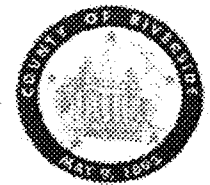


**SUBMITTAL TO THE BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**

513B



FROM: County Counsel/TLMA
Code Enforcement Department

SUBMITTAL DATE:
December 23, 2009

SUBJECT: Abatement of Public Nuisance [Excess Outside Storage & Accumulation of Rubbish]
Case No: CV 07-4305 (AJA)
Subject Property: Parcel North of Grand Avenue, Winchester;
APN: 461-130-013 & 461-130-014
District Three

RECOMMENDED MOTION: Move that:

1. The excess outside storage of materials and accumulation of rubbish on the real property located at Parcel North of Grand Avenue, Winchester, Riverside County, California, APN: 461-130-013 & 461-130-014 be declared a public nuisance and a violation of Riverside County Ordinance Nos. 348 and 541 (Riverside County Code Chapters 17.16 and 8.120).
2. Roman Aja and Myrna Aja, the owners of the subject real property, be directed to abate the excess outside storage and accumulation of rubbish on the property by removing the same from the real property within ninety (90) days.

(Continued)

Julie A. Jarvi
JULIE A. JARVI, Deputy County Counsel
for PAMELA J. WALLS, County Counsel

FINANCIAL DATA	Current F.Y. Total Cost:	\$ N/A	In Current Year Budget:	N/A
	Current F.Y. Net County Cost:	\$ N/A	Budget Adjustment:	N/A
	Annual Net County Cost:	\$ N/A	For Fiscal Year:	N/A

SOURCE OF FUNDS:	Positions To Be Deleted Per A-30	<input type="checkbox"/>
	Requires 4/5 Vote	<input type="checkbox"/>

C.E.O. RECOMMENDATION: APPROVE

BY: *Kathryn Field*
Kathryn Field

County Executive Office Signature

MINUTES OF THE BOARD OF SUPERVISORS

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

Ayes: Buster, Tavaglione, Stone, Benoit and Ashley
Nays: None
Absent: None
Date: January 5, 2010
xc: Co.Co., CED, Sheriff, Prop. Owner

Kecia Harper-Ihem
Clerk of the Board
By: *Kecia Harper-Ihem*
Deputy

Prev. Agn. Ref.:

ATTACHMENTS FILED WITH THE CLERK OF THE BOARD
District 3 Agenda Number:

9.1

ATTACHMENTS FILED WITH THE CLERK OF THE BOARD
Departmental Concurrence

Dep't Recomm.: Consent X Policy
Per Exec. Ofc.: Consent Policy

3. If the owners of the real property do not take the above described action within ninety (90) days of the date of the Board's Order to Abate, that representatives of the Code Enforcement Department, Sheriff's Department, and/or a contractor, upon consent or receipt of a Court Order authorizing entry onto the real property when necessary under applicable law, shall abate the excess outside storage and accumulation of rubbish by removing and disposing of the same from the real property.
4. The reasonable costs of abatement, after notice and an opportunity for hearing, shall be imposed as a lien on the real property, which may be collected as a special assessment against the real property pursuant to Government Code Section 25845 and Riverside County Ordinance No. 725.
5. County Counsel be directed to prepare the necessary Findings of Fact and Conclusions that the excess outside storage of materials and accumulation of rubbish on the real property is declared to be in violation of Riverside County Ordinance Nos. 348 and 541, and a public nuisance, and further, to prepare an Order to Abate for approval by the Board.

JUSTIFICATION:

1. An initial inspection was made of the subject property by the Code Enforcement Officer on August 16, 2007.
2. The inspection revealed the excess outside storage of materials and an accumulation of rubbish on the subject property in violation of Riverside County Ordinance Nos. 348 and 541. The items included but were not limited to: green waste, broken concrete, metal, old car parts, wood, construction debris, household goods and miscellaneous debris. On August 6, 2009, the amount of accumulated rubbish and excess outside storage of materials was determined to be approximately 171,835 square feet.
3. Subsequent follow up inspections of the above-described real property on July 9, 2009, August 6, 2009, September 21, 2009 and December 4, 2009, revealed that the property continued to be in violation of Riverside County Ordinance Nos. 348 and 541.
4. Staff and the Code Enforcement Department have complied with the notice requirements set forth in the appropriate laws of this jurisdiction pertaining to the administrative abatement proceedings for the removal of excess outside storage and accumulated rubbish.

1 **BOARD OF SUPERVISORS**
2 **COUNTY OF RIVERSIDE**

3 IN RE ABATEMENT OF PUBLIC NUISANCE) CASE NO. CV 07-4305
4 [EXCESS OUTSIDE STORAGE AND)
5 ACCUMULATED RUBBISH] APNS: 461-130-)
6 013 & 461-130-014, PARCEL NORTH OF)
7 GRAND AVENUE, WINCHESTER, COUNTY)
8 OF RIVERSIDE, STATE OF CALIFORNIA;)
9 ROMAN AJA AND MYRNA AJA, OWNERS.)
10) [R.C.O. NO. 348, R.C.C. Chapter 17,
11) R.C.O. NO. 541, R.C.C. Chapter
12) 8.120].

13 I, Carol Forrey, declare that the facts set forth below are personally known to me except to the extent
14 that certain information is based on information and belief which I believe to be true, and if called as a
15 witness, I could and would competently testify thereto under oath:

16 1. I am currently employed by the Riverside County Code Enforcement Department as a Code
17 Enforcement Officer. My current official duties as a Code Enforcement Officer include inspecting
18 property for violations and enforcement of the provisions of Riverside County Ordinances.

19 2. On August 16, 2007, Code Enforcement Officer Brian Noone, Code Enforcement Aide Amanda
20 Rodriguez and I conducted an initial inspection of the real property described as Parcel North of Grand
21 Avenue, Winchester, Riverside County, California and further described as APNs 461-130-013 & 461-
22 130-014 (hereinafter referred to as "THE PROPERTY"). A true and correct copy of a Thomas Brothers
23 map indicating the location of THE PROPERTY is attached hereto as Exhibit "A" and is incorporated
24 herein by this reference.

25 3. A review of County records and documents disclosed that THE PROPERTY is owned by Roman
26 Aja and Myrna Aja (hereinafter referred as "OWNERS"). Certified copies of the County Equalized
27 Assessment Roll for the year 2009-2010 and County Geographic Information System ("GIS") report is
28 attached hereto as Exhibit "B." THE PROPERTY is an unimproved parcel that is approximately 19 acres
and is located within the R-R (Rural Residential) zone classification. This zone classification does not
allow outside storage on an unimproved parcel.

4. Based upon the Lot Book Report issued by RZ Title Service dated July 14, 2009, it is determined
that other parties potentially hold a legal interest in THE PROPERTY, to wit: Key Bank National
Association and Riverside County Tax Collector (hereinafter referred to as "INTERESTED PARTIES").
A true and correct copy of the Lot Book Report is attached hereto and incorporated herein as Exhibit "C."

1 5. August 16, 2007, Code Enforcement Officer Brian Noone, Code Enforcement Aide Amanda
2 Rodriguez and I drove to THE PROPERTY to conduct an inspection. At THE PROPERTY, we made
3 contact with an employee named Juan who gave us permission to inspect. I observed excess outside
4 storage and accumulated rubbish on THE PROPERTY. The excess outside storage and accumulated
5 rubbish were intermingled and consisted of but were not limited to: green waste, broken concrete, metal,
6 old car parts, wood, construction debris, household goods and miscellaneous debris. I determined that the
7 amount of accumulated rubbish and excess outside storage of materials to be in excess of 260,000 square
8 feet. During this inspection OWNER, Roman Aja arrived at THE PROPERTY. I explained the
9 violations to OWNER and the necessary corrective measures. OWNER told me that he has known for
10 some time that he needs to clean the property but his friends keep telling him that they need a place to put
11 things so he lets them. Notices of Violation were posted on THE PROPERTY. As a result of the outside
12 storage and accumulated rubbish, THE PROPERTY constituted a public nuisance in violation of the
13 provisions set forth in Riverside County Ordinance ("RCO") No. 348, as codified in Riverside County
14 Code ("RCC") Chapter 17.16, and 541, as codified in RCC Chapter 8.120. Photographs taken during this
15 inspection which truly and accurately depict the condition of THE PROPERTY on this date are attached
16 hereto as part of Exhibit "D" and are incorporated herein by this reference. True and correct copies of
17 these Notices and Affidavits of Posting are attached hereto as part of Exhibit "E" and are incorporated
18 herein by this reference.

19 6. On September 13, 2007, Notices of Violation were mailed to the OWNERS by certified mail with
20 return receipt requested. On December 18, 2007, Notices of Violation were mailed to the INTERESTED
21 PARTIES by certified mail, return receipt requested. True and correct copies of these Notices and
22 supporting documentation are attached hereto as part of Exhibit "E" and are incorporated herein by this
23 reference.

24 7. On September 20, 2007, I spoke with Roman Aja on the telephone. Mr. Aja informed me that he
25 had begun to remove the accumulated rubbish from THE PROPERTY. Mr. Aja further stated that he had
26 a bin and was going to continue cleaning until all of the rubbish was gone because he wanted to either sell
27 the property or build a house on it.

1 8. On May 14, 2009, I returned to THE PROPERTY and left a note for Mr. Aja to contact me. On
2 May 15, 2009, I attempted to return a telephone call from Owner but I was unable to contact him.

3 9. On July 9, 2009, I went to THE PROPERTY to conduct a follow-up inspection. I conducted the
4 inspection from a neighboring property and I observed that while the accumulated rubbish and excess
5 outside storage of materials had been reduced, THE PROPERTY remained in violation. Photographs
6 taken during this inspection, which truly and accurately depict the condition of THE PROPERTY on this
7 date are attached hereto as part of Exhibit "D" and are incorporated herein by this reference.

8 10. On August 6, 2009 Senior Code Enforcement Officer Michael Sanders and I conducted a follow-
9 up inspection. I was granted permission from OWNER to enter onto THE PROPERTY and inspect. I
10 observed that THE PROPERTY remained in violation of RCO 348 (RCC Chapter 17.1) and 541 (RCC
11 Chapter 8.120). Officer Sanders used a measuring wheel and determined that the amount of accumulated
12 rubbish and excess outside storage that remained on THE PROPERTY to be approximately 171,835
13 square feet. Photographs taken during this inspection, which truly and accurately depict the condition of
14 THE PROPERTY on this date are attached hereto as part of Exhibit "D" and are incorporated herein by
15 this reference.

16 11. On September 21, 2009 I conducted a follow-up inspection. I observed that THE PROPERTY
17 remained in violation of RCO 348 (RCC Chapter 17.16) and 541 (RCC Chapter 8.120). Photographs
18 taken during this inspection, which truly and accurately depict the condition of THE PROPERTY on this
19 date are attached hereto as part of Exhibit "D" and are incorporated herein by this reference.

20 12. A site plan and photographs of the condition of THE PROPERTY are attached hereto as Exhibit
21 "D" and are incorporated herein by reference.

22 13. Based upon my experience, knowledge and visual observations, it is my determination that the
23 conditions on THE PROPERTY are dangerous to the neighboring property owners and the general public.

24 14. I am informed and believe and based upon said information and belief alleges that the OWNERS
25 do not have legal authority or permission to store or accumulate the above described materials on THE
26 PROPERTY.

27 15. Notices of Non-Compliance were recorded in the Office of the County Recorder, County of
28 Riverside, State of California, on March 28, 2008 as Instrument Numbers 2008-0153930 and 2008-

1 0153931, a true and correct copy of which is attached hereto and incorporated herein by reference as
2 Exhibit "F".

3 16. On December 4, 2009 I conducted another inspection of THE PROPERTY which revealed that
4 THE PROPERTY remained in violation of RCO 348 (RCC Chapter 17.16) and RCO 541 (8.120.)

5 17. On December 3, 2009, the second notice – "Notice to Abate Public Nuisance" providing
6 notification of the Board hearing scheduled for January 5, 2010, as required by Riverside County
7 Ordinance No. 725, was mailed to THE OWNERS and INTERESTED PARTIES by certified mail, return
8 receipt requested and on December 4, 2009, was posted on THE PROPERTY. True and correct copies of
9 the notice, returned receipt cards, together with the proof of service, and the affidavit of posting of notices
10 are attached hereto as Exhibit "G" and are incorporated herein by reference.

11 18. The removal of all outside storage of materials and accumulated rubbish currently on THE
12 PROPERTY is required to bring THE PROPERTY into compliance with Riverside County Ordinance
13 Nos. 348, 541 and the Health and Safety Code.

14 19. Accordingly, the following findings and conclusions are recommended:

15 (a) the outside storage of materials and accumulated rubbish on THE PROPERTY be
16 deemed and declared a public nuisance; and

17 (b) the OWNER or whoever has possession or control of THE PROPERTY be
18 required to remove all outside storage of materials and accumulated rubbish on THE PROPERTY in
19 accordance with the provisions of RCO Nos. 348 and 541.

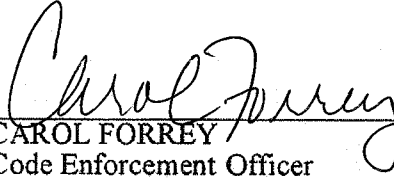
20 (c) that if the materials and rubbish are not removed and disposed of in strict
21 accordance with all Riverside County Ordinances, including but not limited to Riverside County
22 Ordinance Nos. 348 and 541, within ninety (90) days of the date of the Order to Abate Nuisance, the
23 outside storage of materials and accumulated rubbish shall be abated and disposed of by representatives of
24 the Riverside County Code Enforcement Department, a contractor or the Sheriff's Department upon
25 receipt of an owner's consent or a Court Order when necessary under applicable law.

26 (d) that reasonable costs of abatement, after notice and opportunity for hearing, shall be
27 imposed as a lien on THE PROPERTY, which may be collected as a special assessment against THE
28

1 PROPERTY pursuant to Government Code Section 25845 and Riverside County Ordinance Nos. 348 and
2 725.

3
4
5 I declare under penalty of perjury under the laws of the State of California that the foregoing is
6 true and correct.

7 Executed this 3RD day of December, 2009 at Riverside, California.

8
9
10 
11 CAROL FORREY
12 Code Enforcement Officer
13 Code Enforcement Department

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SEE 838 MAP 4

839

0001-1200

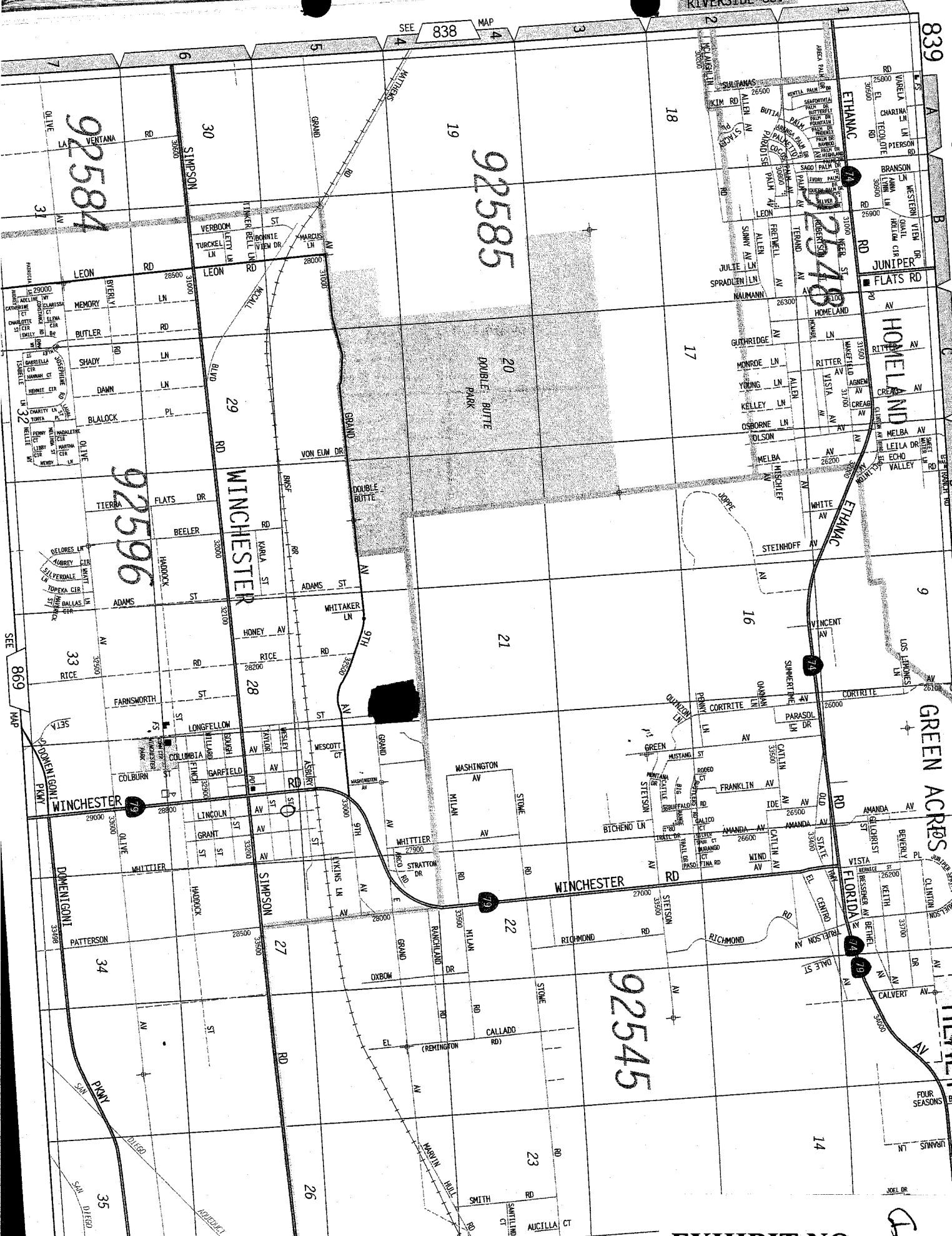


EXHIBIT NO.

D

SEE 840 MAP

Assessment Roll For the 2009-2010 Tax Year as of January 1, 2009

Assessment #461130013-3		Parcel # 461130013-3	
Assessee:	AJA ROMAN	Land	129,683
Assessee:	AJA MYRNA	Full Value	129,683
Mail Address:	1151 ESPLANADE AVE	Total Net	129,683
City, State Zip:	HEMET CA 92545		
Real Property Use Code:	YR		
Base Year	1990		
Conveyance Number:	0179097		
Conveyance (mm/yy):	6/1989		
PUI:	R070000		
TRA:	71-045		
Taxability Code:	0-00		
ID Data:	SEE ASSESSOR MAPS		

View Parcel Map

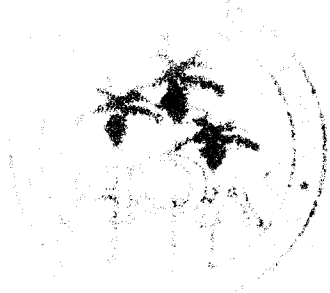
This must be in red to be a
"CERTIFIED COPY"

I hereby certify the foregoing instrument to which this stamp has been affixed consisting of 1 page to be a full, true and correct copy of the original on file and of record in my office.

Larry W. Ward
Assessor - County Clerk - Recorder
County of Riverside, State of California
OCT 28 2009
Dated: _____



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



LIBRARY OF THE UNIVERSITY OF TORONTO

130 St. George Street, Toronto, Ontario M5S 1A5

Assessment Roll For the 2009-2010 Tax Year as of January 1, 2009

Assessment #461130014-4		Parcel # 461130014-4	
Assessee:	AJA ROMAN	Land	142,803
Assessee:	AJA MYRNA	Full Value	142,803
Mail Address:	1151 ESPLANADE AVE	Total Net	142,803
City, State Zip:	HEMET CA 92545		
Real Property Use Code:	YR		
Base Year	1990		
Conveyance Number:	0179097		
Conveyance (mm/yy):	6/1989		
PUI:	R070000		
TRA:	71-045		
Taxability Code:	0-00		
ID Data:	SEE ASSESSOR MAPS		

View Parcel Map

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

I hereby certify the foregoing instrument to which this stamp has been affixed consisting of 1 page(s) to be a full, true and correct copy of the original on file and of record in my office.

Larry W. Ward
Assessor - County Clerk - Recorder
County of Riverside, State of California

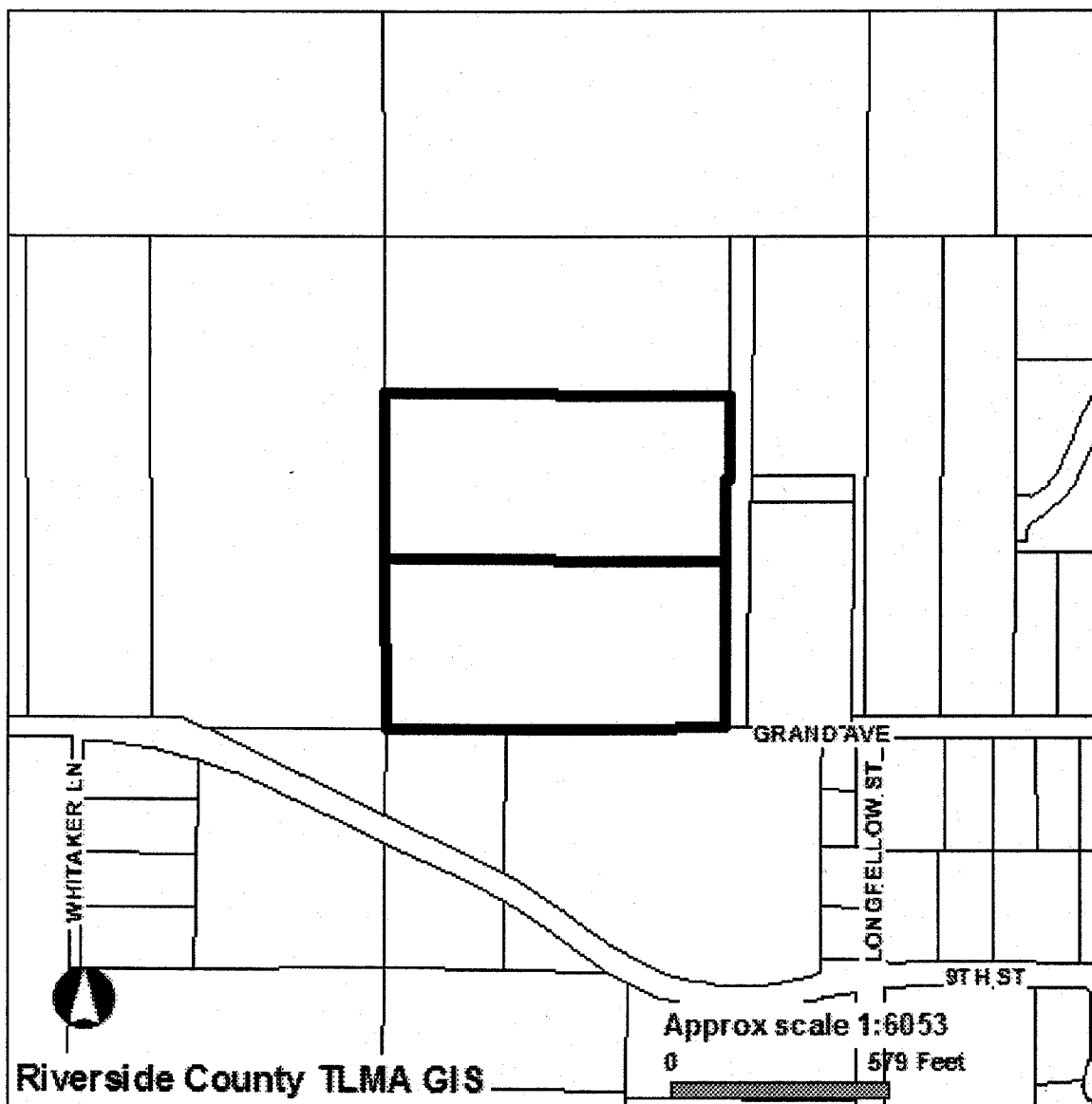
OCT 28 2009

Dated: _____



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

RIVERSIDE COUNTY GIS



Selected parcel(s):
461-130-013 461-130-014

IMPORTANT

This information is made available through the Riverside County Geographic Information System. The information is for reference purposes only. It is intended to be used as base level information only and is not intended to replace any recorded documents or other public records. Contact appropriate County Department or Agency if necessary. Reference to recorded documents and public records may be necessary and is advisable.

FULL REPORT

APN(s): 461-130-013-3 461-130-014-4

OWNER NAME / ADDRESS:

- 461-130-013
ROMAN AJA
MYRNA AJA
ADDRESS NOT AVAILABLE

- 461-130-014
ROMAN AJA
MYRNA AJA
ADDRESS NOT AVAILABLE

MAIL TO NAME/ADDRESS:

- 461-130-013
-(SEE OWNER)

- 1151 ESPLANADE AVE
- HEMET CA. 92545

- 461-130-014
- (SEE OWNER)
- 1151 ESPLANADE AVE
- HEMET CA. 92545

APN CAME FROM: - 461-130-013
- CAME FROM: NO DATA AVAILABLE

- 461-130-014
- CAME FROM: NO DATA AVAILABLE

LOT SIZE: - 461-130-013
- RECORDED LOT SIZE IS: 9.53 ACRES
MAPPED LOT SIZE IS APPROX.: 9.253 ACRES

- 461-130-014
- RECORDED LOT SIZE IS: 9.5 ACRES

PROPERTY CHARACTERISTICS: - 1. 461-130-013
- NO PROPERTY DESCRIPTION AVAILABLE

- 2. 461-130-014
- NO PROPERTY DESCRIPTION AVAILABLE

ELEVATION (APPROXIMATE): - 1500/1648 FEET

LEGAL DESCRIPTION: - APN: 461130013
- RECORDED BOOK/PAGE: NOT AVAILABLE
- SUBDIVISION NAME: NOT AVAILABLE
- LOT/PARCEL: NOT AVAILABLE
- TRACT NUMBER: NOT AVAILABLE

- APN: 461130014
- RECORDED BOOK/PAGE: NOT AVAILABLE NOT AVAILABLE
- SUBDIVISION NAME: NOT AVAILABLE
- LOT/PARCEL: NOT AVAILABLE
- TRACT NUMBER: NOT AVAILABLE

BASE YEAR ASSESSMENT: - 461-130-013
- BASE YEAR: 1990

- 461-130-014
- BASE YEAR: 1990

TOWNSHIP/RANGE: - T5SR2W SEC 21

CEMETERY DISTRICTS: - SAN JACINTO CEMETERY DISTRICT

CITY BOUNDARY/SPHERE: - CITY: NOT WITHIN A CITY
- CITY SPHERE: NOT WITHIN A SPHERE
- ANNEXATION DATE: NO DATE AVAILABLE
- LAFCO CASE #: NO CASE # AVAILABLE
- PROPOSALS: NONE

COMMUNITY: - IN OR PARTIALLY WITHIN WINCHESTER. SEE MAP FOR MORE INFORMATION.

2001 SUPERVISORIAL DISTRICT: - JEFF STONE, DISTRICT 3
as established by County Ordinance 813, August 14, 2001

AREA PLAN: - HARVEST VALLEY / WINCHESTER

COACHELLA VALLEY MULTI-SPECIES HABITAT CONSERVATION PLAN FEE AREA: - NOT WITHIN THE COACHELLA VALLEY MSHCP FEE AREA

**COACHELLA VALLEY MULTI-SPECIES HABITAT - NOT IN A CONSERVATION AREA
CONSERVATION PLAN - CONSERVATION
AREA:**

**WESTERN RIVERSIDE MULTI-SPECIES
HABITAT CONSERVATION PLAN FEE AREA:** - IN OR PARTIALLY WITHIN THE WESTERN RIVERSIDE MSHCP FEE AREA. SEE MAP FOR MORE INFORMATION.

**WESTERN RIVERSIDE COUNTY MSHCP AREA
PLAN:** - NOT IN AN AREAPLAN

**WESTERN RIVERSIDE COUNTY MSHCP CELL
GROUP:** - NOT IN A CELLGROUP

**WESTERN RIVERSIDE COUNTY MSHCP CELL
NUMBER:** - NOT IN A CELL

IMPORTANT NOTICE: On October 7, 2003, the County of Riverside adopted a new General Plan. The General Plan provides new land use designations for all parcels in the unincorporated area of Riverside County. For any parcel, the General Plan may provide for a different type of land use than is provided for under existing zoning. During the next one to two years, the County will undertake a program to review all the zoning in the unincorporated area, and where necessary, change the zoning, following advertised public hearings, to conform to the County's new General Plan. Until then, please be advised that there may be a difference between the zoning and General Plan designations on any parcel. This may result in, at a minimum, the need to change the zoning before desired development may proceed. For further information, please contact the Riverside County Planning Department offices in Riverside at (951) 955-3200, in Murrieta at (951) 600-6170, or in Indio at (760) 863-8277.

LANDUSE DESIGNATION:

Click [here](#) for landuse descriptions.

- LI
- MDR
- RM
- VLDR

- CHECK MAP TO CONFIRM LANDUSE DESIGNATION
- FOR MORE INFORMATION ABOUT LANDUSE DESIGNATIONS, CALL THE COUNTY'S PLANNING DEPARTMENT AT 951-955-3200.

ZONING CLASSIFICATION(S) ORD. 348:

Click [here](#) for zoning classifications.

- R-R

- CHECK MAP TO CONFIRM ZONING CLASSIFICATIONS
- FOR MORE INFORMATION ABOUT ZONING CLASSIFICATIONS, CALL THE COUNTY'S PLANNING DEPARTMENT AT 951-955-3200.

ZONING DISTRICT/AREA:

- WINCHESTER AREA

OUTDOOR BILLBOARDS:

- BILLBOARDS NOT PERMITTED BY ZONING

SPECIFIC PLAN:

- NOT WITHIN A SPECIFIC PLAN

NOTE: Non-mapped Policy Area issues may exist on this parcel. Please contact the Planning Department at (951)955-3200 for more information.

MAPPED POLICY AREAS:

- HIGHWAY 79 POLICY AREA

GENERAL PLAN POLICY OVERLAY:

- NOT IN A GENERAL PLAN POLICY OVERLAY AREA

DEVELOPMENT AGREEMENT #:

- NOT IN A DEVELOPMENT AGREEMENT AREA

REDEVELOPMENT AREAS:

- NOT IN A REDEVELOPMENT AREA

AGRICULTURE PRESERVE:

- NOT IN AN AGRICULTURE PRESERVE

AIRPORT INFLUENCE AREAS:

- NOT IN AN AIRPORT INFLUENCE AREA

AIRPORT COMPATIBILITY ZONES:

- NOT IN AN AIRPORT COMPATIBILITY ZONE

Planning Case Map information may not be complete, current, or up-to-date for this area. Please contact the Planning Department if more information is needed.

PLANNING CASE(S):

- NO PLANNING CASES DESCRIPTION: NOT APPLICABLE
APPLIED DATE: NOT APPLICABLE STATUS: NOT APPLICABLE

DEV. IMP. FEE AREA ORD. 659:

- HIGHWAY 74/79 CORRIDOR

2000 CENSUS TRACT:

- 042723

1990 FARMLAND DESIGNATION:

- NOT A IN FARMLAND DESIGNATION

2000 CENSUS DESIGNATION:

- CENSUS DESIGNATION REPORT IS NOT AVAILABLE

INDIAN TRIBAL LANDS: - NOT IN A TRIBAL LAND

SCHOOL DISTRICT: - HEMET UNIFIED

ROAD & BRIDGE DISTRICT: - NOT IN A DISTRICT

ROADBOOK PAGE: - 114

* BOUNDARIES ARE APPROXIMATIONS. USE FOR REFERENCE ONLY. SURVEY INFORMATION MUST BE CONSULTED OR PREPARED TO ACCURATELY DETERMINE ANY RIGHT-OF-WAY BOUNDARY.

CETAP CORRIDORS: - NOT IN A CETAP CORRIDOR.

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

EAST T.U.M.F. ORD. 673: - NOT WITHIN THE EASTERN TUMF FEE AREA

WEST T.U.M.F. ORD. 824: - IN OR PARTIALLY WITHIN THESE FEE AREAS. SEE MAP FOR MORE INFORMATION.
- SAN JACINTO

WATER DISTRICT: - EASTERN MUNICIPAL WATER DISTRICT (EMWD)

FLOOD CONTROL DISTRICT: - RIVERSIDE COUNTY FLOOD CONTROL DISTRICT

FLOOD PLAIN REVIEW: - NOT REQUIRED.

WATERSHED: - SAN JACINTO VALLEY

VEGETATION: - FIELD CROPLANDS
- NON-NATIVE GRASSLAND
- RESIDENTIAL/URBAN/EXOTIC

SKR FEE AREA ORD. 663.10: - IN OR PARTIALLY WITHIN A FEE AREA. SEE MAP FOR MORE INFORMATION.

HANS/ERP PROJECT: - NONE

FAULT ZONE: - NOT IN A FAULT ZONE

FAULTS: - NOT WITHIN A 1/2 MILE OF A FAULT

LIQUEFACTION POTENTIAL: - MODERATE

SUBSIDENCE: - SUSCEPTIBLE

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

STATE RESPONSIBILITY AREAS: - STATE RESPONSIBILITY AREA

LIGHTING ORD. 655: - ZONE B, 27.91 MILES.

COUNTY SERVICE AREA: - IN OR PARTIALLY WITHIN LAKEVIEW/NUEVO/ROMOLAND/HOMELAND #146 - LIBRARY

BUILDING PERMIT(S): - NO BUILDING PERMITS

CODE COMPLAINTS:

- CV074305 ACCUMULATED RUBBISH
APPLIED DATE: May. 30, 2007 STATUS: FOLLOW UP INVESTIGATION 1
- CV074305 ACCUMULATED RUBBISH
APPLIED DATE: May. 30, 2007 STATUS: FOLLOW UP INVESTIGATION 1
- CV074300 VEHICLE ABATEMENT
APPLIED DATE: May. 30, 2007 STATUS: INVESTIGATION
- CV991104 ACCUMULATED RUBBISH
APPLIED DATE: May. 10, 1999 STATUS: COMPLETED

-CV991105 SUBSTANDARD MOBILEHOME
 APPLIED DATE: May. 10, 1999 STATUS: COMPLETED
 -CV991104 ACCUMULATED RUBBISH
 APPLIED DATE: May. 10, 1999 STATUS: COMPLETED
 -CV990391 MULTIPLE VIOLATIONS
 APPLIED DATE: Feb. 23, 1999 STATUS: COMPLETED
 -CV074303 SUBSTANDARD MOBILE HOMES
 APPLIED DATE: May. 30, 2007 STATUS: INVESTIGATION
 -CV074300 VEHICLE ABATEMENT
 APPLIED DATE: May. 30, 2007 STATUS: INVESTIGATION
 -CV991105 SUBSTANDARD MOBILEHOME
 APPLIED DATE: May. 10, 1999 STATUS: COMPLETED
 -CV074303 SUBSTANDARD MOBILE HOMES
 APPLIED DATE: May. 30, 2007 STATUS: INVESTIGATION

ENVIRON. HEALTH CASE(S):

- NO ENVIRONMENTAL CASES

TAX RATE AREAS:

- 071-045
 • COUNTY FREE LIBRARY
 • COUNTY STRUCTURE FIRE PROTECTION
 • COUNTY WASTE RESOURCE MGMT DIST
 • CSA 146
 • CSA 152
 • EASTERN MUN WATER IMP DIST 12
 • EASTERN MUNICIPAL WATER
 • FLOOD CONTROL ADMINISTRATION
 • FLOOD CONTROL ZONE 4
 • GENERAL
 • GENERAL PURPOSE
 • HEMET UNIFIED SCHOOL
 • METRO WATER EAST 1301999
 • MT SAN JACINTO JUNIOR COLLEGE
 • RIV CO REG PARK & OPEN SPACE
 • RIV. CO. OFFICE OF EDUCATION
 • SAN JACINTO BASIN RESOURCE CONS
 • SAN JACINTO VALLEY CEMETERY
 • VALLEY HEALTH SYSTEM HOSP DIST
 • VALLEY WIDE REC & PARK

SURFACE MINES:

- NO SURFACE MINES

PALEONTOLOGICAL SENSITIVITY:

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

COMMUNITY FACILITY DISTRICTS:

- NAME: NOT IN A COMMUNITY FACILITY DISTRICT
 - DISTRICT NUMBER: NOT AVAILABLE

THOMAS BROS. MAPS PAGE/GRID:

- PAGE 839- GRID E5

SPECIAL NOTES:

- NO SPECIAL NOTES

REPORT PRINTED ON...Thu Oct 01 10:00:06 2009



INVOICE

Order Number: 19337 Order Date: 7/14/2009

Customer Information:

Acct No. 1044

RIVERSIDE COUNTY TLMA-CODE INFORCEMENT
4080 Lemon Street
Riverside, CA 92501

Attn: Brent Steele
REF: CV07-4305 / Liz Ross
IN RE: AJA, ROMAN

Product and/or Service ordered for Property known as:	
Vacant Land	
DESCRIPTION:	FEE:
Lot Book Report	\$120.00
TOTAL DUE:	\$120.00

Payment due upon receipt. Please remit to:

RZ Title Services, Inc.
P.O. Box 1193
Whittier, CA 90609

EXHIBIT NO. _____



P.O. Box 1193
Whittier, CA 90609
Tel # (562) 325-8351
Fax # (714) 783-3038

Lot Book Report

Order Number: **19337**

Customer:

RIVERSIDE COUNTY TLMA-CODE ENFORCEMENT

4080 Lemon Street

Riverside

CA 92501

Attn: Brent Steele

Reference: CV07-4305 / Liz Ross

IN RE: AJA, ROMAN

Order Date: 7/14/2009

Dated as of: 7/10/2009

County Name: Riverside

FEE(s):

Report: \$120.00

Property Address: Vacant Land

CA

Assessor's Parcel No. : 461-130-013-3

Assessments:

Land Value:	\$127,141.00
Improvement Value:	\$0.00
Exemption Value:	\$0.00
Total Value:	\$127,141.00

Tax Information

Property Taxes for the Fiscal Year	2008-2009
First Installment	\$788.84
Penalty	\$78.87
Status	NOT PAID-DELINQUENT
Second Installment	\$788.84
Penalty	\$109.87
Status	NOT PAID-DELINQUEN



P.O. Box 1193
Whittier, CA 90609
Tel # (562) 325-8351
Fax # (714) 783-3038

Order Number: 19337

Reference: CV07-4305 / Liz R

Property Vesting

The last recorded document transferring title of said property

Dated	02/17/1989
Recorded	06/01/1989
Document No.	179097
D.T.T.	\$279.40
Grantor	Jessie D. Fields and Lucille A. Fields, husband and wife
Grantee	Roman Aja and Myrna Aja, husband and wife as joint tenants

Affects Property in Question and Other Property

Deeds of Trust

No Deeds of Trust of Record

Additional Information

Notice of Non-Compliance filed by	County of Riverside Department of Building and Safety
In the matter of the property of	Roman Aja and Myrna Aja
Case No.	CV99-1104
Recorded	09/12/2002
Document No.	2002-506518

Notice of Non-Compliance filed by	County of Riverside Department of Code Enforcement
In the matter of the property of	Roman Aja and Myrna Aja
Case No.	CV07-4305
Recorded	03/28/2008
Document No.	2008-0153930



P.O. Box 1193
 Whittier, CA 90609
 Tel # (562) 325-8351
 Fax # (714) 783-3038

Order Number: 19337

Reference: CV07-4305 / Liz R

Abstract of Judgment Filed in the	Superior Court of California, County of Riverside, Hemet District, Limited
Case No.	HEC021110
Recorded	10/17/2006
Document No.	2006-0761203
Amount	\$8,723.61
Debtor	Rosemary S. Aja
Creditor	Key Bank National Association

Notice of Power to Sell Tax-Defaulted Property

Recorded	10/30/2006
Document No.	2006-0795634

Legal Description

THE LAND REFERRED TO IN THIS REPORT IS LOCATED IN AND IS DESCRIBED AS FOLLOWS:

THE SOUTH HALF OF THE NORTHERLY TWO-THIRDS OF THAT PORTION OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 5 SOUTH, RANGE 2 WEST, SAN BERNARDINO BASE AND MERIDIAN,
 DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21; THENCE SOUTHERLY, ALONG THE WESTERLY LINE OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, A DISTANCE OF 1320 FEET, MORE OR LESS, TO THE SOUTHWEST CORNER THEREOF; THENCE EASTERLY, ALONG THE SOUTHERLY LINE OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, A DISTANCE OF 940.64 FEET, MORE OR LESS, TO A POINT 60 FEET WESTERLY, MEASURED ALONG SAID SOUTHERLY LINE OF THE SOUTHEAST QUARTER, FROM THE SOUTHWEST CORNER OF THE LAND CONVEYED TO LARRY P. MURPHY, ET UX, BY DEED RECORDED FEBRUARY 20, 1970 AS INSTRUMENT NO. 16486 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA; THENCE NORTHERLY, PARALLEL WITH THE WESTERLY LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 21, A DISTANCE OF 660 FEET, THENCE EASTERLY, PARALLEL WITH THE SOUTHERLY LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 21, A DISTANCE OF 4.80 FEET, THENCE NORTHERLY PARALLEL WITH THE WESTERLY LINE OF SAID SECTION 21, 660 FEET, MORE OR LESS, TO THE NORTHERLY LINE OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21; THENCE 945.44 FEET, MORE OR LESS, ALONG THE NORTHERLY LINE OF SAID SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, TO THE POINT OF BEGINNING.

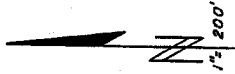
□

22-3
461-13

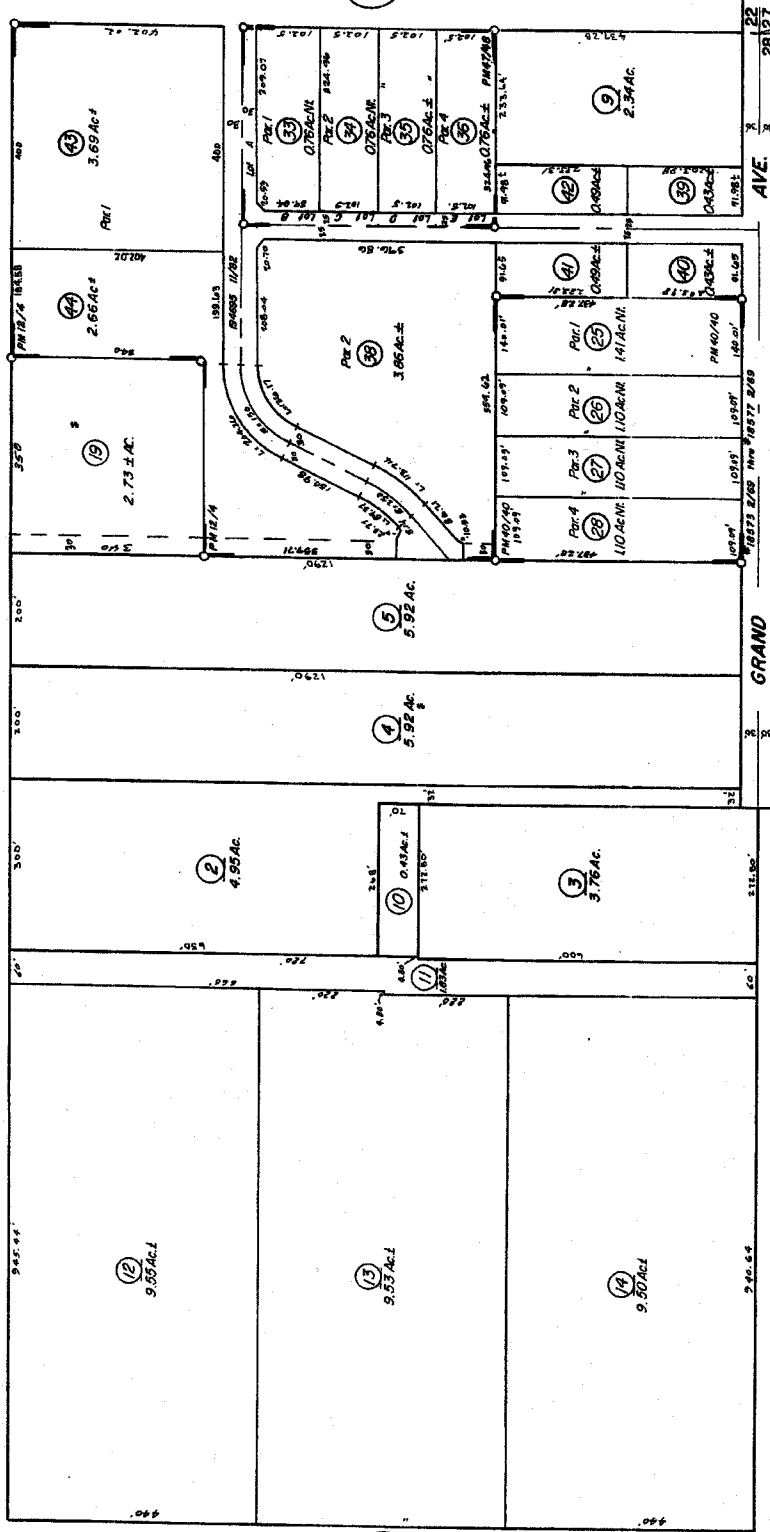
T.R.A. 071-045

S. S.E. 4 SEC. 21, T.5S., R.2W.

THIS MAP IS FOR
ASSESSMENT PURPOSES ONLY



12



BK. 465

BK. 462

S.E. COR. SEC. 21

Date: G.L.D.
C.C. 2684

PM 47/48 Parcel Map 10061

ASSESSOR'S MAP BK. 461 PG. 13
RIVERSIDE COUNTY, CALIF.

JAN. 1971

PM 12/4 Parcel Map 5495
PM 40/40 Parcel Map 5230

DATE	OLD MAP NUMBER	NEW MAP NUMBER
5/74	08	15
5/74	06	16
5/74	15	17
5/74	19	18
5/74	24	19
5/74	24	20
5/74	24	21
5/74	24	22
5/74	24	23
5/74	24	24
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5/74	24	26
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5/74	24	36
5/74	24	37
5/74	24	38
5/74	24	39
5/74	24	40
5/74	24	41
5/74	24	42
5/74	24	43
5/74	24	44
5/74	24	45

Order No. _____
Escrow No. 2289-K
Loan No. _____

WHEN RECORDED MAIL TO:

████████████████████
████████████████████ 92343

179097



RECEIVED FOR RECORDS
AT 8:30 O'CLOCK A.M.
At Request of
FIRST AMERICAN TITLE COMPANY
OF RIVERSIDE

JUN - 1 1989

Recorded in County Records
of Riverside County, California
William E. Coheny
Notary Public
Riverside, California

SLAVEYORS
Monument Fund
\$10.00

SPACE ABOVE THIS LINE FOR RECORDER'S USE

MAIL TAX STATEMENTS TO:

DOCUMENTARY TRANSFER TAX \$ 279.40

XX 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.

ADDRESS GIVEN ABOVE

Signature of Decedent or Agent obtaining tax - Firm Name

GRANT DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
JESSIE D. FIELDS AND LUCILLE A. FIELDS, husband and wife

hereby GRANT(S) to

ROMAN AJA AND MYRNA AJA, husband and wife as JOINT TENANTS

the real property in the City of
County of RIVERSIDE

unincorporated area

State of California, described as

LEGAL DESCRIPTION AS PER EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF:

Dated February 17, 1989

STATE OF CALIFORNIA
COUNTY OF LOS ANGELES

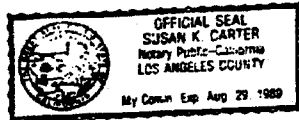
On MAY 27th 1989
before me, the undersigned, a Notary Public in and for said State, personally appeared
JESSE D. FIELDS
& LUCILLE A. FIELDS

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 *Susan K. Carter*

Jessie D. Fields
JESSIE D. FIELDS
Lucille A. Fields
LUCILLE A. FIELDS



(This area for official notarial seal)

1002 (6/82)

June 1, 1989

Photographed By TICOR

829859.2

EXHIBIT "A"

The South half of the Northwest quarter of the Southeast quarter, and that portion of the Southwest quarter of the Southeast quarter of Section 21, Township 5 South, Range 2 West, San Bernardino Base and Meridian, described as follows:

BEGINNING at the Northwest corner of the Southwest quarter of the Southeast quarter of said Section 21;
THENCE Southerly, along the Westerly line of the Southwest quarter of the Southeast quarter of said Section 21, a distance of 1320 feet, more or less, to the Southwest corner thereof;
THENCE Easterly, along the Southerly line of the Southwest quarter of the Southeast quarter of said Section 21, a distance of 1000.64 feet, more or less, to the Southwest corner of the land conveyed to Larry P. Murphy, et ux, by Deed recorded February 20, 1970 as Instrument No. 16486 of Official Records of Riverside County, California;
THENCE Northerly, along the Westerly line of said land conveyed to Larry P. Murphy, 600 feet to the Northwest corner thereof;
THENCE Easterly, along the Northerly line of said land conveyed to Larry P. Murphy, 4.80 feet to its intersection with the Southerly prolongation of the Westerly line of the land conveyed to Kenneth W. Young, et ux, by Deed recorded July 22, 1966 as Instrument No. 74899 of Official Records of Riverside County, California;
THENCE Northerly, along said Southerly prolongation, and the Westerly line of said land conveyed to Kenneth W. Young, 720 feet to the Northerly line of the Southwest quarter of the Southeast quarter of said Section 21;
THENCE Westerly, along the Northerly line of the Southwest quarter of the Southeast quarter of said Section 21, 1005.44 feet, more or less, to the point of beginning.

RESERVING unto the Grantors herein a non-exclusive easement for ingress, egress, road and public utility purposes over and across that portion described as follows:

BEGINNING at the Northwest corner of the Southwest quarter of the Southeast quarter of said Section 21;
THENCE Southerly, along the Westerly line of the Southwest quarter of the Southeast quarter of said Section 21, a distance of 1320 feet, more or less, to the Southwest corner thereof;
THENCE Easterly, along the Southerly line of the Southwest quarter of the Southeast quarter of said Section 21, a distance of 1000.64 feet, more or less, to the Southwest corner of the land conveyed to Larry P. Murphy, et ux, by Deed recorded February 20, 1970 as Instrument No. 16486 of Official Records of Riverside County, California; said Southwest corner being the **TRUE POINT OF BEGINNING**;
THENCE Northerly, along the Westerly line of said land conveyed to Larry P. Murphy, 600 feet to the Northwest corner thereof;
THENCE Easterly, along the Northerly line of said land conveyed to Larry P. Murphy, 4.80 feet to its intersection with the Southerly prolongation of the Westerly line of the land conveyed to Kenneth W. Young, et ux, by Deed recorded July 22, 1966 as Instrument No. 74899 of Official Records of Riverside County, California;
THENCE Northerly, along said Southerly prolongation, and the Westerly line of said land conveyed to Kenneth W. Young, 720 feet to the Northerly line of the Southwest quarter of the Southeast quarter of said Section 21;
THENCE Westerly, along the Northerly line of the Southwest quarter of the Southeast quarter of said Section 21, a distance of 60 feet;
THENCE Southerly, and parallel with the Westerly line of the Southeast quarter of said Section 21, a distance of 640 feet;
THENCE Westerly, and parallel with the Southerly line of the Southeast quarter of said Section 21, a distance of 4.80 feet;
THENCE Southerly, and parallel with the Westerly line of the Southeast quarter of said Section 21, a distance of 640 feet, more or less, to the Southerly line thereof;
THENCE Easterly, along the Southerly line of the Southwest quarter of the Southeast quarter of said Section 21, a distance of 60 feet to the **TRUE POINT OF BEGINNING**.

June 1, 1989

Photographed By TICOR

EXEMPT § 6103

When recorded please mail to:

Mail Stop # 5155



M	S	U	PAGE	SIZE	DA	PCOR	NOCOR	SMF	MSC
A	R	L				COPY	LONG	REFUND	NCHG EXAM

NOTICE OF NONCOMPLIANCE

In the matter of the Property of)

ROMAN AJA & MYRNA AJA)

CASE NO. CV99-1104



NOTICE IS HEREBY GIVEN to all persons, pursuant to Riverside County Code Section(s) 1.16.130 of the County of Riverside, State of California, that proceedings have commenced with respect to violations of Riverside County Code Section(s).8.120, described as ACCUMULATED RUBBISH. Such proceedings are based upon the noncompliance of such real property, located at 32522 GRAND AVENUE, WINCHESTER, CA, and more particularly described as Assessor's Parcel No. 461-130-013 and having a legal description of SEC 21, T5SR2W, Records of Riverside County, with the requirements of Riverside County Code Section(s) 8.120.

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

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

COUNTY OF RIVERSIDE DEPARTMENT OF BUILDING AND SAFETY

By Louis Pizatella, Supervising Code Enforcement Officer Code Enforcement Division

ACKNOWLEDGEMENT

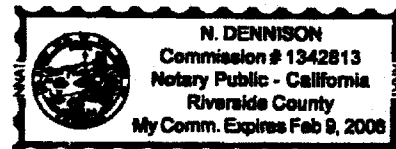
State of California) County of Riverside)

On 9-06-02 before me, Norena Dennison, Notary Public, personally appeared Louis Pizatella, personally known to me 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.

WITNESS my hand and official seal.

[Signature]

(seal of Notary)



When recorded please mail to:
5025

DOC # 2008-0153930
03/28/2008 08:00A Fee:NC
Page 1 of 1
Recorded in Official Records
County of Riverside
Larry M. Ward
Assessor, County Clerk & Recorder



NOTICE OF NONCOMPLIANCE

030
M
030

In the matter of the Property of
ROMAN AJA &
MYRNA AJA

} Case No. CV07-4305

NOTICE IS HEREBY GIVEN to all persons, pursuant to Section 10 of Ordinance Number 725 of the County of Riverside, State of California, that proceedings have been commenced with respect to violations of Riverside County Ordinance No.348, Sec. 5.1, (RCC Title 17.16.010) described as EXCESSIVE OUTSIDE STORAGE and Riverside County Ordinance No.541, (RCC Title 8.120.010) described as ACCUMULATED RUBBISH. Such Proceedings are based upon the noncompliance of such real property, located at PARCEL NORTH OF GRAND AVENUE, WINCHESTER, CA, and more particularly described as Assessor's Parcel Number 461-130-013 and having a legal description of 9.53 ACRES IN POR SE ¼ OF SEC 21 T5S, Records of Riverside County, with the requirements of Ordinance No. 348 & 541, Sec. 5.1, (RCC Title 17.16.010 & 8.120.010).

The owner has been advised to immediately correct the above-referenced violations to avoid further action by the County of Riverside which may include demolition, removal, razing, etc., to abate the public nuisance. Any costs incurred by the County, including, but not limited to investigative, administrative and abatement costs and attorneys' fees, may become a lien on the property. Further details regarding this notice may be obtained by addressing an inquiry to the Code Enforcement Department, 39493 Los Alamos Rd., Suite A, Murrieta, CA 92563, Attention Code Enforcement Officer Carol Forrey, (951)791-3600.

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

COUNTY OF RIVERSIDE
DEPARTMENT OF CODE ENFORCEMENT

By Michael Sanders
Michael Sanders
Code Enforcement Department

ACKNOWLEDGMENT

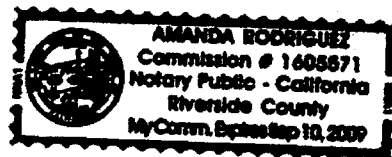
State of California)
County of Riverside)

On 3/19/2008 before me, Amanda Rodriguez , Notary Public, personally appeared Michael Sanders, 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/het/their authorized capacity(ies), and that by his/het/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]



RECORDING REQUESTED BY
WHEN RECORDED MAIL TO:

NAME:

ADDRESS:

DOC # 2006-0761203
10/17/2006 08:00A Fee:18.00
Page 1 of 3
Recorded in Official Records
County of Riverside
Larry W. Ward
Assessor, County Clerk & Recorder



S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
			3				5		
M	(A)	L	465	426	PCOR	NCOR	SMF	NCHG	EXAM
NOTICE SENT									037

SPA

TITLE (S)

(23)

M
037

ABSTRACT OF JUDGMENT

KEY BANK NATIONAL ASSOCIATION vs. ROSEMARY S. AJA HEC021110

ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, address, State Bar number, and telephone number):
 [X] Recording requested and return to: (714) 446-6686 (SBN 83880)
 JOHN E. GORDON (SBN 180053)
 STEPHEN R. PRITSKER (SBN 158566) KM
 File No. 06-02155-0
 WILSHIRE AVENUE, SUITE 210, HEMET, CA 92332 92832

[X] ATTORNEY FOR [X] JUDGMENT CREDITOR [] ASSIGNEE OF RECORD

SUPERIOR COURT OF CALIFORNIA, COUNTY OF RIVERSIDE
 STREET ADDRESS: 880 NO. STATE ST.
 MAILING ADDRESS: 880 NO. STATE ST.
 CITY AND ZIP CODE: HEMET, CA 92543
 BRANCH NAME: HEMET DISTRICT, LIMITED

FOR RECORDER'S USE ONLY

PLAINTIFF: KEY BANK NATIONAL ASSOCIATION
 DEFENDANT: ROSEMARY S. AJA

ABSTRACT OF JUDGMENT - CIVIL [] Amended AND SMALL CLAIMS

CASE NUMBER: HEC021110

FOR COURT USE ONLY

SEP 20 2006

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

a. Judgment debtor's

Name and last known address
 [REDACTED]

b. Driver's license No. and state: [X] Unknown
 c. Social Security No.: 545-63-7375 [] Unknown
 d. Summons or notice of entry of sister-state judgment was personally served or mailed to (name and address): ROSEMARY S. AJA 1151 W Esplanade Ave. Hemet, California 92543

2. [X] Information on additional judgment debtors is shown on page 2.
 3. Judgment creditor (name and address)
 KEY BANK NATIONAL ASSOCIATION, 4910 Tiedeman Road Brooklyn, OH 44144
 Date: September 13, 2006

[] John E. Gordon/[] Stephen R. Pritsker
 [X] Brian N. Winn/[] Ralph L. Sims
 (TYPE OR PRINT NAME)

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

(SIGNATURE OF APPLICANT OR ATTORNEY)

6. Total amount of judgment as entered or last renewed: \$ 8,723.61
 7. All judgment creditors and debtors are listed on this abstract.
 8. a. Judgment entered on (date): September 6, 2006
 b. Renewal entered on (date):
 9. [] This judgment is an installment judgment.

10. [] An [] execution [] 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. [X] not been ordered by the court.
 b. [] been ordered by the court effective until (date):

12. a. [X] 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):
 SEP 20 2006

Clerk, by C. Hansen Deputy

Form Adopted for Mandatory Use
 Judicial Council of California
 EJ-001 [Rev January 1 2006]

ABSTRACT OF JUDGMENT (CIVIL)

Page 1 of 2
 Code of Civil Procedure, §§ 488.480,

TREASURER-TAX COLLECTOR
STOP 1110

DOC # 2006-0795634

10/30/2006 08:00A Fee:NC

Page 1 of 1

Recorded in Official Records

County of Riverside

Larry U. 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

01323 HEMET NEWS

NOTICE OF POWER TO SELL TAX-DEFAULTED PROPERTY

2
M
036
036

Which, pursuant to law was declared to be Tax-Defaulted on
for the nonpayment of delinquent taxes in the amount of
for the fiscal year 1999-2000 . Default Number

JUNE 30, 2000

\$1,369.78

2000-461130013-0000

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:

AJA, ROMAN & MYRNA

and is situated in said county, State of California, described as follows:

461130013-3

Assessor's Parcel Number

THE SOUTH HALF OF THE NORTHERLY TWO-THIRDS OF THAT PORTION OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 5 SOUTH, RANGE 2 WEST, SAN BERNARDINO BASE AND MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21; THENCE SOUTHERLY, ALONG THE WESTERLY LINE OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, A DISTANCE OF 1320 FEET, MORE OR LESS, TO THE SOUTHWEST CORNER THEREOF; THENCE EASTERLY, ALONG THE SOUTHERLY LINE OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, A DISTANCE OF 940.64 FEET, MORE OR LESS, TO A POINT 60 FEET WESTERLY, MEASURED ALONG SAID SOUTHERLY LINE OF THE SOUTHEAST QUARTER, FROM THE SOUTHWEST CORNER OF THE LAND CONVEYED TO LARRY P. MURPHY, ET UX, BY DEED RECORDED FEBRUARY 20, 1970 AS INSTRUMENT NO. 16486 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA; THENCE NORTHERLY, PARALLEL WITH THE WESTERLY LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 21, A DISTANCE OF 660 FEET, THENCE EASTERLY, PARALLEL WITH THE SOUTHERLY LINE OF THE SOUTHEAST QUARTER OF SAID SECTION 21, A DISTANCE OF 4.80 FEET, THENCE NORTHERLY PARALLEL WITH THE WESTERLY LINE OF SAID SECTION 21, 660 FEET, MORE OR LESS, TO THE NORTHERLY LINE OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21; THENCE 945.44 FEET, MORE OR LESS, ALONG THE NORTHERLY LINE OF SAID SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SAID SECTION 21, TO THE POINT OF BEGINNING.

State of California Executed on
RIVERSIDE County JULY 1, 2006

By: *Pe McMinnell*
Tax Collector

On OCT 27 2006, before me, Larry W. Ward, Assessor, Clerk Recorder, Paul McDonnell personally known to me to be the Treasurer and Tax Collector for Riverside County and the person who subscribed to the within instrument in his capacity as the County Tax Collector, and that by his signature on the instrument executed the instrument on behalf of the the County of Riverside.

WITNESS my hand and official seal.

LARRY W. WARD
Assessor, Clerk-Recorder

By: *Diane Dea*
Deputy



§§3691, 3691.1, 3691.2 R&T Code

TDL 7-01 (1-98)

Public Record



John Boyd
DIRECTOR

CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE

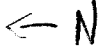
4080 LEMON STREET, 12TH FLOOR
RIVERSIDE, CALIFORNIA 92501
(951) 955-2004 • FAX (951) 955-2023

PROPERTY SITUS: Parcel on Grand
CASE#: CV07-4305 - EOS

A.P.N: 461-130-013, -014
Provide North Arrow

DRAWN ON: 08/19/09

DRAWN BY C. Forrey #83



REAR PROPERTY LINE

S
I
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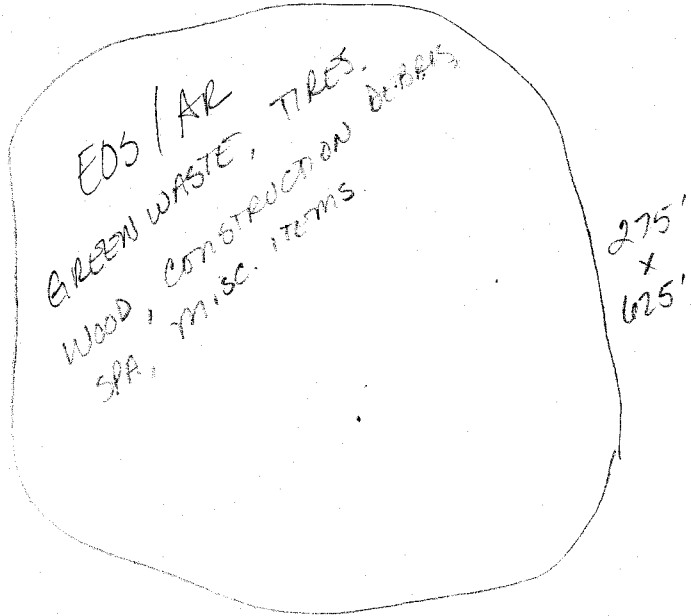
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NOT TO SCALE

FRONT PROPERTY LINE

— GRAND AVE —

EXHIBIT NO.

D





09/21/2009





PHOTO# 1 Notes: Tires



PHOTO # 2 Notes: Green waste, construction debris.



PHOTO #3 Notes: Furniture, wood miscellaneous items guarded by an angry Llama

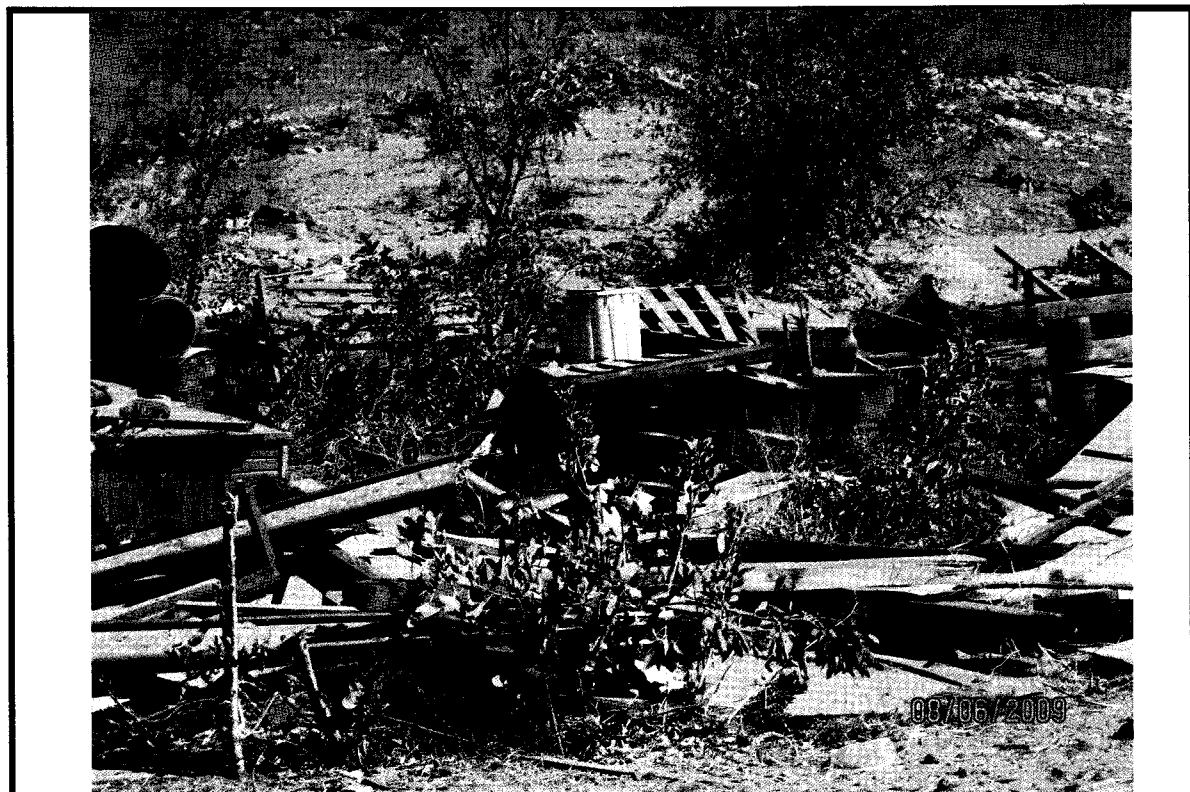
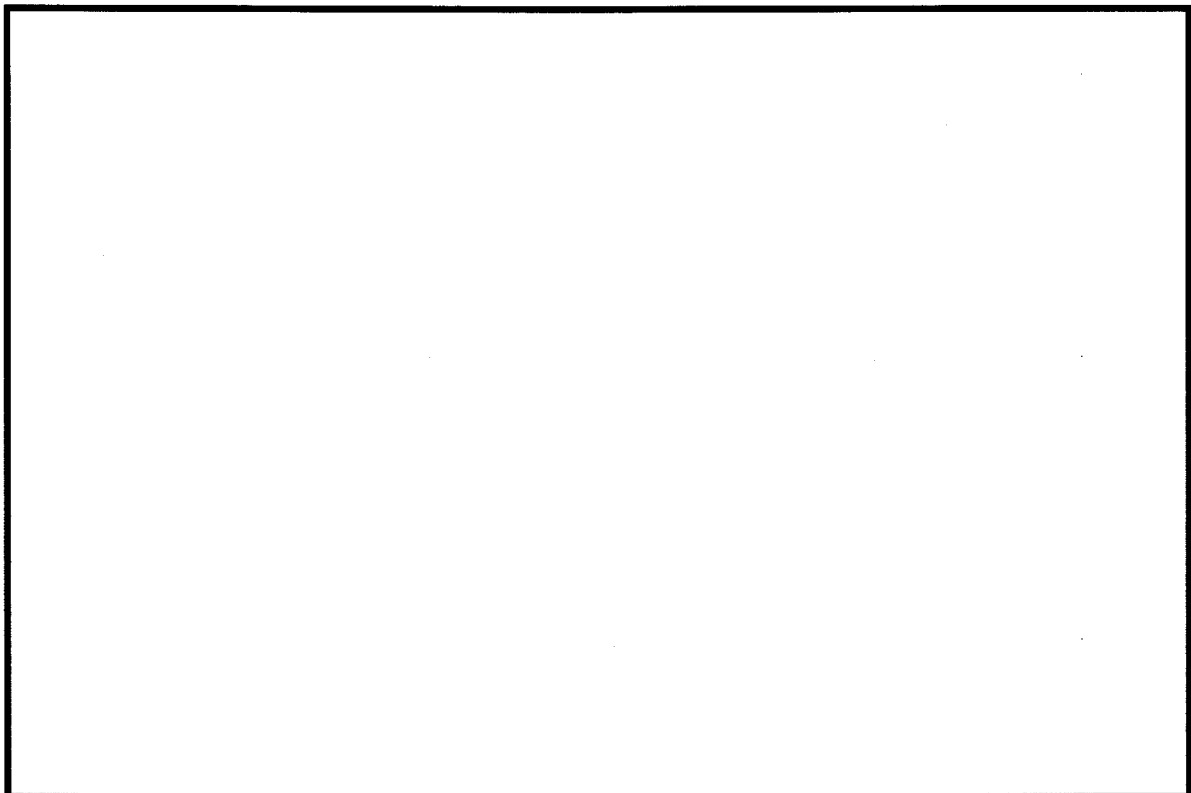


PHOTO #4 Notes: Spa, barrels, wood, green waste



PHOTO #5 Notes: Fencing on derelict trailer





PHOTO# 1 Notes: AR still on property



PHOTO # 2 Notes: AR still on property



PHOTO #3 Notes: AR :Dismantled trailer bodies, wood pallets, miscellaneous items

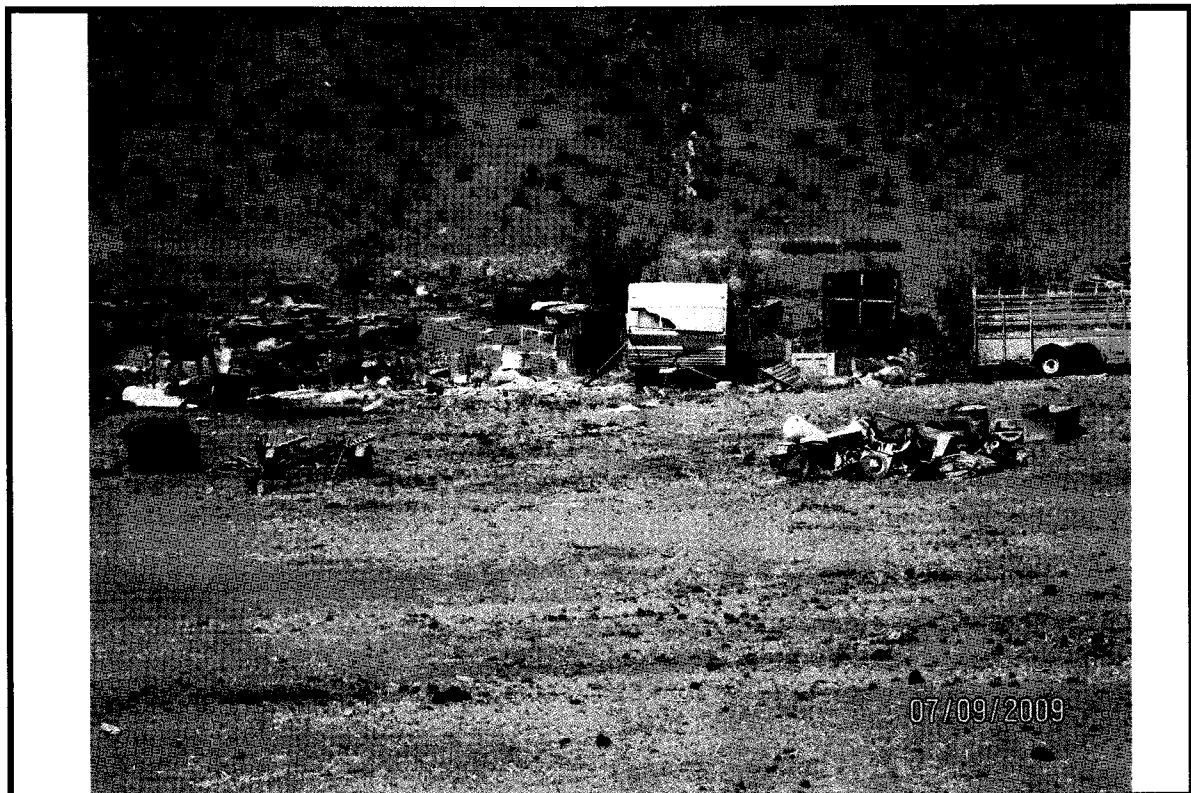


PHOTO #4 Notes: AR: metal, wood, construction materials, miscellaneous items

PHOTO EVIDENCE CASE NO. CV07-4305 C. FORREY

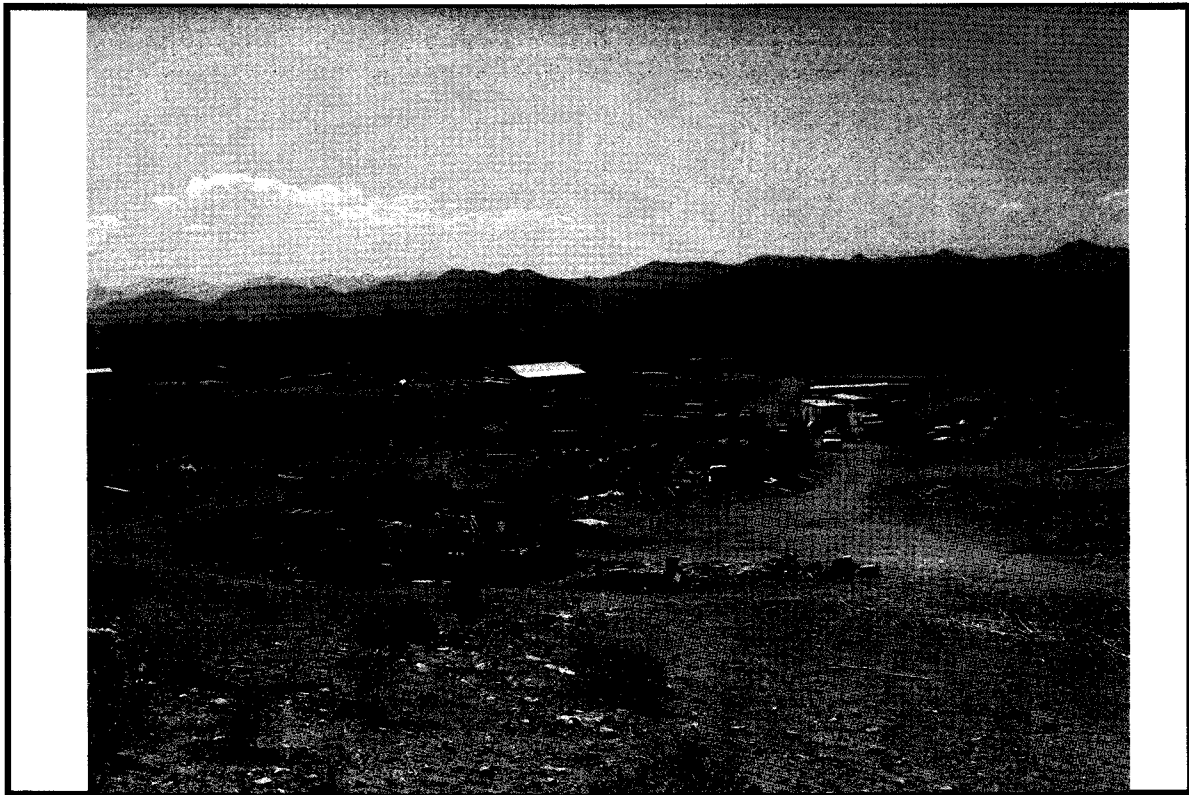


PHOTO # 1 DATE: 08-16-07

Notes: Overview of property, looking Southwest



PHOTO # 2 DATE: 08-16-07

Notes: Accumulated rubbish in the ravine

EXHIBIT NO. DWO

PHOTO EVIDENCE CASE NO. CV07-4305 C. FORREY



PHOTO # 3 DATE: 08-16-07

Notes: Accumulated Rubbish in the ravine



PHOTO # 4 DATE: 08-16-07

Notes: Piles of rubbish

EXHIBIT NO. D11

COUNTY OF RIVERSIDE
CODE ENFORCEMENT DEPARTMENT

NOTICE OF VIOLATION

CW02-4305
CASE NO.: _____ APN 461-130-013,014

THE PROPERTY AT Parcel 7/6 Grand ave, Winchester
WAS INSPECTED AT 09:00 am ON 08-16-07
BY C. Torrey #83

(Name of Inspector or Investigator/ Badge No.)
AND FOUND TO BE IN VIOLATION OF RIVERSIDE COUNTY CODE
AS FOLLOWS:
CODE RCC 17.14 SECTION 010

EXCESSIVE OUTSIDE STORAGE

YOU ARE DIRECTED TO COMPLY WITH THIS NOTICE BY
REDUCE ALL OUTSIDE STORAGE TO 200 SQ FT,
3' HIGH

IMMEDIATELY. A FOLLOW-UP INVESTIGATION WILL BE CONDUCTED
ON OR ABOUT 09-16-07. FAILURE TO COMPLY BY THIS DATE
COULD RESULT IN THE ISSUANCE OF AN ADMINISTRATIVE
CITATION, AND THE IMPOSITION OF A LIEN ON THE PROPERTY FOR
THE ABATEMENT AND ENFORCEMENT COSTS.

PENALTY FOR FAILURE TO COMPLY

A FINE MAY BE ASSESSED AT THE RATE OF:
\$100 FOR EACH VIOLATION ON THE FIRST OFFENSE
\$200 FOR EACH VIOLATION ON THE SECOND OFFENSE
\$500 FOR EACH VIOLATION ON THE THIRD OFFENSE

NOTICE IS HEREBY GIVEN THAT AT THE CONCLUSION OF THIS
CASE YOU WILL RECEIVE A SUMMARY OF ADMINISTRATIVE COSTS
ASSOCIATED WITH THE PROCESSING OF SUCH VIOLATION(S), AT AN
HOURLY RATE OF \$ 109. AS DETERMINED BY THE BOARD OF
SUPERVISORS. YOU WILL HAVE THE RIGHT TO OBJECT TO THESE
CHARGES BY FILING A REQUEST FOR HEARING WITH THE
DEPARTMENT OF BUILDING & SAFETY WITHIN TEN (10) DAYS OF
SERVICE OF THE SUMMARY OF CHARGES, PURSUANT TO SECTION
C. OF RIVERSIDE COUNTY CODE 1.16.080

C. Torrey
SIGNATURE -INSPECTOR OR INVESTIGATOR

OFFICE LOCATIONS: (See Reverse Side)

RECEIVED BY: POSTED DATE: 08-16-07

EXHIBIT NO. E

COUNTY OF RIVERSIDE
Code Enforcement Department
A Division of Transportation and Land Management Agency

AFFIDAVIT OF POSTING OF NOTICES

Case No.: CV07- 4305

I, the undersigned, hereby declare:

1. I am employed by the Riverside County Code Enforcement Department, and that my business address is:

County of Riverside
Code Enforcement Department
43590 E. Acacia Ave. Ste. A
Hemet, Ca. 92544-5343

2. That on **08/16/07 @ 12:15.M.**, I securely and conspicuously posted a **NOTICE OF VIOLATION FOR OF RCC 17.16.010 EXCESSIVE OUTSIDE STORAGE**

Property Address: Parcel on Grand Ave, Winchester
Assessor's Parcel Number: 461-130-013,014

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

Executed on **08/16/07** at Hemet, California.

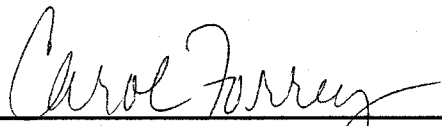
By: 
Carol Forrey, Code Enforcement Officer

EXHIBIT NO. E2

COUNTY OF RIVERSIDE
CODE ENFORCEMENT DEPARTMENT

NOTICE OF VIOLATION

CV07-4305
CASE NO.: 4305 APN 461-130-013,014

THE PROPERTY AT Parcel #10 Grand Ave, Winchester
WAS INSPECTED AT 9:00 am ON 08-16-07
BY C. Forrey #83

(Name of Inspector or Investigator/ Badge No.)

AND FOUND TO BE IN VIOLATION OF RIVERSIDE COUNTY CODE
AS FOLLOWS:

CODE REC 8.120 SECTION _____

Accumulated Rubbish

YOU ARE DIRECTED TO COMPLY WITH THIS NOTICE BY
Remove all accumulated rubbish and
dispose of it in an approved, legal landfill

IMMEDIATELY. A FOLLOW-UP INVESTIGATION WILL BE CONDUCTED
ON OR ABOUT 9-16-07. FAILURE TO COMPLY BY THIS DATE
COULD RESULT IN THE ISSUANCE OF AN ADMINISTRATIVE
CITATION, AND THE IMPOSITION OF A LIEN ON THE PROPERTY FOR
THE ABATEMENT AND ENFORCEMENT COSTS.

PENALTY FOR FAILURE TO COMPLY

A FINE MAY BE ASSESSED AT THE RATE OF:

\$100 FOR EACH VIOLATION ON THE FIRST OFFENSE

\$200 FOR EACH VIOLATION ON THE SECOND OFFENSE

\$500 FOR EACH VIOLATION ON THE THIRD OFFENSE

NOTICE IS HEREBY GIVEN THAT AT THE CONCLUSION OF THIS
CASE YOU WILL RECEIVE A SUMMARY OF ADMINISTRATIVE COSTS
ASSOCIATED WITH THE PROCESSING OF SUCH VIOLATION(S), AT AN
HOURLY RATE OF \$ 109. AS DETERMINED BY THE BOARD OF
SUPERVISORS. YOU WILL HAVE THE RIGHT TO OBJECT TO THESE
CHARGES BY FILING A REQUEST FOR HEARING WITH THE
DEPARTMENT OF BUILDING & SAFETY WITHIN TEN (10) DAYS OF
SERVICE OF THE SUMMARY OF CHARGES, PURSUANT TO SECTION
C. OF RIVERSIDE COUNTY CODE 1.16.080

C. Forrey

SIGNATURE - INSPECTOR OR INVESTIGATOR

OFFICE LOCATIONS: (See Reverse Side)

RECEIVED BY:

POSTED

DATE: 08-16-07

EXHIBIT NO. E3

COUNTY OF RIVERSIDE

Code Enforcement Department

A Division of Transportation and Land Management Agency

AFFIDAVIT OF POSTING OF NOTICES

Case No.: CV07- 4305

I, the undersigned, hereby declare:

1. I am employed by the Riverside County Code Enforcement Department, and that my business address is:

County of Riverside
Code Enforcement Department
43590 E. Acacia Ave. Ste. A
Hemet, Ca. 92544-5343

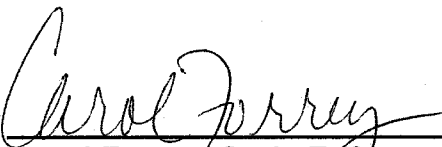
2. That on **08/16/07 @ 12:15.M.**, I securely and conspicuously posted a **NOTICE OF VIOLATION FOR OF RCC 8.120, ACCUMULATED RUBBISH**

Property Address: Parcel on Grand Ave, Winchester

Assessor's Parcel Number: 461-130-013,014

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

Executed on **08/16/07** at Hemet, California.

By: 

Carol Forrey, Code Enforcement Officer

EXHIBIT NO. 54



JAY E. ORR
DIRECTOR

CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE

39493 LOS ALAMOS RD., SUITE A
MURRIETA, CALIFORNIA 92563
(951) 600-6140 • FAX (951) 600-6190

MICHAEL O'CONNOR
DEPUTY DIRECTOR

BRIAN BLACK
STEVE BLOOMQUIST
JOHN BOYD
JAMES P. MONROE
DIVISION MANAGERS

NOTICE OF VIOLATION

SEPTEMBER 13, 2007

RAMON & MYRNA AJA
1151 ESPLANADE AVE.
HEMET, CA 92545

Re: Case No.: CV07-4305

NOTICE IS HEREBY GIVEN that property owned or controlled by you at PARCEL NORTH OF GRAND AVE., WINCHESTER, CA, Assessor's Parcel Number 461-130-013 & 461-130-014, is in violation of Section(s) 17.16.010, of Riverside County Code relating to zoning requirements. Said violation is described as:

1. EXCESSIVE OUTSIDE STORAGE

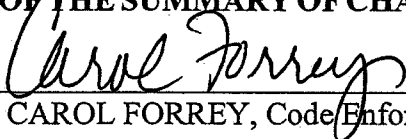
YOU ARE HEREBY REQUIRED TO COMPLY with the provisions of the ordinance by:

1. REDUCE ALL OUTSIDE STORAGE TO 200 SQUARE FEET OR LESS, UNDER THREE FEET IN HEIGHT, AND MOVE TO REAR OF PROPERTY.

COMPLIANCE MUST BE COMPLETED BY OCTOBER 13, 2007. FAILURE TO COMPLY WILL RESULT IN LEGAL ACTION BEING BROUGHT AGAINST YOU.

NOTICE IS HEREBY GIVEN THAT AT THE CONCLUSION OF THIS CASE YOU WILL RECEIVE A SUMMARY OF ADMINISTRATIVE COSTS ASSOCIATED WITH THE PROCESSING OF SUCH VIOLATION(S), AT AN HOURLY RATE OF \$109.00 AS DETERMINED BY THE BOARD OF SUPERVISORS.

YOU WILL HAVE THE RIGHT TO OBJECT TO THESE CHARGES BY FILING A REQUEST FOR HEARING WITH THE DEPARTMENT OF BUILDING & SAFETY WITHIN TEN (10) DAYS OF SERVICE OF THE SUMMARY OF CHARGES, PURSUANT TO SECTION 1.16.080 OF RIVERSIDE COUNTY CODE.



CAROL FORREY, Code Enforcement Officer

EXHIBIT NO. ES



JAY E. ORR
DIRECTOR

CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE

39493 LOS ALAMOS RD., SUITE A
MURRIETA, CALIFORNIA 92563
(951) 600-6140 • FAX (951) 600-6190

MICHAEL O'CONNOR
DEPUTY DIRECTOR

BRIAN BLACK
STEVE BLOOMQUIST
JOHN BOYD
JAMES P. MONROE
DIVISION MANAGERS

NOTICE OF VIOLATION

SEPTEMBER 13, 2007

RAMON & MYRNA AJA
1151 ESPLANADE AVE.
HEMET, CA 92545

RE CASE NO.: CV07-4305

NOTICE IS HEREBY GIVEN that properties owned or controlled by you described as PARCEL NORTH OF GRAND AVE., WINCHESTER, CA, Assessor's Parcel Number 461-130-013 & 461-130-014, are in violation of Riverside County Code Chapter 8.120 and constitutes a public nuisance. The subject properties are dangerous or injurious to the public because of the unauthorized accumulation of rubbish, trash and/or debris, specifically including but not limited to the following: VEGETATION WASTE, APPLIANCES, FURNITURE, HOUSEHOLD WASTE, ETC.

AS OWNER OF RECORD, you are required to abate the public nuisance by removal of all rubbish, trash, or debris from the subject properties within thirty (30) days of the date of this notice. ANY OTHER PARTY WITH INTEREST IN THE SUBJECT PROPERTY may thereafter abate the public nuisance within (15) days after expiration of the thirty (30) day period.

NOTICE IS HEREBY GIVEN THAT YOUR FAILURE TO COMPLY TO THIS NOTICE WILL RESULT IN FURTHER CIVIL, CRIMINAL OR ADMINISTRATIVE PROCEEDINGS FOR THE ABATEMENT OF THE PUBLIC NUISANCE AND COULD RESULT IN THE IMPOSITION OF A LIEN ON THE SUBJECT PROPERTIES FOR COSTS, INCLUDING ATTORNEYS' FEES, RELATED TO THE ENFORCEMENT OF THE ORDINANCES AND ABATEMENT OF THE VIOLATIVE CONDITIONS. A "NOTICE OF NONCOMPLIANCE" HAS BEEN RECORDED AGAINST THE SUBJECT PROPERTIES.

PLEASE BE ADVISED that the costs already accrued in this case, including but not limited to, enforcement and investigation costs, are recoverable by the Department, as allowed under Riverside County Ordinance number 725. The Department may seek recovery of such costs from the property owner(s) which may result in a special assessment lien against the property. Additionally, should Code Enforcement abate the property, the costs associated therewith, as well as all abatement costs allowed under Riverside County Ordinance 725, will be sought from the property owner(s) and/or may result in a special assessment lien against the property.

NOTICE IS ADDITIONALLY GIVEN that in accordance with § § 17274 and 24426.5 of the Revenue and Tax Code, a tax deduction may not be allowed for interest, taxes, depreciation, or amortization paid or incurred in the taxable year affected by these proceedings.

CODE ENFORCEMENT DEPARTMENT

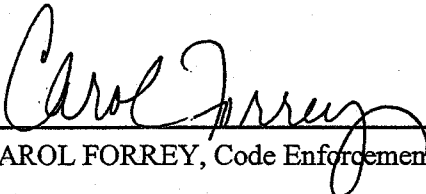

CAROL FORREY, Code Enforcement Officer

EXHIBIT NO. EL

PROOF OF SERVICE BY MAIL

Case No. CV07-4305

I, the undersigned, say I am a citizen of the United States and am employed in the County of Riverside, over the age of 18 years and not a party to the within action or proceeding; that my business address is 39493 Los Alamos Rd., Suite A, Murrieta, CA 92563.

I am readily familiar with our department's practice for collection and processing of correspondence for mailing with the United States Postal Service. Correspondence is deposited with the United States Postal Service on the same day in the ordinary course of business.

That on the 13TH of SEPTEMBER, 2007, I served a copy of the papers to which this proof of service is attached, entitled:

NOTICE OF VIOLATION, (RCC 17.16.010)
NOTICE OF VIOLATION, (RCC 8.120.010)

by depositing a copy thereof in an envelope for deposit in the United States Postal Service via Certified Mail, return receipt requested, and addressed as follows:

RAMON & MYRNA AJA
1151 ESPLANADE AVE.
HEMET, CA 92545

The envelope was sealed and placed for collection and mailing at MURRIETA, CALIFORNIA, on the same date following the ordinary business practices.

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

Executed this 13TH of SEPTEMBER, 2007 at 39493 Los Alamos Rd., Suite A, Murrieta, California 92563.


AMANDA RODRIGUEZ, Code Enforcement Aide

Article Number: 7006-3450-0001-5829-5056

EXHIBIT NO. E1

461130013

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

RAMON & MYRNA AJA
1151 ESPLANADE AVE.
HEMET, CA 92545
 CV07-4305 / CF

2. Article Number
(Transfer from service label)

7006 3450 0001 5829 5056

PS Form 3811, August 2006 Domestic Return Receipt 102595-02-M-1540

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 X *Myrna Aja* Agent Addressee

B. Received by (Printed Name)
1151 W. Esplanade

C. Date of Delivery
9-15-07

D. Is delivery address different from item 1? Yes No
 If YES, enter delivery address below:

REC'D SEP 24 2007

3. Service Type
 Certified Mail Express Mail
 Registered Return Receipt for Merchandise
 Insured Mail C.O.D.

4. Restricted Delivery? (Extra Fee) Yes

U.S. Postal Service™
CERTIFIED MAIL™ RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com

OFFICIAL USE

Postage	\$	
Certified Fee		
Return Receipt Fee <i>(Endorsement Required)</i>		
Restricted Delivery Fee <i>(Endors)</i>		
Total		

Postmark Here

Sent To
RAMON & MYRNA AJA
1151 ESPLANADE AVE.
HEMET, CA 92545
 CV07-4305 / CF

PS Form 3800, August 2006 See Reverse for Instructions

EXHIBIT NO. E8



JAY E. ORR
DIRECTOR

CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE

39493 LOS ALAMOS RD., SUITE A
MURRIETA, CALIFORNIA 92563
(951) 600-6140 • FAX (951) 600-6190

JOHN BOYD
DEPUTY DIRECTOR

BRIAN BLACK
STEVE BLOOMQUIST
NEIL LINGLE
JAMES P. MONROE
DIVISION MANAGERS

NOTICE OF VIOLATION

DECEMBER 18, 2007

(SEE NOTICE LIST / INTERESTED PARTIES)

Re: Case No.: CV07-4305

NOTICE IS HEREBY GIVEN that property owned or controlled by you at PARCEL ON GRAND AVE., WINCHESTER, CA, Assessor's Parcel Number 461-130-013 & 461-130-014, is in violation of Section(s) 17.16.010, of Riverside County Code relating to zoning requirements. Said violation is described as:

1. EXCESSIVE OUTSIDE STORAGE

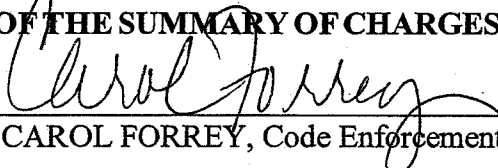
YOU ARE HEREBY REQUIRED TO COMPLY with the provisions of the ordinance by:

1. REDUCE ALL OUTSIDE STORAGE TO 200 SQUARE FEET OR LESS, UNDER THREE FEET IN HEIGHT, AND MOVE TO REAR OF PROPERTY.

COMPLIANCE MUST BE COMPLETED BY JANUARY 17, 2008. FAILURE TO COMPLY WILL RESULT IN LEGAL ACTION BEING BROUGHT AGAINST YOU.

NOTICE IS HEREBY GIVEN THAT AT THE CONCLUSION OF THIS CASE YOU WILL RECEIVE A SUMMARY OF ADMINISTRATIVE COSTS ASSOCIATED WITH THE PROCESSING OF SUCH VIOLATION(S), AT AN HOURLY RATE OF \$109.00 AS DETERMINED BY THE BOARD OF SUPERVISORS.

YOU WILL HAVE THE RIGHT TO OBJECT TO THESE CHARGES BY FILING A REQUEST FOR HEARING WITH THE DEPARTMENT OF BUILDING & SAFETY WITHIN TEN (10) DAYS OF SERVICE OF THE SUMMARY OF CHARGES, PURSUANT TO SECTION 1.16.080 OF RIVERSIDE COUNTY CODE.



CAROL FORREY, Code Enforcement Officer

EXHIBIT NO. EA



JAY E. ORR
DIRECTOR

CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE

39493 LOS ALAMOS RD., SUITE A
MURRIETA, CALIFORNIA 92563
(951) 600-6140 • FAX (951) 600-6190

JOHN BOYD
DEPUTY DIRECTOR

BRIAN BLACK
STEVE BLOOMQUIST
NEIL LINGLE
JAMES P. MONROE
DIVISION MANAGERS

NOTICE OF VIOLATION

DECEMBER 18, 2007

(SEE NOTICE LIST / INTERESTED PARTIES)

RE CASE NO.: CV07-4305

NOTICE IS HEREBY GIVEN that properties owned or controlled by you described as PARCEL ON GRAND AVE., WINCHESTER, CA, Assessor's Parcel Number 461-130-013 & 461-130-014, are in violation of Riverside County Code Chapter 8.120 and constitutes a public nuisance. The subject properties are dangerous or injurious to the public because of the unauthorized accumulation of rubbish, trash and/or debris, specifically including but not limited to the following: VEGETATION WASTE, APPLIANCES, FURNITURE, HOUSEHOLD WASTE, ETC.

AS OWNER OF RECORD, you are required to abate the public nuisance by removal of all rubbish, trash, or debris from the subject properties within thirty (30) days of the date of this notice. ANY OTHER PARTY WITH INTEREST IN THE SUBJECT PROPERTY may thereafter abate the public nuisance within (15) days after expiration of the thirty (30) day period.

NOTICE IS HEREBY GIVEN THAT YOUR FAILURE TO COMPLY TO THIS NOTICE WILL RESULT IN FURTHER CIVIL, CRIMINAL OR ADMINISTRATIVE PROCEEDINGS FOR THE ABATEMENT OF THE PUBLIC NUISANCE AND COULD RESULT IN THE IMPOSITION OF A LIEN ON THE SUBJECT PROPERTIES FOR COSTS, INCLUDING ATTORNEYS' FEES, RELATED TO THE ENFORCEMENT OF THE ORDINANCES AND ABATEMENT OF THE VIOLATIVE CONDITIONS. A "NOTICE OF NONCOMPLIANCE" HAS BEEN RECORDED AGAINST THE SUBJECT PROPERTIES.

PLEASE BE ADVISED that the costs already accrued in this case, including but not limited to, enforcement and investigation costs, are recoverable by the Department, as allowed under Riverside County Ordinance number 725. The Department may seek recovery of such costs from the property owner(s) which may result in a special assessment lien against the property. Additionally, should Code Enforcement abate the property, the costs associated therewith, as well as all abatement costs allowed under Riverside County Ordinance 725, will be sought from the property owner(s) and/or may result in a special assessment lien against the property.

NOTICE IS ADDITIONALLY GIVEN that in accordance with § § 17274 and 24426.5 of the Revenue and Tax Code, a tax deduction may not be allowed for interest, taxes, depreciation, or amortization paid or incurred in the taxable year affected by these proceedings.

CODE ENFORCEMENT DEPARTMENT

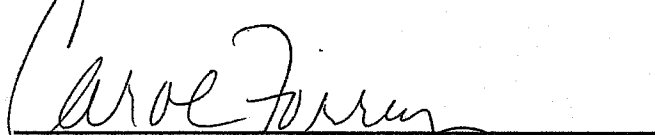

CAROL FORREY, Code Enforcement Officer

EXHIBIT NO. ET0



JAY E. ORR
DIRECTOR

CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE

39493 LOS ALAMOS RD., SUITE A
MURRIETA, CALIFORNIA 92563
(951) 600-6140 • FAX (951) 600-6190

JOHN BOYD
DEPUTY DIRECTOR

BRIAN BLACK
STEVE BLOOMQUIST
NEIL LINGLE
JAMES P. MONROE
DIVISION MANAGERS

NOTICE LIST / INTERESTED PARTIES

DECEMBER 18, 2007

RE: Case No.: CV07-4305
APN No.: 461-130-013 & 461-130-014
Address: PARCEL ON GRAND AVE., WINCHESTER, CA

1. MR. & MRS. ROMAN AJA
33655 GRAND AVE.
WINCHESTER, CA 92343
2. WINN AND SIMS
P.O. BOX 1216
FULLERTON, CA 92832
3. WIN AND SIMS
ATTN: APC NO. 06-02155-0
110 E. WILSHIRE AVE., STE 212
FULLERTON, CA 92832
4. ROSEMARY S. AJA
1151 ESPLANADE AVE.
HEMET, CA 92543
5. KEY BANK NATIONAL ASSOCIATION
4910 TIEDMAN RD.
BROOKLYN, OH 44144

EXHIBIT NO.

PROOF OF SERVICE BY MAIL

Case No. CV07-4305

I, the undersigned, say I am a citizen of the United States and am employed in the County of Riverside, over the age of 18 years and not a party to the within action or proceeding; that my business address is 39493 Los Alamos Rd., Suite A, Murrieta, CA 92563.

I am readily familiar with our department's practice for collection and processing of correspondence for mailing with the United States Postal Service. Correspondence is deposited with the United States Postal Service on the same day in the ordinary course of business.

That on December 18, 2007, I served a copy of the papers to which this proof of service is attached, entitled:

NOTICE OF VIOLATION, (RCC 8.120.010)

NOTICE OF VIOLATION, (RCC 17.16.010)

by depositing a copy thereof in an envelope for deposit in the United States Postal Service via Certified Mail, return receipt requested, and addressed as follows:

(SEE NOTICE LIST / INTERESTED PARTIES)

The envelope was sealed and placed for collection and mailing at MURRIETA, CALIFORNIA, on the same date following the ordinary business practices.

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

Executed this December 18, 2007 at 39493 Los Alamos Rd., Suite A, Murrieta, California 92563.


AMANDA RODRIGUEZ, Code Enforcement Aide

Article Number: 7006-3450-0001-5829-9498

7006-3450-0001-5829-9504

7006-3450-0001-5829-9511

7006-3450-0001-5829-9528

7006-3450-0001-5829-9535

EXHIBIT NO. E12

461-130-013

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

WINN AND SIMS
P.O. BOX 1216
FULLERTON, CA 92832
CV07-4305 / CF

REC'D DEC 21 2007
2. Article Number
(Transfer from service label)
7006 3450 0001 5829 9504
PS Form 3811, August 2001

Domestic Return Receipt

COMPLETE THIS SECTION ON DELIVERY

- A. Signature Agent Addressee
- B. Received by (Printed Name) C. Date of Delivery
- D. Is delivery address different from item 1? If YES, enter delivery address below: Yes No



- 3. Services Type
 - Certified Mail
 - Registered
 - Insured Mail
 - Express Mail
 - Return Receipt for Merchandise
 - C.O.D.
- 4. Restricted Delivery? (Extra Fee) Yes No

102595-02-M-1540

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

WIN AND SIMS
ATTN: APC NO. 06-02155-0
110 E. WILSHIRE AVE., STE 212
FULLERTON, CA 92832
CV07-4305 / CF

REC'D DEC 21 2007
2. Article Number
(Transfer from service label)
7006 3450 0001 5829 9511
PS Form 3811, August 2001

Domestic Return Receipt

COMPLETE THIS SECTION ON DELIVERY

- A. Signature Agent Addressee
- B. Received by (Printed Name) C. Date of Delivery
- D. Is delivery address different from item 1? If YES, enter delivery address below: Yes No



- 3. Services Type
 - Certified Mail
 - Registered
 - Insured Mail
 - Express Mail
 - Return Receipt for Merchandise
 - C.O.D.
- 4. Restricted Delivery? (Extra Fee) Yes No

102595-02-M-1540

U.S. Postal Service™
CERTIFIED MAIL™ RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com

OFFICIAL USE

Postage	\$	Postmark Here
Certified Fee		
Return Receipt Fee (Endorsement Required)		
Restricted Delivery Fee (Endorsement Required)		

Total
Sent To
Street, Apt. No., or PO Box No.
City, State, ZIP+4

WIN AND SIMS
ATTN: APC NO. 06-02155-0
110 E. WILSHIRE AVE., STE 212
FULLERTON, CA 92832
CV07-4305 / CF

PS Form 3800, August 2006

See Reverse for Instructions

TT56 6285 T000 054E 9002

U.S. Postal Service™
CERTIFIED MAIL™ RECEIPT
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For delivery information visit our website at www.usps.com

OFFICIAL USE

Postage	\$	Postmark Here
Certified Fee		
Return Receipt Fee (Endorsement Required)		
Restricted Delivery Fee (Endorsement Required)		

Total Postage
Sent To
Street, Apt. No., or PO Box No.
City, State, ZIP+4

WINN AND SIMS
P.O. BOX 1216
FULLERTON, CA 92832
CV07-4305 / CF

PS Form 3800, August 2006

4056 6285 T000 054E 9002

EXHIBIT NO. 513

County of Riverside
Code Enforcement Department
39493 Los Alamos Road
Murrieta, CA 92563

RETURN RECEIPT REQUESTED

REC'D JAN 02 2008

MR. & MRS. ROMAN AJA
33655 GRAND AVE.
WINCHESTER, CA 92343

Handwritten signature/initials
VDP
SUD

7006 3450 0001 5829 9498



PRESORTED
FIRST CLASS



02 1A
0004337431
MAILED FROM ZIP CODE 92504



\$05.210
DEC 18 2007

CERTIFIED MAIL

U.S. Postal Service™
CERTIFIED MAIL™ RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com®

OFFICIAL USE

9646 6285 1000 054E 9002

Postage	\$	
Certified Fee		
Return Receipt Fee (Endorsement Required)		
Restricted Delivery Fee (Endorsement Required)		

Postmark
Here

Total
Sent To
Street or PO
City, &
MR. & MRS. ROMAN AJA
33655 GRAND AVE.
WINCHESTER, CA 92343
CV07-4305 / CF

PS Form 3800, August 2006

See Reverse for Instructions

EXHIBIT NO. E14

461-130-013

SENDER: COMPLETE THIS SECTION

1. Article Addressed to:
ROSEMARY S. AJA
1151 ESPLANADE AVE.
HEMET, CA 92543
 CV07-4305 / CF

2. Article Number
 (Transfer from service label)
 PS Form 3811, August 2001
 Domestic Return Receipt

7006 3450 0001 5829 9528

102596-02-M-1540

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 X *ROMANA* Agent Addressee

B. Received by (Printed Name)
ROMANA C. Date of Delivery
12/20/07

D. Is delivery address different from item 1?
 If YES, enter delivery address below: Yes No

3. Service Type
 Certified Mail Express Mail
 Registered Return Receipt for Merchandise
 Insured Mail C.O.D.

4. Restricted Delivery? (Extra Fee) Yes

SENDER: COMPLETE THIS SECTION

1. Article Addressed to:
KEY BANK NATIONAL ASSOCIATION
4910 TIEDMAN RD.
BROOKLYN, OH 44144
 CV07-4305 / CF

2. Article Number
 (Transfer from service label)
 PS Form 3811, August 2001
 Domestic Return Receipt

7006 3450 0001 5829 9535

102596-02-M-1540

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 X *[Signature]* Agent Addressee

B. Received by (Printed Name)
[Signature] C. Date of Delivery
12/20/07

D. Is delivery address different from item 1?
 If YES, enter delivery address below: Yes No

Service Type
 Certified Mail Express Mail
 Registered Return Receipt for Merchandise
 Insured Mail C.O.D.

4. Restricted Delivery? (Extra Fee) Yes

REC'D DEC 20 8 2007
 BROOKLYN, OH

U.S. Postal Service™
CERTIFIED MAIL™ RECEIPT
 (Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com

OFFICIAL USE

Postage \$
 Certified Fee
 Return Receipt Fee (Endorsement Required)
 Restricted Delivery Fee (Endorsement Required)

Total Posta

Sent To
 Street, Apt. N or PO Box N
 City, State, Zi

ROSEMARY S. AJA
 1151 ESPLANADE AVE.
 HEMET, CA 92543
 CV07-4305 / CF

PS Form 3800, August 2006

See Reverse for Instructions

9256 6295 1000 054E 900L

U.S. Postal Service™
CERTIFIED MAIL™ RECEIPT
 (Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com

OFFICIAL USE

Postage \$
 Certified Fee
 Return Receipt Fee (Endorsement Required)
 Restricted Delivery Fee (Endorsement Required)

Postmark Here

KEY BANK NATIONAL ASSOCIATION-
 4910 TIEDMAN RD.
 BROOKLYN, OH 44144
 CV07-4305 / CF

PS Form 3800, A

EXHIBIT NO. *EIS*

5E56 6295 1000 054E 900L

When recorded please mail to:
5025

LJC # 2008-0153931
03/28/2008 08:00A Fee:NC
Page 1 of 1
Recorded in Official Records
County of Riverside
Larry W. Ward
Assessor, County Clerk & Recorder



M
030

NOTICE OF NONCOMPLIANCE

In the matter of the Property of
ROMAN AJA &
MYRNA AJA


Case No. CV07-4305

NOTICE IS HEREBY GIVEN to all persons, pursuant to Section 10 of Ordinance Number 725 of the County of Riverside, State of California, that proceedings have been commenced with respect to violations of Riverside County Ordinance No.348, Sec. 5.1, (RCC Title 17.16.010) described as EXCESSIVE OUTSIDE STORAGE and Riverside County Ordinance No.541, (RCC Title 8.120.010) described as ACCUMULATED RUBBISH. Such Proceedings are based upon the noncompliance of such real property, located at PARCEL NORTH OF GRAND AVENUE, WINCHESTER, CA, and more particularly described as Assessor's Parcel Number 461-130-014 and having a legal description of 9.50 ACRES IN POR SE ¼ OF SEC 21 T5S, Records of Riverside County, with the requirements of Ordinance No. 348 & 541, Sec. 5.1, (RCC Title 17.16.010 & 8.120.010).

The owner has been advised to immediately correct the above-referenced violations to avoid further action by the County of Riverside which may include demolition, removal, razing, etc., to abate the public nuisance. Any costs incurred by the County, including, but not limited to investigative, administrative and abatement costs and attorneys' fees, may become a lien on the property. Further details regarding this notice may be obtained by addressing an inquiry to the Code Enforcement Department, 39493 Los Alamos Rd., Suite A, Murrieta, CA 92563, Attention Code Enforcement Officer Carol Forrey, (951)791-3600.

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

COUNTY OF RIVERSIDE
DEPARTMENT OF CODE ENFORCEMENT

By 
Michael Sanders
Code Enforcement Department

ACKNOWLEDGMENT

State of California)
County of Riverside)

On 3/19/2008 before me, Amanda Rodriguez , Notary Public, personally appeared Michael Sanders, 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.



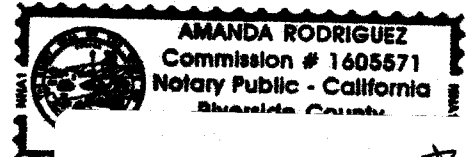


EXHIBIT NO. 

When recorded please mail to:
5025

2008-0153930
03/28/2008 08:00A Fee:NC
Page 1 of 1
Recorded in Official Records
County of Riverside
Larry W. Ward
Assessor, County Clerk & Recorder



030
M
030

NOTICE OF NONCOMPLIANCE

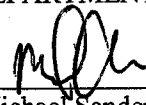
In the matter of the Property of
ROMAN AJA &)
MYRNA AJA) Case No. CV07-4305

NOTICE IS HEREBY GIVEN to all persons, pursuant to Section 10 of Ordinance Number 725 of the County of Riverside, State of California, that proceedings have been commenced with respect to violations of Riverside County Ordinance No.348, Sec. 5.1, (RCC Title 17.16.010) described as EXCESSIVE OUTSIDE STORAGE and Riverside County Ordinance No.541, (RCC Title 8.120.010) described as ACCUMULATED RUBBISH. Such Proceedings are based upon the noncompliance of such real property, located at PARCEL NORTH OF GRAND AVENUE, WINCHESTER, CA, and more particularly described as Assessor's Parcel Number 461-130-013 and having a legal description of 9.53 ACRES IN POR SE ¼ OF SEC 21 T5S, Records of Riverside County, with the requirements of Ordinance No. 348 & 541, Sec. 5.1, (RCC Title 17.16.010 & 8.120.010).

The owner has been advised to immediately correct the above-referenced violations to avoid further action by the County of Riverside which may include demolition, removal, razing, etc., to abate the public nuisance. Any costs incurred by the County, including, but not limited to investigative, administrative and abatement costs and attorneys' fees, may become a lien on the property. Further details regarding this notice may be obtained by addressing an inquiry to the Code Enforcement Department, 39493 Los Alamos Rd., Suite A, Murrieta, CA 92563, Attention Code Enforcement Officer Carol Forrey, (951)791-3600.

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

COUNTY OF RIVERSIDE
DEPARTMENT OF CODE ENFORCEMENT

By 
Michael Sanders
Code Enforcement Department

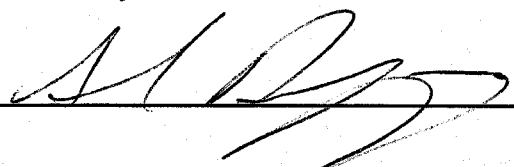
ACKNOWLEDGMENT

State of California)
County of Riverside)

On 3/19/2008 before me, Amanda Rodriguez, Notary Public, personally appeared Michael Sanders, 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 that 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.



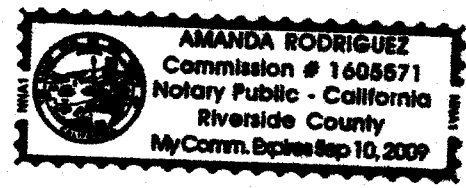


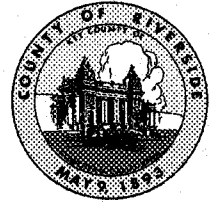
EXHIBIT NO. 72

PAMELA J. WALLS
County Counsel

Principal Deputy
KATHERINE A. LIND

OFFICE OF COUNTY COUNSEL
COUNTY OF RIVERSIDE

3535 TENTH STREET, SUITE 300
RIVERSIDE, CA 92501-3674
TELEPHONE: 951/955-6300
FAX: 951/955-6322 & 955-6363



December 3, 2009

NOTICE TO CORRECT COUNTY ORDINANCE VIOLATIONS
AND ABATE PUBLIC NUISANCE

TO: Owners and Interested Parties
(See Attached Proof of Service
and Attached Notice List)

Case No.: CV07-4305
APN: 461-130-013 & 461-130-014
Property: Parcel North of Grand Avenue, Winchester

NOTICE IS HEREBY GIVEN that a hearing will be held before the Riverside County Board of Supervisors pursuant to Riverside County Ordinance Nos. 348, 541 (RCC Title 17, 8) and 725 (RCC Title 1) to consider the abatement of the Excessive Outside Storage and Accumulation of Rubbish located on the SUBJECT PROPERTY described as **Parcel North of Grand Avenue, Winchester, Riverside County, California**, and more particularly described as Assessor's Parcel Number 461-130-013 & 461-130-014.

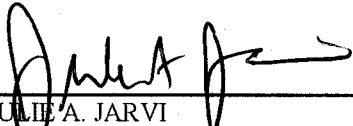
YOU ARE HEREBY DIRECTED as owner of the SUBJECT PROPERTY, to appear at this hearing to show cause why the SUBJECT PROPERTY should not be condemned as a public nuisance and be abated by removing the Excessive Outside Storage and Accumulation of Rubbish from the real property.

SAID HEARING will be held on **Tuesday, January 5, 2010, at 9:30 a.m.** in the Board of Supervisors Room, County Administrative Center, 4080 Lemon Street, 1st Floor Annex, Riverside, California at which time and place pertinent evidence will be received and/or testimony from all concerned parties will be heard. Failure to appear on your behalf will result in the exclusion of your testimony, and facts as known to the Code Enforcement Department ("Department") will be presented to the Board of Supervisors for consideration and deliberation in this matter.

Please be advised that the costs already accrued in this case, including but not limited to, enforcement and investigation costs, are recoverable by the Department, as allowed under Riverside County Ordinance No. 725. The Department may seek recovery of such costs from the property owner(s) which may result in a special assessment lien against the SUBJECT PROPERTY. Additionally, should the Department abate the property, the costs associated therewith, as well as all abatement costs allowed under Riverside County Ordinance No. 725 (RCC Title 1), will be sought from the property owner(s) and/or may result in a special assessment lien against the property.

You are encouraged to contact Supervising Code Enforcement Officer Hector Viray at (951) 600-6140 or the undersigned prior to the hearing. Please meet the undersigned and Brian Black, Supervising Code Enforcement Officer, at 8:30 a.m. on the day of the hearing in the lobby of the 1st floor annex in front of the Clerk of the Board's Office to discuss the case.

PAMELA J. WALLS
Riverside County Counsel



JULIE A. JARVI
Deputy County Counsel

EXHIBIT NO. G

1 **PROOF OF SERVICE**
2 Case Nos. CV07-4305

3 STATE OF CALIFORNIA, COUNTY OF RIVERSIDE

4 I, Yadira Oseguera, declare that I am a citizen of the United States and am employed in the County of
5 Riverside, over the age of 18 years and not a party to the within action or proceeding; that my
6 business address is 3535 Tenth Street, Suite 300, Riverside, California 92501-3674.

7 That on December 3, 2009 I served the following document(s):

8 **NOTICE TO CORRECT COUNTY ORDINANCE VIOLATIONS
9 AND ABATE PUBLIC NUISANCE**

10 by placing a true copy thereof enclosed in a sealed envelope(s) addressed as follows:

11 **Owners or Interested Parties
12 (see attached notice list)**


13 XX **BY CERTIFIED MAIL, RETURN RECEIPT REQUESTED.** I am "readily familiar"
14 with the office's practice of collection and processing correspondence for mailing. Under that
15 practice it would be deposited with the U.S. Postal Service on that same day with postage
16 thereon fully prepaid at Riverside, California, in the ordinary course of business.

17 **BY PERSONAL SERVICE:** I caused to be delivered such envelope(s) by hand to the offices
18 of the addressee(s).

19 XX **STATE - I declare under penalty of perjury under the laws of the State of California that the
20 above is true and correct.**

21 **FEDERAL - I declare that I am employed in the office of a member of the bar of this court at
22 whose direction the service was made.**

23 EXECUTED ON December 3, 2009 at Riverside, California.

24
25
26
27
28

YADIRA OSEGUERA

NOTICE LIST

Subject Property: Parcel North of Grand Avenue, Winchester
Case No.: CV 07-4305; APN: 461-130-013 & 461-130-014; District 3

ROMAN AJA
MYRNA AJA
1151 ESPLANADE AVENUE
HEMET, CA 92545

RIVERSIDE CO. TAX COLLECTOR
4080 LEMON STREET
RIVERSIDE, CA 92501

KEY BANK NATIONAL ASSOCIATION
4910 TIEDMAN ROAD
BROOKLYN, OH 44144

L:\DOCS\6000\CV074305\A61857.DOC

EXHIBIT NO. 63

NOTICE LIST

Subject Property: Parcel North of Grand Avenue, Winchester
 Case No.: CV 07-4305; APN: 461-130-013 & 461-130-014; District 3

SENDER

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

A. Signature Agent Addressed

X *[Signature]*

B. Received by (Printed Name) Addressed

N. Paquing

C. Date of Delivery

DEC 17 2009

D. Is delivery address different from item 1? Yes No

If YES, enter delivery address below:

RIVERSIDE CO. TAX COLLECTOR
 4080 LEMON ST.
 RIVERSIDE, CA 92501
 CV07-4305 *ABT* AJA (3)

2. Article Number **7009 1680 0000 9032 1792**
 (Transfer from service label)

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540

SENDER COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

KEY BANK NATIONAL
 ASSOCIATION
 4910 TIEDMAN RD
 BROOKLYN, OH 44144
 CV07-4305 *ABT* AJA (3)

3. Service Type

Certified Mail Express Mail

Registered Return Receipt for Merchandise

Insured Mail C.O.D.

4. Restricted Delivery? (Extra Fee) Yes

A. Signature Agent Addressed

X *[Signature]*

B. Received by (Printed Name) Addressed

DEC 07 2009

C. Date of Delivery

D. Is delivery address different from item 1? Yes No

If YES, enter delivery address below:

USPS 44144

2. Article Number **7009 1680 0000 9032 1808**
 (Transfer from service label)

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540

SENDER COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

ROMAN AJA
 MYRNA AJA
 1151 ESPLANADE AVE.
 HEMET, CA. 92545
 CV07-4305 *ABT* AJA (3)

2. Article Number **7009 1680 0000 9024 7504**
 (Transfer from service label)

COMPLETE THIS SECTION ON DELIVERY

A. Signature Agent Addressed

X *[Signature]*

B. Received by (Printed Name) Addressed

MYRNA AJA

C. Date of Delivery

12/9/09

D. Is delivery address different from item 1? Yes No

If YES, enter delivery address below:

3. Service Type

Certified Mail Express Mail

Registered Return Receipt for Merchandise

Insured Mail C.O.D.

4. Restricted Delivery? (Extra Fee) Yes

**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

JOHN BOYD
Director

AFFIDAVIT OF POSTING OF NOTICES

December 4, 2009

RE CASE NO: CV074305

I, Ariana Meza, hereby declare:

I am employed by the Riverside County Code Enforcement Department; that my business address is 39493 Los Alamos Road, Suite #A, Murrieta, California 92563 .

That on 12/04/2009 at 1:44pm, I securely and conspicuously posted Notice To Correct County Ordinance Violations And Abate Public Nuisance, Proof Of Service and Notice List. at the property described as:

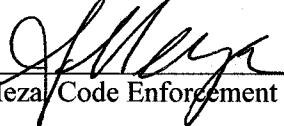
Property Address: Parcel North of Grand Ave., Winchester

Assessor's Parcel Number: 461-130-013

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

Executed on December 4, 2009 in the County of Riverside, California.

CODE ENFORCEMENT DEPARTMENT

By: 
Code Enforcement Technician

**Riverside County Board of Supervisors
Request to Speak**

Submit request to Clerk of Board (right of podium),
Speakers are entitled to three (3) minutes, subject
Board Rules listed on the reverse side of this form.

SPEAKER'S NAME: ROMAN AJA

Address: 1151 W. ESPLANADE AVE
(only if follow-up mail response requested)

City: HEMET **Zip:** 92543

Phone #: 249-2064

Date: 1/5/2010 **Agenda #** 9.1

PLEASE STATE YOUR POSITION BELOW:

Position on "Regular" (non-appealed) Agenda Item:

Support **Oppose** **Neutral**

Note: If you are here for an agenda item that is filed
for "Appeal", please state separately your position on
the appeal below:

Support **Oppose** **Neutral**

I give my 3 minutes to: _____

1-5-2010 - 9.1