT	RD	595-11-006	WONG, FOOK YEN AND HUAN ,	1586 MISSION SPRINGS CIR	SAN JOSE	CA 95131-0000
147		(LAND ONLY)		595-11-019	WANG, PETER C TRUSTEE & ET AL	425 N WHISMAN RD UNIT 600	MOUNTAIN VIEW	CA 94043
148		OLD	RD	595-12-024	VCEF INC	995 MONTAGUE EXPWY STE	MILPITAS	CA 95035
149	E	SUNCREST	AV	595-14-075	HOUHENG INVESTMENT HOLDING	400 CONCAR DRIVE	SAN MATEO	CA 94402
150		SUNCREST	AVE	595-14-080	HOUHENG INVESTMENT HOLDING	400 CONCAR DR	SAN MATEO	CA 94402
151		DOREL	DR	595-15-069	SIMPSON, ROBERT EARL TRUSTEE	11827 MARSYAS WAY	RANCHO CORDOVA	CA 95742
152	3580	TELEGRAPH	DR	595-16-113	MAGANA, LUIS TRUSTEE & ET AL	725 BLOSSOM HILL RD	SAN JOSE	CA 95123-5402
153		TELEGRAPH	DR	595-16-114	JASIM, HAITHAM	3848 BARKER DR UNIT 3	SAN JOSE	CA 95117-2414
154		CHABLIS	CIR	595-16-116	VAN LE, MINH PHUONG TRUSTEE &	603 EASTON DR	SAN JOSE	CA 95133
155		CLAITOR	WA	595-19-003	DUMBUYA, SERRY ANDREW	7800 SHELBORNE DR	GRANITE BAY	CA 95746
156		CLAITOR	WA	595-19-004	RUBIOALVAREZ, ROBERTO AND	820 WHITE OAK LN	SUNNYVALE	CA 94086-8340
157		CLAITOR	WA	595-19-005	FRAIJO, DANIEL AND TINOCO ,	1433 TAMARAK WA	SALINAS	CA 93905-4429
158		CLAITOR	WY	595-19-006	NGUYEN, MINH D AND	1830 QUIET BROOK CT	MANTECA	CA 95337
159		SOPHIST	DR	595-19-035	PHAM, TUYET T	3147 SENTER RD	SAN JOSE	CA 95111-1259
160		SOPHIST	DR	595-19-036	PHAM, TUYET T	3147 SENTER RD	SAN JOSE	CA 95111-1259
161		CLAITOR	WY	595-19-109	ARAUJO, WIDALIN	121 N 25TH ST	SAN JOSE	CA 95116-1136
162		MYLINDA	DR	595-19-130	CHEEMA, HARJOT SINGH AND	2010 MAJESTIC WAY	SAN JOSE	CA 95132-1943
163		MYLINDA	DR	595-19-131	LU, ANH	3570 MCKEE RD	SAN JOSE	CA 95127-1911
164		CLAITOR	WY	595-19-155	MUSAYEV, SEYMUR	2409 VENTURI PL UNIT 1	SAN JOSE	CA 95132-0000
165		CLAITOR	WY	595-19-156	MUSAYEV, SEYMUR	2409 VENTURI PL UNIT 1	SAN JOSE	CA 95132-0000
166		MYLINDA	DR	595-19-161	PATEL, DIVYOGI AND BINA	19866 BUCKHAVEN LN	SARATOGA	CA 95070-5014
167		MYLINDA	DR	595-19-162	PATEL, BIMAL AND MEHUL	4765 PASEO PADRE PY	FREMONT	CA 94555
168	3994	CLAITOR	WY	595-20-008	NGUYEN, DEBI ET AL	5655 SILVER CREEK VALLEY	SAN JOSE	CA 95138

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Situs		APN		CITY/STATE			
169		LARIAT	LN	595-20-056	JOHNSON, PATRICIA L TRUSTEE	1409 2ND ST UNIT B	SNOHOMISH WA 98290-2703
170	689	LARIAT	LN	595-20-057	AQUINO, ARNEL D AND MARIA	3168 SALEM DR	SAN JOSE CA 95127-1038
171	720	LARIAT	LN	595-20-064	LE, DIEP Q AND TAM M	1832 S BRONSON AVE	LOS ANGELES CA 90019
172		LARIAT	LN	595-20-065	LEDAO, HUEY LE AND NGUYEN,	12342 JEROME ST	GARDEN GROVE CA 92841
173		CLAITOR	WA	595-20-071	LIANG, LAWRENCE AND WU , MEIMEI	5957 DESERT WILLOW DR	SAN JOSE CA 95123-4440
174	3968	CLAITOR	WA	595-20-076	5 KEYS PROPERTIES INC	1051 WILLMINGTON AVE	SAN JOSE CA 95129
175		CLAITOR	WY	595-20-082	DULAY, JOHN PAUL K ET AL	67 DEER CREEK RD	POMONA CA 91766
176	1040	NOBLE	AVE	595-26-044	JEFFSAM CORPORATION ETAL	20111 STEVENS CREEK BL	CUPERTINO CA 95014
177	1052	NOBLE	LN	595-26-045	NOBLE LANE LLC	6026 STEVENSON BLVD	FREMONT CA 94538
178		NOBLE	LN	595-26-047	WU, RONGFEI	1220 TASMAN DR SPC 213	SUNNYVALE CA 94089
179		STEINBAUGH	CT	595-27-008	CHU, YUNHUI	3823 STEINBAUGH CT	SAN JOSE CA 95132-3232
180	841	BOULDER	DR	595-27-025	MCALLISTER, HEATHER A	1741 Warburton Ave Unit	Santa Clara CA 95050
181		BOULDER	DR	595-27-031	LIU, MEI FANG AND SHIH ,	35300 CEDAR BLVD UNIT 206	NEWARK CA 94560
182				595-29-042	WEYHE, ROBERT I AND SHEILA A	165 LEWIS RD STE 10	SAN JOSE CA 95111
183				595-29-043	WEYHE, ROBERT I AND SHEILA A	165 LEWIS RD STE 10	SAN JOSE CA 95111
184	3586	SWEIGERT	RD	595-35-007	KUHN, STEVEN	3600 BENTON ST UNIT 14	SANTA CLARA CA 95051
185		FLEMING	AVE	601-29-008	SECURED ASSET FUND CORP ET AL	1160 RINGWOOD CT UNIT 130	SAN JOSE CA 95131
186				601-31-061	NGUYEN, JASMINE HANH	14862 WALTERS DR	SAN JOSE CA 95127
187		CLAYTON	RD	612-36-027	ROBLES, ALEJANDRO M AND CELINA	3282 MOUNT EVEREST DR	SAN JOSE CA 95127
188		CLAYTON	RD	612-36-029	PULIDO, JOSE AND MARIA	2316 MT PLEASANT RD	SAN JOSE CA 95148-1810
189	3487	RAMSTAD	DR	612-53-038	ALMARI, JESSE	1794 BETHANY AVE	SAN JOSE CA 95132-1513
190		RAMSTAD	DR	612-53-040	BAINS, JAGJIT SINGH AND RANJIT K	3435 HARBOT CT	SAN JOSE CA 95123
191		RAMSTAD	DR	612-53-043	BAINS JAGJIT SINGH AND RANJIT K	3435 HARBOT CT	SAN JOSE CA 95123
192	3725	ROSEMAR	AVE	612-55-011	VU, MACLONG T AND NGUYEN ,	836 LAS LOMAS DR	MILPITAS CA 95035-4527

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Situation		APN		CITY/STATE			
193		ROSEMAR	AVE 612-57-001	HERRERA, LOUIS V AND PAULA	15239 ROSEMAR AVE	SAN JOSE	CA 95127-3657
194		NOB HILL	DR 612-57-017	PENSCO TRUST COMPANY	1657 NORD LN	SAN JOSE	CA 95125
195	812	ROSEMAR	CT 612-68-002	VIAM BONITA PARTNERS LLC	2189 MONTEREY RD STE 260	SAN JOSE	CA 95125
196	822	ROSEMAR	CT 612-68-007	SINGH, GURSHARAN AND SEKHON ,	908 TYBALT DR	SAN JOSE	CA 95127-3658
197	2442	RUBY	AVE 652-13-003	HAN, SHUANG	3640 HUFF CT	PLEASANTON	CA 94588
198	2352	GIBSON GIRL	WY 652-14-012	1291 INVESTORS LLC	15700 WINCHESTER BLVD	LOS GATOS	CA 95030-3305
199	2880	RUBY	AVE 652-29-014	SABUY TEMPLE-KHMER BUDDHIST	5024 CHAPPERAL CT	ANTIOCH	CA 94531
200		QUIMBY	RD 654-03-008	RANCHO BUENA TIERRA LLC	3761 NORWOOD AVE	SAN JOSE	CA 95148
201		QUIMBY	RD 654-03-024	RANCHO BUENA TIERRA LLC	3761 NORWOOD AVE	SAN JOSE	CA 95148
202			659-09-031	ZHANG, GREEN Z ET AL	1068 VALLEY FORGE DR	SUNNYVALE	CA 94087-2044
203			659-84-096	SHAPELL NORCAL RENTAL	1990 S BUNDY DR UNIT 500	LOS ANGELES	CA 90025
204	7008	SAN FELIPE	RD 660-02-060	7008 SAN FELIPE ROAD LLC	275 JACKLIN RD	MILPITAS	CA 95035-0000
205	2905 S	KING	RD 670-12-015	KING XC LLC	3020 OLD RANCH PKWY STE	SEAL BEACH	CA 90740
206		CHOPIN	AV 670-24-013	PEPPER LANE-QUIMBY LLC	PEPPER LANE-QUIMBY LLC	LOS GATOS	CA 95032-2539
207			670-29-032	EVERGREEN CIRCLE LLC	PO BOX 5368	SAN JOSE	CA 95150
208			670-29-033	KAISER FOUNDATION HEALTH PLAN	1800 HARRISON ST UNIT	OAKLAND	CA 94612
209	2159	CHISIN	ST 676-04-057	POCOLA LLC	3435 WILSHIRE BLVD STE	LOS ANGELES	CA 90010
210	2632	SEQUOIA	DR 676-23-012	WONG, DERRICK A AND VANESSA L	4019 CLOVERFIELD CT	SAN JOSE	CA 95121-0000
211		SAN FELIPE	RD 676-33-013	HNR INVESTMENT GROUP LLC	17919 HOLMES AVE	CERRITOS	CA 90703
212		SAN FELIPE	RD 676-33-014	HNR INVESTMENT GROUP LLC	17919 HOLMES AVE	CERRITOS	CA 90703
213			676-37-026	PAL, NARINDER AND SUSHMA	1680 LANGPORT DR	SUNNYVALE	CA 94087-4678
214	2010	WENDOVER	LN 676-84-029	POCOLA LLC	3435 WILSHIRE BL STE 1190	LOS ANGELES	CA 90010
215	430	ENZO	DR 678-05-063	SAN JOSE LIFE PROPERTIES LLC	1450 W LONG LAKE RD STE	TROY	MI 48098
216	550	PIERCY	RD 678-08-043	HUSPRF INVESTOR SPV I LP	101 CALIFORNIA ST UNIT	SAN FRANCISCO	CA 94111

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217		(LAND ONLY)		678-08-045	HUSPRF PIERCY LP	101 CALIFORNIA ST UNIT	SAN FRANCISCO	CA 94111
218	514	PIERCY	RD	678-08-050	RNO SJ1 LLC	PO BOX 539	COLUMBIA	MD 21045
219		PIERCY	RD	678-08-055	HUSPRF PIERCY LP	101 CALIFORNIA S ST SUITE	SAN FRANCISCO	CA 94111
220	731	PIERCY	RD	678-09-009	ZHANG, XIUJUN AND LU , CHUNHUA	19462 ROSEMARIE APT 2	CUPERTINO	CA 95014
221	455	PIERCY	RD	678-93-030	BPBSJ LLC	2015 MANHATTAN BEACH	REDONDO BEACH	CA 90278-1230
222	6024	SILVER CREEK	RD	678-93-034	INTEGRATED DEVICE TECH INC	6024 SILVER CREEK VALLEY	SAN JOSE	CA 95138-1002
223				679-15-011	APEXA VENTURES LLC	45711 VINEYARD AVE	FREMONT	CA 94539
224		NO SITUS		679-15-012	SILVER CREEK PRESERVE	2603 CAMINO RAMON STE	SAN RAMON	CA 94583
225				680-04-005	SHEA HOMES LTD PARTNERSHIP	P O BOX 39	TEMECULA	CA 92593
226		LAND ONLY		680-51-013	NGO, DAN	799 ROSEMAR CT	SAN JOSE	CA 95127-0000
227				684-01-021	TOWMAN LLC	105 KATHY CT	LOS GATOS	CA 95032-1607
228		SENER	RD	684-03-037	NGUYEN, PHUONG VY HOANG	3818 VENUS CT	SAN JOSE	CA 95121-0000
229	119	SAN RAMON	DR	684-03-042	FERNANDEZ, NICOLAS SOLIS AND	1591 BAHAMA WAY	SAN JOSE	CA 95122-2260
230		WINFIELD	BL	694-01-032	VALLEY CHRISTIAN SCHOOLS	100 SKYWAY DR	SAN JOSE	CA 95111-3629
231	6215	GLENDORA	CT	695-11-037	1ST AMERICAN TITLE CO	PO BOX 5368	SAN JOSE	CA 95150
232	6219	GLENDORA	CT	695-11-038	773CPSJPR001 LLC	710 W JULIAN ST	SAN JOSE	CA 95126-2709
233	6213	VALLEY GLEN	CT	695-14-003	GHRT QUITO ROAD LLC	14407 BIG BASIN WAY UNIT D	SARATOGA	CA 95070
234	6216	VALLEY GLEN	CT	695-14-004	GHRT QUITO ROAD LLC	14407 BIG BASIN WAY UNIT D	SARATOGA	CA 95070
235				696-03-001	KUNDE SEVEN LEGACY LLC	1505 N 4TH ST	SAN JOSE CA	CA 95112-4607
236		CAHALAN	AV	696-03-002	RILEY, MITSUE	16616 139TH AV E	PUYALLUP	WA 98374
237				696-04-003	KUNDE SEVEN LEGACY LLC	1505 N 4TH ST	SAN JOSE	CA 95112-4607
238		COLLEEN	DR	696-05-002	KUNDE SEVEN LEGACY LLC	1505 N 4TH ST	SAN JOSE	CA 95112-4607
239		ELMSDALE	DR	701-46-027	LIN, TODD AND EMILY	7042 ELMSDALE DR	SAN JOSE	CA 95120-3224
240	1010	WOODVIEW	PL	701-68-022	TSAI, MING H	1250 QUAIL CREEK CIR	SAN JOSE	CA 95120-4151

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241	1006	WOODVIEW	PL	701-68-023	TSAI, MING H	1250 QUAIL CREEK CIR	SAN JOSE	CA 95120-4151
242				706-02-060	EQUINIX LLC	1 LAGOON DR 1ST FLOOR	REDWOOD CITY	CA 94065
243				706-33-066	UNION PACIFIC CORP	10031 FOOTHILLS BLVD	ROSEVILLE	CA 95747
244				708-23-001	UNION PACIFIC CORP	10031 FOOTHILLS BLVD	ROSEVILLE	CA 95747
245				708-26-003	UNION PACIFIC CORP	10031 FOOTHILLS BLVD	ROSEVILLE	CA 95747
246				708-29-002	UNION PACIFIC CORP	10031 FOOTHILLS BLVD	ROSEVILLE	CA 95747
247		DOUGHERTY	AVE	712-07-064	NGUYEN, JENNY HA TRUSTEE	3151 MIDDLEFIELD RD	REDWOOD CITY	CA 94063
248		MONTEREY	RD	712-07-096	UNION PACIFIC CORP	10031 FOOTHILLS BLVD	ROSEVILLE	CA 95747
249				712-27-003	UNION PACIFIC CORP	10031 FOOTHILLS BLVD	ROSEVILLE	CA 95747
250		MONTEREY	RD	712-28-004	UNION PACIFIC CORP	10031 FOOTHILLS BLVD	ROSEVILLE	CA 95747
251		MONTEREY	RD	725-07-009	LO BUE, VICTOR J TRUSTEE & ET AL	PO BOX 2330	LOS GATOS	CA 95031
252		MONTEREY	RD	725-13-015	GUNDERSEN, HERBERT JR AND	7901 CINNAMON WAY	GILROY	CA 95020
253				725-13-017	GUNDERSEN, HERBERT JR AND	7901 CINNAMON WAY	GILROY	CA 95020
254		SOUTH	FW	725-13-018	GUNDERSEN, HERBERT JR AND	7901 CINNAMON WAY	GILROY	CA 95020
255		MONTEREY	RD	725-13-019	GUNDERSEN, HERBERT JR AND	7901 CINNAMON WAY	GILROY	CA 95020