

ID# 2040

FORM APPROVED COUNTY COUNSEL
BY: *[Signature]* DATE: 8/25/16
GREGORY P. PRIAMOS

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

718
(2040)



**SUBMITTAL DATE:
AUG 25 2016**

FROM: Don Kent, Treasurer-Tax Collector

SUBJECT: Recommendation for Distribution of Excess Proceeds for Tax Sale No. 203, Item 60. Last assessed to: James William McNulty and Maria McNulty, husband and wife as joint tenants. District 5 [\$13,533]. Fund 65595 Excess Proceeds from Tax Sale.

RECOMMENDED MOTION: That the Board of Supervisors:

1. Approve the claim from James Wm McNulty aka James William McNulty, last assessee for payment of excess proceeds resulting from the Tax Collector's public auction sale associated with parcel 255300025-2;

(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 May 5, 2015 public auction sale. The deed conveying title to the purchasers at the auction was recorded June 18, 2015. 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 22, 2015, 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)

[Signature]

Don Kent
Treasurer-Tax Collector

FINANCIAL DATA	Current Fiscal Year:	Next Fiscal Year:	Total Cost:	Ongoing Cost:	POLICY/CONSENT (per Exec. Office)
COST	\$ 13,533	\$ 0	\$ 13,533	\$ 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: 16/17

C.E.O. RECOMMENDATION: APPROVE

BY: *[Signature]*
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: 5** | **Agenda Number:**

9-5

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

FORM 11: Recommendation for Distribution of Excess Proceeds for Tax Sale No. 203, Item 60. Last assessed to: James William McNulty and Maria McNulty, husband and wife as joint tenants. District 5 [\$13,533]. Fund 65595 Excess Proceeds from Tax Sale.

DATE: AUG 25 2016

PAGE: Page 2 of 2

RECOMMENDED MOTION:

2. Approve the claim from Maria DeLisa McNulty aka Maria McNulty, last assessee for payment of excess proceeds resulting from the Tax Collector's public auction sale associated with parcel 255300025-2;
3. Authorize and direct the Auditor-Controller to issue warrants to James Wm McNulty aka James William McNulty in the amount of \$6,766.78 and Maria DeLisa McNulty aka Maria McNulty in the amount of \$6,766.78, 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 two claims for excess proceeds:

1. Claim from James Wm McNulty aka James William McNulty based on a Grant Deed recorded March 8, 1990 as Instrument No. 085646.
2. Claim from Maria DeLisa McNulty aka Maria McNulty based on a Grant Deed recorded March 8, 1990 as Instrument No. 085646.

Pursuant to Section 4675 of the California Revenue and Taxation Code, it is the recommendation of this office that James Wm McNulty aka James William McNulty be awarded excess proceeds in the amount of \$6,766.78 and Maria DeLisa McNulty aka Maria McNulty be awarded excess proceeds in the amount of \$6,766.78. 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 assesseees 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)

RECEIVED

To: Don Kent, Treasurer-Tax Collector

2015 SEP -2 PM 2: 19

Re: Claim for Excess Proceeds

RIVERSIDE COUNTY
TREAS-TAX COLLECTOR

TC 203 Item 60 Assessment No.: 255300025-2

Assessee: MCNULTY, JAMES WILLIAM & MARIA

Situs:

Date Sold: May 5, 2015

Date Deed to Purchaser Recorded: June 18, 2015

Final Date to Submit Claim: June 20, 2016

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$ 13,533.56 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. 085646; recorded on March 8, 1990. 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 3rd day of September, 2015 at San Bernardino, CA
County State

Maria Delisa McNulty
Signature of Claimant

James William McNulty
Signature of Claimant

Maria Delisa McNulty
Print Name

James Wm. McNulty
Print Name

28366 Arroyo Vista Dr.
Street Address

25999 Glen Eden Rd Sp. 2
Street Address

Highland, CA, 92348
City, State, Zip

Corona, Ca. 92883
City, State, Zip

909 863-1438
Phone Number

(714) 863-570
Phone Number

RECORDING REQUESTED BY
AMERICAN TITLE COMPANY
 OF RIVERSIDE

Order No.
 Escrow No.
 Loan No.

WHEN RECORDED MAIL TO:
 Mr & Mrs James William Mo Nulty
 885 N. "D" Street
 San Bernardino, CA 92410

PAID
 Doc. Transfer Tax
 WILLIAM E. CONLEY
 Co. Recorder

RECEIVED FOR RECORD
 AT 2:00 O'CLOCK P.M.

MAR 8 1990
 Recorder's Office
 William E. Conley
 Recorder

SURVEYORS
 Monument Fund
 S.S. 60

SPACE ABOVE THIS LINE FOR RECORDER'S USE

MAIL TAX STATEMENTS TO:
 SAME AS ABOVE

DOCUMENTARY TRANSFER TAX \$ 128.33 8965
Computed on the consideration or value of property conveyed; OR
 Computed on the consideration or value less liens or encumbrances
 remaining at time of sale.

Escrow No. 12723

APN # 255-300-020

1563734-2

GRANT DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, Parah & Garoob International, Inc., a Arizona Corporation

hereby GRANT(S) to James William Mo Nulty and Maria Mo Nulty, husband and wife as joint tenants

the real property in the City of unincorporated area County of Riverside, State of California, described as

Parcel 1 of Parcel Map 21027 in the County of Riverside, State of California, as per Map recorded in Parcel Map Book 145, Page 53 and 54 of Parcel Maps, in the Office of the County Recorder of said County.

Dated March 08, 1990

STATE OF CALIFORNIA
 COUNTY OF _____

On _____
 before me, the undersigned, a Notary Public in and for said State, personally appeared _____

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same.

WITNESS my hand and official seal.

Signature _____

Parah & Garoob International, Inc.
 An Arizona Corporation

BY: Chassan Parah
 Chassan Parah President

BY: [Signature]
 Khalid Parah Secretary

(This area for official material only) 1002 (8/02)

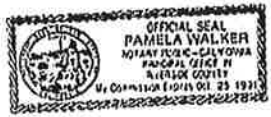
MAIL TAX STATEMENTS AS DIRECTED ABOVE



85646

3005 (6/82) - (Corporation as Partner of Partnership)
First American Title Company

STATE OF CALIFORNIA
 COUNTY OF Riverside ss.
 On March 27, 1990 before me, the undersigned, a Notary Public in and for
 said State, personally appeared Ghassan Farah and
Mihaleh Farah, personally known to me (or proved to me on the basis
 of satisfactory evidence) to be the persons who executed the within instrument as
 President and Secretary, on behalf of Farah & Gareeb
International, Inc., a Arizona Corporation
 the corporation therein named, and acknowledged to me that said
 corporation executed the within instrument pursuant to its by-
 laws or a resolution of its board of directors, said corporation being
 known to me to be one of the partners of Farah &
Gareeb International, Inc.
 the partnership that executed the within instrument, and ack-
 nowledged to me that such corporation executed the same as
 such partner and that such partnership executed the same.
 WITNESS my hand and official seal
 Signature Pamela Walker



(This area for official notarial seal)



First American Title Insurance Company

A subsidiary of The First American Financial Corporation



THIS MAP SHOULD BE USED FOR REFERENCE PURPOSES ONLY. NO LIABILITY IS ASSUMED FOR THE ACCURACY OF THE DATA SHOWN. PARCELS MAY NOT COMPLY WITH LOCAL SUBDIVISION OR BUILDING ORDINANCES.

189.21

ORIGINAL

SHEET 1 OF 2 SHEETS

IN THE SOUTHWEST CORNER OF THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

PARCEL MAP NO. 27554

CHICAGO TITLE COMPANY

ACREAGE LAND SYSTEMS, Inc. AUG 1995

OWNER'S STATEMENT

AS THE UNDERSIGNED, I HEREBY CERTIFY THAT I AM THE OWNER OF THE LAND SHOWN ON THIS MAP. I HAVE READ THE MAP AND I HAVE BEEN ADVISED BY THE SURVEYOR THAT THE MAP IS CORRECT AND ACCURATE. I HAVE BEEN ADVISED BY THE SURVEYOR THAT THE MAP IS CORRECT AND ACCURATE. I HAVE BEEN ADVISED BY THE SURVEYOR THAT THE MAP IS CORRECT AND ACCURATE.

OWNER'S STATEMENT

AS THE UNDERSIGNED, I HEREBY CERTIFY THAT I AM THE OWNER OF THE LAND SHOWN ON THIS MAP. I HAVE READ THE MAP AND I HAVE BEEN ADVISED BY THE SURVEYOR THAT THE MAP IS CORRECT AND ACCURATE. I HAVE BEEN ADVISED BY THE SURVEYOR THAT THE MAP IS CORRECT AND ACCURATE.

James William Winkler
HUSBAND A WIFE AS JOINT TENANTS

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA
COUNTY OF RIVERSIDE
I, the undersigned, a Notary Public in and for said State, do hereby certify that I am personally known to all the persons whose names are subscribed to the foregoing instrument, and I am duly qualified to perform the duties of my office.

WITNESS MY HAND AND OFFICIAL SEAL THIS 11th day of August, 1995.

James William Winkler

TRUSTEE

I, the undersigned, a Trustee in and for said State, do hereby certify that I am personally known to all the persons whose names are subscribed to the foregoing instrument, and I am duly qualified to perform the duties of my office.

WITNESS MY HAND AND OFFICIAL SEAL THIS 11th day of August, 1995.

James William Winkler

NOTARY ACKNOWLEDGEMENT

STATE OF CALIFORNIA
COUNTY OF RIVERSIDE
I, the undersigned, a Notary Public in and for said State, do hereby certify that I am personally known to all the persons whose names are subscribed to the foregoing instrument, and I am duly qualified to perform the duties of my office.

WITNESS MY HAND AND OFFICIAL SEAL THIS 11th day of August, 1995.

James William Winkler

ENGINEER'S STATEMENT

THIS MAP WAS PREPARED BY ME OR UNDER MY SUPERVISION AND IS BASED ON A FIELD SURVEY IN CONFORMANCE WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCES. I HEREBY STATE THAT ALL INFORMATION CONTAINED HEREIN IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

DATE: 10/16/95
G. WAIN WILKINSON
EXPIRES: 10/16/97

COUNTY SURVEYOR'S STATEMENT

THIS MAP CONFORMS WITH THE REQUIREMENTS OF THE SUBDIVISION MAP ACT AND LOCAL ORDINANCES. I HEREBY STATE THAT ALL INFORMATION CONTAINED HEREIN IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

DATE: Jan 30 1997
LAWRENCE B. BROWN, Deputy
INTERIM COUNTY SURVEYOR
RCE 19776, EXP 9-30-97

TAX COLLECTOR'S CERTIFICATE

THE TAX COLLECTOR HAS REVIEWED THE RECORDS OF THIS DISTRICT AND HAS DETERMINED THAT THE TAXES SHOWN ON THIS MAP ARE CORRECT AND ACCURATE. I HEREBY STATE THAT ALL INFORMATION CONTAINED HEREIN IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

DIRECTOR OF TRANSPORTATION'S STATEMENT

THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, HEREBY APPROVES THE PARCEL MAP AND ACCEPTS THE DEDICATION OF THE PUBLIC ROAD AND PUBLIC UTILITY PURPOSES. THE COUNTY DECLARES THAT THE ACCEPTANCE OF THE OFFER IS TO VEST TITLE IN THE COUNTY ON BEHALF OF THE PUBLIC FOR SAID PURPOSES BUT THAT SAID ROAD(S) SHALL NOT BECOME A PUBLIC ROAD UNTIL ACCEPTED PURSUANT TO SECTION 41 OF THE PUBLIC UTILITIES CODE.

DATE: 10/16/95
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
DAVID E. BARNHART
DIRECTOR OF TRANSPORTATION
RCE 19776
EXP 9-30-97

CLERK OF THE BOARD OF SUPERVISORS STATEMENT

ON THIS 5th day of February, 1997, I HEREBY CERTIFY THAT THE PARCEL MAP NO. 27554, CHICAGO TITLE COMPANY, IS CORRECT AND ACCURATE TO THE BEST OF MY KNOWLEDGE AND BELIEF.

DATE: 2/3 1997
Mona Brown, Deputy
CLERK OF THE BOARD OF SUPERVISORS

CAN RECORDER/CURIAL

THE RECORDER HAS REVIEWED THE RECORDS OF THIS DISTRICT AND HAS DETERMINED THAT THE TAXES SHOWN ON THIS MAP ARE CORRECT AND ACCURATE. I HEREBY STATE THAT ALL INFORMATION CONTAINED HEREIN IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

DATE: 10/16/95
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA
DAVID E. BARNHART
DIRECTOR OF TRANSPORTATION
RCE 19776
EXP 9-30-97

"ILLUSTRATION"
COPYING OR PHOTODUPLICATION ON THIS
MAP IS UNLAWFUL

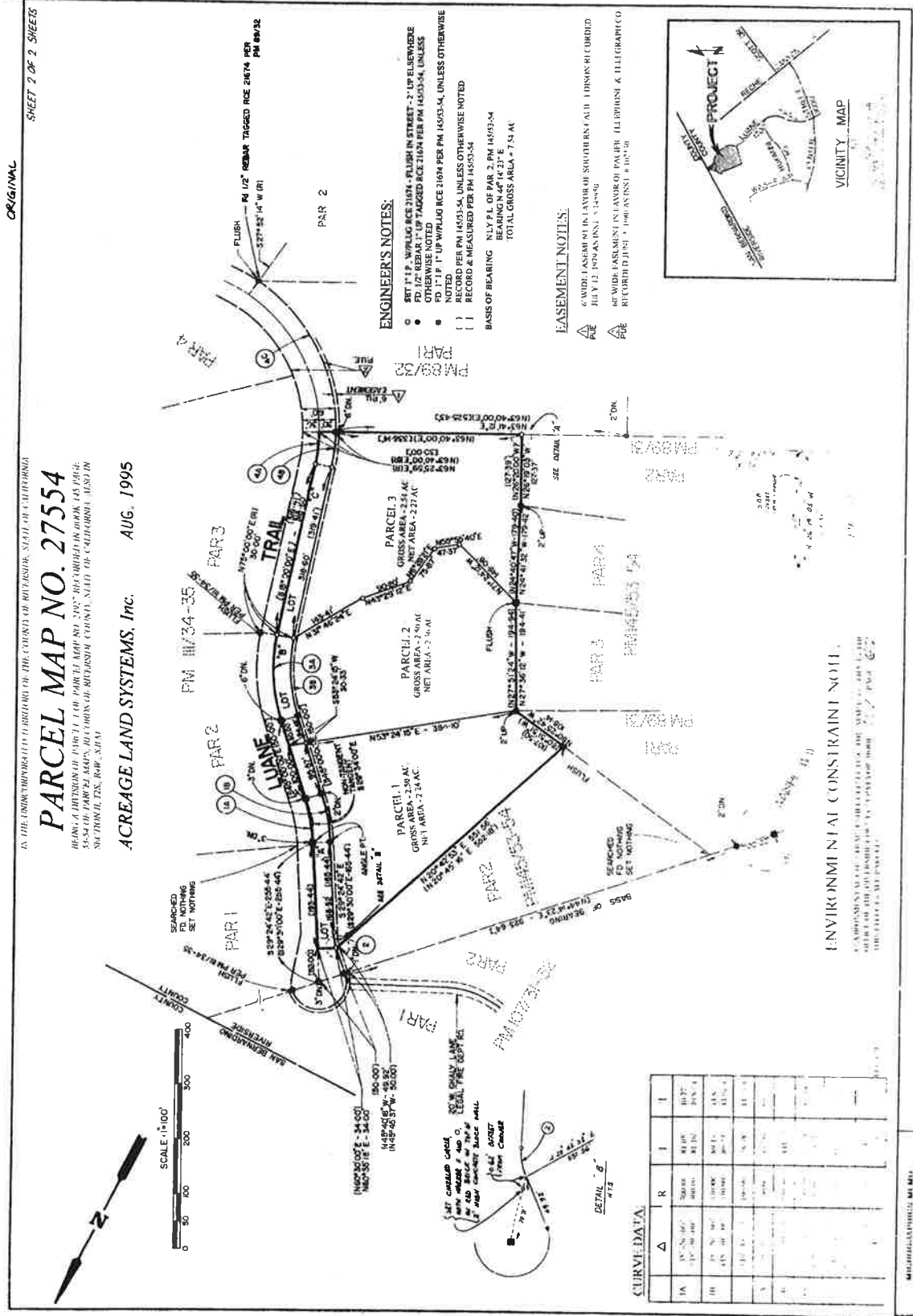
THIS MAP SHOULD BE USED FOR REFERENCE PURPOSES ONLY. NO LIABILITY IS ASSUMED FOR THE ACCURACY OF THE DATA SHOWN. PARCELS MAY NOT COMPLY WITH LOCAL SUBDIVISION OR BUILDING ORDINANCES.

IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA

PARCEL MAP NO. 27554

ACREAGE LAND SYSTEMS, Inc. AUG. 1995

BEING A DIVISION OF PARCEL MAP NO. 2002 HEREBY RECORDED IN BOOK 45 PAGE 5654 OF PARCEL MAPS, BY COUNTY OF RIVERSIDE COUNTY, STATE OF CALIFORNIA, UNDER SECTION 125, SUBSECTION 3(a),



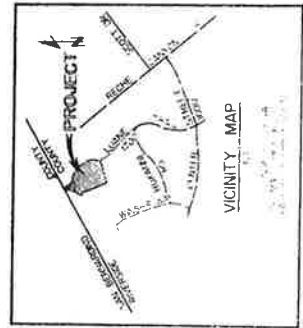
ENGINEER'S NOTES:

- SET 1" P. W/ALLO RICE 2104 - FLUSH IN STREET - 2" UP ELSEWHERE
- SET 1" P. W/ALLO RICE 2104 PER PM 14503-54, UNLESS OTHERWISE NOTED
- SET 1" P. W/ALLO RICE 2104 PER PM 14503-54, UNLESS OTHERWISE NOTED
- RECORD PER PM 14503-54, UNLESS OTHERWISE NOTED
- RECORD & MEASURED PER PM 14503-54

BASES OF BEARING: NLY P.L. OF PAR. 2, PM 14503-54
BEARING N 44° 14' 23" E
TOTAL GROSS AREA - 7.51 AC

EASEMENT NOTES:

- LAND EASEMENT IN FAVOR OF SOUTHERN CALIFORNIA Edison CO. DATED JULY 12, 1964, AS AMENDED, 1986, 1990.
- 40' WIDE EASEMENT IN FAVOR OF PACIFIC TELEPHONE & TELEGRAPH CO. RECORDED IN BOOK 1, 1990 AS INST. 107738.



ENVIRONMENTAL CONSTRAINT NOT:
THIS MAP IS NOT A SUBSTITUTE FOR AN ENVIRONMENTAL IMPACT STATEMENT OR OTHER ENVIRONMENTAL DOCUMENTS. IT IS THE RESPONSIBILITY OF THE USER TO OBTAIN NECESSARY INFORMATION.

CURVE DATA

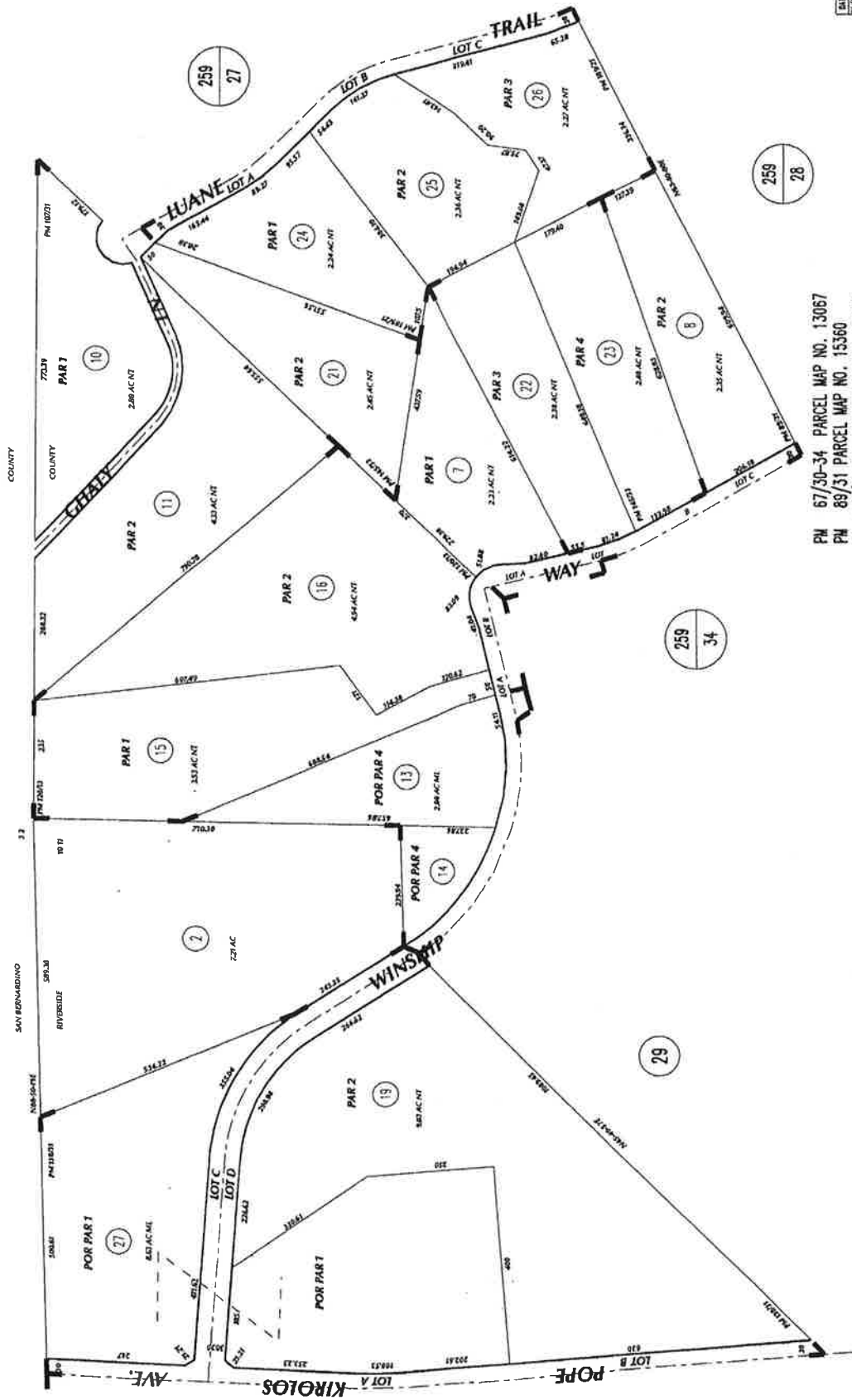
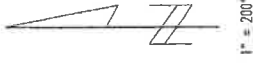
Δ	R	I	Δ	R	I
1A	110.00'	110.00'	110.00'	110.00'	110.00'
1B	110.00'	110.00'	110.00'	110.00'	110.00'
1C	110.00'	110.00'	110.00'	110.00'	110.00'
2	110.00'	110.00'	110.00'	110.00'	110.00'
3	110.00'	110.00'	110.00'	110.00'	110.00'
4	110.00'	110.00'	110.00'	110.00'	110.00'

255 - 30
255-32
259-02

T.R.A. 068-003

SEC. 10 11 T. 2S., R. 4W

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



JUN 06 2002

PARCEL	OLD NUMBER	NEW NUMBER
67/30	34	5.6
89/31	31	7.9
107/31	32	10.13
120/13	32	14
138/31	32	15.18
145/53	54	20.33
189/21	22	34.35
27554	22	17.18

- PM 67/30-34 PARCEL MAP NO. 13067
- PM 89/31 PARCEL MAP NO. 15360
- PM 107/31-32 PARCEL MAP NO. 17737
- PM 120/13 PARCEL MAP NO. 19281
- PM 138/31-32 PARCEL MAP NO. 21112
- PM 145/53-54 PARCEL MAP NO. 21927
- PM 189/21-22 PARCEL MAP NO. 27554

Apr 2002

ASSESSOR'S MAP BK. 255 PG. 30
Riverside County, Calif. *D. J. K.*