

FORM APPROVED COUNTY COUNSEL  
 BY: *G.P.P.*  
 GREGORY P. PRIAMOS  
 DATE

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

136A



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

**SUBMITTAL DATE:**  
**JAN 11 2016**

**SUBJECT:** Recommendation for Distribution of Excess Proceeds for Tax Sale No. 197, Item 24. Last assessed to: Craig Fedornak, a single man. District 1 [\$0].

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

1. Deny the claim from Found Extra Money, LLC, agent for Dorie L. Violanti for payment of excess proceeds resulting from the Tax Collector's public auction sale associated with parcel 319162009-9;  
 (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 August 20, 2013 public auction sale. The deed conveying title to the purchasers at the auction was recorded October 2, 2013. Further, as required by Section 4676 of the California Revenue and Taxation Code, notice of the right to claim excess proceeds was given on October 30, 2013 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	\$ 0	\$ 0	\$ 0	\$ 0	Consent <input type="checkbox"/> Policy <input checked="" type="checkbox"/>
NET COUNTY COST	\$ 0	\$ 0	\$ 0	\$ 0	

<b>SOURCE OF FUNDS:</b>	<b>Budget Adjustment:</b> N/A
	<b>For Fiscal Year:</b> 15/16

**C.E.O. RECOMMENDATION:** APPROVE  
 BY: *Samuel Wong*  
 County Executive Office Signature Samuel Wong

**MINUTES OF THE BOARD OF SUPERVISORS**

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

Prev. Agn. Ref.: | District: 1 | Agenda Number:

9-16

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

**FORM 11:** Recommendation for Distribution of Excess Proceeds for Tax Sale No. 197, Item 24. Last assessed to: Craig Fedornak, a single man. District 1 [\$0].

**DATE:** JAN 11 2016

**PAGE:** Page 2 of 2

**RECOMMENDED MOTION:**

2. Deny the claim, unless an appeal has been filed in Superior Court, pursuant to the California Revenue and Taxation Code Section 4675.
3. Authorize and direct the Treasurer-Tax Collector to transfer the unclaimed excess proceeds in the amount of \$10,458.55 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 October 2, 2013.

The Treasurer-Tax Collector has received one claim for excess proceeds:

1. Claim from Found Extra Money, LLC, agent for Dorie L. Violanti based on an Authorization for Agent to Collect Excess Proceeds dated August 13, 2014 and a Quitclaim Deed recorded April 26, 1996 as Instrument No. 149834.

Pursuant to Section 4675 of the California Revenue and Taxation Code, it is the recommendation of this office that Found Extra Money, LLC, agent for Dorie L. Violanti be denied since she transferred her interest to Norman James Walsh and Judith Ann Walsh in a Quitclaim Deed recorded December 4, 1996 as Instrument No. 458144. Since there are no other claimants the unclaimed excess proceeds in the amount of \$10,458.55 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 claimant by certified mail.

**Impact on Citizens and Businesses**

The excess proceeds are being transferred to the county general fund.

**ATTACHMENTS (if needed, in this order):**

A copy of the Excess Proceeds Claim form and supporting documentation are attached.

**FOUND EXTRA MONEY, LLC**  
UNCLAIMED MONEY CONSULTANTS  
**WWW.FoundExtraMoney.com**  
Email: [Richard@foundextramoney.com](mailto:Richard@foundextramoney.com)

**LAS VEGAS OFFICE:**

8022 S. Rainbow Blvd. #362  
Las Vegas, NV 89139  
Toll Free: (888) 867-4785  
Fax No: (702) 331-4992

**LOS ANGELES OFFICE**

9420 Reseda Blvd. #830  
Northridge, CA 91324  
Toll Free: (888) 867-4785  
Fax No.: (818) 701-7184

**PLEASE REPLY TO LOS ANGELES OFFICE**

September 3, 2014

Mr. Don Kent  
Riverside County Treasurer-Tax Collector  
P.O. Box 12005  
Riverside, CA 92502

**RE: Excess Proceeds Claim: Parcel Number 319-162-009 (20917 Santa  
Street, Perris, CA 92570)**

Sale Date: 08/20/2013

Recorded Date: 10/02/2013

Claimant: LYNDORIS LAVERNE EICHMANN 75% of \$10,700.00 = \$8,025.00

Claimant: FOUND EXTRA MONEY, LLC ("FEM, LLC")—25% of \$10,700.00 =  
\$2,675.00

Total Amount of Excess Proceeds: approximately \$10,700.00

Dear Mr. Kent:

Enclosed for your reference, please find the following documents in support of our claim(s) for the excess proceeds resulting from the tax sale of the above-referenced property at the Tax Collector's Public Tax Auction held on August 20, 2013:

1. Copy of the Quitclaim Deed recorded on April 26, 1996 showing DORRIE EICHMANN (aka VIOLANTI) as having been granted the above referenced parcel (1 page);
2. County of Riverside, Office of the Treasurer-Tax Collector Sale of Tax-Defaulted Property (Sale #TC197) on August 15, 2013 thru August 20, 2013, showing the above referenced parcel to be Item#24 on the sale list (1 page);

RECEIVED  
2014 SEP 11 AM 9:01  
RIVERSIDE COUNTY  
TREAS-TAX COLLECTOR

3. Property Report showing the legal description of the property, and showing LYNDORIS LAVERNE EICHMANN as having been the seller of the property at the time of the Public Auction which was recorded on 10/02/2013 (4 pages);
4. Notarized Affidavit of Identity showing LYNDORIS LAVERNE EICHMANN, DORIE L VIOLANTI, DORIE L. EICHMANN, and DORIS L. VIOLANTI as being one and the same person (2 pages);
5. Riverside County Claim for Excess Proceeds from the Sale of Tax-Defaulted Property signed by DORIE E. VIOLANTI (aka LYNDORIS LAVERNE EICHMANN) as last assessed on August 13, 2014 (1 page);
6. Authorization, Assignment, and Fee Agreement signed by DORIE L. VIOLANTI (Assignor) on August 5, 2014 and FEM, LLC (Assignee) signed on 08/12/2014 to pay 25% of the amount to FEM, LLC (1 page);
7. Notarized Authorization for Agent to Collect Excess Proceeds to Found Extra Money, LLC, signed by DORIE L. VIOLANTI on August 13, 2014, and by DENNIS A. MURKEY, Manager for Found Extra Money, LLC on August 25, 2014 (3 pages);

Pursuant to California Courts of Appeals case law and statutory authority you must recognize that our rights, as an assignee, must be protected in any distribution of proceeds by issuing of a separate draft in the name of Found Extra Money, LLC. (*Marion Drive, LLC v. Saladino* (2006) 136 Cal.App.4<sup>th</sup> 1432, 1437; *Fjaeran v. Board of Supervisors* (1989) 210 Cal.App.3d 434,442; CA Rev. & Tax Code Sec. 4675, subd (e) (2). Assignments are permitted (Section 4675, subd. (b));

8. Riverside County Claim for Excess Proceeds from the Sale of Tax – Defaulted Property signed by FEM, LLC on 08/25/2014 (1 page);
9. A valid photo ID of DORIE L. VIOLANTI and a copy of her Social Security card (1 page);
10. A completed W-9 Form signed by DORIE L. VIOLANTI on 08/13/2014 (1 page);

11.A completed and signed W-9 Form by Found Extra Money, LLC dated 08/20/2014 (1 page);

12. Notarized Limited Power of Attorney authorizing Found Extra Money, LLC to represent DORIE L. VIOLANTI as true and lawful attorney to do all things with regard to the collection of excess proceeds, and signed by DORIE L. VIOLANTI on August 13, 2014 (1 page).

Please issue separate checks as follow:

DORIE L. VIOLANTI—75% = \$8,025.00  
FOUND EXTRA MONEY, LLC—25% = \$2,675.00

Mail to:

Found Extra Money, LLC  
9420 Reseda Blvd., #830  
Northridge, CA 91324

If you have any questions regarding the above, please do not hesitate to contact me at 888-867-4785.

Thank you.

Sincerely,

  
Dennis A. Murke  
FEM, LLC

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**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 197 Item 24 Assessment No.: 319162009-9

Assessee: FEDORNAK, CRAIG

Situs: 20917 VERTA ST PERRIS 92570

Date Sold: August 20, 2013

Date Deed to Purchaser Recorded: October 2, 2013

Final Date to Submit Claim: October 2, 2014

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$ ~~10,700.00 (APPROX.)~~ 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. 2013-0475153; recorded on 10/02/2013. A copy of this document is attached hereto. 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.**

Quitclaim Deed

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

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 13 day of 8, 2014 at RIVERSIDE, CA.  
County, State

\* Dorie L. Violanti  
Signature of Claimant

\_\_\_\_\_  
Signature of Claimant

DORIE L. VIOLANTI (LAST ASSESSED)  
Print Name

\_\_\_\_\_  
Print Name

1497 RUBY DR.  
Street Address

\_\_\_\_\_  
Street Address

PERRIS, CA 92571  
City, State, Zip

\_\_\_\_\_  
City, State, Zip

(951) 691-7099  
Phone Number

\_\_\_\_\_  
Phone Number

**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 197 Item 24 Assessment No.: 319162009-9

Assessee: FEDORNAK, CRAIG

Situs: 20917 VERTA ST PERRIS 92570

Date Sold: August 20, 2013

Date Deed to Purchaser Recorded: October 2, 2013

Final Date to Submit Claim: October 2, 2014

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$10,700.00 (Approx) from the sale of the above mentioned real property. I/We were the  lienholder(s), **ASSIGNEE**  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. 2013-0475153; recorded on 10/02/2013. A copy of this document is attached hereto. 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.**

AUTHORIZATION FOR AGENT TO COLLECT EXCESS PROCEEDS  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

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<sup>th</sup> day of AUGUST, 2014 at LOS ANGELES  
County, State

Dennis A. Murkey, MANAGER  
Signature of Claimant

\_\_\_\_\_  
Signature of Claimant

DENNIS A. MURKEY  
Print Name

\_\_\_\_\_  
Print Name

9420 RESEDA BLVD, # 830  
Street Address

\_\_\_\_\_  
Street Address

NORTHRIDGE CA 91324  
City, State, Zip

\_\_\_\_\_  
City, State, Zip

(888) 867-4785  
Phone Number

\_\_\_\_\_  
Phone Number

AUTHORIZATION FOR AGENT TO COLLECT EXCESS PROCEEDS

To expedite processing of this claim, we would strongly suggest you use this form. For this form to be valid it must be completed in its entirety and documentation establishing the assignor's claim as a "party of interest" must be provided at the time this document is filed with the Treasurer-Tax Collector. PLEASE SEE REVERSE SIDE OF THIS DOCUMENT FOR FURTHER INSTRUCTIONS.

As a party of interest (defined in Section 4675 of the California Revenue and Taxation Code), I, the undersigned, do hereby make FOUND EXTRA MONEY, LLC my agent to apply for and collect the excess proceeds which you are holding and to which I am entitled from the sale of assessment number 319-162-009 sold at public auction on 08/20/2013. I understand that I AM NOT SELLING MY RIGHT TO THE REFUND, but merely naming an agent for collection purposes for my convenience.

I also understand that the total of excess proceeds available for refund is \$ 10,700.00 (APPROX) and that I have a right to file a claim for this refund on my own, without the help of an agent. For valuable consideration received my agent is appointed to act on my behalf.

[Signature]  
(Signature of Party of Interest)

DORIE L. VIOLANTI  
(Name Printed)

1497 RUBY DR.  
(Address)

PERRIS, CA 92571  
(City/State/Zip)

(951) 691-7099  
(Area Code/Telephone Number)

STATE OF CALIFORNIA )  
COUNTY OF Riverside )ss.

On August 13, 2014 before me, Mitzi Turner, Notary Public, personally appeared Dorie L. Violanti, 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 forgoing paragraph is true and correct.

WITNESS my hand and official seal.

[Signature]  
(Signature of Notary)

(This area for official seal)

**SEE ATTACHMENT**

I, the undersigned, certify under penalty of perjury that I have disclosed to the party of interest, pursuant to Section 4675 of the California Revenue and Taxation Code, the full amount of excess proceeds available and ADVISED HIM OF HIS RIGHT TO FILE A CLAIM ON HIS OWN, WITHOUT THE HELP OF AN AGENT.

[Signature]  
(Signature of Agent)

DENISEA MURKEY, MANAGER, FOUND EXTRA MONEY, LLC  
(Name Printed)

9420 RESEDA BLVD., # 830  
(Address)

NORTHRIDGE, CA 91324  
(City/State/Zip)

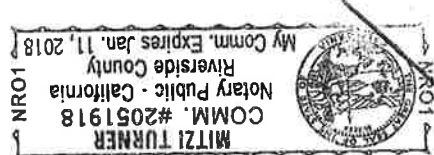
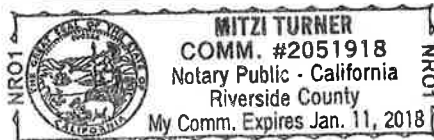
STATE OF CALIFORNIA )  
COUNTY OF Riverside )ss.

On August 13, 2014 before me, the undersigned, a Notary Public in and for said State, personally appeared Dorie L. Violanti, 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.

WITNESS my hand and official seal.

[Signature]  
(Signature of Notary)

(This area for official seal)



*mt*



# CALIFORNIA ALL-PURPOSE CERTIFICATE OF ACKNOWLEDGMENT

State of California

County of Riverside

On August 13, 2014 before me, Mitzi Turner, Notary Public  
(Here insert name and title of the officer)

personally appeared Dorie L. Violant

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.



*Mitzi Turner*  
 Signature of Notary Public

(Notary Seal)

## ADDITIONAL OPTIONAL INFORMATION

### INSTRUCTIONS FOR COMPLETING THIS FORM

*Any acknowledgment completed in California must contain verbiage exactly as appears above in the notary section or a separate acknowledgment form must be properly completed and attached to that document. The only exception is if a document is to be recorded outside of California. In such instances, any alternative acknowledgment verbiage as may be printed on such a document so long as the verbiage does not require the notary to do something that is illegal for a notary in California (i.e. certifying the authorized capacity of the signer). Please check the document carefully for proper notarial wording and attach this form if required.*

- State and County information must be the State and County where the document signer(s) personally appeared before the notary public for acknowledgment.
- Date of notarization must be the date that the signer(s) personally appeared which must also be the same date the acknowledgment is completed.
- The notary public must print his or her name as it appears within his or her commission followed by a comma and then your title (notary public).
- Print the name(s) of document signer(s) who personally appear at the time of notarization.
- Indicate the correct singular or plural forms by crossing off incorrect forms (i.e. ~~he~~/~~she~~/~~they~~, is /are ) or circling the correct forms. Failure to correctly indicate this information may lead to rejection of document recording.
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different acknowledgment form.
- Signature of the notary public must match the signature on file with the office of the county clerk.
  - ❖ Additional information is not required but could help to ensure this acknowledgment is not misused or attached to a different document.
  - ❖ Indicate title or type of attached document, number of pages and date.
  - ❖ Indicate the capacity claimed by the signer. If the claimed capacity is a corporate officer, indicate the title (i.e. CEO, CFO, Secretary).
- Securely attach this document to the signed document

#### DESCRIPTION OF THE ATTACHED DOCUMENT

Authorization For Agent To Collect Excess

(Title or description of attached document)

Proceeds

(Title or description of attached document continued)

Number of Pages 1 Document Date 8/13/14

(Additional information)

#### CAPACITY CLAIMED BY THE SIGNER

- Individual (s)  
 Corporate Officer

(Title)

- Partner(s)  
 Attorney-in-Fact  
 Trustee(s)  
 Other \_\_\_\_\_

AUTHORIZATION FOR AGENT TO COLLECT EXCESS PROCEEDS

To expedite processing of this claim, we would strongly suggest you use this form. For this form to be valid it must be completed in its entirety and documentation establishing the assignor's claim as a "party of interest" must be provided at the time this document is filed with the Treasurer-Tax Collector. PLEASE SEE REVERSE SIDE OF THIS DOCUMENT FOR FURTHER INSTRUCTIONS.

As a party of interest (defined in Section 4675 of the California Revenue and Taxation Code), I, the undersigned, do hereby make FOUND EXTRA MONEY, LLC my agent to apply for and collect the excess proceeds which you are holding and to which I am entitled from the sale of assessment number 319-162-009 sold at public auction on 08/20/2013. I understand that I AM NOT SELLING MY RIGHT TO THE REFUND, but merely naming an agent for collection purposes for my convenience.

I also understand that the total of excess proceeds available for refund is \$ \_\_\_\_\_ and that I have a right to file a claim for this refund on my own, without the help of an agent. For valuable consideration received my agent is appointed to act on my behalf.

\_\_\_\_\_  
(Signature of Party of Interest)

\_\_\_\_\_  
(Name Printed)

\_\_\_\_\_  
(Address)

STATE OF CALIFORNIA )ss.  
COUNTY OF \_\_\_\_\_ )

\_\_\_\_\_  
(City/State/Zip)

\_\_\_\_\_  
(Area Code/Telephone Number)

On \_\_\_\_\_, before me, \_\_\_\_\_, personally appeared \_\_\_\_\_, 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 forgoing paragraph is true and correct.

WITNESS my hand and official seal.

(This area for official seal)

\_\_\_\_\_  
(Signature of Notary)

I, the undersigned, certify under penalty of perjury that I have disclosed to the party of interest, pursuant to Section 4675 of the California Revenue and Taxation Code, the full amount of excess proceeds available and ADVISED HIM OF HIS RIGHT TO FILE A CLAIM ON HIS OWN, WITHOUT THE HELP OF AN AGENT.

Dennis A. Murkey  
(Signature of Agent)

DENNIS A. MURKEY, MANAGER, FOUND EXTRA MONEY, LLC  
(Name Printed)

9420 Reseda Blvd, # 830  
(Address)

STATE OF CALIFORNIA )ss.  
COUNTY OF Los Angeles )

NORTHRIDGE, CA 91324  
(City/State/Zip)

On August 25 - 2014, before me, the undersigned, a Notary Public in and for said State, personally appeared Dennis A. Murkey, 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.

WITNESS my hand and official seal.

Paula Gomez  
(Signature of Notary)



(This area for official seal)

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RECORDING REQUESTED BY:

149834

RECEIVED FOR RECORD  
AT 8:00 O'CLOCK

AND WHEN RECORDED MAIL TO:  
NAME [ DORRIE EICHMAN ]  
STREET ADDRESS [ 20917 VERTA ST. ]  
CITY STATE ZIP [ PERRIS CA 92570 ]

APR 26 1996

Notary Public  
at Riverside County, California  
Recorder  
Fees \$     

THIS SPACE FOR RECORDER'S USE ONLY:

**QUITCLAIM DEED**

ASSESSOR'S PARCEL NO: 319-162-009  
TITLE ORDER NO: \_\_\_\_\_  
ESCROW NO: \_\_\_\_\_

The undersigned Grantor(s) declare(s) that the DOCUMENTARY TRANSFER  
TAX IS: \$      County \$ \_\_\_\_\_ City       
— computed on the full value of the interest of property conveyed, or  
— computed on the full value less the value of liens or encumbrances  
remaining thereon at the time of sale  
OR transfer is exempt from tax for the following reason:

6  
54

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged.

~~HAROLD MARTIN EICHMANN~~ *Martin Harold Eichmann*  
*an unmarried man*

hereby GRANT(S) TO  
DORRIE EICHMANN  
*AN UNMARRIED WOMAN*

all that real property situated in the PERRIS County of RIVERSIDE State of California,  
(name of city or unincorporated area)

described as:

LOT 282 NB 014/069 UPTON ACRES 4  
20917 VERTA ST.

Dated 4-24-96

*Martin Harold Eichmann*

STATE OF CALIFORNIA  
COUNTY OF Riverside

On 4-24-96 before me Gina S. Gould

notary public  
personally appeared Martin Harold Eichmann

personally known to me (or 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.

WITNESS my hand and official seal.

Signature Gina S. Gould



(This area for official notary seal)

MAIL TAX STATEMENTS TO: \_\_\_\_\_  
NAME ADDRESS CITY, STATE & ZIP

**FOUND EXTRA MONEY, LLC**  
UNCLAIMED MONEY CONSULTANTS  
**WWW.FoundExtraMoney.com**  
Email: Richard@foundextramoney.com

**LAS VEGAS OFFICE:**  
8022 S. Rainbow Blvd. #362  
Las Vegas, NV 89139  
Toll Free: (888) 867-4785  
Fax No: (702) 331-4992

**LOS ANGELES OFFICE**  
9420 Reseda Blvd. #830  
Northridge, CA 91324  
Toll Free: (888) 867-4785  
Fax No.: (818) 701-7184

PLEASE REPLY TO: Los Angeles Office **CLAIM # RC (8) #32**

**AUTHORIZATION AND FEE AGREEMENT**

By executing this Agreement, the undersigned hereby authorizes Found Extra Money, LLC, ("FEM, LLC") by its agents and its representatives, as Claimants' exclusive agent, and its assignee, to locate, prepare, and process all documents and receive and disburse all funds owed to Claimant, according to the terms of this Agreement, either as an individual, trustee, agent for a business entity, or as a personal representative or heir of an estate.

In consideration and for the time and expense to locate Claimant and in preparing and in processing the claims for these funds, that FEM, LLC has located for Claimant's benefit, Claimant agrees that FEM, LLC shall receive 25% (twenty five percent) of the total funds recovered. FEM, LLC is solely responsible for all processing costs including research costs, document preparation, filing fees and other costs associated with the processing of this claim, or claims. **No fee will be charged to Claimant if there is no recovery of funds.**

Claimant agrees to sign and return all documents necessary to process this claim, within 3 business days of FEM, LLC's request for such. In the event that the claim is not paid, both parties are released of their duties and obligations under this Agreement and Claimant will have no obligation to pay FEM, LLC for any expenses it has incurred.

This Agreement may be signed in counterparts and a signed copy received electronically, or by fax, shall be deemed an original and shall be governed by the laws of the State of California. In the event a dispute arises, the prevailing party shall be entitled to attorney's fees, costs and other relief by the Court. Venue shall be in Los Angeles County, California.

I agree to the above.  
**DORIE L. VIOLANTI**

\_\_\_\_\_  
APPLICANT/CLAIMANT (PLEASE PRINT):

By: \_\_\_\_\_

*Dorie L. Violanti*  
\_\_\_\_\_  
(SIGNATURE):

Title: \_\_\_\_\_

Date: 8/5/2014

DENNIS A. MURKEY, MANAGER  
FOUND EXTRA MONEY, LLC  
*Dennis A. Murkey 8/12/2014*

**AFFIDAVIT OF IDENTITY - INDIVIDUAL**

State of California )

)

)

County of Riverside )

Affiant, DORIE L. VIOLANTI, being first duly sworn on his/her oath, states  
that (s)he is familiar with LYNDORIS LAVERNE EICHMANN and acknowledges that (s)he  
is one in the same person as DORIE L. EICHMANN, who is also known as  
DORIS L. VIOLANTI and DORIE L. VIOLANTI

*Dorie L. Violanti*  
Affiant Signature before Notary Public

This instrument was acknowledged before me on \_\_\_\_\_ Date

by \_\_\_\_\_ Name of Person(s)

State of California, County of Riverside  
Subscribed and sworn to (or affirmed) before me  
on this 24<sup>th</sup> day of August, 2014,  
by Dorie L. Violanti,  
proved to me on the basis of satisfactory evidence  
to be the person(s) who appeared before me.  
Signature: *Mitzi Turner*

\_\_\_\_\_  
Signature of notarial officer

My commission expires:  
\_\_\_\_\_  
Month, Day, Year

Notary Stamp



*mt*

**SEE ATTACHMENT**  
*mt 8/24/14*

# CALIFORNIA ALL-PURPOSE CERTIFICATE OF ACKNOWLEDGMENT

State of California

County of Riverside

On August 24, 2014 before me, Mitzi Turner, Notary Public,  
(Here insert name and title of the officer)

personally appeared Dorie L. Violanti,

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.

Mitzi Turner  
Signature of Notary Public

(Notary Seal)



## ADDITIONAL OPTIONAL INFORMATION

### DESCRIPTION OF THE ATTACHED DOCUMENT

Affidavit of Identity - Individual

(Title or description of attached document)

(Title or description of attached document continued)

Number of Pages 1 Document Date 8/24/2014

(Additional information)

### CAPACITY CLAIMED BY THE SIGNER

- Individual (s)  
 Corporate Officer  
(Title) \_\_\_\_\_  
 Partner(s)  
 Attorney-in-Fact  
 Trustee(s)  
 Other \_\_\_\_\_

### INSTRUCTIONS FOR COMPLETING THIS FORM

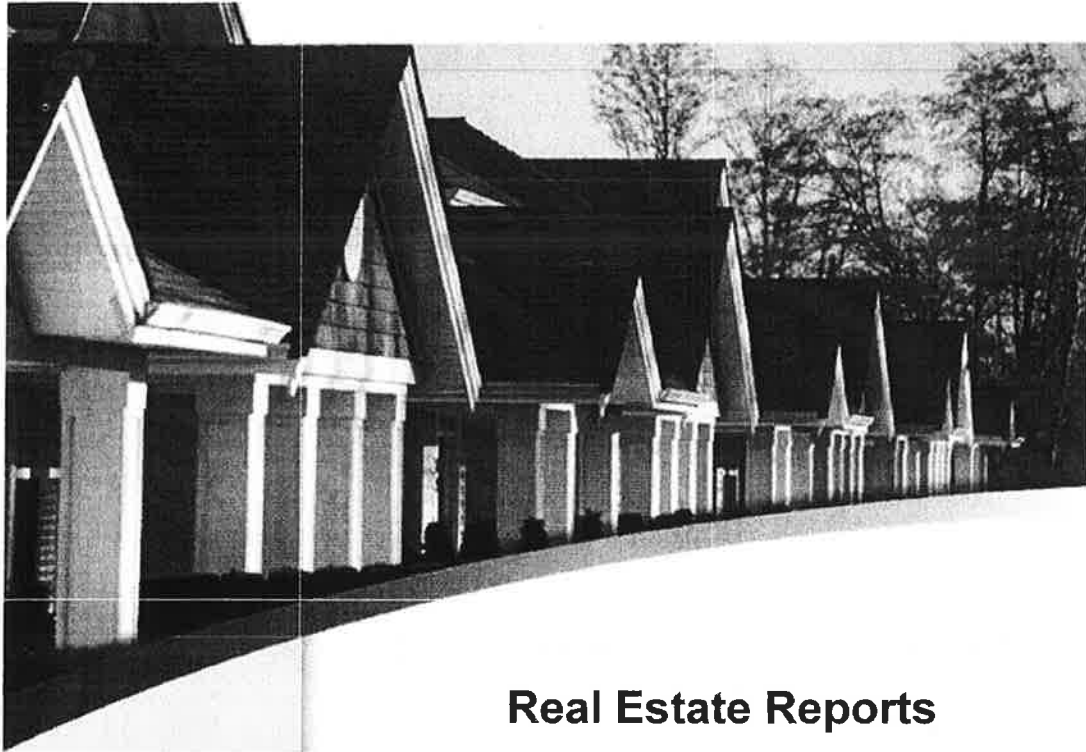
Any acknowledgment completed in California must contain verbiage exactly as appears above in the notary section or a separate acknowledgment form must be properly completed and attached to that document. The only exception is if a document is to be recorded outside of California. In such instances, any alternative acknowledgment verbiage as may be printed on such a document so long as the verbiage does not require the notary to do something that is illegal for a notary in California (i.e. certifying the authorized capacity of the signer). Please check the document carefully for proper notarial wording and attach this form if required.

- State and County information must be the State and County where the document signer(s) personally appeared before the notary public for acknowledgment.
- Date of notarization must be the date that the signer(s) personally appeared which must also be the same date the acknowledgment is completed.
- The notary public must print his or her name as it appears within his or her commission followed by a comma and then your title (notary public).
- Print the name(s) of document signer(s) who personally appear at the time of notarization.
- Indicate the correct singular or plural forms by crossing off incorrect forms (i.e. ~~he~~/~~she~~/~~they~~, is /are ) or circling the correct forms. Failure to correctly indicate this information may lead to rejection of document recording.
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different acknowledgment form.
- Signature of the notary public must match the signature on file with the office of the county clerk.
  - ❖ Additional information is not required but could help to ensure this acknowledgment is not misused or attached to a different document.
  - ❖ Indicate title or type of attached document, number of pages and date.
  - ❖ Indicate the capacity claimed by the signer. If the claimed capacity is a corporate officer, indicate the title (i.e. CEO, CFO, Secretary).
- Securely attach this document to the signed document

COUNTY OF RIVERSIDE  
 OFFICE OF THE TREASURER-TAX COLLECTOR  
 SALE OF TAX DEFAULTED PROPERTY - TC197  
 AUGUST 15, 2013 - AUGUST 20, 2013

<u>ITEM#</u>	<u>ASSESSMENT#</u>	<u>STATUS</u>	<u>SALE PRICE</u>
1	117163009-6	OFF SALE	
2	146141031-9	SOLD	\$24,500.00
3	147110020-0	REDEEMED	
4	149020009-7	REDEEMED	
5	149320002-7	SOLD	\$85,200.00
6	149420005-9	REDEEMED	
7	149420012-5	REDEEMED	
8	209141001-2	SOLD	\$120,100.00
9	219292007-8	SOLD	\$59,100.00
10	271072013-5	REDEEMED	
11	271252050-4	SOLD	\$22,349.93
12	271252051-5	SOLD	\$30,300.07
13	271263004-7	SOLD	\$21,250.00
14	280100013-7	REDEEMED	
15	287352002-5	REDEEMED	
16	304360004-8	SOLD	\$223,055.00
17	313221007-7	SOLD	\$9,300.00
18	315082002-7	REDEEMED	
19	315201004-6	SOLD	\$12,100.00
20	315241003-9	SOLD	\$17,100.00
21	318130012-5	REDEEMED	
22	319051024-9	SOLD	\$17,100.00
23	319082014-6	SOLD	\$13,950.00
24	319162009-9	SOLD	\$25,100.00
25	321060012-3	REDEEMED	
26	323080075-6	SOLD	\$6,501.00
27	326062017-9	REDEEMED	
28	326071001-2	REDEEMED	
29	326072004-8	OFF SALE	
30	326072005-9	REDEEMED	
31	326082017-1	SOLD	\$28,200.00
32	327100034-8	SOLD	\$3,400.00
33	333142009-1	SOLD	\$2,600.00
34	345035009-7	SOLD	\$1,711.00
35	345230011-1	SOLD	\$16,100.00
36	347300027-6	REDEEMED	
37	350072006-7	NO BID	
38	350083003-8	NO BID	
39	350101009-9	SOLD	\$2,150.00
40	350101037-4	SOLD	\$2,250.00
41	350101040-6	SOLD	\$2,150.00
42	350111030-8	NO BID	
43	350111040-7	SOLD	\$2,211.00
44	350111041-8	SOLD	\$2,211.00
45	350112033-4	NO BID	

③



## Real Estate Reports

**Property:**  
20917 Verta St  
Perris, CA 92570  
APN: 319-162-009

Data deemed reliable, but not guaranteed. LPS Data Services 2009.  
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### Property Details

Garcia, Armando; Garcia, Edgar A  
20917 Verta St, Perris, CA 92570

APN: 319-162-009  
Riverside County

#### Owner Information

Primary Owner: GARCIA, ARMANDO;  
GARCIA, EDGAR A

Secondary Owner:

Mail Address: 20897 VERTA ST  
PERRIS CA 92570

Site Address: 20917 VERTA ST  
PERRIS CA 92570

Assessor Parcel Number: 319-162-009

Census Tract: 0429.04

Housing Tract Number:

Lot Number: 282

Legal description: Lot: 282 Abbreviated Description: LOT:282 LOT 282 MB 014/069 UPTON ACRES 4

#### Sale Information

Sale Date: 10/02/2013

Document #: 2013-0475153

Sale Amount: \$25,100

Seller: FEDORNAK,  
CRAIG;  
EICHMANN,  
LYNDORIS  
LAVERNE

Sale Type:

Cost/SF: \$20

#### Assessment & Tax Information

Assessed Value: \$54,000

Land Value: \$25,000

Imp. Value: \$29,000

Homeowner  
Exemption:

% Improvement: 53.7%

Tax Amount: \$996.28

Tax Status: Delinquent: 2007

Tax Year: 2013

Tax Rate Area: 98-110

Tax Account ID:

#### Property Characteristics

Bedrooms: 3

Year Built: 1976

Pool:

Bathrooms: 2

Square Feet: 1,248 SF

Lot Size: 19,166 SF

Partial Baths:

Number of Units: 1

No of Stories: 1

Total Rooms:

Garage: Carport 2

Fire Place:

Property Type: Unknown Type

Building Style:

Use Code: Mobile Home

Zoning:



## Transaction History

Garcia, Armando; Garcia, Edgar A  
20917 Verta St, Perris, CA 92570

APN: 319-162-009  
Riverside County

## Prior Transfer

Recording Date: 10/02/2013	Document #: <u>2013-0475153 BK-PG -</u>
Price: \$25,100	Document Type: Public Action
First TD: N/A	Type of Sale: Sold For Taxes
Mortgage Doc #:	Interest Rate:
Lender Name:	
Buyer Name: GARCIA, ARMANDO; GARCIA, EDGAR A	
Buyer Vesting: Joint Tenancy	
Seller Name: FEDORNAK, CRAIG; EICHMANN, LYNDORIS LAVERNE	
Legal description: Lot: 282 Map Ref: MB14 PG69	

## Mortgage Record

Recording Date: 11/24/2009	Document #: <u>2009-0609444 BK-PG -</u>
Loan Amount: \$20,000	Loan Type: Unknown
TD Due Date:	Type of Financing:
Interest Rate:	
Lender Name: JOSEPHINE DE LOS REYES	
Lender Type: Private Party	
Borrowers Name: FEDORNAK, CRAIG	
Vesting:	

## Prior Transfer

Recording Date: 03/21/2005	Document #: <u>2005-0218821 BK-PG -</u>
Price: N/A	Document Type: Quit Claim Deed
First TD: N/A	Type of Sale: Non-Arms Length Transfer
Mortgage Doc #:	Interest Rate:
Lender Name:	
Buyer Name: FEDORNAK, CRAIG	
Buyer Vesting: N/A	
Seller Name: WALSH, NORMAN J; WALSH, JUDITH A	
Legal description: Lot: 282 Map Ref: MB014 PG069	
City/Muni/Twp: PERRIS	

## Prior Transfer

Recording Date: 03/00/2005	Document #: <u>2005-0218821 BK-PG -</u>
Price: \$2,000	Document Type: N/A
First TD: N/A	Type of Sale: Price Unconfirmed
Mortgage Doc #:	Interest Rate:
Lender Name: N/A	
Buyer Name: FEDORNAK CRAIG	
Buyer Vesting: N/A	
Seller Name: N/A	
Legal description: Lot: 282	
Abbreviated Description: LOT 282 MB 014/069 UPTON ACRES 4	

## Prior Transfer

Recording Date: 12/04/1996	Document #: <u>458144 BK-PG -</u>
Price: N/A	Document Type: Quit Claim Deed
First TD: N/A	Type of Sale:
Mortgage Doc #:	Interest Rate:

Lender Name:

Buyer Name: WALSH, NORMAN JAMES; WALSH, JUDITH ANN

Buyer Vesting: Joint Tenancy

Seller Name: EICHMANN, DORIE; EICHMANN, DORRIE

Legal description:

Abbreviated Description: LOT 282 MB 014/069 UPTON ACRES 4

City/Muni/Twp: UNINCORPORATED

#### Prior Transfer

Recording Date: 04/26/1996

Price: N/A

First TD: N/A

Mortgage Doc #:

Lender Name:

Buyer Name: EICHMANN, DORRIE

Buyer Vesting: N/A

Seller Name: EICHMANN, MARTIN HAROLD

Legal description: Lot: 282 Map Ref: MB014 PG069

City/Muni/Twp: PERRIS

Document #: **149834 BK-PG -**

Document Type: **Intrafamily Transfer Or  
Dissolution**

Type of Sale:

Interest Rate:

**FOUND EXTRA MONEY, LLC**

UNCLAIMED MONEY CONSULTANTS

WWW.FoundExtraMoney.com

Email: Richard@foundextramoney.com

**LAS VEGAS OFFICE:**

8022 S. Rainbow Blvd. #362  
Las Vegas, NV 89139  
Toll Free: (888) 867-4785  
Fax No: (702) 331-4992

**LOS ANGELES OFFICE**

9420 Reseda Blvd. #830  
Northridge, CA 91324  
Toll Free: (888) 867-4785  
Fax No.: (818) 701-7184

**LIMITED POWER OF ATTORNEY**

**BE IT KNOWN** that Lyndoris Laverne Eichmann (aka Dorie L. Violanti) has made and appointed and by these presents does hereby make and appoint **Found Extra Money, LLC**, in his/her name, place and stead, for the following and limited purposes only: TO DO ALL THINGS NECESSARY TO THE FILING, COLLECTION AND RECOVERY OF ANY AND ALL UNCLAIMED PROPERTY AND/OR EXCESS PROCEEDS FUNDS FROM ANY/ALL FINANCIAL INSTITUTIONS AND/OR GOVERNMENT AGENCIES, giving and granting said attorney full power and Authority to do and perform all and every act and thing whatsoever necessary to be done in And about the specific and limited premises (set out herein) as fully, to all intents and purposes as might or could be done if personally present, with full power of substitution and revocation, hereby ratifying and confirming all that said attorney shall lawful do or cause to be done by virtue hereof.

**IN WITNESS WHEREOF**, I have hereunto set my hand and seal on this 13 day of August, 2014.

Dorie L. Violanti  
(Signature)

DORIE L. VIOLANTI  
(Please Print)

State of California

County of Riverside

On Aug. 13, 2014, before me, Mitzi Turner, Notary Public personally appeared Dorie L. Violanti, who proved to me the basis of satisfactory evidence to be the person(s) whose name(s) are subscribed to the within instrument and acknowledge 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.

Mitzi Turner  
Notary Public  
My Commission Expires on: Jan. 11, 2018



(Place Notary Seal above)



