

FORM APPROVED COUNTY COUNSEL
 BY: GREGORY P. PRIAMOS DATE: 1/11/16

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

146 A



FROM: Don Kent, Treasurer-Tax Collector

SUBMITTAL DATE:

JAN 11 2016

SUBJECT: Recommendation for Distribution of Excess Proceeds for Tax Sale No. 200, Item 39. Last assessed to: Nannette Adamic, as to an undivided 1/3 interest, Larry Nelson, as to an undivided 1/3 interest and Rocky Nelson, as to an undivided 1/3 interest. District 2 [\$179,253]. Fund 65595 Excess Proceeds from Tax Sale.

RECOMMENDED MOTION: That the Board of Supervisors:

1. Approve the claim from MM Network Recovery Assets, agent for Nannette E. Adamic, last assessee for payment of excess proceeds resulting from the Tax Collector's public auction sale associated with parcel 209141040-7;

(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 April 29, 2014 public auction sale. The deed conveying title to the purchasers at the auction was recorded June 20, 2014. Further, as required by Section 4676 of the California Revenue and Taxation Code, notice of the right to claim excess proceeds was given on July 16, 2014, 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	\$ 179,253	\$ 0	\$ 179,253	\$ 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
 Samuel Wong

County Executive Office Signature

MINUTES OF THE BOARD OF SUPERVISORS

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

Prev. Agn. Ref.:

District: 2

Agenda Number:

9-26

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

FORM 11: Recommendation for Distribution of Excess Proceeds for Tax Sale No. 200, Item 39. Last assessed to: Nannette Adamic, as to an undivided 1/3 interest, Larry Nelson, as to an undivided 1/3 interest and Rocky Nelson, as to an undivided 1/3 interest. District 2 [\$179,253]. Fund 65595 Excess Proceeds from Tax Sale.

DATE: JAN 11 2016

PAGE: Page 2 of 2

RECOMMENDED MOTION:

2. Approve the claim from Larry Nelson, last assessee for payment of excess proceeds resulting from the Tax Collector's public auction sale associated with parcel 209141040-7;
3. Approve the claim from Rocky L. Nelson, last assessee for payment of excess proceeds resulting from the Tax Collector's public auction sale associated with parcel 209141040-7;
4. Deny the claim from the State of California, Employment Development Department;
5. Authorize and direct the Auditor-Controller to issue warrants to MM Network Recovery Assets, agent for Nannette E. Adamic in the amount of \$59,751.23, Larry Nelson in the amount of \$59,751.23 and Rocky L. Nelson in the amount of \$59,751.22, 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.

BACKGROUND:

Summary (continued)

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

1. Claim from MM Network Recovery Assets, agent for Nannette E. Adamic based on an Authorization for Agent to Collect Excess Proceeds dated June 17, 2014, an Order Settling First and Final Report, Order Allowing Attorney's Statutory Compensation, and Order of Final Distribution recorded January 12, 2007 as Instrument No. 2007-0027493 and an Administrator's Deed recorded March 14, 2007 as Instrument No. 2007-0174828.
2. Claim from Larry Nelson based on an Order Settling First and Final Report, Order Allowing Attorney's Statutory Compensation, and Order of Final Distribution recorded January 12, 2007 as Instrument No. 2007-0027493 and an Administrator's Deed recorded March 14, 2007 as Instrument No. 2007-0174828.
3. Claim from Rocky L. Nelson based on an Order Settling First and Final Report, Order Allowing Attorney's Statutory Compensation, and Order of Final Distribution recorded January 12, 2007 as Instrument No. 2007-0027493 and an Administrator's Deed recorded March 14, 2007 as Instrument No. 2007-0174828.
4. Claim from the State of California, Employment Development Department based on an Abstract of Judgment recorded July 1, 2013 as Instrument No. 2013-0316729.

Pursuant to Section 4675 of the California Revenue and Taxation Code, it is the recommendation of this office that MM Network Recovery Assets, agent for Nannette E. Adamic be awarded excess proceeds in the amount of 59,751.23, Larry Nelson be awarded excess proceeds in the amount of 59,751.23 and Rocky L. Nelson be awarded excess proceeds in the amount of 59,751.22. The claim from the State of California, Employment Development Department be denied since the lien was not associated with our last assessee. 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 the last assessee of the property.

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 200 Item 39 Assessment No.: 209141040-7

Assessee: ADAMIC, NANNETTE LT & N REM & NELSON, LARRY REM & NELSON, ROCKY REM

Situs: 2532 ORANGE ST RIVERSIDE 92501

Date Sold: April 29, 2014

Date Deed to Purchaser Recorded: June 20, 2014

Final Date to Submit Claim: June 22, 2015

RECEIVED
 2014 OCT 17 AM 8:45
 RIVERSIDE COUNTY
 TREASURER-TAX COLLECTOR

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$ 179,750.00 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. _____; recorded on _____. 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.

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 _____ day of _____, 20__ at _____ County, State

Agent for

 Signature of Claimant NANNETTE ADAMIC Signature of Claimant

Mariza Mendoza
MM Network Recovery Assets
 Print Name Print Name

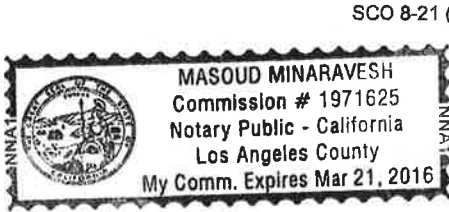
Street Address Street Address

City, State, Zip City, State, Zip

Phone Number Phone Number

State of California
 County of LOS ANGELES
 Subscribed and sworn to (or affirmed) before me on
 this 29 day of SEPT, 2014
 by MARIZA MENDOZA
 proved to me on the basis of satisfactory evidence to be the
 person(s) who appeared before me.

Signature [Signature] (seal)



SCO 8-21 (1-99)

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 MM Network Recovery Assets 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 209141040-7 sold at public auction on April 24-28, 2014. 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 \$179,750.00, 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.

Nannette E. Adamic
(Signature of Party of Interest)

6/17/14
Nanette E. Adamic
(Name Printed)
2532 Orange Street
(Address)
Riverside, California 92501
(City/State/Zip)
951-684-7683
(Area Code/Telephone Number)

STATE OF CALIFORNIA)ss.
COUNTY OF Riverside

On 06-17-14, before me, Leticia B. Ramirez a Notary Public, personally appeared Nannette E. Adamic, 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)

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)

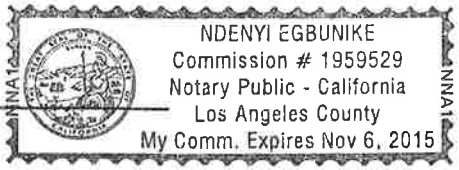
MM Network Recovery Assets
(Name Printed)
P.O. Box 91609
(Address)
Los Angeles, CA 90009
(City/State/Zip)

STATE OF CALIFORNIA)ss.
COUNTY OF LOS ANGELES

On October 19 2015, before me, the undersigned, a Notary Public in and for said State, personally appeared MARUZA MENDOZA, 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)

DOC # 2007-0027493 ✓
✓ 01/12/2007 08:00A Fee:28.00

Page 1 of 8
Recorded in Official Records
County of Riverside
Larry W. Ward
Assessor, County Clerk & Recorder



PLEASE COMPLETE THIS INFORMATION
RECORDING REQUESTED BY

AND WHEN RECORDED MAIL TO:

Barbara G. Knox
Attorney at Law
400 S. Farrell, Suite B-107
Palm Springs, Ca 92262 ✓

S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
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M	A	L	465	426	PCOR	NCOR	SMF	NCHG	EXAM
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TRA: ORDER SETTLING FIRST AND FINAL REPORT, ORDER ALLOWING
DTT: ATTORNEY'S STATORY COMPENSATION, AND ORDER OF FINAL
DISTRIBUTION ✓

Title of Document

APN#: 209-141-040 ✓
APN#: 209-080-003

**THIS AREA FOR
RECORDER'S
USE ONLY**

THIS PAGE ADDED TO PROVIDE ADEQUATE SPACE FOR RECORDING INFORMATION
(\$3.00 Additional Recording Fee Applies)

STC-SCSD 996a (Rev. 4/2000)

11-1

AUG 2 11 2006

Barbara G. Knox #153049
Attorney at Law
400 South Farrell Drive, Suite B-107
Palm Springs, California 92262 ✓
760-322-0820 Fax: 760-322-1771

FILED
SUPERIOR COURT OF CALIFORNIA
COUNTY OF RIVERSIDE

NOV 01 2006

J. O'CAMPO

In Pro Per

SUPERIOR COURT OF CALIFORNIA
COUNTY OF RIVERSIDE

In the Matter of the Estate of)	RIP 083119 ✓
Rheon Elodie Pearson also known as Rheon ✓)	ORDER SETTLING FIRST AND FINAL REPORT, ORDER ALLOWING ALLOWING STATUTORY COMPENSATION, ORDER OF FINAL DISTRIBUTION AND ALLOWING RESERVE FOR CLOSING COSTS ✓
E. Pearson)	
)	
)	
<u>Deceased</u>)	

Date of Hearing: 11/01/2006 Judge: Dept.

The report of Barbara G. Knox, as Administrator with Will Annexed of the estate, having come on regularly for hearing and the Court finding that all notices of hearing have been given as required by law and that the report is true and correct:

IT IS ORDERED:

1. Notice to Creditors has been given as required by law.
2. The personal representative has a balance of \$498,345.85 of which \$242,345.85 is in cash and the remainder consisting of assets shown on Exhibit A attached.
3. Statutory commissions to representative in the amount of 13,063.78 is allowed.
4. A reserve for closing costs in the amount of \$1,000.00 is allowed, said reserve to be distributed to the beneficiaries without further order of this Court.
5. Distribution is to be made as set forth in Exhibit B attached.

Signature at end of last attachment.

Estate of Rheon Elodie Pearson
known as Rheon E. Pearson, Deceased
Date of Death: August 16, 2002
RIP 083119

EXHIBIT A

Assets on hand:

Cash in the amount	\$ 242,345.85 ✓
1972 Oldsmobile.....	1,000.00
Real Property located at 2532 Orange Street, Riverside, California ✓.....	140,000.00
Real Property located at 2561 Russell Street, Riverside, California ✓.....	115,000.00
Total assets on hand:	\$498,345.85 ✓

EXHIBIT A

ORDER OF FINAL DISTRIBUTION - PAGE 2

Estate of Rheon Elodie Pearsall, also
known as Rheon E. Pearsall, Deceased
Date of Death: August 16, 2002
RIP 083119

EXHIBIT B

Distribution:

To: Nannette Adamic
2532 Orange Street
Riverside, California 92501 ✓

1. An undivided 1/3 interest in the real property located at
2532 Orange Street
Riverside, California 92501 ✓

Legal: That portion of Lot 36 of the Southern California
Colony Association Lands, as shown by Map in file in
Book 7, Page 3 of Maps, Records of San Bernardino County
California, described as follows:

Beginning at the most Northerly corner of said Lot 36;
Thence Southeasterly along the Northwesterly line of said
Lot, 98 feet. Thence South 29 deg. 03' West, 180 feet;
Thence North 60 deg, 57' West 97.87 feet, to the Northwesterly
line of said lot 36, said line being also the center line of Orange Street.
Thence Northeasterly along the Northwesterly line of said Lot 36, 180 feet,
to the point of beginning. Excepting therefrom the Northeasterly 33 feet
and the Northwesterly 33 feet thereof.

A.P.N. 209-141-040.....\$ 46,666.67
including a life estate in the property (responsible for insurance, maintenance, and property taxes)

2. An undivided 1/3 interest in the real property located at
2561 Russell Street
Riverside, California 92501 ✓

Legal: Lot 3, Rusora Tract, as shown by Map on file
in Book 19, Pag 27 of Maps, Records of Riverside
County, California.

A.P.N. 209-141-040..... / 38,333.33
including a life estate in the property (responsible for insurance, maintenance, and property taxes)

3. 1972 Oldsmobile..... ✓ 1,000.00
4. Cash in the amount of 130,479.51

Distribution includes balance of Bank of America account after adjustment for withdrawals and expenses
of the property for which Nanette Adamic was collecting the rents.

Estate of Rheon Elodie Pearson, also
known as Rheon E. Pearson, Deceased
Date of Death: August 16, 2002
RIP 083119

EXHIBIT B
Distribution (cont.)

To: Larry Nelson
31225 Avenida Alvera
Cathedral City, California 92234 ✓

1. An undivided 1/3 interest in the real property located at
2532 Orange Street
Riverside, California 92501 ✓

Legal: That portion of Lot 36 of the Southern California
Colony Association Lands, as shown by Map in file in
Book 7, Page 3 of Maps, Records of San Bernardino County
California, described as follows:

Beginning at the most Northerly corner of said Lot 36;
Thence Southeasterly along the Northwesterly line of said
Lot, 98 feet. Thence South 29 deg. 03' West, 180 feet;
Thence North 60 deg, 57' West 97.87 feet, to the Northwesterly
line of said lot 36, said line being also the center line of Orange Street.
Thence Northeasterly along the Northwesterly line of said Lot 36, 180 feet,
to the point of beginning. Excepting therefrom the Northeasterly 33 feet
and the Northwesterly 33 feet thereof.

A.P.N. 209-141-040. ✓ \$ 46,666.67
Subject to Nanette Adamic's life estate in the property

2. An undivided 1/3 interest in the real property located at
2561 Russell Street
Riverside, California 92501 ✓

Legal: Lot 3, Rusora Tract, as shown by Map on file
in Book 19, Pag 27 of Maps, Records of Riverside
County, California.

A.P.N, 209-141-040..... 38,333.33
Subject to Nanette Adamic's life estate in the property

3. Cash in the amount of 45,384.57

EXHIBIT B

ORDER OF FINAL DISTRIBUTION - PAGE 4

Estate of Rheon Elodie Pearson, also
known as Rheon E. Pearson, Deceased
Date of Death: August 16, 2002
RIP 083119

EXHIBIT B
Distribution (cont.)

Along with any property of the decedent or of the estate not now known or discovered. Distribution of the
aforementioned property shall be made to Nanette Adamic, Larry Nelson, and Rocky Nelson, the persons
entitled to it, in equal shares as described in the petition, without further Order of this Court.

Dated: **NOV 1 2006**



JUDGE

EXHIBIT B

ORDER OF FINAL DISTRIBUTION - PAGE 5

Estate of Rheon Elodie Pearson also
known as Rheon E. Pearson, Deceased
Date of Death: August 16, 2002
RIP 083119

EXHIBIT B
Distribution (cont.)

To: Rocky Nelson
15011 Rice Circle
Huntington Beach, California 92647-2536 ✓

1. An undivided 1/3 interest in the real property located at
2532 Orange Street
Riverside, California 92501 ✓

Legal: That portion of Lot 36 of the Southern California
Colony Association Lands, as shown by Map in file in
Book 7, Page 3 of Maps, Records of San Bernardino County
California, described as follows:

Beginning at the most Northerly corner of said Lot 36;
Thence Southeasterly along the Northwesterly line of said
Lot, 98 feet. Thence South 29 deg. 03' West, 180 feet;
Thence North 60 deg, 57' West 97.87 feet, to the Northwesterly
line of said lot 36, said line being also the center line of Orange Street.
Thence Northeasterly along the Northwesterly line of said Lot 36, 180 feet,
to the point of beginning. Excepting therefrom the Northeasterly 33 feet
and the Northwesterly 33 feet thereof.

A.P.N. 209-141-040 ✓ \$ 46,666.67
Subject to Nanette Adamic's life estate in the property

2. An undivided 1/3 interest in the real property located at
2561 Russell Street
Riverside, California 92501 ✓

Legal: Lot 3, Rusora Tract, as shown by Map on file
in Book 19, Pag 27 of Maps; Records of Riverside
County, California.

A.P.N. 209-141-040 38,333.33
Subject to Nanette Adamic's life estate in the property

3. Cash in the amount of 52,417.99
Includes annuity payments deposited into decedent's account prior to
closing and for which Rocky Nelson was the beneficiary.

Total distribution: \$484,282.07

EXHIBIT B

ORDER OF FINAL DISTRIBUTION - PAGE 4

This must be in red to be a
"CERTIFIED COPY"

Each document to which this certificate is attached
is certified to be a full, true and correct copy of the
original on file and of record in my office.

Superior Court of California
County of Riverside

By K Holland
DEPUTY

Dated: 12.11.06



Certification must be in red to be a
"CERTIFIED COPY"

DOC # 2007-0174828 ✓

03/14/2007 08:00A Fee:13.00

Page 1 of 3

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



PLEASE COMPLETE THIS INFORMATION
RECORDING REQUESTED BY

AND WHEN RECORDED MAIL TO:

Barbara G. Knox
Attorney at Law
400 S. Farrell, Suite B-107
Palm Springs, Ca 92262 ✓

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M	A	L	465	426	PCOR	NCOR	SMF	NCHG	EXAM
DTT 0									JLA

TRA:

ADMINISTRATOR'S DEED ✓

DTT:

APN#: 209-141-040 ✓

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Title of Document

THIS AREA FOR RECORDER'S USE ONLY

THIS PAGE ADDED TO PROVIDE ADEQUATE SPACE FOR RECORDING INFORMATION
(\$3.00 Additional Recording Fee Applies)

STC-SCSD 896a (Rev. 4/2000)

Recording requested by
and when recorded mail to:
Barbara G. Knox
Attorney at Law
400 S. Farrell Drive, B-107
Palm Springs, CA. 92262 ✓

ADMINISTRATOR'S DEED ✓

I, BARBARA G. KNOX, as Administrator of the estate of RHEON ELODIE PEARSON, deceased, pursuant to the ORDER FOR FINAL DISTRIBUTION of the Superior Court of the State of California, County of Riverside, made in the matter of the estate of RHEON ELODIE PEARSON, on November 1, 2006, hereby convey to NANETTE ADAMIC, ✓ as to an undivided 1/3 interest, LARRY NELSON, ✓ as to an undivided 1/3 interest and ROCKY NELSON, ✓ as to an undivided 1/3 interest, without any representation, warranty, or covenant of any kind, express or implied, all right, title, interest, and estate of the decedent at the time of RHEON ELODIE PEARSON death and all right, title, and interest that the estate may have subsequently acquired in the real property situated in the City of Riverside, County of Riverside, State of California, described as follows:

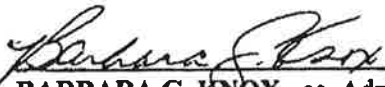
Legal: That portion of Lot 36 of the Southern California Colony Association Lands, as shown by Map in file in Book 7, Page 3 of Maps, Records of San Bernardino County California, described as follows:

Beginning at the most Northerly corner of said Lot 36; Thence Southeasterly along the Northeasterly line of said Lot, 98 feet. Thence South 29 deg. 03' West, 180 feet; Thence North 60 deg, 57' West 97.87 feet, to the Northwesterly line of said lot 36, said line being also the center line of Orange Street. Thence Northeasterly along the Northwesterly line of said Lot 36, 180 feet, to the point of beginning. Excepting therefrom the Northeasterly 33 feet and the Northwesterly 33 feet thereof.

Subject to the life estate of NANETTE ADAMIC as set forth in the aforementioned order.

A.P.N. 209-141-040 ✓

Dated: December 29, 2006

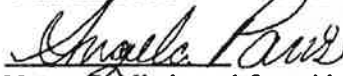


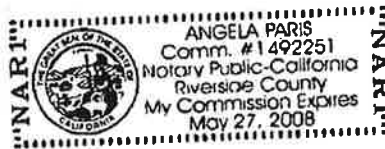
BARBARA G. KNOX, as Administrator
of the estate of RHEON ELODIE PEARSON

STATE OF CALIFORNIA)
)SS
COUNTY OF RIVERSIDE)

On December 29, 2006, before me, Angela Paris, a Notary Public in and for said State, personally appeared BARBARA G. KNOX, personally known to me, or 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 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 document.

WITNESS MY HAND AND OFFICIAL SEAL


Notary Public in and for said
County and State



October 5, 2015

MM Network Recovery Assets
C/O Mariza Mendoza
PO Box 91609
Los Angeles, CA 90009

Re: APN: 209141040-7
TC 200 Item 39
Date of Sale: April 29, 2014

To Whom It May Concern:

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 Birth Certificates for |
| <input type="checkbox"/> Notarized Statement of different/misspelled | <input type="checkbox"/> Copy of Marriage Certificate for |
| <input checked="" type="checkbox"/> Notarized Statement Giving Authorization to MM Network Recovery Assets to claim on behalf of Nanette E. Adamic. <u>Signature of the agent needs to be notarized.</u> (Included) | <input type="checkbox"/> Original Note/Payment Book |
| <input type="checkbox"/> Certified Death Certificate for | <input type="checkbox"/> Updated Statement of Monies Owed (as of date of tax sale) |
| | <input type="checkbox"/> Articles of Incorporation (if applicable Statement by Domestic Stock) |
| | <input type="checkbox"/> Court Order Appointing Administrator |
| | <input type="checkbox"/> Deed (Quitclaim/Grant etc...) |
| | <input type="checkbox"/> Other – |

Please send in all documents within 30 days (**November 5, 2015**). If you should have any questions, please contact me at the number listed below.

Sincerely,

Jennifer Pazicni
Tax Sale Operations Unit
(951) 955-3336
(951) 955-3990 Fax
jpazicni@co.riverside.ca.us

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 200 Item 39 Assessment No.: 209141040-7

Assessee: ADAMIC, NANNETTE LT & N REM & NELSON, LARRY REM & NELSON, ROCKY REM

Situs: 2532 ORANGE ST RIVERSIDE 92501

Date Sold: April 29, 2014

Date Deed to Purchaser Recorded: June 20, 2014

Final Date to Submit Claim: June 22, 2015

RECEIVED
2014 NOV 24 PM 11:00
RIVERSIDE COUNTY
TREAS-TAX COLLECTOR

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$ 59,751.22 from the sale of the above mentioned real property. I/We were the lien holder(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. 2007-0174827, recorded on 3/14/2007. 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.

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 18th day of November, 2014 at Riverside, California
County, State

X Larry Nelson
Signature of Claimant

LARRY NELSON

Print Name

31205 AVENIDA ALVERA

Street Address

CATHEDRAL CITY, CA 92234

City, State, Zip

760-219-7324

Phone Number

Signature of Claimant

Print Name

Street Address

City, State, Zip

Phone Number

DOC # 2007-0027493 ✓
✓ 01/12/2007 08:00A Fee: 28.00

Page 1 of 8
Recorded in Official Records
County of Riverside
Larry W. Ward
Assessor, County Clerk & Recorder



PLEASE COMPLETE THIS INFORMATION
RECORDING REQUESTED BY

AND WHEN RECORDED MAIL TO:

Barbara G. Knox
Attorney at Law
400 S. Farrell, Suite B-107
Palm Springs, Ca 92262 ✓

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M	A	L	465	426	PCOR	NCOR	SMF	NCHG	EXAM 001

29

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TRA: ORDER SETTLING FIRST AND FINAL REPORT, ORDER ALLOWING
DTT: ATTORNEY'S STATORY COMPENSATION, AND ORDER OF FINAL
DISTRIBUTION ✓

Title of Document

APN#: 209-141-040 ✓
APN#: 209-080-003

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(\$3.00 Additional Recording Fee Applies)

STC-SCSD 996a (Rev. 4/2000)

11-1

AUG 20 2006

Barbara G. Knox #153049
Attorney at Law
400 South Farrell Drive, Suite B-107
Palm Springs, California 92262 ✓
760-322-0820 Fax: 760-322-1771

FILED
COUNTY OF RIVERSIDE

NOV 01 2006

J. O'CAMPO

In Pro Per

SUPERIOR COURT OF CALIFORNIA
COUNTY OF RIVERSIDE

8	In the Matter of the Estate of	)	RIP 083119 ✓
9	Rheon Elodie Pearson also known as Rheon ✓	)	ORDER SETTLING FIRST AND FINAL
10	E. Pearson	)	REPORT, ORDER ALLOWING
11		)	ALLOWING STATUTORY
		)	COMPENSATION, ORDER OF FINAL
		)	DISTRIBUTION AND ALLOWING
	Deceased	)	RESERVE FOR CLOSING COSTS ✓

Date of Hearing: 11/01/2006 Judge: Dept.

The report of Barbara G. Knox, as Administrator with Will Annexed of the estate, having come on regularly for hearing and the Court finding that all notices of hearing have been given as required by law and that the report is true and correct:

IT IS ORDERED:

1. Notice to Creditors has been given as required by law.
2. The personal representative has a balance of \$498,345.85 of which \$242,345.85 is in cash and the remainder consisting of assets shown on Exhibit A attached.
3. Statutory commissions to representative in the amount of 13,063.78 is allowed.
4. A reserve for closing costs in the amount of \$1,000.00 is allowed, said reserve to be distributed to the beneficiaries without further order of this Court.
5. Distribution is to be made as set forth in Exhibit B attached.

Signature at end of last attachment.

Estate of Rheon Elodie Pearson also
known as Rheon E. Pearson; Deceased
Date of Death: August 16, 2002
RIP 083119

EXHIBIT A

Assets on hand:

Cash in the amount	\$ 242,345.85 ✓
1972 Oldsmobile.....	1,000.00
Real Property located at 2532 Orange Street, Riverside, California ✓.....	140,000.00
Real Property located at 2561 Russell Street, Riverside, California ✓.....	115,000.00
Total assets on hand:	\$498,345.85 ✓

EXHIBIT A

ORDER OF FINAL DISTRIBUTION - PAGE 2

Estate of Rheon Elodie Pearson, also
known as Rheon E. Pearson, Deceased
Date of Death: August 16, 2002
RIP 083119

EXHIBIT B

Distribution:

To: Nannette Adamic
2532 Orange Street
Riverside, California 92501 ✓

1. An undivided 1/3 interest in the real property located at
2532 Orange Street
Riverside, California 92501 ✓

Legal: That portion of Lot 36 of the Southern California
Colony Association Lands, as shown by Map in file in
Book 7, Page 3 of Maps, Records of San Bernardino County
California, described as follows:

Beginning at the most Northerly corner of said Lot 36;
Thence Southeasterly along the Northwesterly line of said
Lot, 98 feet. Thence South 29 deg. 03' West, 180 feet;
Thence North 60 deg, 57' West 97.87 feet, to the Northwesterly
line of said lot 36, said line being also the center line of Orange Street.
Thence Northeasterly along the Northwesterly line of said Lot 36, 180 feet,
to the point of beginning. Excepting therefrom the Northeasterly 33 feet
and the Northwesterly 33 feet thereof.

A.P.N. 209-141-040 ✓ \$ 46,666.67
including a life estate in the property (responsible for insurance, maintenance, and property taxes)

2. An undivided 1/3 interest in the real property located at
2561 Russell Street
Riverside, California 92501 ✓

Legal: Lot 3, Rusora Tract, as shown by Map on file
in Book 19, Pag 27 of Maps, Records of Riverside
County, California.

A.P.N. 209-141-040 / 38,333.33
including a life estate in the property (responsible for insurance, maintenance, and property taxes)

3. 1972 Oldsmobile ✓ 1,000.00
4. Cash in the amount of 130,479.51

Distribution includes balance of Bank of America account after adjustment for withdrawals and expenses
of the property for which Nanette Adamic was collecting the rents.

Estate of Rheon Elodie Pearson, also
known as Rheon E. Pearson, Deceased
Date of Death: August 16, 2002
RIP 083119

EXHIBIT B
Distribution (cont.)

To: Larry Nelson
31225 Avenida Alvera
Cathedral City, California 92234 ✓

1. An undivided 1/3 interest in the real property located at
2532 Orange Street
Riverside, California 92501 ✓

Legal: That portion of Lot 36 of the Southern California
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Book 7, Page 3 of Maps, Records of San Bernardino County
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Thence North 60 deg, 57' West 97.87 feet, to the Northwesterly
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Thence Northeasterly along the Northwesterly line of said Lot 36, 180 feet,
to the point of beginning. Excepting therefrom the Northeasterly 33 feet
and the Northwesterly 33 feet thereof.

A.P.N. 209-141-040. ✓ \$ 46,666.67
Subject to Nanette Adamic's life estate in the property

2. An undivided 1/3 interest in the real property located at
2561 Russell Street
Riverside, California 92501 ✓

Legal: Lot 3, Rusora Tract, as shown by Map on file
in Book 19, Pag 27 of Maps, Records of Riverside
County, California.

A.P.N, 209-141-040 38,333.33
Subject to Nanette Adamic's life estate in the property

3. Cash in the amount of 45,384.57

EXHIBIT B
ORDER OF FINAL DISTRIBUTION - PAGE 4

Estate of Rheon Elodie Pearson, also
known as Rheon E. Pearson, Deceased
Date of Death: August 16, 2002
RIP 083119

EXHIBIT B
Distribution (cont.)

Along with any property of the decedent or of the estate not now known or discovered. Distribution of the
aforementioned property shall be made to Nanette Adamic, Larry Nelson, and Rocky Nelson, the persons
entitled to it, in equal shares as described in the petition, without further Order of this Court.

Dated: **NOV 1 2006**



JUDGE

EXHIBIT B

ORDER OF FINAL DISTRIBUTION - PAGE 5

Estate of Rheon Elodie Pearson, also
known as Rheon E. Pearson, Deceased
Date of Death: August 16, 2002
RIP 083119

EXHIBIT B
Distribution (cont.)

To: Rocky Nelson
15011 Rice Circle
Huntington Beach, California 92647-2536 ✓

1. An undivided 1/3 interest in the real property located at
2532 Orange Street
Riverside, California 92501 ✓

Legal: That portion of Lot 36 of the Southern California
Colony Association Lands, as shown by Map in file in
Book 7, Page 3 of Maps, Records of San Bernardino County
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Beginning at the most Northerly corner of said Lot 36;
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Thence Northeasterly along the Northwesterly line of said Lot 36, 180 feet,
to the point of beginning. Excepting therefrom the Northeasterly 33 feet
and the Northwesterly 33 feet thereof.

A.P.N. 209-141-040 ✓ \$ 46,666.67
Subject to Nanette Adamic's life estate in the property

2. An undivided 1/3 interest in the real property located at
2561 Russell Street
Riverside, California 92501 ✓

Legal: Lot 3, Rusora Tract, as shown by Map on file
in Book 19, Pag 27 of Maps, Records of Riverside
County, California.

A.P.N. 209-141-040 38,333.33
Subject to Nanette Adamic's life estate in the property

3. Cash in the amount of 52,417.99
Includes annuity payments deposited into decedent's account prior to
closing and for which Rocky Nelson was the beneficiary.

Total distribution: \$484,282.07

EXHIBIT B

ORDER OF FINAL DISTRIBUTION - PAGE 4

This must be in red to be a
"CERTIFIED COPY"

Each document to which this certificate is attached
is certified to be a full, true and correct copy of the
original on file and of record in my office.

Superior Court of California
County of Riverside

By K Holland
DEPUTY

Dated: 12-11-06



Certification must be in red to be a
"CERTIFIED COPY"

DOC # 2007-0174828 ✓

✓ 03/14/2007 08:00A Fee:13.00

Page 1 of 3

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



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Attorney at Law
400 S. Farrell, Suite B-107
Palm Springs, Ca 92262 ✓

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ADMINISTRATOR'S DEED ✓

DTT:

APN#: 209-141-040 ✓

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and when recorded mail to:
Barbara G. Knox
Attorney at Law
400 S. Farrell Drive, B-107
Palm Springs, CA. 92262 ✓

ADMINISTRATOR'S DEED ✓

I, BARBARA G. KNOX, as Administrator of the estate of RHEON ELODIE PEARSON, deceased, pursuant to the ORDER FOR FINAL DISTRIBUTION of the Superior Court of the State of California, County of Riverside, made in the matter of the estate of RHEON ELODIE PEARSON, on November 1, 2006, hereby convey to NANETTE ADAMIC, ✓ as to an undivided 1/3 interest, LARRY NELSON, ✓ as to an undivided 1/3 interest and ROCKY NELSON, ✓ as to an undivided 1/3 interest, without any representation, warranty, or covenant of any kind, express or implied, all right, title, interest, and estate of the decedent at the time of RHEON ELODIE PEARSON death and all right, title, and interest that the estate may have subsequently acquired in the real property situated in the City of Riverside, County of Riverside, State of California, described as follows:

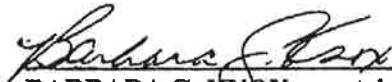
Legal: That portion of Lot 36 of the Southern California Colony Association Lands, as shown by Map in file in Book 7, Page 3 of Maps, Records of San Bernardino County California, described as follows:

Beginning at the most Northerly corner of said Lot 36; Thence Southeasterly along the Northeasterly line of said Lot, 98 feet. Thence South 29 deg. 03' West, 180 feet; Thence North 60 deg, 57' West 97.87 feet, to the Northwesterly line of said lot 36, said line being also the center line of Orange Street. Thence Northeasterly along the Northwesterly line of said Lot 36, 180 feet, to the point of beginning. Excepting therefrom the Northeasterly 33 feet and the Northwesterly 33 feet thereof.

Subject to the life estate of NANETTE ADAMIC as set forth in the aforementioned order.

A.P.N. 209-141-040 ✓


Dated: December 29, 2006

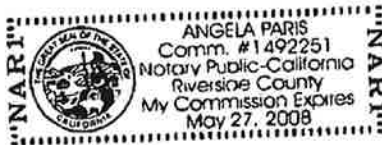

BARBARA G. KNOX, as Administrator
of the estate of RHEON ELODIE PEARSON

STATE OF CALIFORNIA)
)SS
COUNTY OF RIVERSIDE)

On December 29, 2006, before me, Angela Paris, a Notary Public in and for said State, personally appeared BARBARA G. KNOX, personally known to me, or 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 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 document.

WITNESS MY HAND AND OFFICIAL SEAL


Notary Public in and for said
County and State



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 200 Item 39 Assessment No.: 209141040-7

Assessee: ADAMIC, NANNETTE LT & N REM & NELSON, LARRY REM & NELSON, ROCKY REM & NELSON

Situs: 2532 ORANGE ST RIVERSIDE 92501

Date Sold: April 29, 2014

Date Deed to Purchaser Recorded: June 20, 2014

Final Date to Submit Claim: June 22, 2015

RECEIVED
2014 DEC 30 AM 7:19
RIVERSIDE COUNTY
TREASURER-TAX COLLECTOR

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$ 59,751.22 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. 2007-0174927; recorded on 3/14/2007. 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.

please note:

$$\frac{1}{3} [179253.66] = 59751.22$$

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 22 day of December, 2014 at ORANGE, CALIFORNIA
County, State

Rocky L Nelson
Signature of Claimant

Signature of Claimant

Rocky L. Nelson
Print Name

Print Name

15011 Rice Circle
Street Address

Street Address

Huntington Beach, CA. 92647
City, State, Zip

City, State, Zip

714-894-2210
Phone Number

Phone Number

To whom it MAY concern:

- ATTACHED is a copy of The Riverside County Recorder's Document
- ATTACHED is a copy of my BIRTH certificate
please note: 2 copies
 - the first shows BIRTH
 - The second is a correction of the Date of Birth from MAY 7, 1940 to June 7, 1940
- ATTACHED is the envelope you sent me from County of Riverside Treasurer-Tax collector as certified mail. I am sending this to you as proof that I am the person I claim to Be

Thank you

Rocky Nelson

DOC # 2007-0027493✓

✓ 01/12/2007 08:00A Fee:28.00

Page 1 of 8

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County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



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Attorney at Law
400 S. Farrell, Suite B-107
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TRA: ORDER SETTLING FIRST AND FINAL REPORT, ORDER ALLOWING
DTT: ATTORNEY'S STATORY COMPENSATION, AND ORDER OF FINAL
DISTRIBUTION✓

Title of Document

APN#: 209-141-040✓
APN#: 209-080-003

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STC-SCSD 986a (Rev. 4/2000)

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AUG 20 2006

Barbara G. Knox #153049
Attorney at Law
400 South Farrell Drive, Suite B-107
Palm Springs, California 92262 ✓
760-322-0820 Fax: 760-322-1771

FILED
SUPERIOR COURT OF CALIFORNIA
COUNTY OF RIVERSIDE

NOV 01 2006

J. O'CAMPO

In Pro Per

SUPERIOR COURT OF CALIFORNIA

COUNTY OF RIVERSIDE

8	In the Matter of the Estate of	)	RIP 083119 ✓
9	Rheon Elodie Pearson also known as Rheon ✓	)	ORDER SETTLING FIRST AND FINAL
10	E. Pearson	)	REPORT, ORDER ALLOWING
11		)	ALLOWING STATUTORY
12		)	COMPENSATION, ORDER OF FINAL
13		)	DISTRIBUTION AND ALLOWING
14	Deceased	)	RESERVE FOR CLOSING COSTS ✓

Date of Hearing: 11/01/2006 Judge: Dept.

The report of Barbara G. Knox, as Administrator with Will Annexed of the estate, having come on regularly for hearing and the Court finding that all notices of hearing have been given as required by law and that the report is true and correct:

IT IS ORDERED:

1. Notice to Creditors has been given as required by law.
2. The personal representative has a balance of \$498,345.85 of which \$242,345.85 is in cash and the remainder consisting of assets shown on Exhibit A attached.
3. Statutory commissions to representative in the amount of 13,063.78 is allowed.
4. A reserve for closing costs in the amount of \$1,000.00 is allowed, said reserve to be distributed to the beneficiaries without further order of this Court.
5. Distribution is to be made as set forth in Exhibit B attached.

Signature at end of last attachment.

Estate of Rheon Elodie Pearson also
known as Rheon E. Pearson, Deceased
Date of Death: August 16, 2002
RIP 083119

EXHIBIT A

Assets on hand:

Cash in the amount	\$ 242,345.85 ✓
1972 Oldsmobile.....	1,000.00
Real Property located at 2532 Orange Street, Riverside, California. ✓	140,000.00
Real Property located at 2561 Russell Street, Riverside, California. ✓	115,000.00
Total assets on hand:	\$498,345.85 ✓

EXHIBIT A

ORDER OF FINAL DISTRIBUTION - PAGE 2

Estate of Rheon Elodie Pearson, also
known as Rheon E. Pearson, Deceased
Date of Death: August 16, 2002
RIP 083119

EXHIBIT B

Distribution:

To: Nannette Adamic
2532 Orange Street
Riverside, California 92501 ✓

1. An undivided 1/3 interest in the real property located at
2532 Orange Street
Riverside, California 92501 ✓

Legal: That portion of Lot 36 of the Southern California
Colony Association Lands, as shown by Map in file in
Book 7, Page 3 of Maps, Records of San Bernardino County
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Beginning at the most Northerly corner of said Lot 36;
Thence Southeasterly along the Northwesterly line of said
Lot, 98 feet. Thence South 29 deg. 03' West, 180 feet;
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Thence Northeasterly along the Northwesterly line of said Lot 36, 180 feet,
to the point of beginning. Excepting therefrom the Northeasterly 33 feet
and the Northwesterly 33 feet thereof.

A.P.N. 209-141-040.....\$ 46,666.67
including a life estate in the property (responsible for insurance, maintenance, and property taxes)

2. An undivided 1/3 interest in the real property located at
2561 Russell Street
Riverside, California 92501 ✓

Legal: Lot 3, Rusora Tract, as shown by Map on file
in Book 19, Pag 27 of Maps, Records of Riverside
County, California.

A.P.N. 209-141-040..... / 38,333.33
including a life estate in the property (responsible for insurance, maintenance, and property taxes)

3. 1972 Oldsmobile..... ✓ 1,000.00
4. Cash in the amount of 130,479.51

Distribution includes balance of Bank of America account after adjustment for withdrawals and expenses
of the property for which Nanette Adamic was collecting the rents.

EXHIBIT B

ORDER OF FINAL DISTRIBUTION - PAGE 3

Estate of Rheon Elodie Pearson, also
known as Rheon E. Pearson, Deceased
Date of Death: August 16, 2002
RIP 083119

EXHIBIT B
Distribution (cont.)

To: Larry Nelson
31225 Avenida Alvera
Cathedral City, California 92234 ✓

1. An undivided 1/3 interest in the real property located at
2532 Orange Street
Riverside, California 92501 ✓

Legal: That portion of Lot 36 of the Southern California
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and the Northwesterly 33 feet thereof.

A.P.N. 209-141-040 ✓ \$ 46,666.67
Subject to Nanette Adamic's life estate in the property

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Riverside, California 92501 ✓

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in Book 19, Pag 27 of Maps, Records of Riverside
County, California.

A.P.N, 209-141-040 38,333.33
Subject to Nanette Adamic's life estate in the property

3. Cash in the amount of 45,384.57

EXHIBIT B
ORDER OF FINAL DISTRIBUTION - PAGE 4

Estate of Rheon Elodie Pearson, also
known as Rheon E. Pearson, Deceased
Date of Death: August 16, 2002
RIP 083119

EXHIBIT B
Distribution (cont.)

Along with any property of the decedent or of the estate not now known or discovered. Distribution of the
aforementioned property shall be made to Nanette Adamic, Larry Nelson, and Rocky Nelson, the persons
entitled to it, in equal shares as described in the petition, without further Order of this Court.

Dated: **NOV 1 2006**



JUDGE

EXHIBIT B

ORDER OF FINAL DISTRIBUTION - PAGE 5

Estate of Rheon Elodie Pearson, also
known as Rheon E. Pearson, Deceased
Date of Death: August 16, 2002
RIP 083119

EXHIBIT B
Distribution (cont.)

To: Rocky Nelson
15011 Rice Circle
Huntington Beach, California 92647-2536 ✓

1. An undivided 1/3 interest in the real property located at
2532 Orange Street
Riverside, California 92501 ✓

Legal: That portion of Lot 36 of the Southern California
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and the Northwesterly 33 feet thereof.

A.P.N. 209-141-040..... \$ 46,666.67
Subject to Nanette Adamic's life estate in the property

2. An undivided 1/3 interest in the real property located at
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Riverside, California 92501 ✓

Legal: Lot 3, Rusora Tract, as shown by Map on file
in Book 19, Pag 27 of Maps, Records of Riverside
County, California.

A.P.N. 209-141-040..... 38,333.33
Subject to Nanette Adamic's life estate in the property

3. Cash in the amount of 52,417.99
Includes annuity payments deposited into decedent's account prior to
closing and for which Rocky Nelson was the beneficiary.

Total distribution: \$484,282.07

EXHIBIT B

ORDER OF FINAL DISTRIBUTION - PAGE 4

This must be in red to be a
"CERTIFIED COPY"

Each document to which this certificate is attached
is certified to be a full, true and correct copy of the
original on file and of record in my office.

Superior Court of California
County of Riverside

By R Holland
DEPUTY

Dated: 12.11.06



Certification must be in red to be a
"CERTIFIED COPY"

DOC # 2007-0174828 ✓
03/14/2007 08:00A Fee:13.00
Page 1 of 3

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County of Riverside
Larry H. Ward
Assessor, County Clerk & Recorder



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TRA:
DTT:

ADMINISTRATOR'S DEED ✓
APN#: 209-141-040 ✓

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Recording requested by
and when recorded mail to:

Barbara G. Knox

Attorney at Law

400 S. Farrell Drive, B-107

Palm Springs, CA. 92262 ✓

ADMINISTRATOR'S DEED ✓

I, BARBARA G. KNOX, as Administrator of the estate of RHEON ELODIE PEARSON, deceased, pursuant to the ORDER FOR FINAL DISTRIBUTION of the Superior Court of the State of California, County of Riverside, made in the matter of the estate of RHEON ELODIE PEARSON, on November 1, 2006, hereby convey to NANETTE ADAMIC, ✓ as to an undivided 1/3 interest, LARRY NELSON, ✓ as to an undivided 1/3 interest and ROCKY NELSON, ✓ as to an undivided 1/3 interest, without any representation, warranty, or covenant of any kind, express or implied, all right, title, interest, and estate of the decedent at the time of RHEON ELODIE PEARSON death and all right, title, and interest that the estate may have subsequently acquired in the real property situated in the City of Riverside, County of Riverside, State of California, described as follows:

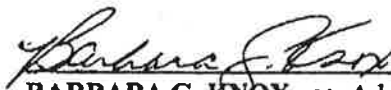
Legal: That portion of Lot 36 of the Southern California Colony Association Lands, as shown by Map in file in Book 7, Page 3 of Maps, Records of San Bernardino County California, described as follows:

Beginning at the most Northerly corner of said Lot 36; Thence Southeasterly along the Northeasterly line of said Lot, 98 feet. Thence South 29 deg. 03' West, 180 feet; Thence North 60 deg, 57' West 97.87 feet, to the Northwesterly line of said lot 36, said line being also the center line of Orange Street. Thence Northeasterly along the Northwesterly line of said Lot 36, 180 feet, to the point of beginning. Excepting therefrom the Northeasterly 33 feet and the Northwesterly 33 feet thereof.

Subject to the life estate of NANETTE ADAMIC as set forth in the aforementioned order.

A.P.N. 209-141-040 ✓

Dated: December 29, 2006




BARBARA G. KNOX, as Administrator
of the estate of RHEON ELODIE PEARSON

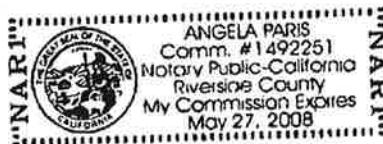
STATE OF CALIFORNIA)
)SS
COUNTY OF RIVERSIDE)

On December 29, 2006, before me, Angela Paris, a Notary Public in and for said State, personally appeared BARBARA G. KNOX, personally known to me, or 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 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 document.

WITNESS MY HAND AND OFFICIAL SEAL



Notary Public in and for said
County and State



MARGIN RESERVED FOR BINDING
 WRITE PLAINLY WITH UNFADING BLACK INK—THIS IS A PERMANENT RECORD

Form 2

Read Instructions on Back
 VITAL STATISTICS

1. FULL NAME OF CHILD <u>Focky Lamb Nelson</u>		2. PLACE OF BIRTH: (A) COUNTY <u>Los Angeles</u> (B) CITY OR TOWN <u>Los Angeles</u> (C) NAME OF HOSPITAL OR INSTITUTION <u>Methodist Hospital</u> (D) MOTHER'S STAY BEFORE DELIVERY IN HOSPITAL OR INSTITUTION <u>11</u> IN THIS COMMUNITY <u>20</u> YEARS	
3. USUAL RESIDENCE OF MOTHER: Maiden Surname of Mother: <u>Lamb</u> (A) STATE <u>California</u> (B) COUNTY <u>Los Angeles</u> (C) CITY OR TOWN <u>Los Angeles</u> (D) STREET AND NUMBER <u>2967 11 Ave.</u>		4. NUMBER OF MONTHS OF PREGNANCY <u>9</u> 5. DATE OF BIRTH: <u>May 7, 1940</u>	
6. FULL NAME OF MOTHER: <u>Eleon Jacobs Lamb</u> (A) STATE <u>California</u> (B) COUNTY <u>Los Angeles</u> (C) CITY OR TOWN <u>Los Angeles</u> (D) STREET AND NUMBER <u>2967 11th Ave.</u>		7. DATE OF BIRTH: <u>May 7, 1940</u>	
8. FULL NAME OF FATHER: <u>John Carl Nelson</u> (A) STATE <u>California</u> (B) COUNTY <u>Los Angeles</u> (C) CITY OR TOWN <u>Los Angeles</u> (D) STREET AND NUMBER <u>11th Ave.</u>		8. FULL NAME OF MOTHER: <u>Eleon Jacobs Lamb</u> (A) STATE <u>California</u> (B) COUNTY <u>Los Angeles</u> (C) CITY OR TOWN <u>Los Angeles</u> (D) STREET AND NUMBER <u>2967 11th Ave.</u>	
9. COLOR OR RACE <u>Cauc.</u> 10. AGE AT TIME OF THIS BIRTH: <u>26</u> YEARS		11. LENGTH OF RESIDENCE IN CALIFORNIA: <u>12</u> YEARS	
12. BIRTHPLACE <u>Trab</u>		13. USUAL OCCUPATION <u>Painter</u>	
14. INDUSTRY OR BUSINESS <u>J.G.M. Studio</u>		15. USUAL OCCUPATION <u>Painter</u>	
16. CHILDREN BORN TO THIS MOTHER: (A) HOW MANY OTHER CHILDREN OF THIS MOTHER ARE NOW LIVING: <u>0</u> (B) HOW MANY OTHER CHILDREN WERE BORN ALIVE BUT ARE NOW DEAD: <u>0</u> (C) HOW MANY CHILDREN WERE BORN DEAD: <u>0</u>		17. AGE AT TIME OF THIS BIRTH: <u>21</u> YEARS	
17. I HEREBY CERTIFY, THAT I ATTENDED THE BIRTH OF THIS CHILD WHO WAS BORN ALIVE AT THE HOUR OF <u>8:30 A.M.</u> ON THE DATE ABOVE STATED AND THAT THE INFORMATION GIVEN WAS FURNISHED BY <u>Rayon Jodie Nelson</u> RELATED TO THIS CHILD AS <u>Mother</u>		18. BIRTHPLACE <u>Trab</u>	
24. DATE RECEIVED BY LOCAL REGISTRAR <u>May 18 1940</u>		19. USUAL OCCUPATION <u>Painter</u>	
25. REGISTRAR'S SIGNATURE <u>George Van Hook</u>		20. INDUSTRY OR BUSINESS <u>Art Home</u>	
26. GIVEN NAME AND ADDRESS <u>Rayon Jodie Nelson</u>		21. MOTHER'S MAILING ADDRESS FOR REGISTRATION NOTICE: <u>2967 11th Ave. Los Angeles California</u>	
27. (A) PREGNANCY, COMPLICATIONS OF: <u>None</u> (B) LABOR, COMPLICATIONS OF: <u>None</u> (C) WAS THERE AN OPERATION FOR DELIVERY: <u>No</u> (D) WAS A PROPHYLACTIC DRUG USED IN THE BIRTH: <u>No</u>		22. MOTHER'S MAILING ADDRESS FOR REGISTRATION NOTICE: <u>2967 11th Ave. Los Angeles California</u>	

STATE OF CALIFORNIA
 DEPARTMENT OF PUBLIC HEALTH
 CERTIFICATE OF LIVE BIRTH
 U. S. DEPT. OF COMMERCE
 BUREAU OF THE CENSUS



Al Will
 REGISTRAR-RECORDER
 LOS ANGELES COUNTY, CALIFORNIA

DEC 19 1984

This is a true and certified copy of the record if it bears the seal, imprinted in purple ink, of the Registrar-Recorder.

STATE OF CALIFORNIA
CERTIFICATION OF VITAL RECORD

COUNTY OF LOS ANGELES • REGISTRAR-RECORDER/COUNTY CLERK

STATE OF CALIFORNIA } ss. STATE OF CALIFORNIA DEPARTMENT OF PUBLIC HEALTH Local Registered No. 10010
 County of Los Angeles VITAL STATISTICS City or Town of L.A.
 Affidavits for Correction of a Record
 I, John Karl Nelson of 2967-11th Ave.
 (Name of Affiant) (Address)
 California, being first duly sworn, deposes and says that he is father
 (If related, specify degree if friend or otherwise, so state)
 of Rocky Lamb Nelson { who was born* } in the City of L.A.
 { who died }
 County of L.A. on the 7th day of May, 1940
 as stated in a certificate of birth* death filed by G.G. Blatherwick, M.D.
 (Give name of Physician or Midwife for Birth *Undertaker for Death*)
 with the Local Registrar for the City of L.A. County of L.A. California
 on the 18th day of June, 1940
 That the following facts set forth in said certificate are not correctly stated therein, to wit:
Date of birth: May 7, 1940
Father's name: John Karl Nelson
 That affiant upon his/her own knowledge states the true facts to be, and the changes necessary to make the
 record correct are, as follows: birthdate: June 7, 1940
Father's name: John Karl Nelson
 (Affiant) John Karl Nelson
 (Address) 2967-11th Ave., L.A.
 Subscribed and sworn to before me this 22nd day of April, 1941

 STATE OF CALIFORNIA } ss. Notary Public in and for the County of Los Angeles State of California
 County of Los Angeles
 I, Helen D. Nyberg of 2826 So Hope St.
 (Name of Affiant) (Address)
 California, being first duly sworn, deposes and says that he/she has knowledge of the facts hereinbefore alleged and that
 the said facts as stated therein are true.
 X (Affiant) Helen D. Nyberg
 (Address) 2826 So Hope St. Los Angeles
 Subscribed and sworn to before me this 22nd day of April, 1941

 Notary Public in and for the County of Los Angeles State of California
 *For correction of a marriage certificate, in rare instances where necessary, the words "were married," "marriage," "minister," "priest," "judge" or
 "justice," etc., may be inserted specially by way of substitution throughout this blank. My Commission Expires Feb. 4, 1945

This is to certify that this document is a true copy of the official record filed with the Registrar-Recorder/County Clerk.

Conny B. McCormack
 CONNY B. McCORMACK
 Registrar-Recorder/County Clerk

19-577453

This copy not valid unless prepared on engraved border displaying the Seal and Signature of the Registrar-Recorder/County Clerk.



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 200 Item 39 Assessment No.: 209141040-7

Assessee: ADAMIC, NANNETTE LT & N REM & NELSON, LARRY REM & NELSON, ROCKY REM

Situs: 2532 ORANGE ST RIVERSIDE 92501

Date Sold: April 29, 2014

Date Deed to Purchaser Recorded: June 20, 2014

Final Date to Submit Claim: June 22, 2015

RECEIVED
2014 JUL 28 PM 4:33
RIVERSIDE COUNTY
TREAS-TAX COLLECTOR

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$ 1,149.76 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. 20130316729; recorded on 7-1-13. 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.

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 22 day of July, 2014 at 1:42 PM
County, State

Signature of Claimant

Signature of Claimant

Print Name

Print Name

Street Address

Street Address

City, State, Zip

City, State, Zip

Phone Number

Phone Number

CLAIM FOR EXCESS FROM THE SALE OF TAX-DEFAULTED PROPERTY

COUNTY OF RIVERSIDE TREASURER-TAX COLLECTOR
PO BOX 12005
RIVERSIDE, CA 92502-2205
Attn: TAX COLLECTION DIVISION

Trustor Name: LARRY NELSON
APN NO.: 209141040-7
ITEM NO.: 39
SALE DATE.: 04/29/14
Claimant: EMPLOYMENT DEVELOPMENT DEPARTMENT
Reference No.: 551732063
Address: PO BOX 826218, SACRAMENTO, CA 94230-6218
Phone No.: (916) 464-1234

The following amounts were secured by a Deed of Trust or lien on the above-referenced property immediately prior to the Tax Collector's Power of sale for non-payment of taxes, and these amounts remain outstanding to this date:

Principle Balance	\$	830.70
Interest from 04/08/13 TO 04/01/14	\$	121.06
Other Charges: (Costs)	\$	321.00
Less Credit(s) received	\$	125.00
Total Due	\$	<u>1,147.76</u>

- Document evidencing the claim (Attached)
 The claim has been fully released (Attached)

I declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct.

Dated July 22, 2014

Signature: C. Koehler
C. KOEHLER Department Representative

STATE OF CALIFORNIA
COUNTY OF SACRAMENTO

On July 22, 2014 before me, **J. FAHLMAN**, Deputy Clerk, personally appeared **C. KOEHLER** 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:

 J. Fahlman

[Seal]



S130527641

RECORDING REQUESTED BY:

STATE OF CALIFORNIA
EMPLOYMENT DEVELOPMENT DEPARTMENT
BENEFIT OVERPAYMENT COLLECTION
SECTION, MIC 91
P.O. BOX 826218, SACRAMENTO, CA 94230-6218 ✓
TELEPHONE NO: 1-800-676-5737

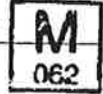
DOC # 2013-0316729 ✓
✓07/01/2013 01:45P Fee:NC
Page 1 of 3
Recorded in Official Records
County of Riverside
Larry W. Ward
Assessor, County Clerk & Recorder



WHEN RECORDED MAIL TO:

STATE OF CALIFORNIA
EMPLOYMENT DEVELOPMENT DEPARTMENT
BENEFIT OVERPAYMENT COLLECTION
SECTION, MIC 91
P.O. BOX 826218, SACRAMENTO, CA 94230-6218 ✓

(SPACE ABOVE THIS LINE FOR RECORDER'S USE)



ABSTRACT OF JUDGMENT ✓

DOCUMENT TITLE

SEPARATE PAGE, PURSUANT TO GOVT. CODE 27361.6

ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, address, State Bar number, and telephone number): 1-800-878-5737
 Recording requested by and return to: S130527641

STATE OF CALIFORNIA, EMPLOYMENT DEVELOPMENT DEPARTMENT
 BENEFIT OVERPAYMENT COLLECTION SECTION, MIC 91
 800 CAPITOL MALL, P.O. BOX 826218, SACRAMENTO, CA 94230-6218 ✓

ATTORNEY FOR JUDGMENT CREDITOR ASSIGNEE OF RECORD

SUPERIOR COURT OF CALIFORNIA, COUNTY OF SACRAMENTO

STREET ADDRESS: 720 NINTH STREET, ROOM 104
 MAILING ADDRESS: 720 NINTH STREET, ROOM 104
 CITY AND ZIP CODE: SACRAMENTO, CA 95814
 BRANCH NAME: SACRAMENTO - CIVIL

FOR RECORDER'S USE ONLY

PLAINTIFF: STATE OF CALIFORNIA, EMPLOYMENT DEVELOPMENT DEPARTMENT
 DEFENDANT: LARRY NELSON JR

CASE NUMBER:
 34-2013-90027641 ✓

ABSTRACT OF JUDGMENT CIVIL 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

LARRY NELSON JR
 52218 ROSEWOOD LN
 LA QUINTA CA 92253-7886 ✓

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): (Same as line 1.a. above)

2. Information on additional judgment debtors is shown on page 2.
 3. Judgment creditor (name and address):
 State of California
 Employment Development Department
 P.O. Box 826218, Sacramento, CA 92430-6218 ✓

4. Information on additional judgment creditors is shown on page 2.
 5. Original abstract recorded in this county:
 a. Date:
 b. Instrument No.:

Date: 05/28/13

R. Leon
 (TYPE OR PRINT NAME)

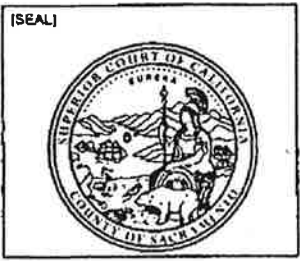

 (SIGNATURE OF APPLICANT OR ATTORNEY)

6. Total amount of judgment as entered or last renewed:
 \$ 1,005.73
 7. All judgment creditors and debtors are listed on this abstract.
 8. a. Judgment entered on (date): 05/28/13
 b. Renewal entered on (date):
 9. This judgment is an installment judgment.

10. An execution lien attachment lien is endorsed on the judgment as follows:
 a. Amount: \$
 b. In favor of (name and address):

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):
 05/28/13

Pursuant to CRC 2.239(e)(1) this document has been electronically filed by the Superior Court of California, County of Sacramento on 05/28/13.

Clerk, by K Kohler , Deputy

PLAINTIFF:	CASE NUMBER:
DEFENDANT: LARRY NELSON JR	

NAMES AND ADDRESSES OF ADDITIONAL JUDGMENT CREDITORS:

13. Judgment creditor (name and address):

14. Judgment creditor (name and address):

15. Continued on Attachment 15.

INFORMATION ON ADDITIONAL JUDGMENT DEBTORS:

16. Name and last known address

17. Name and last known address

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

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

Social security no. [last 4 digits]: Unknown

Social security no. [last 4 digits]: Unknown

Summons was personally served at or mailed to (address):

Summons was personally served at or mailed to (address):

18. Name and last known address

19. Name and last known address

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

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

Social security no. [last 4 digits]: Unknown

Social security no. [last 4 digits]: Unknown

Summons was personally served at or mailed to (address):

Summons was personally served at or mailed to (address):

20. Continued on Attachment 20.

