

FORM APPROVED COUNTY COUNSEL
 BY: *G.P. Priamos* DATE: 7/28/15
 GREGORY P. PRIAMOS

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

244A



FROM: Don Kent, Treasurer-Tax Collector

SUBMITTAL DATE:

JUL 28 2015

SUBJECT: Recommendation for Distribution of Excess Proceeds for Tax Sale No. 192, Item 350. Last assessed to: Alvin H. Manning, a married man as his sole and separate property. District 5 [\$2,963] Fund 65595 Excess Proceeds from Tax Sale.

RECOMMENDED MOTION: That the Board of Supervisors:

1. Approve the claim from the County of Riverside, Department of Code Enforcement for payment of excess proceeds resulting from the Tax Collector's public auction sale associated with parcel 350231051-8; (continued on page two)

BACKGROUND:

Summary

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 20, 2012 public auction sale. The deed conveying title to the purchasers at the auction was recorded May 11, 2012. 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 6, 2012, 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. (continued on page two)

Don Kent
 Don Kent
 Treasurer-Tax Collector

FINANCIAL DATA	Current Fiscal Year:	Next Fiscal Year:	Total Cost:	Ongoing Cost:	POLICY/CONSENT (per Exec. Office)
COST	\$ 2,963	\$ 0	\$ 2,963	\$ 0	Consent <input type="checkbox"/> Policy <input checked="" type="checkbox"/>
NET COUNTY COST	\$ 0	\$ 0	\$ 0	\$ 0	
SOURCE OF FUNDS: Fund 65595 Excess Proceeds from Tax Sale				Budget Adjustment: N/A	
				For Fiscal Year: 15/16	

C.E.O. RECOMMENDATION:

APPROVE

BY: *Samuel Wong 9/10/15*
 Samuel Wong

County Executive Office Signature

MINUTES OF THE BOARD OF SUPERVISORS

- A-30
- 4/5 Vote
- Positions Added
- Change Order

Prev. Agn. Ref.:

District: 5

Agenda Number:

9-19

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

FORM 11: Recommendation for Distribution of Excess Proceeds for Tax Sale No. 192, Item 350. Last assessed to: Alvin H. Manning, a married man as his sole and separate property. District 5 [\$2,963] Fund 65595 Excess Proceeds from Tax Sale.

DATE: JUL 28 2015

PAGE: Page 2 of 2

RECOMMENDED MOTION:

2. Deny the claim from Prime Association Services, agent for The Lakes Community Association;
3. Authorize and direct the Auditor-Controller to issue a warrant to the County of Riverside, Department of Code Enforcement in the amount of \$2,963.70, no sooner than ninety days from the date of this order, unless an appeal has been filed in Superior Court, pursuant to the California Revenue and Taxation Code Section 4675.
4. Authorize and direct the Treasurer-Tax Collector to transfer the unclaimed excess proceeds in the amount of \$1,936.51 to the county general fund pursuant to Revenue and Taxation Code Section 4674.

BACKGROUND:

Summary (continued)

Revenue and Taxation Code 4676 (b) states that the county shall make reasonable effort to obtain the name and last known mailing address of the parties of interest. Then, if the address of the party of interest cannot be obtained, the county shall publish notice of the right to claim excess proceeds in a newspaper of general circulation in the county as per Revenue and Taxation Code 4676 (c). The Treasurer-Tax Collector's Office has made it a policy to take the following actions to locate the rightful party of the excess proceeds.

- Examined title reports to notify all parties of interest attached to the parcel.
- Researched all last assessee's through the County's Property Tax System for any parties of interest.
- Used Accurint (people finder) to notify any new addresses that may be listed for our parties of interest.
- Advertised in newspapers for three consecutive weeks in the Desert Sun, Palo Verde Valley Times and the Press Enterprise referring any parties of interest to file a claim for the excess proceeds.
- Sent out a certified mailing within 90 days as required by Revenue and Taxation Code 4675.

According to Revenue and Taxation Code 4675 (a) Any party of interest in the property may file with the county a claim for the excess proceeds, in proportion to his or her interest held with others of equal priority in the property at the time of the sale, at any time prior to the expiration of the one year following the recordation of the Tax Collector's deed to the Purchaser, which was recorded on May 11, 2012.

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

1. Claim from the County of Riverside, Department of Code Enforcement based on a Notice of Non Compliance recorded January 17, 2008 as Instrument No. 2008-0026339 and a Notice of Non Compliance recorded February 14, 2008 as Instrument No. 2008-0073611.
2. Claim from Prime Association Services, agent for The Lakes Community Association based on an Abstract of Judgment recorded on March 2, 2011 as Instrument No. 2011-0095000.

Pursuant to Section 4675 of the California Revenue and Taxation Code, it is the recommendation of this office that the County of Riverside, Department of Code Enforcement be awarded excess proceeds in the amount of \$2,963.70. The claim from Prime Association Services, agent for The Lakes Community Association be denied since they withdrew their claim. Since there are no other claimants the unclaimed excess proceeds in the amount of \$1,936.51 will be transferred to the county general fund. 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.

Impact on Citizens and Businesses

Excess proceeds are being released to a lienholder and transferred to the county general fund.

ATTACHMENTS (if needed, in this order):

Copies of the Excess Proceeds Claim forms and supporting documentation are attached.

CLAIM FOR EXCESS PROCEEDS FROM THE SALE OF TAX-DEFAULTED PROPERTY
(SEE REVERSE SIDE FOR FURTHER INSTRUCTIONS)

To: Don Kent, Treasurer-Tax Collector

Re: Claim for Excess Proceeds

TC 192 Item 350 Assessment No.: 350231051-8

Assessee: MANNING, ALVIN H

Situs: 23582 CASSANDRA DR CANYON LAKE

Date Sold: March 20, 2012

Date Deed to Purchaser Recorded: May 11, 2012

Final Date to Submit Claim: May 13, 2013

RECEIVED
2012 OCT 10 AM 8:41
RIVERSIDE COUNTY
TREAS-TAX COLLECTOR

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$ 2075.70 from the sale of the above mentioned real property. I/We were the lienholder(s), property owner(s) [check in one box] at the time of the sale of the property as is evidenced by Riverside County Recorder's Document No. 2008-003611; recorded on 2/14/2008. A copy of this document is attached here to. I/We are the rightful claimants by virtue of the attached assignment of interest. I/We have listed below and attached hereto each item of documentation supporting the claim submitted.

NOTE: YOUR CLAIM WILL NOT BE CONSIDERED UNLESS THE DOCUMENTATION IS ATTACHED.

See attached back-up documentation.

If the property is held in Joint Tenancy, the taxsale process has severed this Joint Tenancy, and all Joint Tenants will have to sign the claim unless the claimant submits proof that he or she is entitled to the full amount of the claim, the claimant may only receive his or her respective portion of the claim.

I/We affirm under penalty of perjury that the foregoing is true and correct.

Executed this 25 day of September, 2012 at Riverside, CA.
County, State

Carol Lynn Anderson
Signature of Claimant

Signature of Claimant

Carol Lynn Anderson
Print Name

Print Name

4080 Lemon St. 12th Flr.
Street Address

Street Address

Riverside, CA 92501
City, State, Zip

City, State, Zip

951-955-1095
Phone Number

Phone Number

When recorded please mail to:
Mail Stop 5155

DOC # 2008-0026339
01/17/2008 08:00A Fee:NC
Page 1 of 1
Recorded in Official Records
County of Riverside
Larry U. Ward
Assessor, County Clerk & Recorder



NOTICE OF NONCOMPLIANCE

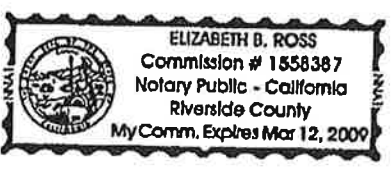
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In the matter of the Property of)
Alvin H. Manning) Case No. CV07-6347

NOTICE IS HEREBY GIVEN to all persons, pursuant to Section 10 of Ordinance Number 725 of the County of Riverside, State of California, that proceedings have been commenced with respect to violations of Riverside County Ordinance No. 457, Sec. 3, (RCC Title 15.16) described as Substandard Structure-Deck, Patio and Entry to Mobile Home. Such proceedings are based upon the noncompliance of such real property, located at 23582 Cassandra Drive, Canyon Lake, CA, and more particularly described as Assessor's Parcel Number 350-231-051 and having a legal description of .23 ACRES M/L IN LOTS 67 & 68 BLK D MB 012/027 LAKE ELSINORE LODGE, Records of Riverside County, with the requirements of Ordinance No. 457, Sec. 3, (RCC Title 15.16).

The owner has been advised to immediately correct the above-referenced violations to avoid further action by the County of Riverside which may include demolition, removal, razing, etc., to abate the public nuisance. Any costs incurred by the County, including, but not limited to investigative, administrative and abatement costs and attorneys' fees, may become a lien on the property. Further details regarding this notice may be obtained by addressing an inquiry to the Code Enforcement Department, 39493 Los Alamos Road, Murrieta, CA 92563; Attention Code Enforcement Officer Roy Ryder, (951) 600-6140.

NOTICE IS FURTHER GIVEN in accordance with §17274 and §24436.5 of the California Revenue and Taxation Code, that a tax deduction may not be allowed for interest, taxes, depreciation, or amortization paid or incurred in the taxable year affected by these proceedings.



COUNTY OF RIVERSIDE
DEPARTMENT OF CODE ENFORCEMENT

By Mark Slocum
Mark Slocum
Code Enforcement Department

ACKNOWLEDGMENT

State of California)
County of Riverside)

On 01/14/08 before me, Elizabeth B. Ross, Notary Public, personally appeared Mark Slocum, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/hers/their authorized capacity(ies), and that by his/hers/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Elizabeth B. Ross

When recorded please mail to:
Mail Stop 5155

DOC # 2008-0073611
02/14/2008 08:00A Fee:NC
Page 1 of 1
Recorded in Official Records
County of Riverside
Larry U. Ward
Assessor, County Clerk & Recorder



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030

NOTICE OF NONCOMPLIANCE

In the matter of the Property of
Alvin H. Manning)

Case No. CV06-7743

NOTICE IS HEREBY GIVEN to all persons, pursuant to Section 10 of Ordinance Number 725 of the County of Riverside, State of California, that proceedings have been commenced with respect to violations of Riverside County Ordinance No. 457, Section 12, (RCC Title 15.48) described as Substandard Mobile Home. Such proceedings are based upon the noncompliance of such real property, located at 23582 Cassandra Drive, Canyon Lake, CA, and more particularly described as Assessor's Parcel Number 350-231-051 and having a legal description of .23 Acres, BLK D, Lot 68, MB 012/027, T5SR4W, SEC 25, Records of Riverside County, with the requirements of Ordinance No. 457, Section 12, (RCC Title 15.48).

The owner has been advised to immediately correct the above-referenced violations to avoid further action by the County of Riverside which may include demolition, removal, razing, etc., to abate the public nuisance. Any costs incurred by the County, including, but not limited to investigative, administrative and abatement costs and attorneys' fees, may become a lien on the property. Further details regarding this notice may be obtained by addressing an inquiry to the Code Enforcement Department, 39493 Los Alamos Road, Murrieta, CA 92563; Attention Code Enforcement Officer: Jason Heagstedt (951) 600-6140.

NOTICE IS FURTHER GIVEN in accordance with §17274 and §24436.5 of the California Revenue and Taxation Code, that a tax deduction may not be allowed for interest, taxes, depreciation, or amortization paid or incurred in the taxable year affected by these proceedings.



COUNTY OF RIVERSIDE
DEPARTMENT OF CODE ENFORCEMENT

By [Signature]
Mark Slocum
Code Enforcement Department

ACKNOWLEDGMENT

State of California)
County of Riverside)

On 02/06/08 before me, Elizabeth B. Ross, Notary Public, personally appeared Mark Slocum, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

[Signature]
Elizabeth B. Ross



COUNTY OF RIVERSIDE CODE ENFORCEMENT

P.O. Box 1469, Riverside, CA 92502
Phone: 951-955-2004 Fax: 951-955-8680

Property Reference/Mailing Address
350231051-8 RIVERSIDE COUNTY TREASURER P.O. BOX 12005 RIVERSIDE, CA 92502 Attn: A. Potenciano - Tax Sale Operations

Date: 9/10/2012

Summary Statement of Abatement Costs

You are liable to the County for the following abatement costs:

Date	Invoice Number & Amount	Amount	Balance
09/10/2012	CV062780- INV #105216. Orig. Amount \$613.10.	613.10	613.10
09/10/2012	CV067743- INV #105219. Orig. Amount \$1,726.90.	1,726.90	2,340.00
09/10/2012	CV076347- INV #105217. Orig. Amount \$681.40.	681.40	3,021.40
09/10/2012	CV076348- INV #105218. Orig. Amount \$254.30.	254.30	3,275.70
		Total Now Due	\$3,275.70

The total abatement costs must be paid to the County of Riverside, P.O. Box 1469, Riverside, CA 92502 within thirty (30) days. In the event said costs are not paid within thirty (30) days you will be liable for additional administrative costs, penalties, court fees, or other collection costs incurred in the collection of these abatement costs.

I affirm and declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct to the best of my knowledge.

Code Enforcement Department

**County of Riverside
Code Enforcement Department**

P.O. Box 1469, Riverside, CA 92502
Phone: (951) 955-2004 Fax: (951) 955-8680



Statement of Abatement Costs

350231051-8
RIVERSIDE COUNTY TREASURER
P.O. BOX 12005
RIVERSIDE, CA 92502
Attn: A. Potenciano - Tax Sale Operations

Date	Invoice #
9/10/2012	105216

Property Address
350231051-8 23582 CASSANDRA DR CANYON LAKE, CA 92587 Assessee: Manning, Alvin H

Case Number	District	Class
CV062780	3	SOAC

You are liable to the County for the following abatement costs:

Date	Item	Description	Hours/Qty	Rate	Amount
5/17/2006	Officer Hours	Labor Charges - Officer Time	1	103.00	103.00
6/14/2006	Officer Hours	Labor Charges - Officer Time	0.3	103.00	30.90
12/18/2006	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
12/20/2006	Officer Hours	Labor Charges - Officer Time	1.5	109.00	163.50
4/9/2007	Officer Hours	Labor Charges - Officer Time	0.3	109.00	32.70
4/10/2007	Officer Hours	Labor Charges - Officer Time	1.5	109.00	163.50
9/10/2012	SOAC Preparation	Prepare Summary of Abatement Cost		65.00	65.00
		Subtotal Code Enforcement Costs			613.10
				Subtotal	\$613.10
				Payments/Credits	\$0.00
				Total Now Due	\$613.10

The total abatement costs must be paid to the County of Riverside, P.O. Box 1469, Riverside, CA 92502 within thirty (30) days. In the event said costs are not paid within thirty (30) days you will be liable for additional administrative costs, penalties, court fees or other collection costs incurred in the collection of these abatement costs.

I affirm and declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct to the best of my knowledge.

Code Enforcement Department

**County of Riverside
Code Enforcement Department**

P.O. Box 1469, Riverside, CA 92502
Phone: (951) 955-2004 Fax: (951) 955-8680



Statement of Abatement Costs

350231051-8
RIVERSIDE COUNTY TREASURER
P.O. BOX 12005
RIVERSIDE, CA 92502
Attn: A. Potenciano - Tax Sale Operations

Date	Invoice #
9/10/2012	105217

Property Address
350231051-8 23582 CASSANDRA DR CANYON LAKE, CA 92587 Assessee: Manning, Alvin H

Case Number	District	Class
CV076347	3	SOAC

You are liable to the County for the following abatement costs:

Date	Item	Description	Hours/Qty	Rate	Amount
8/1/2007	Officer Hours	Labor Charges - Officer Time	0.3	129.00	38.70
8/23/2007	Officer Hours	Labor Charges - Officer Time	0.3	109.00	32.70
1/9/2008	Officer Hours	Labor Charges - Officer Time	0.2	109.00	21.80
1/10/2008	Officer Hours	Labor Charges - Officer Time	2	109.00	218.00
2/6/2008	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
2/7/2008	Officer Hours	Labor Charges - Officer Time	0.1	109.00	10.90
9/23/2008	Officer Hours	Labor Charges - Officer Time	1.8	109.00	196.20
10/18/2008	Officer Hours	Labor Charges - Officer Time	0.4	109.00	43.60
9/10/2012	SOAC Preparation	Prepare Summary of Abatement Cost		65.00	65.00
		Subtotal Code Enforcement Costs			681.40


Subtotal \$681.40

Payments/Credits \$0.00

Total Now Due \$681.40

The total abatement costs must be paid to the County of Riverside, P.O. Box 1469, Riverside, CA 92502 within thirty (30) days. In the event said costs are not paid within thirty (30) days you will be liable for additional administrative costs, penalties, court fees or other collection costs incurred in the collection of these abatement costs.

I affirm and declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct to the best of my knowledge.


Code Enforcement Department

**County of Riverside
Code Enforcement Department**

P.O. Box 1469, Riverside, CA 92502
Phone: (951) 955-2004 Fax: (951) 955-8680



Statement of Abatement Costs

51-8
RIVERSIDE COUNTY TREASURER
P.O. BOX 12005
RIVERSIDE, CA 92502
Attn: A. Potenciano - Tax Sale Operations

Date	Invoice #
9/10/2012	105218

Property Address
350231051-8 23582 CASSANDRA DR CANYON LAKE, CA 92587 Assessee: Manning, Alvin H

Case Number	District	Class
CV076348	3	SOAC

You are liable to the County for the following abatement costs:

Date	Item	Description	Hours/Qty	Rate	Amount
8/1/2007	Officer Hours	Labor Charges - Officer Time	0.2	129.00	25.80
8/23/2007	Officer Hours	Labor Charges - Officer Time	0.3	109.00	32.70
2/6/2008	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
2/7/2008	Officer Hours	Labor Charges - Officer Time	0.3	109.00	32.70
10/18/2008	Officer Hours	Labor Charges - Officer Time	0.4	109.00	43.60
9/10/2012	SOAC Preparation	Prepare Summary of Abatement Cost		65.00	65.00
		Subtotal Code Enforcement Costs			254.30

Subtotal \$254.30

Payments/Credits \$0.00

Total Now Due \$254.30

The total abatement costs must be paid to the County of Riverside, P.O. Box 1469, Riverside, CA 92502 within thirty (30) days. In the event said costs are not paid within thirty (30) days you will be liable for additional administrative costs, penalties, court fees or other collection costs incurred in the collection of these abatement costs.

I affirm and declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct to the best of my knowledge.


Code Enforcement Department

**County of Riverside
Code Enforcement Department**

P.O. Box 1469, Riverside, CA 92502
Phone: (951) 955-2004 Fax: (951) 955-8680



Statement of Abatement Costs

51-8
RIVERSIDE COUNTY TREASURER
P.O. BOX 12005
RIVERSIDE, CA 92502
Attn: A. Potenciano - Tax Sale Operations

Date	Invoice #
9/10/2012	105219

Property Address
350231051-8 23582 CASSANDRA DR CANYON LAKE, CA 92587 Assessee: Manning, Alvin H

Case Number	District	Class
CV067743	3	SOAC


You are liable to the County for the following abatement costs:

Date	Item	Description	Hours/Qty	Rate	Amount
12/18/2006	Officer Hours	Labor Charges - Officer Time	1.5	109.00	163.50
12/18/2006	Officer Hours	Labor Charges - Officer Time	2.5	109.00	272.50
4/16/2007	Officer Hours	Labor Charges - Officer Time	1	109.00	109.00
7/31/2007	Officer Hours	Labor Charges - Officer Time	1	129.00	129.00
1/10/2008	Officer Hours	Labor Charges - Officer Time	1	109.00	109.00
2/6/2008	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
2/7/2008	Officer Hours	Labor Charges - Officer Time	0.1	109.00	10.90
3/31/2008	Officer Hours	Labor Charges - Officer Time	2	109.00	218.00
4/30/2008	Officer Hours	Labor Charges - Officer Time	1	109.00	109.00
4/30/2008	Officer Hours	Labor Charges - Officer Time	0.3	109.00	32.70
7/9/2008	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
9/30/2008	Officer Hours	Labor Charges - Officer Time	0.3	109.00	32.70
10/18/2008	Officer Hours	Labor Charges - Officer Time	0.4	109.00	43.60
9/10/2012	SOAC Preparation	Prepare Summary of Abatement Cost		65.00	65.00
	Recording Fee	Recorders Fee for Recording Release 2008-0073611, 2008-0026339	2	13.00	26.00
		Subtotal Code Enforcement Costs			1,429.90
12/31/2006	Lot/Title Report	Lot/Title Report	1	95.00	95.00
1/14/2008	Lot/Title Report	Lot/Title Report	1	150.00	150.00
9/10/2012	DataQuick	Property Finder Reports & Transaction Report		19.30	19.30
4/30/2008	Officer Hours	Labor Charges - Officer Time	0.3	109.00	32.70
Subtotal					\$1,726.90

The total abatement costs must be paid to the County of Riverside, P.O. Box 1469, Riverside, CA 92502 within thirty (30) days. In the event said costs are not paid within thirty (30) days you will be liable for additional administrative costs, penalties, court fees or other collection costs incurred in the collection of these abatement costs.

Payments/Credits	\$0.00
Total Now Due	\$1,726.90

I affirm and declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct to the best of my knowledge.


Code Enforcement Department

Untitled

INQTITCO 350231051-8 2012 SECURED 11:25:26 09/10/2012 PAGE 1
 ASSESSMENT NO 350231051-8 TAX YEAR 2012 TAXABILITY CD 0-00
 YR PARCEL 350-231-051-8 TRA 026-172 VEST CD MS
 MAILNAME ALMADA LOURDES
 MAILADDR 1213 BLACKSMITH WAY NORCO CA 92860
 ADDRDATE 07-17-2012 CHG DEEDPROC
 OWNERID NONE
 SITUS 23582 CASSANDRA DR CANYON LAKE 92587
 ASSESSEE MANNING ALVIN H
 VEST TIT COD NONE
 VALUE 25925 LND
 EXEMP NONE
 TITLE INFO NONE

TX/SPL	1ST INSTALLMENT		2ND INSTALLMENT		COST
	TAX	PENALTY	TAX	PENALTY	
68-1377	1.88	.00	1.88	.00	.00
68-3282	6.50	.00	6.50	.00	
68-3927	40.00	.00	40.00	.00	
68-5305	3.47	.00	3.47	.00	
68-5402	8.75	.00	8.75	.00	
TOTAL DUE	121.20	60.60	60.60		
PAID STATUS		UNPAID	UNPAID		

CCC COMMENT NONE
 BILL NBR NONE

INQTITCO 350231051-8 2012 SECURED 11:25:26 09/10/2012 PAGE 2

CORTAC NO NONE
 BILL SER NO
 DEFAULTED NONE
 CHG ROLL NONE
 YRCOMENT NONE
 CREDIT CD-FEE: 2.42 1.21 1.21

ID DATA .23 ACRES M/L IN LOTS 67 & 68 BLK D MB 012/027 LAKE ELSINORE
 LODGE

CONVEY 0218485 05/2012
 ESCAPE NONE

ESCAPED ASMT NONE
 PEN ASMTS (R&T 482) NONE
 TIE TO ASSESSMENT NONE

4 SUPPLEMENTAL ASMTS	ASMT ID	1993	1994	SEC	PAID	DATE
	051023319-2			SEC	PAID	03-07-1995
	051224842-8	1996		SEC	MIN-TX-AMT	
	052764731-7	2008		SEC	PAID	04-07-2009
	053173158-1	2011	2012	SEC	NOT VALUED	

* * * LAST PAGE * * *

Owner
ALMADA,LOURDES

Address
23582 CASSANDRA DR CANYON LAKE , CA 92587

Parcel/Tax ID
350-231-051

 **Property Profile**

Ownership Information

Primary Owner	ALMADA,LOURDES	Site Address	23582 CASSANDRA DR
Secondary Owner		Site City, St Zip	CANYON LAKE, CA 92587
Ownership Description	Married Woman	Mail Address	1213 BLACKSMITH WAY
Telephone Number		Mail City, St Zip	NORCO, CA 92860
Lot	67	Census Tract	0427.17
Housing Tract / Subdivision Name	/ LAKE ELSINORE LODGE		
Legal Description	.23 ACRES M/L IN LOTS 67 & 68 BLK D MB 012/027 LAKE ELSINORE LODGE		

Property Details

Use Code	Mobile home	County/Municipality	RIVERSIDE
State	CA	Total Rooms	2
RTSQ		Bedrooms	2
Zoning	R1	Bathrooms	2
Number Of Units	1	Basement Square Feet	
Year Built	1978	Parking	
# Of Stories	1	Parking Square Feet	
Lot Size	10,019	View	
Usable Lot Size		Pool	
Lot Depth		Fireplace	
Lot Width		HT/AC	Both
Square Feet	804	Cooling Detail	Central
Square Ft 1st Flr		Heating Detail	Central
Square Ft 2nd Flr		Roof Type	Comp Shingle
Square Ft 3rd Flr		Construction Quality	
Additions - Square Feet		Construction Type	
Building Shape		Exterior	
New Page Grid	837E7	Foundation	
Old Page Grid	72B6		

Tax Information

Assessor's Parcel Number/Tax ID	350-231-051	Assessor's Market Value	
Assessed Total	\$25,417	Tax Amount	\$394
Land Total	\$25,417	Status/Yr Delinquent	Current
Improvement		Tax Rate Area	26172
Percent Improvement		HomeOwners Exemption	N

Sale Information

Last Sale Date	May 11, 2012	1st Loan Amount / Type	/ Conventional
Document Number	0000218485	2nd Loan Amount	
Sale Value	\$10,000	Last Transaction W/O \$	
Cost / Square feet	\$12	Last Transaction W/O \$ Doc	
Title Company			
Lender			

Owner
ALMADA,LOURDES

Address
23582 CASSANDRA DR CANYON LAKE , CA 92587

Parcel/Tax ID
350-231-051

 **Transaction History**

Transaction 3 - Transfer

Transaction Information

Buyer / Borrower	ALMADA,LOURDES	Signature Date	Mar 20, 2012
Recorded Date	May 11, 2012	Multiple/Portion	
Title Company			

Ownership Transfer Information

Seller	TAX COLL OF RIVERSIDE COUNTY	Transaction Type	Resale
Transfer Value	\$10,000	Deed In Lieu	N
Document #	0000218485	Deed Type	Trustees Deed Upon Sale

Loan Information

Loan Amount		Loan Type	Conventional
Document #	0000218485	Interest Rate Type	
Lender Name		Seller Carry Back	N

Transaction 2 - Transfer

Transaction Information

Buyer / Borrower	BURGESS,EARL ETUX	Signature Date	
Recorded Date	Oct 23, 1996	Multiple/Portion	
Title Company	CHICAGO TITLE		

Ownership Transfer Information

Seller	WAYMAN,EDWARD K ETUX	Transaction Type	Resale
Transfer Value		Deed In Lieu	N
Document #	0000405698	Deed Type	

Loan Information

Loan Amount		Loan Type	Conventional
Document #	0000405698	Interest Rate Type	
Lender Name		Seller Carry Back	N

Transaction 1 - Transfer

Transaction Information

Buyer / Borrower	WAYMAN,EDWARD K & PATRICIA A	Signature Date	
Recorded Date	Apr 21, 1994	Multiple/Portion	
Title Company	CHICAGO TITLE		

Ownership Transfer Information


Seller	KEWISH,JOHN H	Transaction Type	Resale
Transfer Value	\$27,500 (Full)	Deed In Lieu	N
Document #	0000167607	Deed Type	

Loan Information

Loan Amount	\$27,500	Loan Type	Conventional
Document #	0000167607	Interest Rate Type	Fixed
Lender Name	SELLER	Seller Carry Back	N

Legend

 Unusually large change in price

 Multiple sales within a 30 day period

ALMADA, LOURDES
1213 BLACKSMITH WAY
NORCO, CA 92880

DOC # 2012-0218485

05/11/2012 12:58P Fee:15.00

Page 1 of 1 Doc T Tax Paid

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
M	A	L	465	426	PCOR	NCOR	SMF	NCHG	EXAM
NO SMF					T:	CTY	UNI	026	

15

C
026

TRA 026-172

Doc. Trans. Tax - computed on full value of property conveyed \$ 11.00

Don Kent, Tax Collector

Don Kent
Signature of Declarant

TAX DEED TO PURCHASER OF TAX-DEFAULTED PROPERTY

On which the legally levied taxes were a lien for Fiscal Year 2005-2006
and for nonpayment were duly declared to be in default 2006-350231051-0000
Default Number

This deed, between the Tax Collector of RIVERSIDE County ("SELLER") and
ALMADA, LOURDES, A MARRIED WOMAN

("PURCHASER") conveys to the PURCHASER free of all encumbrances of any kind existing
before the sale, except those referred to in §3712 of the Revenue and Taxation Code, to the real
property described herein which the SELLER sold to the PURCHASER at a public auction held on MARCH 20, 2012
pursuant to a statutory power of sale in accordance with the provisions of Division 1, Part 6,
Chapter 7, Revenue and Taxation Code, for the sum of \$10,000.00
NO TAXING AGENCY objected to the sale.

In accordance with law, the SELLER, hereby grants to the PURCHASER that real
property situated in said county, State of California, last assessed to
MANNING, ALVIN H., described as follows: 350231051-8
Assessor's Parcel Number

IN THE CITY OF MENIFEE

LOTS 67 AND 68 IN PORTION OF BLOCK "D" OF LAKE ELSINORE LODGE, AS SHOWN BY MAP ON FILE IN BOOK 12, PAGE 27
OF MAPS, RECORDS OF RIVERSIDE COUNTY.

State of California
County of Riverside

Executed on
MARCH 20, 2012

By *Don Kent*
Tax Collector

On May 1, 2012, before me, Larry W. Ward, Assessor, Clerk-Recorder, personally appeared Don Kent, Treasurer and Tax Collector for
Riverside County, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and
acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity
upon behalf of which the person acted, executed the instrument.

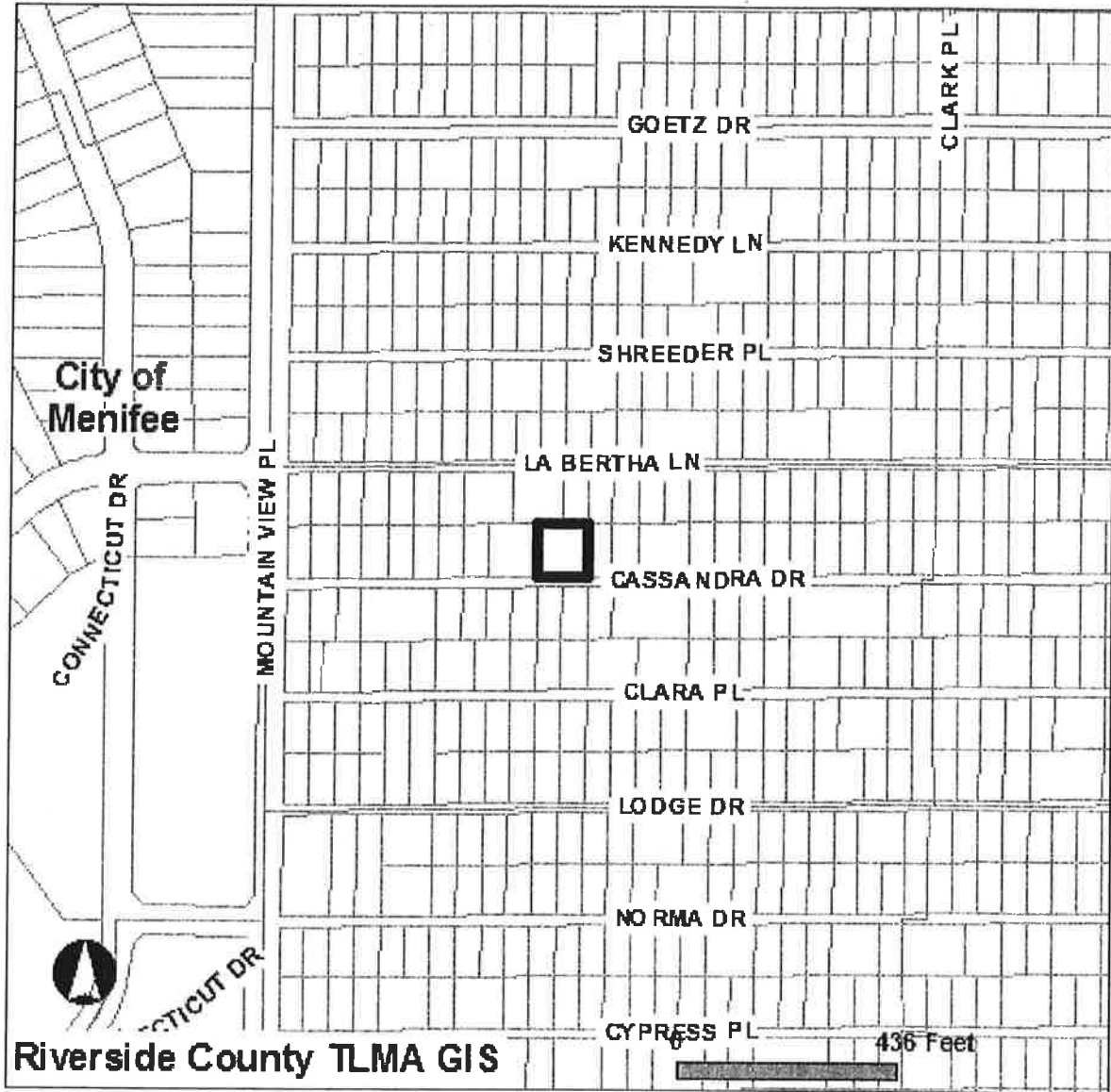
I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.
Larry W. Ward, Assessor, Clerk Recorder

By *NO Taylor* Deputy Seal



RIVERSIDE COUNTY GIS



Selected parcel(s):
350-231-051

IMPORTANT

Maps and data are to be used for reference purposes only. Map features are approximate, and are not necessarily accurate to surveying or engineering standards. The County of Riverside makes no warranty or guarantee as to the content (the source is often third party), accuracy, timeliness, or completeness of any of the data provided, and assumes no legal responsibility for the information contained on this map. Any use of this product with respect to accuracy and precision shall be the sole responsibility of the user.

STANDARD REPORT

APNs

350-231-051-8

OWNER NAME / ADDRESS

LOURDES ALMADA
23582 CASSANDRA DR
CANYON LAKE, CA. 92587

New owner

MAILING ADDRESS

(SEE OWNER)
1213 BLACKSMITH WAY
NORCO CA. 92860

LEGAL DESCRIPTION

RECORDED BOOK/PAGE: MB 12/27
SUBDIVISION NAME: LAKE ELSINORE LODGE
LOT/PARCEL: 68, BLOCK:
TRACT NUMBER: NOT AVAILABLE

LOT SIZE

RECORDED LOT SIZE IS 0.23 ACRES

PROPERTY CHARACTERISTICS

NO PROPERTY DESCRIPTION AVAILABLE

THOMAS BROS. MAPS PAGE/GRID

PAGE: 837 GRID: E7

CITY BOUNDARY/SPHERE

CITY OF MENIFEE
NOT WITHIN A CITY SPHERE
ANNEXATION DATE: NOT APPLICABLE
LAFCO CASE #: NOT APPLICABLE
PROPOSALS: NOT APPLICABLE

MARCH JOINT POWERS AUTHORITY

NOT IN THE JURISDICTION OF THE MARCH JOINT POWERS AUTHORITY

INDIAN TRIBAL LAND

NOT IN A TRIBAL LAND

SUPERVISORIAL DISTRICT 2011 (ORD. 813)

MARION ASHLEY, DISTRICT 5

SUPERVISORIAL DISTRICT (2001 BOUNDARIES)

JEFF STONE, DISTRICT 3

TOWNSHIP/RANGE

T5SR4W SEC 25

ELEVATION RANGE

1528/1532 FEET

PREVIOUS APN

350-231-040

PLANNING

LAND USE DESIGNATIONS

Consult with the city for land use information.

SANTA ROSA ESCARPMENT BOUNDARY

NOT IN THE SANTA ROSA ESCARPMENT BOUNDARY

AREA PLAN (RCIP)

SUN CITY / MENIFEE VALLEY

GENERAL PLAN POLICY OVERLAYS

NOT IN A GENERAL PLAN POLICY OVERLAY AREA

GENERAL PLAN POLICY AREAS

NONE

ZONING CLASSIFICATIONS (ORD. 348)

See the city for more information

ZONING DISTRICTS AND ZONING AREAS

QUAIL VALLEY DISTRICT

ZONING OVERLAYS

NOT IN A ZONING OVERLAY

HISTORIC PRESERVATION DISTRICTS

NOT IN AN HISTORIC PRESERVATION DISTRICT

SPECIFIC PLANS

NOT WITHIN A SPECIFIC PLAN

NOT IN AN AGRICULTURAL PRESERVE

REDEVELOPMENT AREAS

PROJECT AREA NAME: I-215 CORRIDOR
SUBAREA NAME: QUAIL VALLEY
AMENDMENT NUMBER: 1
ADOPTION DATE: APR. 25, 2006
ACREAGE: 1937 ACRES

AIRPORT INFLUENCE AREAS

NOT IN AN AIRPORT INFLUENCE AREA

AIRPORT COMPATIBILITY ZONES

NOT IN AN AIRPORT COMPATIBILITY ZONE

ENVIRONMENTAL

CVMSHCP (COACHELLA VALLEY MULTI-SPECIES HABITAT CONSERVATION PLAN) CONSERVATION AREA
NOT IN A CONSERVATION AREA

CVMSHCP FLUVIAL SAND TRANSPORT SPECIAL PROVISION AREAS
NOT IN A FLUVIAL SAND TRANSPORT SPECIAL PROVISION AREA

WRMSHCP (WESTERN RIVERSIDE COUNTY MULTI-SPECIES HABITAT CONSERVATION PLAN) CELL GROUP
NOT IN A CELL GROUP

WRMSHCP CELL NUMBER
NOT IN A CELL

HANS/ERP (HABITAT ACQUISITION AND NEGOTIATION STRATEGY/EXPEDITED REVIEW PROCESS)
NONE

VEGETATION (2005)
DEVELOPED/DISTURBED LAND

FIRE

HIGH FIRE AREA (ORD. 787)
IN HIGH FIRE AREA - Grading And Building Permit Applications Require Fire Dept Clearance Prior To Permit Issuance.

FIRE RESPONSIBILITY AREA
STATE RESPONSIBILITY AREA

DEVELOPMENT FEES

CVMSHCP FEE AREA (ORD. 875)
NOT WITHIN THE COACHELLA VALLEY MSHCP FEE AREA

WRMSHCP FEE AREA (ORD. 810)
IN OR PARTIALLY WITHIN THE WESTERN RIVERSIDE MSHCP FEE AREA. SEE MAP FOR MORE INFORMATION.

ROAD & BRIDGE DISTRICT
NOT IN A DISTRICT

EASTERN TUMF (TRANSPORTATION UNIFORM MITIGATION FEE ORD. 673)
NOT WITHIN THE EASTERN TUMF FEE AREA

WESTERN TUMF (TRANSPORTATION UNIFORM MITIGATION FEE ORD. 824)
IN OR PARTIALLY WITHIN A TUMF FEE AREA. SEE MAP FOR MORE INFORMATION. SOUTHWEST

DIF (DEVELOPMENT IMPACT FEE AREA ORD. 659)
SUN CITY/MENIFEE

SKR FEE AREA (STEPHEN'S KANGAROO RAT ORD. 663.10)
IN OR PARTIALLY WITHIN AN SKR FEE AREA. SEE MAP FOR MORE INFORMATION.

DEVELOPMENT AGREEMENTS
NOT IN A DEVELOPMENT AGREEMENT AREA

TRANSPORTATION

CIRCULATION ELEMENT ULTIMATE RIGHT-OF-WAY
NOT IN A CIRCULATION ELEMENT RIGHT-OF-WAY

ROAD BOOK PAGE
65

TRANSPORTATION AGREEMENTS
NOT IN A TRANSPORTATION AGREEMENT

CETAP (COMMUNITY AND ENVIRONMENTAL TRANSPORTATION ACCEPTABILITY PROCESS) CORRIDORS
NOT IN A CETAP CORRIDOR.

HYDROLOGY

FLOOD PLAIN REVIEW
NOT REQUIRED

WATER DISTRICT
EMWD

FLOOD CONTROL DISTRICT
RIVERSIDE COUNTY FLOOD CONTROL DISTRICT

WATERSHED
SAN JACINTO VALLEY

GEOLOGIC

FAULT ZONE
NOT IN A FAULT ZONE

FAULTS
NOT WITHIN A 1/2 MILE OF A FAULT

LIQUEFACTION POTENTIAL
VERY LOW

SUBSIDENCE
SUSCEPTIBLE

PALEONTOLOGICAL SENSITIVITY
UNDETERMINED POTENTIAL.
AREAS UNDERLAIN BY SEDIMENTARY ROCKS FOR WHICH LITERATURE AND UNPUBLISHED STUDIES ARE NOT AVAILABLE HAVE UNDETERMINED POTENTIAL FOR CONTAINING SIGNIFICANT PALEONTOLOGICAL RESOURCES. THESE AREAS MUST BE INSPECTED BY A FIELD SURVEY CONDUCTED BY A QUALIFIED VERTEBRATE PALEONTOLOGIST.

MISCELLANEOUS

SCHOOL DISTRICT
MENIFEE UNION & PERRIS UNION HIGH

COMMUNITIES
NOT IN A COMMUNITY

COUNTY SERVICE AREA
IN OR PARTIALLY WITHIN
QUAIL VALLEY #86 -
ROAD MAINTAINANCE
POLICE

LIGHTING (ORD. 655)
ZONE B, 32.60 MILES FROM MT. PALOMAR OBSERVATORY

2000 CENSUS TRACT
042717

FARMLAND
URBAN-BUILT UP LAND

TAX RATE AREAS
026172

- CITY OF MENIFEE
- COUNTY FREE LIBRARY
- COUNTY ORTEGA TRAIL REC & PK
- CSA 152
- EASTERN MUN WATER IMP DIST 9
- EASTERN MUNICIPAL WATER
- ELSINORE VALLEY CEMETERY
- FLOOD CONTROL ADMINISTRATION
- FLOOD CONTROL ZONE 4
- GENERAL
- GENERAL PURPOSE
- MENIFEE FIRE PROTECTION
- MENIFEE SCHOOL
- METRO WATER EAST 1301999
- MT SAN JACINTO JUNIOR COLLEGE
- PERRIS AREA ELEM SCHOOL FUND
- PERRIS JR HIGH AREA FUND
- PERRIS UNION HIGH SCHOOL
- RIV CO REG PARK & OPEN SPACE
- RIV. CO. OFFICE OF EDUCATION
- SAN JACINTO BASIN RESOURCE CONS
- SERVICE AREA # 145-MENIFEE
- SERVICE AREA # 33 -MENIFEE
- SERVICE AREA # 86 -MENIFEE
- SUN CITY/QUAIL VL AB1290
- VALLEY HEALTH SYSTEM HOSP DIST

SPECIAL NOTES

NO SPECIAL NOTES

CODE COMPLAINTS

Case #	Description	Start Date
NO CODE COMPLAINTS	NOT APPLICABLE	NOT APPLICABLE

REPORT PRINTED ON...Mon Sep 10 11:12:56 2012
Version 120712

County Administrative Center- 4th Floor
4080 Lemon Street, P.O. Box 12005
Riverside, CA 92502-2205
(951) 955-3900
(951) 955-3990 - Fax



Palm Springs Office
997 E Tahquitz Canyon Way, Suite A
Palm Springs, CA 92262

E-mail: ttc@co.riverside.ca.us
www.countytreasurer.org

**COUNTY OF RIVERSIDE
TREASURER-TAX COLLECTOR**

Temecula Office
40935 County Center Drive, Suite C
Temecula, CA 92591

June 6, 2012

COUNTY OF RIVERSIDE
C/O CODE ENFORCEMENT DEPARTMENT
ATTN: CODE ENFORCEMENT OFFICER ROY RYDER, CASE # CV07-6347
39493 LOS ALAMOS ROAD
MURRIETA, CA 92563

Re: EXCESS PROCEEDS FROM SALE OF TAX DEFAULTED PROPERTY

Assessment No.: 350231051-8 Item: 350
Situs Address: 23582 Cassandra Dr Canyon Lake
Assessee: Manning, Alvin H
Date Sold: March 20, 2012
Date Deed to Purchaser Recorded: May 11, 2012
Final Date to Submit Claim: May 13, 2013

Dear Sir or Madame:

The property referenced above was declared subject to the Tax Collector's power of sale for non-payment of taxes and later sold. Parties of Interest, as defined in Section 4675 of the California Revenue and Taxation Code (e.g., the last assessee and any lienholders of record), have a right to file a claim for any excess proceeds that remain after the tax liens and the costs of the sale have been satisfied. Our records show that you may be a party of interest, and we are enclosing for your convenience a claim form and a return envelope. Please note that your claim must be filed within one year of the date the deed to the purchaser was recorded (shown above). By law, we cannot accept claims after one year from this recording date. Claims submitted will be evaluated by our legal counsel and awarded in accordance with state law. The submission of a claim merely initiates that review.

The enclosed form is relatively simple and we must stress that most applicants will be able to fill it out without help. However, if you need help, please feel free to contact our office by mail, telephone or in person and we will help you without charge. You may telephone us at (951) 955-3842.

If you prefer to have an agent file your claim for you, or if you should decide to sell your claim (often referred to as "assignment") so that the purchaser of the claim may receive the funds, please advise us and we will send the proper form.

Please note also that the statutory procedures and the County's internal procedures dictate that most claims will not be processed until at least twenty (20) months following the date of recordation of the tax deed.

Sincerely,

DON KENT
TREASURER-TAX COLLECTOR

By Adrian Potenciano
Deputy

Ruth, Debra

From: Ruth, Debra
Sent: Tuesday, October 21, 2014 11:04 AM
To: Lam, Valerie
Subject: Excess Proceeds Claim - APN 350231051-8, TC 192 Item 350
Attachments: Claim for EP, TC 192 Item 350.pdf

Good morning Valerie,

The attached Excess Proceeds claim form from Code Enforcement is in review.

In order to proceed with the process, we will need an updated statement of monies owed up until the date of the sale, 3/20/2012. Also, there are a couple of liens supporting the claim that are unofficial copies (Doc 2008-0073611 and Doc 2008-0026339). Is it possible to get the official copy for those two?

Please let me know if you have any questions.

Thank you.

Debra Ruth

County of Riverside
Treasurer-Tax Collector
Tax Sale Operations Unit
Email: druth@co.riverside.ca.us
Phone: 951-955-9386
Fax: 951-955-3990
Mail Stop #1110
<http://www.countytreasurer.org>

Ruth, Debra

From: Ruth, Debra
Sent: Wednesday, November 12, 2014 9:33 AM
To: Lam, Valerie
Subject: RE: EP TC 192-350, APN 350231051-8
Attachments: Excess Proceeds Claim - APN 350231051-8, TC 192 Item 350

Hi Valerie,
I had one more I sent you. Please see attached.
Thanks again!

Debra Ruth

Tax Sale Operations
Phone: 951-955-9386

From: Lam, Valerie
Sent: Wednesday, November 12, 2014 9:29 AM
To: Ruth, Debra
Subject: RE: EP TC 192-237, APN 326062003-6

Debra,

Do I owe you any other ones?

Thank you,

Valerie Lam
TLMA – Fiscal
☎ (951) 955-1836

From: Ruth, Debra [<mailto:DRuth@co.riverside.ca.us>]
Sent: Wednesday, November 12, 2014 9:23 AM
To: Lam, Valerie
Subject: RE: EP TC 192-237, APN 326062003-6

Thank you!

Debra Ruth

Tax Sale Operations
Phone: 951-955-9386

From: Lam, Valerie
Sent: Monday, November 10, 2014 2:10 PM
To: Ruth, Debra
Subject: EP TC 192-237, APN 326062003-6

Hi Debra,

Ruth, Debra

From: Lam, Valerie
Sent: Friday, November 14, 2014 4:00 PM
To: Ruth, Debra
Subject: RE: EP TC 192-350, APN 350231051-8
Attachments: 20141114152628195.pdf

Hi Debra,

Attached is the revised cost and official copies of NONC.

Please let me know if you have any questions.

Thank you,

Valerie Lam
TLMA – Fiscal
☎ (951) 955-1836

From: Ruth, Debra [<mailto:DRuth@co.riverside.ca.us>]
Sent: Wednesday, November 12, 2014 9:33 AM
To: Lam, Valerie
Subject: RE: EP TC 192-350, APN 350231051-8

Hi Valerie,
I had one more I sent you. Please see attached.
Thanks again!

Debra Ruth
Tax Sale Operations
Phone: 951-955-9386

From: Lam, Valerie
Sent: Wednesday, November 12, 2014 9:29 AM
To: Ruth, Debra
Subject: RE: EP TC 192-237, APN 326062003-6

Debra,

Do I owe you any other ones?

Thank you,

Valerie Lam
TLMA – Fiscal
☎ (951) 955-1836



COUNTY OF RIVERSIDE CODE ENFORCEMENT

P.O. Box 1469, Riverside, CA 92502
Phone: 951-955-2004 Fax: 951-955-8680

Property Reference/Mailing Address
350231051-8 RIVERSIDE COUNTY TREASURER P.O. BOX 12005 RIVERSIDE, CA 92502 Attn: A. Potenciano - Tax Sale Operations

Date: 3/20/2014

Summary Statement of Abatement Costs

You are liable to the County for the following abatement costs:

Date	Invoice Number & Amount	Amount	Balance
03/20/2012	CV062780- INV #105216. Orig. Amount \$548.10.	548.10	548.10
03/20/2012	CV067743- INV #105219. Orig. Amount \$1,609.90.	1,609.90	2,158.00
03/20/2012	CV076347- INV #105217. Orig. Amount \$616.40.	616.40	2,774.40
03/20/2012	CV076348- INV #105218. Orig. Amount \$189.30.	189.30	2,963.70
		Total Now Due	\$2,963.70 ✓

The total abatement costs must be paid to the County of Riverside, P.O. Box 1469, Riverside, CA 92502 within thirty (30) days. In the event said costs are not paid within thirty (30) days you will be liable for additional administrative costs, penalties, court fees, or other collection costs incurred in the collection of these abatement costs.

I affirm and declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct to the best of my knowledge.



 Code Enforcement Department

County of Riverside
 Code Enforcement Department
 P.O. Box 1469, Riverside, CA 92502
 Phone: (951) 955-2004 Fax: (951) 955-8680



Statement of Abatement Costs

350231051-8
 RIVERSIDE COUNTY TREASURER
 P.O. BOX 12005
 RIVERSIDE, CA 92502
 Attn: A. Potenciano - Tax Sale Operations

Date	Invoice #
3/20/2012	105216

Case Number	District	Class
CV062780	3	SOAC

Property Address
350231051-8 23582 CASSANDRA DR CANYON LAKE, CA 92587 Assessee: Manning, Alvin H

You are liable to the County for the following abatement costs:

Date	Item	Description	Hours/Qty	Rate	Amount
5/17/2006	Officer Hours	Labor Charges - Officer Time	1	103.00	103.00
6/14/2006	Officer Hours	Labor Charges - Officer Time	0.3	103.00	30.90
12/18/2006	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
12/20/2006	Officer Hours	Labor Charges - Officer Time	1.5	109.00	163.50
4/9/2007	Officer Hours	Labor Charges - Officer Time	0.3	109.00	32.70
4/10/2007	Officer Hours	Labor Charges - Officer Time	1.5	109.00	163.50
		Subtotal Code Enforcement Costs			548.10

The total abatement costs must be paid to the County of Riverside, P.O. Box 1469, Riverside CA 92502 within thirty (30) days. In the event said costs are not paid within thirty (30) days, you will be liable for additional administrative costs, penalties, court fees or other collection costs incurred in the collection of these abatement costs.

Subtotal \$548.10

Payments/Credits \$0.00

Total \$548.10

I affirm and declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct to the best of my knowledge.


 Code Enforcement Department

County of Riverside
 Code Enforcement Department
 P.O. Box 1469, Riverside, CA 92502
 Phone: (951) 955-2004 Fax: (951) 955-8680



Statement of Abatement Costs

350231051-8
 RIVERSIDE COUNTY TREASURER
 P.O. BOX 12005
 RIVERSIDE, CA 92502
 Attn: A. Potenciano - Tax Sale Operations

Date	Invoice #
3/20/2012	105219

Case Number	District	Class
CV067743	3	SOAC

Property Address
350231051-8 23582 CASSANDRA DR CANYON LAKE, CA 92587 Assessee: Manning, Alvin H

You are liable to the County for the following abatement costs:

Date	Item	Description	Hours/Qty	Rate	Amount
12/18/2006	Officer Hours	Labor Charges - Officer Time	1.5	109.00	163.50
12/18/2006	Officer Hours	Labor Charges - Officer Time	2.5	109.00	272.50
4/16/2007	Officer Hours	Labor Charges - Officer Time	1	109.00	109.00
7/31/2007	Officer Hours	Labor Charges - Officer Time	1	129.00	129.00
1/10/2008	Officer Hours	Labor Charges - Officer Time	1	109.00	109.00
2/6/2008	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
2/7/2008	Officer Hours	Labor Charges - Officer Time	0.1	109.00	10.90
3/31/2008	Officer Hours	Labor Charges - Officer Time	2	109.00	218.00
4/30/2008	Officer Hours	Labor Charges - Officer Time	1	109.00	109.00
4/30/2008	Officer Hours	Labor Charges - Officer Time	0.3	109.00	32.70
7/9/2008	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
9/30/2008	Officer Hours	Labor Charges - Officer Time	0.3	109.00	32.70
10/18/2008	Officer Hours	Labor Charges - Officer Time	0.4	109.00	43.60
	Recording Fee	Recorders Fee for Recording Release 2008-0073611, 2008-0026339	2	13.00	26.00
		Subtotal Code Enforcement Costs			1,364.90
12/31/2006	Lot/Title Report	Lot/Title Report	1	95.00	95.00
1/14/2008	Lot/Title Report	Lot/Title Report	1	150.00	150.00
		Subtotal Contractor Costs			245.00

The total abatement costs must be paid to the County of Riverside, P.O. Box 1469, Riverside CA 92502 within thirty (30) days. In the event said costs are not paid within thirty (30) days, you will be liable for additional administrative costs, penalties, court fees or other collection costs incurred in the collection of these abatement costs.

Subtotal \$1,609.90

Payments/Credits \$0.00

Total \$1,609.90

I affirm and declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct to the best of my knowledge.


 Code Enforcement Department

County of Riverside
 Code Enforcement Department
 P.O. Box 1469, Riverside, CA 92502
 Phone: (951) 955-2004 Fax: (951) 955-8680



Statement of Abatement Costs

350231051-8
 RIVERSIDE COUNTY TREASURER
 P.O. BOX 12005
 RIVERSIDE, CA 92502
 Attn: A. Potenciano - Tax Sale Operations

Date	Invoice #
3/20/2012	105217

Case Number	District	Class
CV076347	3	SOAC

Property Address
350231051-8 23582 CASSANDRA DR CANYON LAKE, CA 92587 Assessee: Manning, Alvin H

You are liable to the County for the following abatement costs:

Date	Item	Description	Hours/Qty	Rate	Amount
8/1/2007	Officer Hours	Labor Charges - Officer Time	0.3	129.00	38.70
8/23/2007	Officer Hours	Labor Charges - Officer Time	0.3	109.00	32.70
1/9/2008	Officer Hours	Labor Charges - Officer Time	0.2	109.00	21.80
1/10/2008	Officer Hours	Labor Charges - Officer Time	2	109.00	218.00
2/6/2008	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
2/7/2008	Officer Hours	Labor Charges - Officer Time	0.1	109.00	10.90
9/23/2008	Officer Hours	Labor Charges - Officer Time	1.8	109.00	196.20
10/18/2008	Officer Hours	Labor Charges - Officer Time	0.4	109.00	43.60
		Subtotal Code Enforcement Costs			616.40

The total abatement costs must be paid to the County of Riverside, P.O. Box 1469, Riverside CA 92502 within thirty (30) days. In the event said costs are not paid within thirty (30) days, you will be liable for additional administrative costs, penalties, court fees or other collection costs incurred in the collection of these abatement costs.

Subtotal	\$616.40
Payments/Credits	\$0.00
Total	\$616.40

I affirm and declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct to the best of my knowledge.


 Code Enforcement Department

County of Riverside
 Code Enforcement Department
 P.O. Box 1469, Riverside, CA 92502
 Phone: (951) 955-2004 Fax: (951) 955-8680



Statement of Abatement Costs

350231051-8
 RIVERSIDE COUNTY TREASURER
 P.O. BOX 12005
 RIVERSIDE, CA 92502
 Attn: A. Potenciano - Tax Sale Operations

Date	Invoice #
3/20/2012	105218

Case Number	District	Class
CV076348	3	SOAC

Property Address
350231051-8 23582 CASSANDRA DR CANYON LAKE, CA 92587 Assessee: Manning, Alvin H

You are liable to the County for the following abatement costs:

Date	Item	Description	Hours/Qty	Rate	Amount
8/1/2007	Officer Hours	Labor Charges - Officer Time	0.2	129.00	25.80
8/23/2007	Officer Hours	Labor Charges - Officer Time	0.3	109.00	32.70
2/6/2008	Officer Hours	Labor Charges - Officer Time	0.5	109.00	54.50
2/7/2008	Officer Hours	Labor Charges - Officer Time	0.3	109.00	32.70
10/18/2008	Officer Hours	Labor Charges - Officer Time	0.4	109.00	43.60
		Subtotal Code Enforcement Costs			189.30

The total abatement costs must be paid to the County of Riverside, P.O. Box 1469, Riverside CA 92502 within thirty (30) days. In the event said costs are not paid within thirty (30) days, you will be liable for additional administrative costs, penalties, court fees or other collection costs incurred in the collection of these abatement costs.

Subtotal \$189.30

Payments/Credits \$0.00

Total \$189.30

I affirm and declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct to the best of my knowledge.

Code Enforcement Department

CLAIM FOR EXCESS PROCEEDS FROM THE SALE OF TAX-DEFAULTED PROPERTY
(SEE REVERSE SIDE FOR FURTHER INSTRUCTIONS)

To: Don Kent, Treasurer-Tax Collector

Re: Claim for Excess Proceeds

TC 192 Item 350 Assessment No.: 350231051-8

Assessee: MANNING, ALVIN H

Situs: 23582 CASSANDRA DR CANYON LAKE

Date Sold: March 20, 2012

Date Deed to Purchaser Recorded: May 11, 2012

Final Date to Submit Claim: May 13, 2013

RECEIVED
2012 JUN 13 PM 5:20
TREAS - TAX COLLECTOR
RIVERSIDE COUNTY

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$ 3,842.64 from the sale of the above mentioned real property. I/We were the lienholder(s), property owner(s) [check in one box] at the time of the sale of the property as is evidenced by Riverside County Recorder's Document No. 2010-0050148; recorded on 2/3/10. A copy of this document is attached here to. I/We are the rightful claimants by virtue of the attached assignment of interest. I/We have listed below and attached hereto each item of documentation supporting the claim submitted.

NOTE: YOUR CLAIM WILL NOT BE CONSIDERED UNLESS THE DOCUMENTATION IS ATTACHED. ✓

Lien filed 2/3/10 for \$1,786.56 (charges thru 2/1/10 only)
Small CLAIMS Judgment for \$3,073.34 for non-payment
of Assessments, fines + fees.

If the property is held in Joint Tenancy, the taxsale process has severed this Joint Tenancy, and all Joint Tenants will have to sign the claim unless the claimant submits proof that he or she is entitled to the full amount of the claim, the claimant may only receive his or her respective portion of the claim.

I/We affirm under penalty of perjury that the foregoing is true and correct.

Executed this 12 day of June, 2012 at ORANGE, CALIFORNIA
County, State

Carolyn M Karafani
Signature of Claimant

Signature of Claimant

Carolyn M. Karafani
Print Name

Print Name

635 Camino de los Mares #300
Street Address

Street Address

San Clemente, CA 92673
City, State, Zip

City, State, Zip

949-218-7730 x 115
Phone Number

Phone Number

Agent for:
THE LAKES COMMUNITY ASSOCIATION

MP

EJ-001

DOC # 2011-0095000
03/02/2011 11:28A Fee:15.00
Page 1 of 1
Recorded in Official Records
County of Riverside
Larry W. Ward
Assessor, County Clerk & Recorder



ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, address, State Bar number, and telephone number):

Recording requested by and return to: (949)218-7730
The Lakes Community Association X
635 Camino de los Mares, Suite 300
San Clemente, Ca 92673

ATTORNEY FOR JUDGMENT CREDITOR ASSIGNEE OF RECORD

SUPERIOR COURT OF CALIFORNIA, COUNTY OF Riverside
STREET ADDRESS: 41002 County Center Drive
MAILING ADDRESS:
CITY AND ZIP CODE: Temecula, Ca 92591
BRANCH NAME: TEMECULA

S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
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								UNI	808

PLAINTIFF: The Lakes Community Association X

DEFENDANT: Alvin Manning X

CASE NUMBER: LSNSTUB AX

TES10001145 X (15)

ABSTRACT OF JUDGMENT—CIVIL X Amended
AND SMALL CLAIMS

FOR COURT USE ONLY

1. The judgment creditor assignee of record applies for an abstract of judgment and represents the following:

a. Judgment debtor's

Name and last known address

Alvin Manning X
29493 Starring Lane
Menifee, CA 92584

b. Driver's license no. [last 4 digits] and state:

Unknown

c. Social security no. [last 4 digits]:

Unknown

d. Summons or notice of entry of sister-state judgment was personally served or mailed to (name and address): Alvin Manning X
29493 Starring Lane, Menifee, Ca 92584

2. Information on additional judgment debtors is shown on page 2.

4. Information on additional judgment creditors is shown on page 2.

3. Judgment creditor (name and address):

The Lakes Community Association X
635 Camino de los Mares, #300, San Clemente, CA 92673

5. Original abstract recorded in this county:

a. Date:

b. Instrument No.:

Date: 1/12/11

B. Keller/The Lakes Community Association

(TYPE OR PRINT NAME)

(SIGNATURE OF APPLICANT OR ATTORNEY)

6. Total amount of judgment as entered or last renewed:
\$ 3073.34

10. An execution lien attachment lien is endorsed on the judgment as follows:

7. All judgment creditors and debtors are listed on this abstract.

a. Amount: \$

b. In favor of (name and address):

8. a. Judgment entered on (date): 9/01/10

b. Renewal entered on (date):

9. This judgment is an installment judgment.

11. A stay of enforcement has

a. not been ordered by the court.

b. been ordered by the court effective until (date):

12. a. I certify that this is a true and correct abstract of the judgment entered in this action.

b. A certified copy of the judgment is attached.



This abstract issued on (date):
FEB 24 2011 X

Clerk, by Deputy

Form Adopted for Mandatory Use
Judicial Council of California
EJ-001 [Rev. January 1, 2008]

ABSTRACT OF JUDGMENT—CIVIL
AND SMALL CLAIMS

Page 1 of 2
Code of Civil Procedure, §§ 488.450,
674, 700.180

American LegalNet, Inc.

Public Record



P R I M E
ASSOCIATION SERVICES

February 4, 2010

Alvin Manning
29493 Starring Lane
Menifee, CA 92584

91 7108 2133 3936 1914 8168

Re: The Lakes Community Association
--Delinquent Assessments 29493 Starring Lane
Account #00-0011-2172-01

Dear Alvin Manning:

As you know, this office represents the Association in connection with the above referenced matter. This letter is being sent to you pursuant to California Code Section 1367(b).

Enclosed you will find a copy of a **Notice of Assessment Lien** recorded on February 3, 2010, as instrument number 2010-0050148. In the event the amounts itemized in the lien are not paid within thirty (30) days from the date of this letter, we will commence foreclosure proceedings, and seek a money judgment against you personally, as described in our prior correspondence. **Payment must be by cashier's check or money order, made payable to The Lakes Community Association and mailed to 635 Camino De Los Mares, Suite 300 San Clemente, CA 92673.**

THIS IS AN ATTEMPT TO COLLECT A DEBT AND ANY INFORMATION OBTAINED WILL BE USED FOR THAT PURPOSE.

Thank you for your cooperation.

Sincerely,
By Direction of the Board of Directors
The Lakes Community Association


Carolyn Kanafani
Collections Manager

Corporate Office
635 Camino de los Mares, Suite 300
San Clemente, CA 92673
Phone 800/706-7838 Fax 800/706-7858

Desert Office
77-564A Country Club Drive, Ste. 219
Palm Desert, CA 92211
Phone 760/360-5580 Fax 760/360-5588

Los Angeles and Ventura Office
333 S. Grand Avenue, 25th Floor
Los Angeles, CA 90071
Phone 213/943-1363 Fax 800/706-7858

RECORDING REQUESTED BY AND
WHEN RECORDED MAIL TO:

Carolyn Kanafani, Collections Manager
Prime Association Services
635 Camino De Los Mares, Suite 300
San Clemente, CA 92673

DOC # 2010-0050148
02/03/2010

Customer Copy Label

The paper to which this label is
affixed has not been compared
with the recorded document

Larry W Ward

County of Riverside
Assessor, County Clerk & Recorder

NOTICE OF DELINQUENT ASSESSMENT LIEN

NOTICE IS HEREBY GIVEN that in accordance with Section 1367.1 of the California Civil Code and The Declaration of Covenants, Conditions and Restrictions for **The Lakes Community Association**, recorded on October 23, 2006, as Instrument Number 2006-0777729, in the Official Records of Riverside County, California, the following amounts, including assessments and other charges, are filed as a lien on the property described below.

Lot 172 of Tract No. 30422-1, In the County of Riverside, State of California, as shown on Map filed in Book 411 of Maps, Pages 69 to 99 of Official Records.

APN 364-260-0014

Commonly known as 29493 Starring Lane Menifee, CA 92584

1. Delinquent Assessments through 2/1/10.....	\$ 1,176.00
2. Late fees through 2/1/10	\$ 59.44
3. Management collection fees	\$ 125.00
4. Interest	\$ 27.12
5. Other Charges provided for in the Declaration:	
(a) Expenses of assessment lien (including collection fees and recording costs):	\$ 399.00
Total Charges	\$ 1,786.56

Plus accruing interest on delinquent installments at the maximum rate per annum permitted by law, from the due date, plus assessments, late charges, attorney's fees and costs which may hereafter become due.

The record owner of the property is **Alvin Manning, A Married Man as His Sole and Separate Property**, whose mailing address is 29493 Starring Lane Menifee, CA 92584.

The undersigned requests the holder of any mortgage, deed of trust or other encumbrance with a lien which has priority over this Notice of Delinquent Assessment to give to the undersigned, at the address set forth above, of any default under the superior encumbrance and of any sale or other foreclosure action.

DATED: February 1, 2010

The Lakes Community Association

By: *Carolyn Kanafani*
Carolyn Kanafani, Collections Manager
Authorized Agent

STATE OF CALIFORNIA)

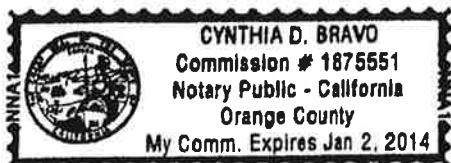
)

COUNTY OF ORANGE)

On Feb. 1, 2010, before me, **Cynthia D. Bravo, Notary Public**, personally appeared **Carolyn Kanafani**, who proved to me on the basis of satisfactory evidence be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity and that by her signature on the instrument the person or the entity upon behalf of which the person acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Cynthia D. Bravo
Notary Public in and for
Said County and State

NH

SUPERIOR COURT OF CALIFORNIA, COUNTY OF RIVERSIDE
41002 County Center Drive
Temecula, CA 92591

www.riversidecourts.ca.gov
NOTICE TO ALL PLAINTIFFS AND DEFENDANTS: Your Small Claims case has been decided. If you lost the case, and the Court ordered you to pay money, your wages and property may be taken without further warning from the Court. Read the attached for information about your rights. AVISO A TODOS LOS DEMANDANTES Y DEMANDADOS: Su caso ha sido resuelto por la corte para reclamos judiciales menores. Si la corte ha decidido en su contra y ha ordenado que usted pague dinero, le pueden quitar su salario, su dinero, y otras cosas de su propiedad, sin aviso adicional por parte de esta corte. Lea la siguiente pagina para obtener informacion de importancia acerca de sus derechos.

THE LAKES COMMUNITY ASSOCIATION
635 CAMINO DE LOS MARES
SAN CLEMENTE CA 92673

ALVIN MANNING
29493 STARRING LANE
MENIFEE CA. 92584

COPY

The cause was called: 09/01/10 Judgment Entered: 09/01/10

Honorable Judge Michael S. Hider, Presiding
Clerk: M. Thronson

THE LAKES COMMUNITY ASSOCIATION represented by PRO/PER -
No appearance by: ALVIN MANNING

Default Judgment (Small Claims) on Plaintiff's Claim - Temecula
of THE LAKES COMMUNITY ASSOCIATION against ALVIN MANNING

in the amount of \$3,023.34 Plus costs of \$50.00

DLW

FILED
SUPERIOR COURT OF CALIFORNIA
COUNTY OF RIVERSIDE

SEP 03 2010

SEP 07 2010

[] This judgment resulted from a motor vehicle accident on a California highway and was caused by the judgment debtor's operation of a motor vehicle. If the judgment is not paid, the judgment creditor may apply to have the judgment debtor's driver's license suspended. Enforcement of the judgment is automatically postponed for 30 days or, if an appeal is decided. The County provides small claims advisor services free of charge.
READ THE INFORMATION SHEET ON REVERSE SIDE.
Judicial Council form SC-130 as adopted by local court.

CLERK'S CERTIFICATE OF MAILING

I certify that I am not a party to this action. This Notice of Entry of Judgment was mailed first class, postage prepaid, in a sealed envelope to the parties at the address shown below. The mailing and this certification occurred at the place and on the date shown below.

Place of Mailing:
Date of Mailing:

Temecula, CA 92591
09/03/10

Deputy

MELISSA A THRONSON



Resident Transaction Report
The Lakes
Start Date: 01/01/1900

Assoc: 00-0011 The Lakes
 Menifee, CA 92584

Resident	Type	Date	CC Description	Check No	Chg Amount	Payment/Credit	Balance
2172 01 03 Alvin Manning						Beg Bal	0.00
1512 Skyglass Pkwy	Chg	09/01/2007	MA Monthly Assessments		56.00		56.00
Vallejo CA 94591-5934	Pay	09/05/2007	PAYMENT 11031268			-56.00	0.00
	Chg	10/01/2007	MA Monthly Assessments		56.00		56.00
	Pay	10/05/2007	Lckbx Pmt 4029			-56.00	0.00
	Chg	11/01/2007	MA Monthly Assessments		56.00		56.00
	Pay	11/14/2007	Lckbx Pmt 4070			-56.00	0.00
	Chg	12/01/2007	MA Monthly Assessments		56.00		56.00
	Pay	12/05/2007	Lckbx Pmt 4096			-56.00	0.00
	Chg	01/01/2008	MA Monthly Assessments		56.00		56.00
	Pay	01/10/2008	Lckbx Pmt 4138			-56.00	0.00
	Chg	02/01/2008	MA Monthly Assessments		52.00		52.00
	Cr	02/01/2008	MA Phase Adjustment			-4.00	48.00
	Pay	02/13/2008	Lckbx Pmt 4179			-48.00	0.00
	Chg	03/01/2008	MA Monthly Assessments		52.00		52.00
	Pay	03/06/2008	Lckbx Pmt 4207			-52.00	0.00
	Chg	04/01/2008	MA Monthly Assessments		52.00		52.00
	Pay	04/02/2008	Lckbx Pmt 4227			-52.00	0.00
	Chg	04/16/2008	MA Phase 6 Adjustment		13.00		13.00
	Chg	05/01/2008	MA Monthly Assessments		65.00		78.00
	Pay	05/08/2008	Lckbx Pmt 4268			-78.00	0.00
	Chg	06/01/2008	MA Monthly Assessments		65.00		65.00
	Pay	06/02/2008	Lckbx Pmt 4292			-65.00	0.00
	Chg	07/01/2008	MA Monthly Assessments		65.00		65.00
	Pay	07/08/2008	Lckbx Pmt 4326			-65.00	0.00
	Chg	08/01/2008	MA Monthly Assessments		65.00		65.00
	Pay	08/05/2008	Lckbx Pmt 4352			-65.00	0.00
	Chg	09/01/2008	MA Monthly Assessments		65.00		65.00
	Pay	09/15/2008	Lckbx Pmt 4385			-65.00	0.00
	Chg	10/01/2008	MA Monthly Assessments		65.00		65.00
	Chg	10/10/2008	MA Phase 8 Adjust 10/08		35.00		100.00
	Chg	10/16/2008	LC Late Charge		10.00		110.00
	Chg	11/01/2008	MA Monthly Assessments		138.00		248.00
	Chg	11/01/2008	FC 10/08 Finance Charge		0.65		248.65
	Pay	11/14/2008	Lckbx Pmt 4418			-100.00	148.65
	Chg	11/17/2008	LC Late Charge		10.00		158.65
	Chg	12/01/2008	FC 11/08 Finance Charge		1.48		160.13
	Chg	12/01/2008	MA Monthly Assessments		138.00		298.13
	Chg	12/16/2008	LC Late Charge		10.00		308.13
	Chg	01/01/2009	MA Monthly Assessments		138.00		446.13
	Chg	01/06/2009	FC 12/08 Finance Charge		2.96		449.09
	Chg	01/16/2009	LC Late Charge		10.00		459.09
	Chg	01/22/2009	LF Pre-Lien Fee		125.00		584.09
	Pay	01/30/2009	PAYMENT 4501			-584.09	0.00
	Chg	02/01/2009	MA Monthly Assessments		138.00		138.00
	Chg	02/13/2009	MA Phase 9 Adjustment		47.00		185.00

Resident Transaction Report
The Lakes
Start Date: 01/01/1900

Assoc: 00-0011 The Lakes
 Menifee, CA 92584

Resident	Type	Date	CC Description	Check No	Chg Amount	Payment/Credit	Balance
	Chg	02/17/2009	LC Late Charge		10.00		195.00
	Chg	03/01/2009	MA Monthly Assessments		185.00		380.00
	Chg	03/01/2009	FC Finance Charge		1.38		381.38
	Pay	03/12/2009	Lckbx Pmt 004560			-138.00	243.38
	Cr	03/13/2009	FC Reverse Finance Chg.			-1.38	242.00
	Chg	04/01/2009	MA Monthly Assessments		185.00		427.00
	Chg	04/01/2009	FC Finance Charge		2.42		429.42
	Cr	04/09/2009	MA Street Reserve			-25.32	404.10
	Chg	04/16/2009	LC Late Charge		10.00		414.10
	Pay	04/24/2009	Lckbx Pmt 004599			-200.00	214.10
	Chg	05/01/2009	FC Finance Charge		2.02		216.12
	Chg	05/01/2009	MA Monthly Assessments		185.00		401.12
	Pay	05/18/2009	Lckbx Pmt 004610			-185.00	216.12
	Chg	05/18/2009	LC Late Charge		10.00		226.12
	Chg	06/01/2009	MA Monthly Assessments		185.00		411.12
	Chg	06/01/2009	FC Finance Charge		2.12		413.24
	Pay	06/12/2009	Lckbx Pmt 004630			-400.00	13.24
	Chg	07/01/2009	MA Monthly Assessments		196.00		209.24
	Chg	07/15/2009	LC Late Charge		10.00		219.24
	Pay	07/27/2009	Lckbx Pmt 004651			-209.24	10.00
	Chg	08/01/2009	MA Monthly Assessments		196.00		206.00
	Chg	08/17/2009	LC Late Charge		10.00		216.00
	Pay	08/27/2009	Lckbx Pmt 004671			-200.00	16.00
	Chg	09/01/2009	MA Monthly Assessments		196.00		212.00
	Chg	09/15/2009	LC Late Charge		10.00		222.00
	Chg	10/01/2009	FC Finance Charge		2.05		224.05
	Chg	10/01/2009	MA Monthly Assessments		196.00		420.05
	Chg	10/15/2009	LC Late Charge		10.00		430.05
	Chg	11/01/2009	FC Finance Charge		4.11		434.16
	Chg	11/01/2009	MA Monthly Assessments		196.00		630.16
	Chg	11/16/2009	LC Late Charge		10.00		640.16
	Chg	12/01/2009	MA Monthly Assessments		196.00		836.16
	Chg	12/01/2009	FC Finance Charge		6.17		842.33
	Chg	12/16/2009	LC Late Charge		10.00		852.33
	Chg	12/18/2009	LF Pre-Lien Fee		125.00		977.33
	Chg	01/01/2010	MA Monthly Assessments		196.00		1,173.33
	Chg	01/04/2010	FC Finance Charge		8.23		1,181.56
	Chg	01/18/2010	LC Late Charge		10.00		1,191.56
	Chg	02/01/2010	MA Monthly Assessment		196.00		1,387.56
	Chg	02/01/2010	LF Lien Fee		364.00		1,751.56
	Chg	02/01/2010	LF Vesting Deed		35.00		1,786.56
	Chg	02/01/2010	FC Finance Charge		11.54		1,798.10
	Chg	02/17/2010	LC Late Charge		10.00		1,808.10
	Chg	03/01/2010	MA Monthly Assessment		196.00		2,004.10
	Chg	03/01/2010	FC Finance Charge		17.59		2,021.69
	Chg	03/16/2010	LC Late Charge		10.00		2,031.69

Lien

Resident Transaction Report
The Lakes
Start Date: 01/01/1900

Assoc: 00-0011 The Lakes
 Menifee, CA 92584

Resident	Type	Date	CC Description	Check No	Chg Amount	Payment/Credit	Balance
	Chg	04/01/2010	MA Monthly Assessment		196.00		2,227.69
	Chg	04/01/2010	FC Finance Charge		19.65		2,247.34
	Chg	04/16/2010	LC Late Charge		10.00		2,257.34
	Chg	04/21/2010	LF Mgmt./Collection		450.00		2,707.34
	Chg	04/21/2010	LF Proof of Service		120.00		2,827.34
	Chg	05/01/2010	MA Monthly Assessment		196.00		3,023.34
	Chg	05/03/2010	FC Finance Charge		21.71		3,045.05
	Chg	05/18/2010	LC Late Charge		10.00		3,055.05
	Chg	06/01/2010	FC Finance Charge		29.47		3,084.52
	Chg	06/01/2010	MA Monthly Assessment		196.00		3,280.52
	Chg	06/16/2010	LC Late Charge		10.00		3,290.52
	Chg	07/01/2010	MA Monthly Assessment		196.00		3,486.52
	Chg	07/02/2010	FC Finance Charge		31.53		3,518.05
	Chg	07/16/2010	LC Late Charge		10.00		3,528.05
	Chg	08/01/2010	MA Monthly Assessment		196.00		3,724.05
	Chg	08/03/2010	FC Finance Charge		33.59		3,757.64
	Chg	08/16/2010	LC Late Charge		10.00		3,767.64
	Chg	09/01/2010	MA Monthly Assessment		196.00		3,963.64
	Chg	09/01/2010	FC Finance Charge		35.65		3,999.29
	Chg	09/16/2010	LC Late Charge		10.00		4,009.29
	Chg	10/01/2010	FC Finance Charge		37.71		4,047.00
	Chg	10/01/2010	MA Monthly Assessment		196.00		4,243.00
	Chg	10/16/2010	LC Late Charge		10.00		4,253.00
	Chg	11/01/2010	MA Monthly Assessment		196.00		4,449.00
	Chg	11/01/2010	FC Finance Charge		39.77		4,488.77
	Cr	11/10/2010	LC Move Out			-10.00	4,478.77
	Cr	11/10/2010	FC Move Out			-35.65	4,443.12
	Cr	11/10/2010	MA Move Out			-196.00	4,247.12
	Cr	11/10/2010	FC Move Out			-39.77	4,207.35
	Cr	11/10/2010	LC Move Out			-10.00	4,197.35
	Cr	11/10/2010	MA Move Out			-196.00	4,001.35
	Cr	11/10/2010	FC Move Out			-37.71	3,963.64
	Cr	11/10/2010	MA Move Out			-196.00	3,767.64
	Chg	01/12/2011	LF Writ Filing Fee		25.00		3,792.64
	Chg	01/12/2011	LF Abstract File/Record		50.00		3,842.64
						Res Balance	3,842.64

Judgment

BEACHWALK SAN CLEMENTE HOMEOWNERS ASSOCIATION

June 12, 2012

NOTICE OF ANNUAL MEMBERSHIP MEETING AND ORGANIZATIONAL MEETING OF THE BOARD OF DIRECTORS

You are cordially invited to attend the Annual Membership Meeting which will be held on the date and time below to elect three (3) directors for a term of one (1) year and conduct any other business that may properly come before the Members.

When: Monday, July 16, 2012
Where: Beachwalk Spa Area
Registration: 5:45 p.m.
Meeting Time: 6:00 p.m.

Since we have not received any Candidacy Forms to date, a ballot will not be mailed. However, nominations will be taken from the floor on the day of the meeting.

In order to hold the Annual Membership Meeting a quorum of the Membership must be present, either in person or by Proxy; therefore, it is important you return the enclosed Proxy by mail or plan on attending the meeting.

If there is no quorum at the Annual Membership Meeting, it will be adjourned and a Meeting of the Board of Directors will be called in order to allow the Inspectors of the Election to count the Proxies received by that date.

Thank you for your cooperation and we look forward to seeing you at the meeting.

Sincerely,
Beachwalk San Clemente Homeowners Association

JON CHRISTENSEN
ASSISTANT TREASURER-TAX COLLECTOR
SUE BAUER
SR. CHIEF DEPUTY TREASURER-TAX COLLECTOR
DEBBIE BASHE
INFORMATION TECHNOLOGY OFFICER II
GIOVANE PIZANO
INVESTMENT MANAGER



DON KENT
TREASURER

GARY COTTERILL
CHIEF DEPUTY TREASURER-TAX COLLECTOR
MATT JENNINGS
CHIEF DEPUTY TREASURER-TAX COLLECTOR
MELISSA JOHNSON
CHIEF DEPUTY TREASURER-TAX COLLECTOR
ADRIANNA GOMEZ
ADMINISTRATIVE SERVICES MANAGER I

October 23, 2014

The Lakes Community Association
C/O Prime Association Services
Attn: Carolyn M. Kanafani, Collections Manager
635 Camino de los Mares #300
San Clemente, CA 92673

Re: Apn: 350231051-8
TC 192 Item 350
Date of Sale: March 20, 2012

Dear Carolyn M. Kanafani,

This office is in receipt of your claim for excess proceeds from the above-mentioned tax sale. The documentation you have provided is insufficient to establish your claim.

Please submit the necessary proof to establish your right to claim the excess proceeds. The document(s) listed below may assist the Tax Collector in making the determination.

- | | |
|---|--|
| <input type="checkbox"/> Notarized Affidavit for Collection of Personal Property under California Probate Code 13100 | <input type="checkbox"/> Copy of Marriage Certificate for Original Note/Payment Book |
| <input type="checkbox"/> Notarized Statement of different/misspelled name for | <input checked="" type="checkbox"/> Updated Statement of Monies Owed (as of date of tax sale) |
| <input checked="" type="checkbox"/> Notarized Statement Giving Rights to Collect/Claim on behalf of The Lakes Community Association | <input type="checkbox"/> Articles of Incorporation (if applicable Statement by Domestic Stock) |
| <input type="checkbox"/> Certified Death Certificates for | <input type="checkbox"/> Court Order Appointing Administrator |
| <input type="checkbox"/> Copy of Birth Certificates for | <input type="checkbox"/> Deed (Quitclaim/Grant etc...) |
| | <input type="checkbox"/> Other - |

If you should have any questions, please contact me at the number listed below.

Sincerely,

Debra A Ruth

Debra A. Ruth
Tax Sale Operations Unit
(951) 955-9386
(951) 955-3990 Fax

JON CHRISTENSEN
ASSISTANT TREASURER-TAX COLLECTOR

SUE BAUER
SR. CHIEF DEPUTY TREASURER-TAX COLLECTOR

DEBBIE BASHE
INFORMATION TECHNOLOGY OFFICER II

GIOVANE PIZANO
INVESTMENT MANAGER



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- Certified Death Certificates for
- Copy of Birth Certificates for
- Copy of Marriage Certificate for
- Original Note/Payment Book
- Updated Statement of Monies Owed (as of date of tax sale)
- Articles of Incorporation (if applicable Statement by Domestic Stock)
- Court Order Appointing Administrator
- Deed (Quitclaim/Grant etc...)
- Other -

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<ul style="list-style-type: none"> ■ Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired. ■ Print your name and address on the reverse so that we can return the card to you. ■ Attach this card to the back of the mailpiece, or on the front if space permits. 	<p>A. Signature <input type="checkbox"/> Agent <input type="checkbox"/> Addressee</p> <p>B. Received by (Printed Name) C. Date of Delivery</p> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No</p>
<p>1. Article Addressed to:</p> <p>The Lakes Community Association C/O Prime Association Services Attn: Carolyn M. Kanafani, Collections Manager 635 Camino de los Mares #300 San Clemente, CA 92673</p>	<p>3. Service Type</p> <p><input checked="" type="checkbox"/> Certified Mail <input type="checkbox"/> Express Mail</p> <p><input type="checkbox"/> Registered <input type="checkbox"/> Return Receipt for Merchandise</p> <p><input type="checkbox"/> Insured Mail <input type="checkbox"/> C.O.D.</p> <p>4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>
<p>2. Article Number (Transfer from service label)</p> <p style="font-size: 1.2em; font-weight: bold;">7003 2260 0004 1562 0169</p>	

Ruth, Debra

From: Ingrid Lee <IngridLee@theprimeas.com>
Sent: Friday, November 14, 2014 12:53 PM
To: Ruth, Debra
Subject: RE: Excess Proceeds Claim APN 350231051-8 TC 192 Item 350

Hi Debra,

In order to clear a judgment filed against him, the owner of the property at 29493 Starring Lane, Menifee, CA 92584 paid the remainder of the outstanding balance on their account. This matter is deemed closed with The Lakes Community Association.

Thank you so much for all your help.

Best,
Ingrid

November Announcements

All Prime offices will be Closed Thursday November 20th for a Corporate function

All Prime offices will be closed from 12:00 noon on Wednesday, the 26th of November and will reopen on Monday, December 1st. Have a Happy Thanksgiving Holiday!

Ingrid Lee | Collections Manager | Prime Association Services | Phone 949.218.7730 ext 104 | Fax 949.218.7495 | ingridlee@theprimeas.com

Corporate Office | 635 Camino de los Mares, Suite 100, San Clemente, CA 92673 | Phone 800.706.7838 | Fax 800.706.7858 | Los Angeles Office | 304 S. Broadway, Ste 494, Los Angeles, CA 90013 | Phone 213.627.2965 | Fax 213.626.0081 | Desert Office | 36-953 Cook Street, Suite 101, Palm Desert, CA 92211 | Phone 760.360.5580 | Fax 760.360.5588 | Inland Empire | 25090 Jefferson Avenue, Suite A, Murrieta, CA 92562 | Phone: 951.335.8563 | Fax: 951.374.1651 www.theprimeas.com |

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From: Ruth, Debra [<mailto:DRuth@co.riverside.ca.us>]
Sent: Wednesday, November 12, 2014 9:11 AM
To: Ingrid Lee
Subject: Excess Proceeds Claim APN 350231051-8 TC 192 Item 350

Hi Ingrid,
Attached is the form we discussed.
Call if any further questions.
Thank you!

Debra Ruth

County of Riverside
Treasurer-Tax Collector
Tax Sale Operations Unit
Email: druth@co.riverside.ca.us
Phone: 951-955-9386
Fax: 951-955-3990
Mail Stop #1110
<http://www.countytreasurer.org>