

IN THE SUPERIOR COURT OF THE STATE OF ARIZONA
IN AND FOR THE COUNTY OF PIMA

COURT CASE NO. CV201307085

CIVIL INDEX NO. 19-000655

MARANS, MARSHALL

-vs-

DELACRUZ, MARIA

NOTICE OF SALE
ON
REAL PROPERTY

NOTICE IS GIVEN that in obedience to the WRIT OF GENERAL EXECUTION issued by this Court and in the above cause, which Writ and Judgment described therein, by reference, are incorporated herein, commands me to sell, and I will sell, subject to the right of redemption in such case made and provided by statute, at public auction, all of the right, title, interest, claim and lien which the parties named in said Judgment had or have in and to the real property hereinafter described, and from the proceeds of said sale, to satisfy said Judgment in favor of the judgment creditor therein named, in the total judgment sum of \$34,979.25, plus accrued and accruing interest and costs, since the date of entry of said Judgment.

The sale will be held at the East front door of the Pima County Superior Court Building, also sometimes known as the main entrance of said Court House, 110 West Congress, Tucson, Arizona, on the 23rd day of May, 2019 at 10:01 AM, to sell the following described real property to the highest bidder:

THE EAST HALF OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 6 WEST, GILA AND SALT RIVER BASE AND MERIDIAN, PIMA COUNTY, ARIZONA EXCEPT THE EAST 200 FEET OF THE SOUTH 1100 FEE THEREOF.

THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 6 WEST, GILA AND SALT RIVER BASE AND MERIDIAN, PIMA COUNTY, ARIZONA

THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 6 WEST, GILA AND SALT RIVER BASE AND MERIDIAN, PIMA COUNTY AZ

THAT PORTION OF THE EAST HALF OF THE EAST HALF OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 6 WEST, GILA AND SALT RIVER BASE AND MERIDIAN, PIMA COUNTY, ARIZONA, LYING EAST OF ALLEY ROAD, ACCORDING TO BOOK 5 OF ROAD MAPS, PAGE 3, RECORDS OF PIMA COUNTY, ARIZONA DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF SAID SECTION 21; THENCE NORTH 00°02'23" EAST, ALONG THE EAST SECTION LINE, 2445.13 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING NORTH 00°02'23" EAST ALONG THE EAST SECTION LINE, 198.51 FEET TO THE EAST QUARTER CORNER OF SAID SECTION 21; THENCE NORTH 00°00'36" EAST, ALONG THE EAST LINE OF SECTION 21 A DISTANCE OF 1554.87 FEET TO A POINT ON THE EASTERLY RIGHT OF WAY LINE OF SAID ALLEY ROAD; THENCE SOUTH 12°41'52" WEST, 259.69 FEET; THENCE SOUTH 08°26'15" WEST, CONTINUING ALONG THE EASTERLY RIGHT OF WAY LINE OF ALLEY ROAD, 454.42 FEET; THENCE SOUTH 00°06'15" WEST, CONTINUING ALONG THE EASTERLY RIGHT OF WAY LINE OF ALLEY ROAD, 379.25 FEET; THENCE SOUTH 20°34'45" WEST, CONTINUING ALONG THE EASTERLY RIGHT OF WAY LINE OF ALLEY ROAD 702.00 FEET; THENCE SOUTH 87°49'01" EAST, 371.05 FEET TO THE TRUE POINT OF BEGINNING EXCEPT ANY PORTION OF SAID LAND LYING WITHIN THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SAID SECTION 21. AND EXCEPT ALL URANIUM, THORIUM OR

ANY OTHER MATERIAL WHICH IS OR MAY BE DETERMINED TO BE PECULIALLY ESSENTIAL TO THE PRODUCTION OF FISSONABLE MATERIALS, WHETHER OR NOT OF COMMERCIAL VALUE, AS RESERVED IN PATENT FROM THE UNITED STATES OF AMERICA. AND FURTHER EXCEPT THE FOLLOWING DESCRIBED PROPERTY: THAT PORTION OF SECTION 21, TOWNSHIP 12 SOUTH, RANGE 6 WEST, OF THE GILA AND SALT RIVER BASE AND MERIDIAN, PIMA COUNTY, ARIZONA, LYING EAST OF ALLEY ROAD ACCORDING TO BOOK 5, PAGE 2 OF ROAD MAPS, PROCEEDINGS NO. 507, PIMA COUNTY HIGHWAY DEPARTMENT, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING FOR A TIE AT THE SOUTHEAST CORNER OF SAID SECTION 21, A GLO BRASS CAP; THENCE NORTH 00'00'23" EAST (BASIS OF BEARING) ALONG THE EAST LINE OF SAID SECTION 21, A DISTANCE OF 2445.13 FEET TO THE SOUTHEAST CORNER OF SUBJECT PARCEL AND THE TRUE POINT OF BEGINNING; THENCE CONTINUING NORTH 00'00'23" EAST ALONG SAID EAST LINE, A DISTANCE OF 198.51 FEET TO THE EAST QUARTER CORNER OF SAID SECTION 21, A GLO BRASS CAP; THENCE NORTH 00'00'36" EAST ALONG THE EAST LINE OF SAID SECTION 21, A DISTANCE OF 108.00 FEET TO A POINT; THENCE NORTH 87'49'01" WEST, A DISTANCE OF 257.67 FEET TO A POINT ON THE EASTERLY RIGHT OF WAY LINE OF SAID ALLEY ROAD; THENCE SOUTH 20'34'45" WEST ALONG SAID EASTERLY RIGHT OF WAY LINE, A DISTANCE OF 322.79 FEET TO A POINT; THENCE SOUTH 87'49'01" EAST TO THE TRUE POINT OF BEGINNING.

Property Location: 15 ACRES BARE LAND NO PHYSICAL ADDRESS. 10 ACRES BARE LAND, NO PHYSICAL ADDRESS. 10 ACRES BARE LAND, NO PHYSICAL ADDRESS. 3.8 ACRES ON ALLEY ROAD

NOTICE TO JUDGMENT DEBTOR: Title 33, chapter 8, article 1 of the Arizona Revised Statutes may permit you to protect your residence from certain types of legal process by recording a Claim of Homestead. If you are in doubt as to your rights, you should obtain legal advice.

No title search has been conducted by the Pima County Sheriff's Department before the sale; the property may be subject to liens or other interests. No warranty as to clear titles or deeds is expressed or implied.

Dated this 5th day of April, 2019.

MARK D. NAPIER
SHERIFF OF PIMA COUNTY

ATTY:
MICHAEL P FAITH
FAITH, LEDYARD & FAITH PLC
919 NORTH DYSART ROAD SUITE
F
AVONDALE, AZ 85323



David Peru
Lieutenant