

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



**FROM:** Don Kent, Treasurer/Tax Collector

**SUBMITTAL DATE:**

JUN 24 2010

**SUBJECT:** Recommendation for Distribution of Excess Proceeds for Tax Sale No. 179, Item 187.  
Last assessed to: Keith S. Peall, an unmarried man.

**RECOMMENDED MOTION:** That the Board of Supervisors:

- 1) Approve the claim from Global Discoveries, Ltd., assignee for Tony Peall AKA Anthony Keith Peall, heir to the Estate of Keith S. Peall, last assessee for payment of excess proceeds resulting from the Tax Collector's public auction sale associated with parcel 639231016-7;

**(Continued on Page 2)**

**BACKGROUND:** (Continued on page two)

  
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Don Kent, Treasurer-Tax Collector

<b>FINANCIAL DATA</b>	Current F.Y. Total Cost:	\$70,532.91	In Current Year Budget:	NO
	Current F.Y. Net County Cost:	\$ 0	Budget Adjustment:	N/A
	Annual Net County Cost:	\$ 0	For Fiscal Year:	2010-11

<b>SOURCE OF FUNDS:</b> Fund 65595 Excess Proceeds from Tax Sale	<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: 

**County Executive Office Signature** Christopher M. Hans

FORM APPROVED COUNTY COUNSEL  
BY:  DALE A. GARDNER  
DATE: 6/24/10  
Departmental Concurrence

Consent     Policy  
 Consent     Policy

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

9.77

**BOARD OF SUPERVISORS**

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**RECOMMENDED MOTION:** (Continued)

- 2) Approve the claim from Global Discoveries, Ltd., assignee for Joanna Alexander, heir to the Estate of Keith S. Peall, last assessee for payment of excess proceeds resulting from the Tax Collector's public auction sale associated with parcel 639231016-7;
- 3) Deny the claim from the City of Desert Hot Springs;
- 4) Authorize and direct the Auditor-Controller to issue warrants to Global Discoveries, Ltd., assignee for Tony Peall AKA Anthony Keith Peall, heir to the Estate of Keith S. Peall in the amount of \$35,266.46 and Global Discoveries, Ltd., assignee for Joanna Alexander, heir to the Estate of Keith S. Peall in the amount of \$35,266.45 no sooner than ninety days from the date of this order, unless pursuant to the California Revenue and Taxation Code Section 4675, an appeal has been filed in Superior Court.

**BACKGROUND:** (Continued)

In accordance with Section 3691 et seq. of the California Revenue and Taxation Code, and with prior approval of the Board of Supervisors, the Tax Collector conducted the March 17, 2008 public auction sale. The deed conveying title to the purchasers at the auction was recorded May 12, 2008. Further, as required by Section 4676 of the California Revenue and Taxation Code, notice of the right to claim excess proceeds was given on June 9, 2008, to parties of interest as defined in Section 4675 of said code. Parties of interest have been determined by an examination of lot book reports as well as Assessor's and Recorder's records, and various research methods were used to obtain current mailing addresses for these parties of interest.

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The Treasurer-Tax Collector has received three claims for excess proceeds:

- 1) Claim from Global Discoveries, Ltd., assignee for Tony Peall AKA Anthony Keith Peall, heir to the Estate of Keith S. Peall based on an Assignment of Right to Collect Excess Proceeds dated October 9, 2008, a Grant Deed recorded April 14, 2000 as Instrument No. 2000-139869, an Affidavit under California Probate Code Section 13101 and the death certificate of Keith Stuart Peall.
- 2) Claim from Global Discoveries, Ltd., assignee for Joanna Alexander, heir to the Estate of Keith S. Peall based on an Assignment of Right to Collect Excess Proceeds dated October 8, 2008, a Grant Deed recorded April 14, 2000 as Instrument No. 2000-139869, an Affidavit under California Probate Code Section 13101 and the death certificate of Keith Stuart Peall.
- 3) Claim from the City of Desert Hot Springs based on a Notice of Public Nuisance and Order to Abate recorded February 16, 2006 as Instrument No. 2006-0116063, a Notice of Pendency of Administrative Proceedings recorded February 17, 2006 as Instrument No. 2006-0118597 and a Resolution No. 2008-61 from the City of Desert Hot Springs.

Pursuant to Section 4675 (a) & (b) of the California Revenue and Taxation Code, it is the recommendation of this office that Global Discoveries, Ltd., assignee for Tony Peall AKA Anthony Keith Peall, heir to the Estate of Keith S. Peall be awarded excess proceeds in the amount of \$35,266.46 and Global Discoveries, Ltd., assignee for Joanna Alexander, heir to the Estate of Keith S. Peall be awarded excess proceeds in the amount of \$35,266.45. The claim from the City of Desert Hot Springs be denied since the amount claimed was paid to the city through the 2008-2009 tax roll. Supporting documentation has been provided. The Tax Collector requests approval of the above recommended motion. Notice of this recommendation was sent to the claimants by certified mail.