

## PROPERTY SUMMARY SHEET

<b>PROJECT NAME</b>	7346 Cross Drive Property Surplus Sale
<b>LOCATION OF PROPERTY/ ASSESSOR PARCEL NUMBER</b>	Located on the corner of Cross Drive and Oak Avenue in Citrus Heights, CA (APN 257-0072-033)
<b>SUBMITTING AGENCY</b>	Sacramento Regional County Sanitation District (Regional San)
<b>DATE PROPERTY AVAILABLE FOR SALE</b>	Auction starts in October 2022 and ends first week of December 2022 Register at PublicSurplus.com in advance
<b>SIZE</b>	0.234 acre (net)
<b>TOPOGRAPHY</b>	Flat with some mature trees on the perimeter
<b>IMPROVEMENTS</b>	Secured by a chain link fence. Utilities to site are expected but not verified.
<b>PRESENT USE</b>	Vacant residential lot
<b>ZONING</b>	Zoned RD-3 - Single Family Residential
<b>JURISDICTION</b>	City of Citrus Heights
<b>REASON FOR DECLARING SURPLUS</b>	<p>Regional San acquired this vacant residential lot for the combined sewage expansion/relief project known as the Upper Northwest Interceptor Section 9 and Northeast Area Relief 1 &amp; 2 Project, in 2006.</p> <p>The property was acquired for a storage and construction staging area for the project. After the project was completed, the parcel was no longer needed by Regional San. The property has been declared surplus to Regional San's needs by Regional San Board and is offered to public for sale.</p>
<b>LEGAL DESCRIPTION MAP</b>	See attached legal description, assessor's map, and site map.
<b>LAND ENCUMBRANCE</b>	<p>PUE, Planting of Trees, Relinquishment of Access, gas, water, drainage pipes, poles, overhead and underground wires and conduits. Parcel boundaries are to the centerline of the roads; however, tax assessment excludes the road right of way portions of the parcel.</p> <p><b>Buyer to investigate prior to submission of bid.</b> Preliminary Title Report and Plotted Easements Map attached for reference.</p>
<b>AS-IS SALE</b>	The property will be sold "As-Is" through a bid or auction process. Interested parties are advised to conduct their own due diligence of fair market value prior to submission of bid.
<b>DISCLAIMER</b>	Regional San makes every effort to ensure the accuracy and completeness of the information presented. However, Regional San makes no representations, warranties, or guarantees as to the accuracy of the information provided, and disclaims liability for omissions or errors in the contents of this property listing.