

ATTACHMENTS FILED WITH THE CLERK OF THE BOARD

705



**SUBMITTAL TO THE BOARD OF SUPERVISORS  
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**

**FROM:** Department of Facilities Management

**SUBMITTAL DATE:**  
March 17, 2008

**SUBJECT:** Subordination, Non-Disturbance and Attornment Agreement/Law Office of Public Defender, Murrieta

**RECOMMENDED MOTION:** That the Board of Supervisors approve the attached Subordination, Non-Disturbance and Attornment Agreement and authorize the Chairman of the Board to execute the same on behalf of the County.

**BACKGROUND:** The County of Riverside and RCI Silverhawk 13, LLC, Lessor, entered into a Lease Agreement for the purpose of providing office space for the Law Office of Public Defender in the facility located at 30111 Technology Drive, Suite 120, in Murrieta. To facilitate the financing of this property, the Lender has requested the execution of this agreement by the County and Lessor.

(Continued on Page 2)

Robert Field, Director  
Department of Facilities Management

RF:CC:pa  
11.606/2008.03.332

<b>FINANCIAL DATA</b>	<b>Current F.Y. Total Cost:</b>	\$ -0-	<b>In Current Year Budget:</b>	N/A
	<b>Current F.Y. Net County Cost:</b>	\$ -0-	<b>Budget Adjustment:</b>	N/A
	<b>Annual Net County Cost:</b>	\$ -0-	<b>For Fiscal Year:</b>	N/A

<b>SOURCE OF FUNDS:</b> N/A	<b>Positions To Be Deleted Per A-30</b>	<input type="checkbox"/>
	<b>Requires 4/5 Vote</b>	<input type="checkbox"/>

**C.E.O. RECOMMENDATION:**

**APPROVE**

BY: Jennifer L. Sargent

County Executive Office Signature

Policy

Consent

Dept's Recomm.:  
Per Exec. Ofc.:

Prev. Agn. Ref 3.27C

District: 3

Agenda Number:

**3.12**

FORM APPROVED COUNTY COUNSEL  
BY: Gordon V. Woo 4/01/08  
DATE: 4/01/08  
GORDON V. WOO  
Departmental Concurrence

Department of Facilities Management  
Subordination, Non-Disturbance and Attornment Agreement/Law Offices of Public  
Defender, Murrieta  
March 17, 2008  
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**BACKGROUND:** (Continued)

By execution of this agreement the County agrees to subordinate its Leasehold Estate to the liens in favor of the Lender which shall have no effect on prospective rights and obligations of the County or the Lender as set forth in the Lease. In addition, in the event the Lender or its successor becomes the Landlord, the County will recognize (attorn) the Lender or its successor as Landlord and the County's rights and obligations shall remain the same (not disturbed) as set forth in the Lease for the remainder of the Lease term.

County Counsel has reviewed and approved the attached documents as to legal form.