

1831

FORM APPROVED COUNTY COUNSEL
BY: GREGORY P. PRIAMOS
DATE: 7/18/16

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

703
(1831)



SUBMITTAL DATE:
AUG 10 2016

FROM: Don Kent, Treasurer-Tax Collector.

SUBJECT: Proposed Sale of Tax-Defaulted Land to the Riverside-Corona Resource Conservation District by Agreement to Purchase Tax-Defaulted Property Number 4426. District(s) 1. [\$0].

RECOMMENDED MOTION: That the Board of Supervisors:

1. Approve the sale of tax-defaulted parcel(s) 281220005-8 to the Riverside-Corona Resource Conservation District.
2. Authorize the Chairman of the Board to sign both Agreements and have them returned along with the supporting documentation (Exhibits "A" through "D") to the Treasurer-Tax Collector for transmittal to the State Controller.

BACKGROUND:

Summary

Sales to public agencies of this type of property, subject to a recorded Notice of Power to Sell for non-payment of property taxes as required by law, are provided for pursuant to Chapter 8 of the California Revenue and Taxation Code, Section 3771 et. seq. The Agreement to Purchase Tax-Defaulted Property, including Exhibit "A" through Exhibit "D", are attached. These exhibits include Resolution 2015-12-15-01 from the Riverside-Corona Resource Conservation District.

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	

SOURCE OF FUNDS:	Budget Adjustment: N/A
	For Fiscal Year: 2016-2017

C.E.O. RECOMMENDATION: . APPROVE

BY:
Stephanie Persi

County Executive Office Signature

MINUTES OF THE BOARD OF SUPERVISORS

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

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

3-13

Departmental Concurrence

1831

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

FORM 11: Proposed Sale of Tax-Defaulted Land to the Riverside-Corona Resource Conservation District by Agreement to Purchase Tax-Defaulted Property Number 4426. District(s) 1. [\$0].

DATE: AUG 10 2016

PAGE: 2 of 2

BACKGROUND:

Summary (continued)

Parcel number 281220005-8 is located outside the City in District #1.

The purchase price of \$6,795.40 was determined pursuant to Section 3793.1 of the California Revenue and Taxation Code, State of California, which represents the full redemption amount. The purchase price includes the cost of advertising, pursuant to Section 3793.1 (a) of the California Revenue and Taxation Code.

Please note that even after approval by the Board of Supervisors and authorization by the State Controller, the right of redemption on this property remains until the effective date of the Agreement.

Impact on Citizens and Businesses

Riverside-Corona Resource Conservation District is purchasing this property to preserve it for open space for conservation and for preservation of wildlife and plant life.

ATTACHMENTS (if needed, in this order):

A copy of the Assessor's map numbered 281-22 pertaining to the parcel listed above is attached for reference.

Two (2) Agreements both numbered 4426 being executed in counterparts, each of which constitutes an original and one (1) copy of the supporting documentation labeled exhibits "A" through "D".

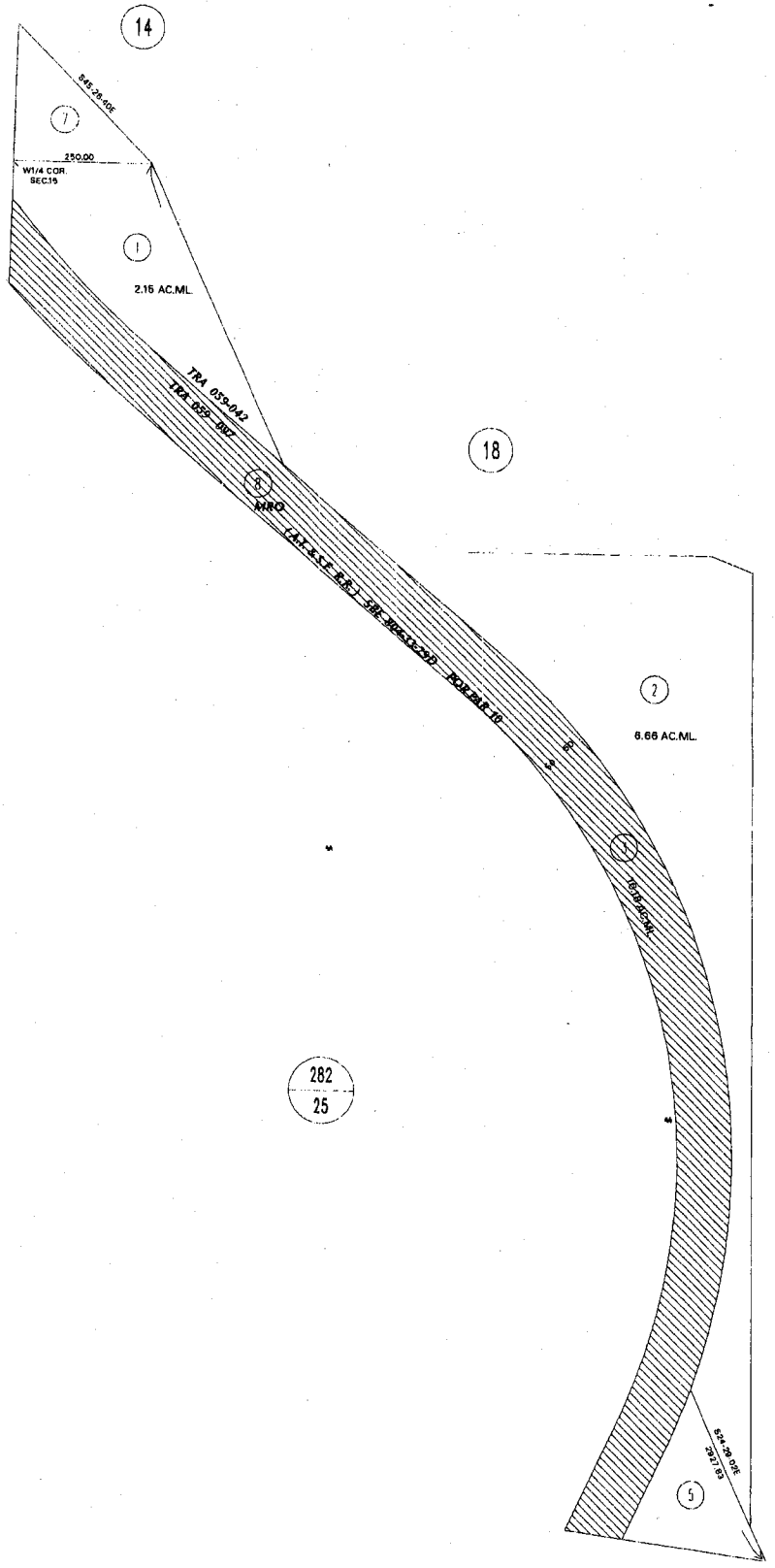
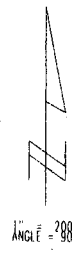
1831

THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSES ONLY. NO LIABILITY IS ASSUMED FOR THE ACCURACY OF THE DATA SHOWN. ASSESSOR'S PARCEL MAP NOT COMPLY WITH LOCAL, CO-STATE OR BUILDING SITE ORDINANCES.

SEC. 15 16 T. 4S. R. 6W
CITY OF CORONA

T. R. A. 059-100
059-097

281-22
10-41-35



279
23

DATE: 03/18/24, 11/29, 11/29, 10/23
SHE: 804-33-28

ASSESSOR'S MAP 8K281 PG. 22
Riverside County, Calif.

AM 2/4-6 ASSESSOR'S MAP BK. NO. 51
MB 1/8 RANCHO EL SOBRIANTE

ASR 2003

DATE	03/18/24	BY	AM
DRAWN	03/18/24	NO.	51
SCALE	AS SHOWN		
	4.5		278-280

AGREEMENT TO PURCHASE TAX-DEFAULTED PROPERTY

This Agreement **4426** is made this _____ day of _____, 20____, by and between the Board of Supervisors of Riverside County, State of California, and the **Riverside-Corona Resource Conservation District** ("PURCHASER"), pursuant to the provisions of Division 1, Part 6, Chapter 8, of the Revenue and Taxation Code.

On **September 23, 2015**, the **Riverside-Corona Resource Conservation District** applied to purchase the subject properties (Exhibit "A").

The real property situated within said County, hereinafter set forth and described in Exhibit "B" attached hereto and made a part hereof, is tax-defaulted and is subject to the Power of Sale by the Tax Collector (Exhibit "C") of said County for the nonpayment of taxes, pursuant to provisions of law.

A certified copy of the Resolution authorizing the purchase of the property by the **Riverside-Corona Resource Conservation District** is attached as Exhibit "D".

It is mutually agreed as follows:

1. That as provided by section 3800 of the Revenue and Taxation Code, the cost of giving notice of this Agreement shall be paid by the PURCHASER, and;
2. That the PURCHASER agrees to pay the sum of **\$6,795.40** for the real property described in Exhibit "B" within fourteen (14) days after the date this Agreement becomes effective. Upon payment of said sum to the Tax Collector, the Tax Collector shall execute and deliver a deed conveying title of said property to PURCHASER;
3. That the PURCHASER agrees to use the parcel(s) for public purpose under the following intent: **Preserve for open space for conservation and for preservation of wildlife and plant life;**
4. That, if said Purchaser is a taxing agency as defined in the Revenue and Taxation Code, section 121 or any other agency that receives its revenue share under the provisions of Division 1, Part 8, Chapter 3 of the Revenue and Taxation Code, it will not share in the distribution of the payment required by the Agreement as defined by section 3791 and section 3720 of the Revenue and Taxation Code.
5. If the intended schedule and effective date of the Agreement is delayed, the Purchaser and the Board of Supervisors will renegotiate the increase of the purchase price amount accordingly.

If all or any portion of any individual parcel described in this Agreement is redeemed prior to the effective date of this Agreement, this Agreement shall be null and void as to that individual parcel. This Agreement shall also become null and void and the right of redemption restored upon the PURCHASER'S failure to comply with the terms and condition of this Agreement.

AGREEMENT 4426
RIVERSIDE-CORONA RESOURCE CONSERVATION DISTRICT

The undersigned hereby agree to the terms and conditions of this Agreement and are duly authorized to sign for said agencies.

This document is being executed in counterpart, each of which constitutes an original.

ATTEST:

**RIVERSIDE-CORONA RESOURCE
CONSERVATION DISTRICT**

(Purchaser)

(Seal)

By *Alfred B. Bonvert*
(Signature and Title)

ALFRED B. BONVERT
(Print)

FORM APPROVED COUNTY COUNSEL

BY: *Dale A. Gardner* 8/8/10
DALE A. GARDNER DATE

ATTEST: BOARD OF SUPERVISORS

KECIA HARPER-IHEM

Clerk to the Board of Supervisors

By _____
Deputy

(Seal)

By _____
Chairman of the Board of Supervisors

Pursuant to the provisions of sections 3795 of the Revenue and Taxation Code, the Controller approves the foregoing Agreement this _____ day of _____, 20____.

BETTY T. YEE, CALIFORNIA STATE CONTROLLER

By _____

AGREEMENT TO PURCHASE TAX-DEFAULTED PROPERTY

This Agreement **4426** is made this _____ day of _____, 20____, by and between the Board of Supervisors of Riverside County, State of California, and the **Riverside-Corona Resource Conservation District** ("PURCHASER"), pursuant to the provisions of Division 1, Part 6, Chapter 8, of the Revenue and Taxation Code.

On **September 23, 2015**, the **Riverside-Corona Resource Conservation District** applied to purchase the subject properties (Exhibit "A").

The real property situated within said County, hereinafter set forth and described in Exhibit "B" attached hereto and made a part hereof, is tax-defaulted and is subject to the Power of Sale by the Tax Collector (Exhibit "C") of said County for the nonpayment of taxes, pursuant to provisions of law.

A certified copy of the Resolution authorizing the purchase of the property by the **Riverside-Corona Resource Conservation District** is attached as Exhibit "D".

It is mutually agreed as follows:

1. That as provided by section 3800 of the Revenue and Taxation Code, the cost of giving notice of this Agreement shall be paid by the PURCHASER, and;
2. That the PURCHASER agrees to pay the sum of **\$6,795.40** for the real property described in Exhibit "B" within fourteen (14) days after the date this Agreement becomes effective. Upon payment of said sum to the Tax Collector, the Tax Collector shall execute and deliver a deed conveying title of said property to PURCHASER;
3. That the PURCHASER agrees to use the parcel(s) for public purpose under the following intent: **Preserve for open space for conservation and for preservation of wildlife and plant life;**
4. That, if said Purchaser is a taxing agency as defined in the Revenue and Taxation Code, section 121 or any other agency that receives its revenue share under the provisions of Division 1, Part 8, Chapter 3 of the Revenue and Taxation Code, it will not share in the distribution of the payment required by the Agreement as defined by section 3791 and section 3720 of the Revenue and Taxation Code.
5. If the intended schedule and effective date of the Agreement is delayed, the Purchaser and the Board of Supervisors will renegotiate the increase of the purchase price amount accordingly.

If all or any portion of any individual parcel described in this Agreement is redeemed prior to the effective date of this Agreement, this Agreement shall be null and void as to that individual parcel. This Agreement shall also become null and void and the right of redemption restored upon the PURCHASER'S failure to comply with the terms and condition of this Agreement.

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RIVERSIDE-CORONA RESOURCE CONSERVATION DISTRICT

The undersigned hereby agree to the terms and conditions of this Agreement and are duly authorized to sign for said agencies.

This document is being executed in counterpart, each of which constitutes an original.

ATTEST:

**RIVERSIDE-CORONA RESOURCE
CONSERVATION DISTRICT**

(Purchaser)

(Seal)

By Alfred Biscione
(Signature and Title)

ALFRED BISCIONE
(Print)

FORM APPROVED COUNTY COUNSEL
BY: Dale A. Gardner 8/8/16
DALE A. GARDNER DATE

ATTEST: BOARD OF SUPERVISORS

KECIA HARPER-IHEM

Clerk to the Board of Supervisors

By _____
Deputy

(Seal)

By _____
Chairman of the Board of Supervisors

Pursuant to the provisions of sections 3795 of the Revenue and Taxation Code, the Controller approves the foregoing Agreement this _____ day of _____, 20____.

BETTY T. YEE, CALIFORNIA STATE CONTROLLER

By _____

EXHIBIT "A"

PURCHASE APPLICATION

OBJECTION LETTER

CHAPTER 7 FORM 11 (12/15/15)

CHAPTER 7 PUBLICATION (PULLED PRIOR TO PUBLICATION)

LETTER RE: PUBLICATION

42 common
sprinklers

Application to Purchase Tax-Defaulted Property from County

This application must be completed by eligible purchasing entity to commence purchase of tax-defaulted property by Agreement sale from the county under applicable provisions of the California Revenue and Taxation Code. Complete the following sections and supply supporting documentation. Completion of this application **does not** guarantee purchase approval.

A. Purchaser Information

1. Name of Organization: Riverside-Corona Resource Conservation District
2. Mailing Address: 4500 Glenwood Dr, #A, Riverside, CA 92501
3. Contact Person: Shelli Lamb Phone: 951-683-7691, ext 202
4. Corporate Structure – check the appropriate box below and provide the corresponding information:
 - Nonprofit Organization– **provide** Articles of Incorporation (if more than ten years old an update is required)
 - Public Agency– **provide** Mission Statement on Letterhead. **If Redevelopment Agency or Special District, provide** Jurisdiction Map
5. Vesting Name: Riverside-Corona Resource Conservation District

B. Purchasing Information

Determine which category the parcel falls under and then check the appropriate box as it relates to the purchasing entity's corporate structure and the intended use of the parcel: **(Note: From the six choices, check only one)**

Category A: Parcel is currently scheduled for a Chapter 7 tax sale (Attach a separate letter objecting to the sale of the parcel)

- Purchase by **Tax Agency/Revenue District** to preserve its lien (circle one)
- Purchase by **Tax Agency, State, County, Revenue District, Special District, or Redevelopment Agency** for public purpose (circle one)
- Purchase by Nonprofit to use parcel(s) for **low-income housing purpose or to preserve open space**

Category B: Parcel is not currently scheduled for a Chapter 7 tax sale

- Purchase by **Taxing Agency** for public purpose
- Purchase by **State, County, Revenue District, Special District, or Redevelopment Agency** for public purpose (circle one)
- Purchase by Nonprofit to use parcel(s) for **low-income housing purpose or to preserve open space**

C. Property Detail

Provide the following information. **If there is more than one parcel or you need more space** for any of the criteria, consolidate the information into a separate "Exhibit" document and attach it to this application:

1. County where the Parcel is located: Riverside
2. Assessor's Parcel Number (if only one, list here): 281220005-8
3. State the purpose and intended use for the Parcel: preserve for open space

D. Acknowledgement Detail

Provide the signature of the purchasing entity's authorized officer

<u>Shelli Lamb</u>	<u>951-683-7691, ext 202</u>
Print Name	Contact Number
<u>Shelli Lamb</u>	<u>District Manager</u>
Authorizing Signature	Title
	<u>9-23-15</u>
	Date

AGF-2 (SCO 8-16)

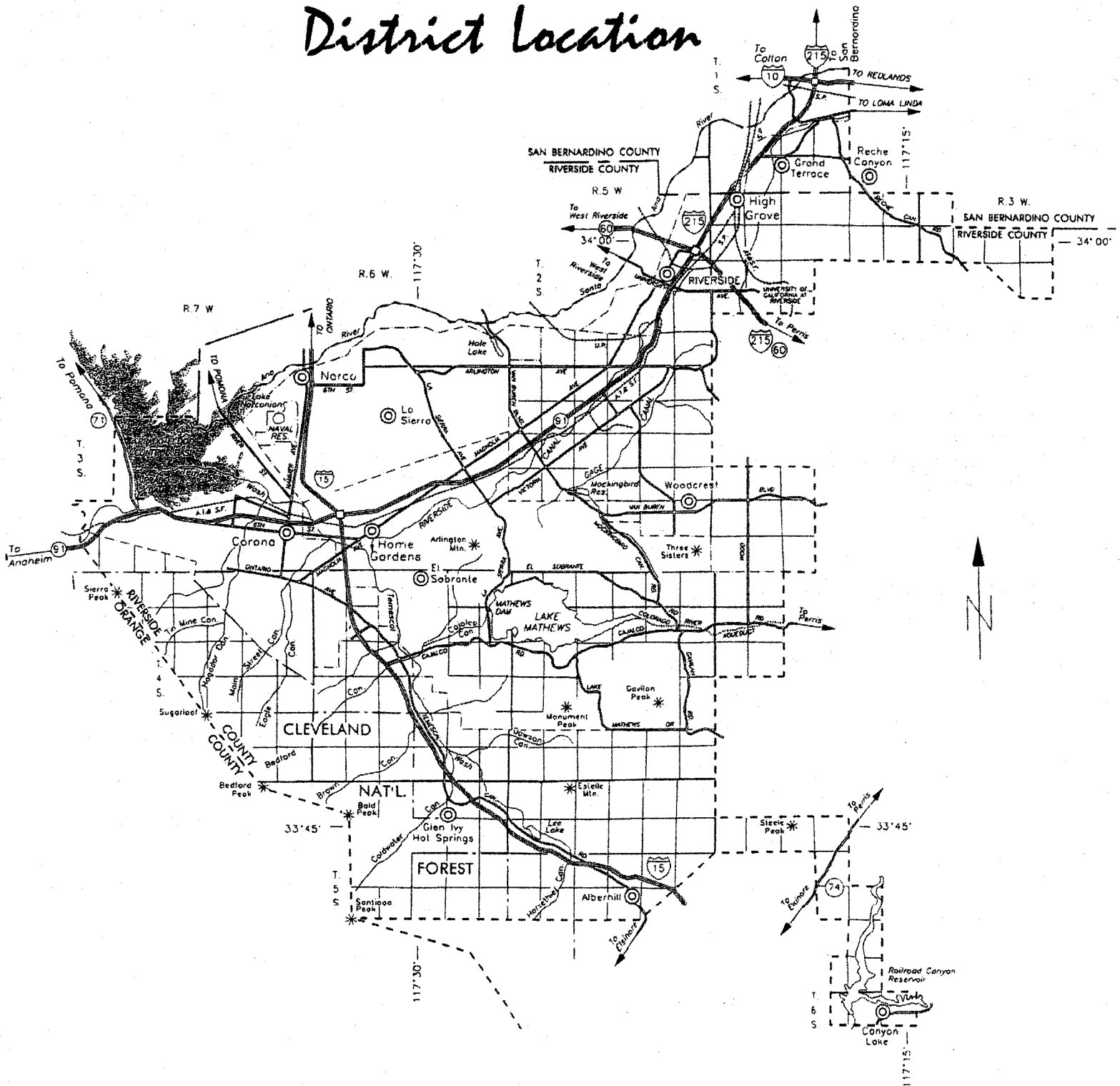


RIVERSIDE-CORONA RESOURCE CONSERVATION DISTRICT

Mission Statement:

The Riverside-Corona Resource Conservation District works to create a sustainable community by helping people use water, soil, water, wildlife, plant and air resources so they last forever. The District supports the management of each acre of land according to its needs. The District includes cities of Riverside, Corona, Norco, Canyon Lake, Grand Terrace and parts of Lake Elsinore and Colton.

District Location





RIVERSIDE-CORONA RESOURCE CONSERVATION DISTRICT

September 23, 2015

Michelle Bryant August
Riverside County Treasurer-Tax Collector
Tax Sales Operation Unit
PO Box 12005
Riverside, CA 92502

RE: Parcel Number 281220005-8

Dear Ms Bryant August:

The Riverside-Corona Resource Conservation District objects to the sale of
APN 281220005-8.

Sincerely,

A handwritten signature in cursive script that reads "Shelli Lamb".

SHELLI LAMB
District Manager

FORM APPROVED COUNTY COUNSEL
 BY: GREGORY P. PRIAMOS
 DATE: 12/1/15

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

109



FROM: Don Kent, Treasurer-Tax Collector

SUBMITTAL DATE:
 DEC 01 2015

SUBJECT: A Sealed Bid Sale of Tax-Defaulted Real Property, Sale No. TC-206, scheduled for March 30, 2016 by the Treasurer-Tax Collector's Office 4080 Lemon Street, 1st Floor, Riverside, California in the Board Chambers. District ALL [\$1,026,849] Fund 11060 Tax Loss Reserve Fund.

RECOMMENDED MOTION: That the Board of Supervisors:

- 1) Approve the intended Sealed Bid tax sale, TC-206; (2) Approve and adopt the provision of the Revenue and Taxation Code Section 3692(c), 3698.5(b), 4703(a) and 4703(b); (3) Adopt Resolution 2015-250 approving the Sealed Bid sale of tax-defaulted property, prepared and approved by County Counsel, and (4) Instruct the Clerk of the Board to immediately forward a certified copy of the Board's Resolution to the Treasurer-Tax Collector following Board approval.

BACKGROUND:

Summary

Continued to Page 2

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	\$ 1,026,849	\$ 0.00	\$ 1,026,849	\$ 0.00	Consent <input type="checkbox"/> Policy <input checked="" type="checkbox"/>
NET COUNTY COST	\$ 0.00	\$ 0.00	\$ 0.00	\$ 0.00	
SOURCE OF FUNDS: Fund 11060 Tax Loss Reserve Fund				Budget Adjustment: NO	
				For Fiscal Year: 2015-2016	

C.E.O. RECOMMENDATION:

APPROVE

BY: Samuel Wong 12/1/15
 Samuel Wong

County Executive Office Signature

MINUTES OF THE BOARD OF SUPERVISORS

On motion of Supervisor Benoit, seconded by Supervisor Jeffries and duly carried by unanimous vote, IT WAS ORDERED that the above matter is approved as recommended.

Ayes: Jeffries, Tavaglione, Washington, Benoit and Ashley
 Nays: None
 Absent: None
 Date: December 15, 2015 ✓
 xc: Treasurer

Kecia Harper-Ihem
 Clerk of the Board
 By: [Signature]
 Deputy

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

Prev. Agn. Ref.: _____ District: ALL Agenda Number:

3-39

**SUBMITTAL TO THE BOARD OF SUPERVISORS, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
FORM 11: A Sealed Bid Sale of Tax-Defaulted Real Property, Sale No. TC-206, scheduled for March 30,
2016 by the Treasurer-Tax Collector's Office 4080 Lemon Street, 1st Floor, Riverside, California in the
Board Chambers. District ALL [\$1,026,849] Fund 11060 Tax Loss Reserve Fund.**

DATE: DEC 01 2015

PAGE: Page 2 of 2

BACKGROUND: Properties for which taxes are not paid are sold to collect back taxes. After the property has been tax-defaulted for a period of five or more years from the original tax-default year, it becomes subject to the Treasurer-Tax Collector's "Notice of Power to Sell Tax-Defaulted Property," which is then recorded. **When parcels which are rendered unusable by their size, location, or other conditions are subject to sale for nonpayment of taxes, the Treasurer- Tax collector may offer these parcels at a minimum bid only to owners of contiguous parcels.**

If the property is not subsequently redeemed by the payment of all amounts due, it is offered for sale by the Treasurer-Tax Collector. This action will set in motion the Treasurer-Tax Collector's Sealed Bid sale.

SUMMARY OF THE MARCH 30, 2016 SEALED BID SALE TO BE CONDUCTED AT 4080 LEMON ST., 1ST FLOOR, RIVERSIDE, CALIFORNIA AT 9:00 AM IN THE BOARD CHAMBERS.

The Treasurer-Tax Collector proposes to offer a maximum of four hundred forty (440) "fee parcels":

- a) Four Hundred Forty (440) fee parcels will be offered for minimum bid of the cost of sale only

As indicated in Exhibit "A", the aggregate minimum bid for all parcels is \$622,900.00

In general, the financial impact of tax sales can be summarized as follows:

- Sales at, or above, the amount of taxes owed have no direct negative impact on the County's budget.
- For this sale, if all parcels being reoffered for sale were to sell for only the minimum bid, the maximum tax loss would be \$1,831,697.14. Taking into account the Teeter formula, which shares this loss with other taxing entities, the maximum loss of the Tax Loss Reserve Fund would be \$1,026,849.42. Accordingly, there should be no direct impact on the County General Fund because reserves exceeding the amount have been set aside.
- More likely than not, there will be minimal impact upon the Tax Loss Reserve Fund itself. Based upon recent experience, this sale will not realize the maximum loss for three reasons: (i) properties are inevitably pulled from the sale due to bankruptcy or taxpayer redemptions; (ii) some parcels will sell for more than the minimum bid and (iii) other parcels are likely to receive no bids.

IMPACT ON CITIZENS AND BUSINESSES

The offering of tax defaulted properties is to collect unpaid taxes and to return the property to a revenue-generating status by conveying the property to another owner or motivating the assessee to redeem.

ATTACHMENTS (if needed, in this order):

- A. TC206 Tax Sale List

2
3 RESOLUTION NO. 2015-250

4
5 A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE
6 APPROVING THE SALE OF UNUSABLE TAX-DEFAULTED PROPERTY SUBJECT TO THE
7 POWER OF SALE BY SEALED BID AND SETTING THE MINIMUM BID

8 WHEREAS, the Tax Collector of Riverside County intends to conduct a sealed bid sale of
9 tax-defaulted parcels subject to the power of sale for parcels that are unusable by virtue of their size,
10 location or other conditions and to set the minimum bid in accordance with Chapter 7 of Part 6 of Division
11 1 of the California Revenue and Taxation Code; and

12
13 WHEREAS, the Tax Collector requests that the Board of Supervisors of the County of
14 Riverside, State of California approve the intended sealed bid sale and any postponement of the sale that
15 may be necessary; Tax Sale List TC 206, Sale File 4423 is attached herewith as Exhibit "A" and sets forth
16 the property declared tax-defaulted with the year of the tax-default, the assessment number, the item
17 number, the minimum bid, and the last assessee; and

18
19 WHEREAS, the notice of the proposed sale will be sent to the State Controller in accordance
20 with Section 3700.5 of the California Revenue and Taxation Code; and

21 WHEREAS, the Tax Collector in his discretion has determined that the property specified in
22 Exhibit "A" attached hereto and incorporated by reference, should be offered for sale on March 30, 2016 at
23 the County of Riverside, 4080 Lemon Street, 1st Floor, Board Chambers, Riverside, California 92501, at a
24 minimum bid in accordance with California Revenue and Taxation Code Section 3698.5 to eligible
25 individuals or entities that meet the requirements of California Revenue and Taxation Code Section 3692
26 (b) or (c); and
27

FORM APPROVED COUNTY COUNSEL
BY *[Signature]* 12/1/15
JANITA A. CARRIER

1 WHEREAS, any parcel remaining unsold may be reoffered within a 90 day period with
2 notice to any new parties of interest in accordance with California Revenue and Taxation Code 3701; and

3 WHEREAS, it is in the best interests of the State of California, the County of Riverside, and
4 cities, school districts, and special districts for whom the Tax Collector collects taxes, to sell said
5 properties; now, therefore,
6

7 BE IT RESOLVED, DETERMINED, AND ORDERED by the Board of Supervisors of the
8 County of Riverside, State of California, in regular session assembled on December 15, 2015, that the
9 proposed sale by sealed bid of tax-defaulted property subject to the power of sale, and any continuation of
10 the sale is hereby approved and the Tax Collector of the County of Riverside is directed to offer the
11 property described in Exhibit "A" attached hereto and incorporated by reference, to the highest bidder for
12 cash in lawful money of the United States at the minimum bid set in accordance with California Revenue
13 and Taxation Code Sections 3692 and 3698.5 (c) as specified below:
14

15 1. Four hundred forty (440) fee parcels will be offered at the minimum bid of the cost of
16 sale only.
17

18 The foregoing is certified to be a true copy of a resolution duly
19 adopted by said Board of Supervisors on the date therein set forth.

20 KECIA HARPER-IHEM, Clerk of said Board

By 

Deputy

21 ROLL CALL:

22 Ayes: Jeffries, Tavaglione, Washington, Benoit and Ashley
23 Nays: None
24 Absent: None
25
26
27
28

JON CHRISTENSEN
ASSISTANT TREASURER-TAX COLLECTOR

DEBBIE BASHE
INFORMATION TECHNOLOGY OFFICER

GIOVANE PIZANO
INVESTMENT MANAGER

KIEU NGO
FISCAL MANAGER



DON KENT
TREASURER

MATT JENNINGS
CHIEF DEPUTY TREASURER-TAX COLLECTOR

MELISSA JOHNSON
CHIEF DEPUTY TREASURER-TAX COLLECTOR

ADRIANNA GOMEZ
ADMINISTRATIVE SERVICES MANAGER I

**RE: Riverside –Corona Resource Conservation District
Agreement Number: 4426**

The parcel number listed below was not part of a publication because it was pulled prior to the publication date.

281220005-8

EXHIBIT "B"
LEGAL DESCRIPTION
MAPS

PARCEL 1

**Parcel Number: 281220005-8
First Year Delinquent: 2008-2009
Purchase Price \$6,795.40**

OUTSIDE CITY

**Assessment number: 281220005-8
Default Number: 2009-281220005-0000
TRA 059-100**

**Situs Address: NONE
Last Assessed to: BRAUD, GUY M JR & LANDRY, BRANDON S**

Legal Description.....

**THAT PORTION OF THE SOUTHWEST QUARTER OF SECTION 15, TOWNSHIP 4 SOUTH, RANGE 6 WEST, AS SHOWN BY MAP ON THE RANCHO EL SOBRANTE DE SAN JACINTO ON FILE IN BOOK 1 PAGE 8 OF MAPS, SAN BERNARDINO COUNTY RECORDS, DESCRIBED AS FOLLOWS:
BEGINNING AT THE INTERSECTION OF THE SOUTHERLY LINE OF SAID SECTION 15 WITH THE EASTERLY LINE OF THAT CERTAIN 100 FOOT WIDE STRIP OF LAND AS DESCRIBED IN THE DEED TO THE CORONA AND SANTA FE RAILWAY COMPANY RECORDS; DECEMBER 31, 1926 IN BOOK 698 PAGE 416 OF DEEDS, RIVERSIDE COUNTY RECORDS; THENCE EASTERLY ALONG SAID SOUTHERLY LINE, A DISTANCE OF 645 FEET, MORE OR LESS, TO A POINT THEREON; THENCE NORTHWESTERLY IN A DIRECT LINE TO A POINT ON THE EASTERLY LINE OF SAID 100 FOOT WIDE STRIP OF LAND; THENCE SOUTHERLY AND SOUTHWESTERLY ALONG SAID EASTERLY LINE TO THE POINT OF BEGINNING.
SAID LAND IS ALSO SITUATED IN THE UNINCORPORATED AREA OF RIVERSIDE COUNTY.**

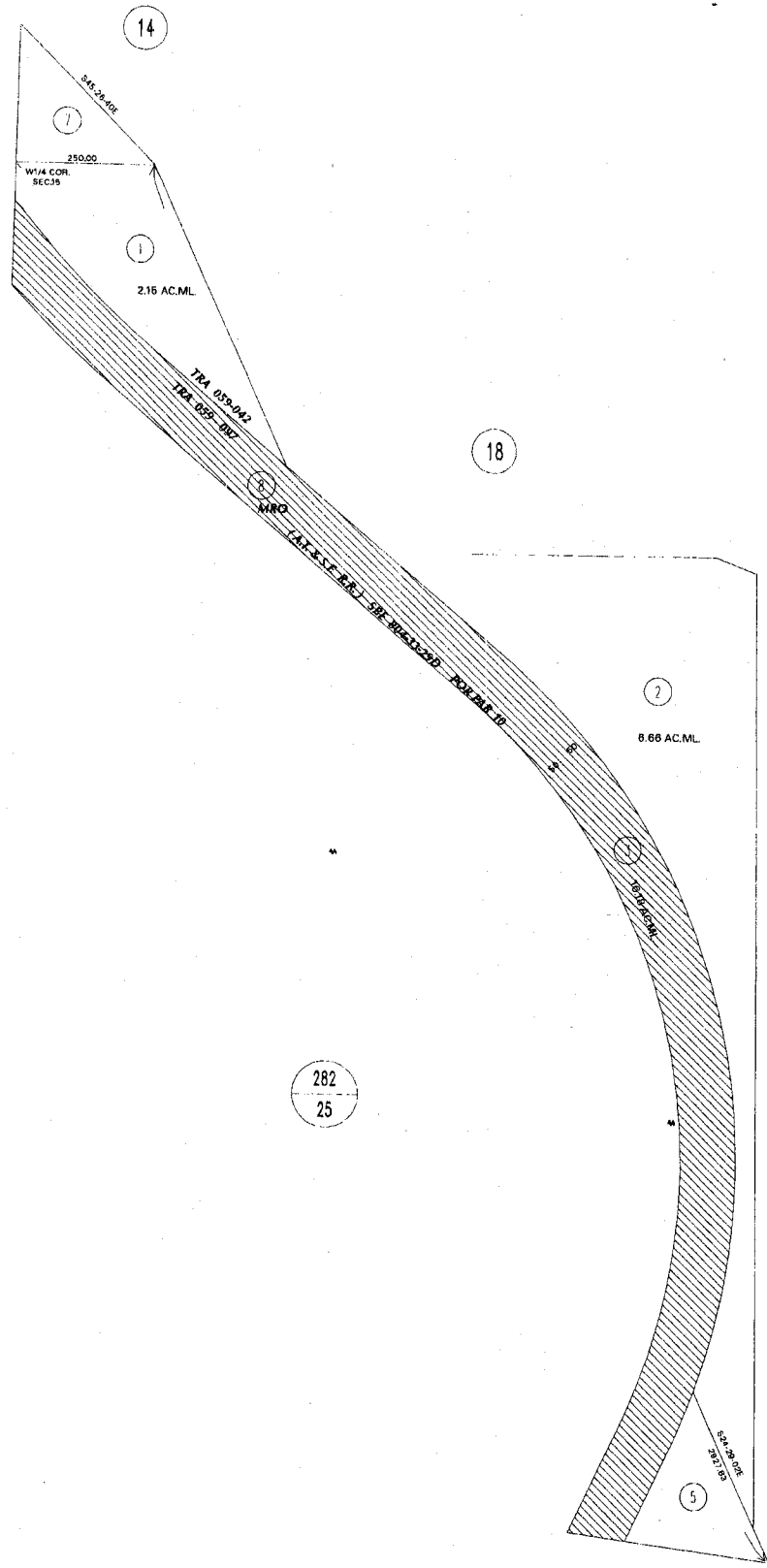
**AGREEMENT 4426
RIVERSIDE-CORONA RESOURCE CONSERVATION DISTRICT**

THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSES ONLY. NO LIABILITY IS ASSUMED FOR THE ACCURACY OF THE DATA. ASSESSOR'S OFFICE MAY NOT COMPLY WITH LOCAL LOT-SPLIT OR BUILDING SITE ORDINANCES.

SEC. 15 16 T. 4S. R. 6W
CITY OF CORONA

T.R.A. 059-100
059-097

281-22
10-41-35



279
23

DATE: 05/16/15/79, 11/95, 10/93

ASSESSOR'S MAP 34281 PG. 22
Riverside County, Calif.

AM 2/4-6 ASSESSOR'S MAP BK. NO. 51
MB 1/8 RANCHO EL SOBRANTE

As of 2001

DATE	OLD NUMBER	NEW NUMBER
02/95	1	218-282
	1.5	

EXHIBIT "C"

NOTICE OF POWER TO SELL TAX-DEFAULTED PROPERTY

TREASURER-TAX COLLECTOR
STOP 1110

DON KENT
TAX COLLECTOR
4080 LEMON ST - 4TH FLOOR
RIVERSIDE, CALIFORNIA 92501

DOC # 2014-0278119

07/25/2014 08:33A Fee:NC

Page 1 of 2

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
M	A	L	465	426	PCOR	NCOR	SMF	NCHG	EXAM
							T:	CTY	UNI

03600 CORONA-NORCO EDITION

NOTICE OF POWER TO SELL TAX-DEFAULTED PROPERTY



Which, pursuant to law was declared to be Tax-Defaulted on JUNE 30, 2009 for the nonpayment of delinquent taxes in the amount of \$187.69 for the fiscal year 2008-2009, Default Number 2009-281220005-0000.

Notice is hereby given by the Tax Collector of RIVERSIDE County that pursuant to Revenue and Taxation Code §3691 the property described herein is subject to sale for nonpayment of taxes and will be sold unless the amount required to redeem the property is paid to the Tax Collector of said County before sale. The real property subject to this notice is assessed to: BRAUD, GUY M JR & LANDRY, BRANDON S and is situated in said county, State of California, described as follows:

Assessor's Parcel Number 281220005-8

SEE PAGE 2 ENTITLED LEGAL DESCRIPTION

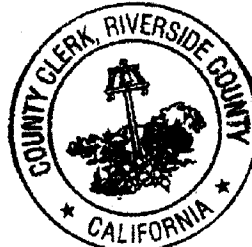
State of California Executed on
RIVERSIDE County JULY 1, 2014 By *Don Kent*
Tax Collector

On 07/22/2014, before me, Larry W. Ward, Assessor, Clerk-Recorder, personally appeared Don Kent, Treasurer and Tax Collector for Riverside County, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

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

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

By: *Wendy Sturley* Seal
Deputy



§§3691, 3691.1, 3691.2 R&T Code

TDL 7-01 (1-98)

LEGAL DESCRIPTION

OUTSIDE CITY

THAT PORTION OF THE SOUTHWEST QUARTER OF SECTION 15, TOWNSHIP 4 SOUTH, RANGE 6 WEST, AS SHOWN BY MAP ON THE RANCHO EL SOBRANTE DE SAN JACINTO ON FILE IN BOOK 1 PAGE 8 OF MAPS, SAN BERNARDINO COUNTY RECORDS, DESCRIBED AS FOLLOWS:
BEGINNING AT THE INTERSECTION OF THE SOUTHERLY LINE OF SAID SECTION 15 WITH THE EASTERLY LINE OF THAT CERTAIN 100 FOOT WIDE STRIP OF LAND AS DESCRIBED IN THE DEED TO THE CORONA AND SANTA FE RAILWAY COMPANY RECORDS; DECEMBER 31, 1926 IN BOOK 698 PAGE 416 OF DEEDS, RIVERSIDE COUNTY RECORDS; THENCE EASTERLY ALONG SAID SOUTHERLY LINE, A DISTANCE OF 645 FEET, MORE OR LESS, TO A POINT THEREON; THENCE NORTHWESTERLY IN A DIRECT LINE TO A POINT ON THE EASTERLY LINE OF SAID 100 FOOT WIDE STRIP OF LAND; THENCE SOUTHERLY AND SOUTHWESTERLY ALONG SAID EASTERLY LINE TO THE POINT OF BEGINNING. SAID LAND IS ALSO SITUATED IN THE UNINCORPORATED AREA OF RIVERSIDE COUNTY.

EXHIBIT "D"

RESOLUTION NUMBER 2015-12-15-01

MISSION STATEMENT

RESOLUTION NO. 2015-12-15-01

**RESOLUTION OF THE BOARD OF DIRECTORS OF THE
RIVERSIDE-CORONA RESOURCE CONSERVATION DISTRICT
APPROVING THE PURCHASE OF TAX DEFAULTED PROPERTY
FROM THE COUNTY OF RIVERSIDE TAX COLLECTOR'S OFFICE**

WHEREAS, the County of Riverside Tax Collector's office has notified public agencies of its intent to sell tax defaulted property for purposes of collecting back taxes and penalties;

WHEREAS, the Riverside-Corona Resource Conservation District ("District") has reviewed the proposed parcels for sale and has identified one (1) parcel as desirable for habitat conservation purposes;

WHEREAS, the Riverside-Corona Resource Conservation District has identified Assessor Parcel Number 281-220-005-8 ("Tax Defaulted Property") as contributing to habitat conservation goals;

WHEREAS, the Tax Defaulted Property totals up to approximately 4.14 acres in size and the cost for the District's acquisition of the one (1) parcel is approximately \$6,795.40 plus the costs of sale, including the non-refundable costs of the legal notice published in the Press-Enterprise or other newspaper;

WHEREAS, the District desires to purchase the Tax Defaulted Property from the County of Riverside Tax Collector's office and has sufficient available funds to complete the purchase;

WHEREAS, the acquisition of the Tax Defaulted Property will assist the District in providing open space for conservation and for preservation of wildlife and plant life;

NOW, THEREFORE, BE IT RESOLVED, DETERMINED AND ORDERED by the Board of Directors of the District as follows:

1. That the Board of Directors of the District hereby finds and declares that the above recitals are true and correct.
2. That the Board of Directors of the District objects to the public sale of the Tax Defaulted Property.
3. That the Board of Directors of the District offers to purchase the Tax Defaulted Property, Assessor Parcel Number 281-220-005-8, for \$6,795.40, plus all costs of sale associated therewith, including title and due diligence expenses.
4. That the Board of Directors of the District approves the specific purchase price for the Tax Default Property (Assessor Parcel Number 281-220-005-8), as shown on the attached Exhibit "A" and incorporated herein by reference.

5. That the Board of Directors of the District identifies the legal description for the Tax Defaulted Property, as shown on Exhibit "B" and incorporated herein by reference.

6. That the Board of Directors of the District declares that the public purpose for the purchase of these parcels is habitat conservation for wildlife and plant life.


7. That the Board of Directors of the District approves paying for the non-refundable cost of giving notice for the sale and purchase of the Tax Defaulted Property.

8. That the Board of Directors of the District authorizes the use of RCRCD general funds to pay for the purchase of the Tax Defaulted Property.

9. That the District Manager of the District is authorized to execute the documents necessary to purchase the Tax Defaulted Property.

10. That this Resolution rescinds and replaces Resolution 2015-11-17-01 adopted on November 17, 2015.

PASSED AND ADOPTED at a regular meeting of the Board of Directors of the District held the 15th day of December, 2015.

By: 
Alfred B. Bonnett, Jr., President
Riverside-Corona Resource
Conservation District

ATTEST:

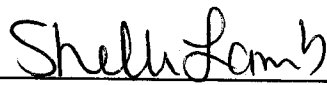
By: 
Shelli Lamb, Secretary of the Board

EXHIBIT "A"

APN	Purchase Price	Acres	Price/Acre
281-220-005-8	\$6,795.40	Up to: 4.14 ac	\$1,641.40

EXHIBIT "B"

LEGAL DESCRIPTION

281-220-005-8: Approximately 4.14 acres more or less in a Portion of the Southwest Quarter of Section 15, Township 4 South, Range 6 West in the County of Riverside, State of California.

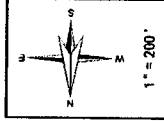
[SEE PARCEL MAP ATTACHED]

281-22
10-41-35

TRA 059-097
059-100

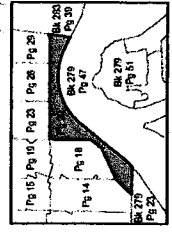
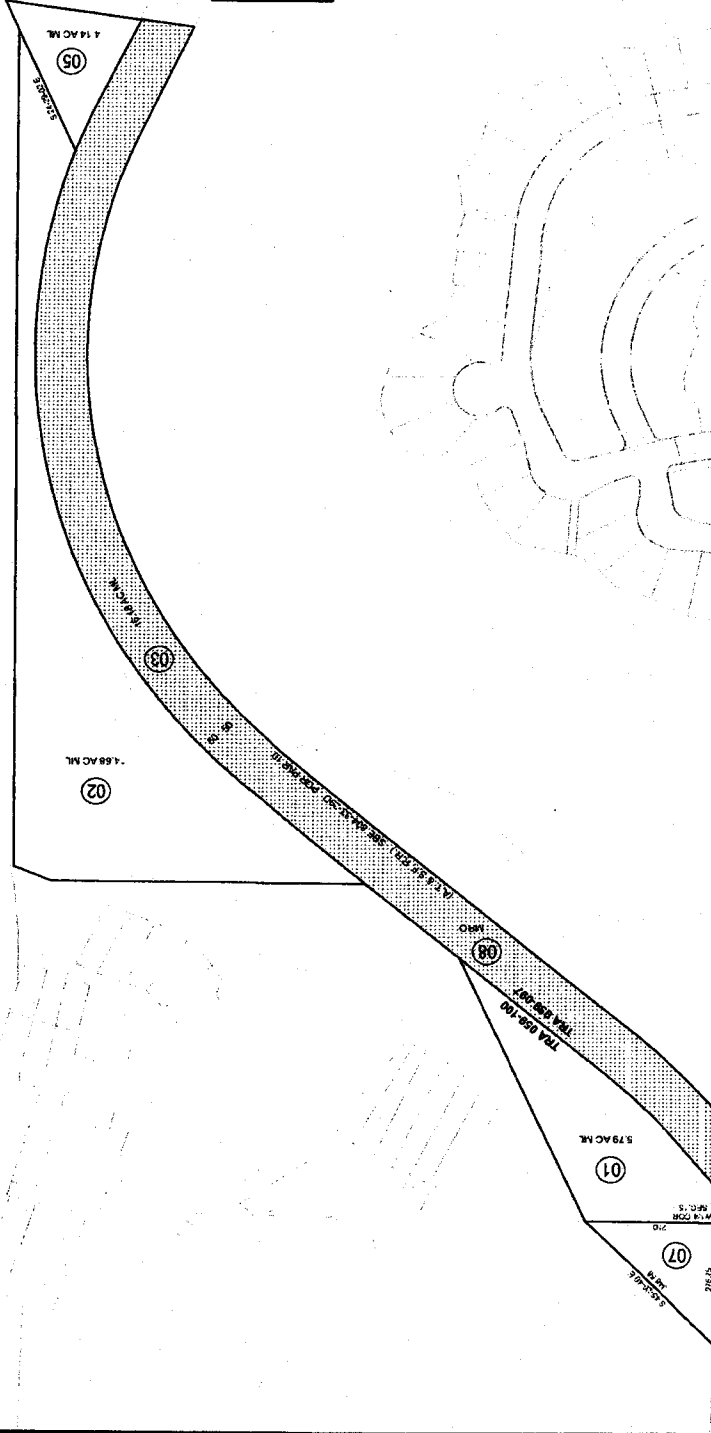
SEC. 15, 16, 22 T.4S. R.6W

THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSES ONLY. NO LIABILITY IS ASSUMED FOR THE ACCURACY OF THE DATA SHOWN. ASSESSOR'S OFFICE MAY NOT COMPLY WITH LOCAL LOT-SPLIT OR BUILDING SET-BACK ORDINANCES.



Legend

- Lot Lines
- Right-of-Way
- Contour Lines
- Reference R.O.W.
- Easements
- Leased Area
- Substation To Be



Date: RS 1628, 1979, 1195, 1083
SBE 804-3325

Map Reference: AM 24 - 8, ASSESSOR'S MAP BK NO. 51
MB 18, RANCHO EL SOBRIANTE

ASSESSOR'S MAP BK 281 PG. 22
Riverside County, Calif.

Dec 2015

Date: 10/31/15
Assessor: J. J. ...
Title: ...



EXHIBIT "C"

Mission Statement: The Riverside-Corona Resource Conservation District works to create a sustainable community by helping people use water, soil, wildlife, plant and air resources so they last forever. The District supports the management of each acre of land according to its needs. The District includes the cities of Riverside, Corona, Norco, Canyon Lake, Grand Terrace and parts of Lake Elsinore and Colton, as well as areas within the unincorporated area of Riverside County.

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