

COUNTY OF LOS ANGELES - TREASURER AND TAX COLLECTOR
2024A PROPERTIES WITH SPECIAL CONDITIONS

INVESTIGATE BEFORE YOU BUY

Following is a list of parcels with special circumstances, e.g., contaminated property, easement, Coastal Commission Act restrictions, Mello-Roos Special Taxes, etc. Note, there may be other parcels that are not listed, as the Tax Collector is not always aware of the condition of the sale parcels. Also, parcels are sold "as is," and the County in no way assumes any responsibility, implied or otherwise, as to the condition of the properties, of any other liens that may exist, or any other special conditions.

Parcel Numbers.

2056-054-014	3203-003-011
2172-011-033	3242-011-007
2427-008-039	3262-017-029
2428-013-012	3271-016-023
2428-027-023	3271-016-033
2545-024-014	4371-042-001
2821-002-023	4379-022-037
2821-002-024	5529-025-063
3039-027-049	5292-020-006
3056-007-041	6137-028-021

CONTAMINATED PARCELS

(Please refer to your Terms and Condition on page 6, Section I)

6358-019-006

* 5638-004-029

For information, contact US Environmental Protection Agency, Stephaine Oehler at (415)972-3928;

[https://cumulis.epa.gov/supercpad/SiteProfiles/index.cfm?fuseaction=second.docdata&id=0902252.](https://cumulis.epa.gov/supercpad/SiteProfiles/index.cfm?fuseaction=second.docdata&id=0902252)

STATE CONTROLLER'S OFFICE PROPERTY TAX POSTPONEMENT

(Please refer to your Terms and Condition on page 4, Section H)

6019-011-007 \$10,672.32 (AMOUNT NOT INCLUDED IN MINIMUM MID)

THERE MAY BE OTHER PARCELS NOT LISTED
INVESTIGATE BEFORE YOU BUY!

NOTICE OF FEDERAL SUPERFUND SITE STATUS

UNITED STATES ENVIRONMENTAL PROTECTION AGENCY (EPA) REGION 9

The purpose of this notice is to inform the public that the property located at 718 W. Wilson, Glendale, CA 91203, Los Angeles County Parcel Number 5638-004-029 (Property), has been designated as part of the **San Fernando Valley (Area 2) Superfund Site** due to a release of hazardous substances at the site. This site has been listed on the National Priorities List under the Comprehensive Environmental Response, Compensation, and Liability Act ("CERCLA"), 42 U.S.C. § 9607.

Under CERCLA Sections 107(a) and 101(9), a person that currently owns any "facility", including a property, site or area where a hazardous substance has been deposited, stored, disposed of, placed, or otherwise come to be located, may be held liable (financially responsible) for all costs of removal or remedial action (cleanup) at the site.

In addition, EPA has placed a lien on the Property pursuant to CERCLA Section 107(l) for response costs incurred during previous removal and/or remedial action at the Property. EPA has also filed a judgment lien on the Property. EPA may in the future place on lien on the Property pursuant to CERCLA Section 107(r).

EPA encourages prospective owners of the Property to contact the regional EPA site team for more information relating to the contamination, cleanup status, and liens. EPA also encourages prospective owners of the Property to contact their own attorneys to discuss potential liability for owners or operators of Superfund sites and potential protections that may be available to certain prospective purchasers when specific steps are taken BEFORE purchasing the property.

<p>For legal questions: Stephanie Oehler U.S. EPA Regional Counsel U.S. EPA, Region 9 415-972-3928 Oehler.Stephanie@epa.gov</p>	<p>For site status or technical questions: John Hopkins U.S. EPA Remedial Project Manager U.S. EPA, Region 9 628-204-9904 Hopkins.John@epa.gov</p>
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