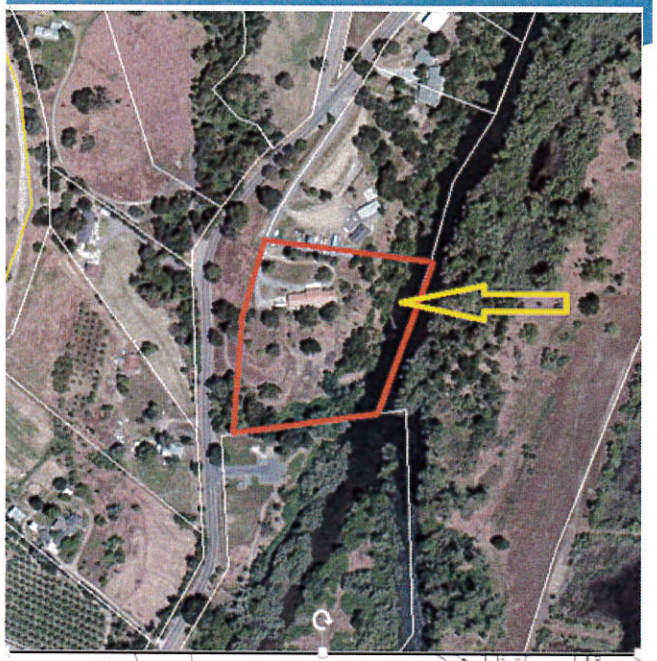
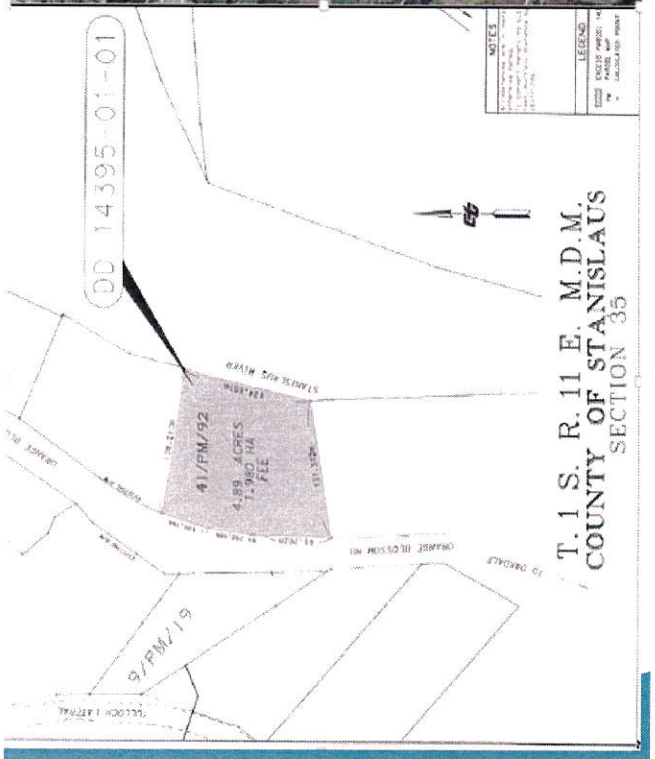
PROPERTY LOCATION





This sale of property is exempt from CEQA. The environmental determination by the State of California Department of Transportation for the sale of this property does not mean that the buyer may not have to obtain subsequent environmental clearance or prepare an environmental document as required by any local agency. Buyer should be aware that if buyer seeks some form of approval or permit for development subsequent to buyer's purchase of this excess property, the local agency might require an environmental document, and/or environmental analysis before giving its approval or permit.

The sale of this property is subject to all matters of public record and any easements, claim of easements or reservations not of record. The Department of Transportation does not assume any liability for possible encumbrances on this property. Prospective bidders should consult local title companies if more complete information regarding the title of the property is required.

The real property which is the subject of this sale is zoned R1, Low Density Residential.

Real Estate Taxes: This property is not assessed for taxes wile vested in the State. However, it will be assessed upon transfer to private ownership.

There will be no roof or structural inspections made on the structure(s) by Caltrans. However, prospective bidders may conduct inspections of the property at their own expense during the open house.

REGISTRATION: Check identification required at registration. All potential bidders must show certified funds of $1,000 in order to register for the auction. The cashier's check or money order is made out to: *California Department of Transportation.* (We do not accept cash.)

BID REGISTRATION DEPOSIT: Only the successful bidder will provide a deposit of $1,000, who then has **five (5) calendar days** from the date of auction to make due the balance of the purchase deposit of 5% of the sales price.

District 10 Excess Land Sales

Department of Transportation

(209) 948-3891

www.dot.ca.gov/property

CALIFORNIA DEPARTMENT OF TRANSPORTATION

PUBLIC AUCTION

14590 Orange Blossom Rd.
Oakdale, CA 95361
APN 002-029-061

Caltrans

Caltrans Mission: *Provide a safe, sustainable, integrated, and efficient transportation system to enhance California's economy and livability.*

Caltrans Vision: *A performance-driven, transparent, and accountable organization that values its people, resources and partners, and meets new challenges through leadership, innovation, and teamwork.*

www.dot.ca.gov/property

OPEN AUCTION
AUCTION INFORMATION

MINIMUM BID
Undisclosed

AUCTION DATE & LOCATION
August 18, 2016
1976 E. Martin Luther King Jr Blvd
Stockton, CA 95205
(Identification required to enter)

REGISTRATION DEPOSIT
$1,000 Cashier's Check
(See explanation on other side)

AUCTION TIME
10:30 AM

OPEN HOUSE DATE
Aug 3, 2016 10 a.m.—1 p.m.

FOR QUESTIONS PLEASE CONTACT
ROBERT UMEDA
Right of Way Agent
District 10 Excess Land Sales
(209) 948-3891

PROPERTY DETAILS

Type:
Custom 2,880 sf, single story residence
Built on a bluff with commanding view
4-bed/3-bath with attached 3-car garage
Lot size: 4.89 acres
Year Built: 1991
Concrete slab foundation
Stucco exterior
Covered back patio
Separate dining room & family room
Built-in separate oven, stove, dishwasher
Laundry/Office room
Sold As-Is Condition

Zone
A-2-5, General Ag

For more information, go to:
www.dot.ca.gov/property

PROPERTY DETAIL