

MINUTES OF THE BOARD OF BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA



9.4

On motion of Supervisor Stone, seconded by Supervisor Ashley and duly carried by unanimous vote, IT WAS ORDERED that the recommendation from County Counsel/Code Enforcement regarding Public Hearing on Abatement of Public Nuisance [Substandard Structure] on Case No. CV 07-10509, located at 52281 Date Avenue, Cabazon, APN 528-114-002 is taken off calendar.

I hereby certify that the foregoing is a full true, and correct copy of an order made and entered on March 23, 2010 of Supervisors Minutes.

(seal) WITNESS my hand and the seal of the Board of Supervisors
Dated: March 23, 2010
Kecia Harper-Ihem, Clerk of the Board of Supervisors, in
and for the County of Riverside, State of California.

By:  Deputy

AGENDA NO.
9.4

xc: Co.Co., CED, Property Owner

ATTACHMENTS FILED
WITH THE CLERK OF THE BOARD

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

301 B



FROM: County Counsel/TLMA
Code Enforcement Department

SUBMITTAL DATE:
March 11, 2010

SUBJECT: Abatement of Public Nuisance [Substandard Structure]
Case No.: CV 07-10509
Subject Property: 52281 Date Avenue, Cabazon; APN: 528-114-002
District Five

RECOMMENDED MOTION: Move that:

- (1) The substandard structure (29 x 38 wood and stucco building) on the real property located at 52281 Date Avenue, Cabazon, Riverside County, California, APN: 528-114-002, be declared a public nuisance and a violation of Riverside County Ordinance No. 457 which does not permit substandard structures on the property.
- (2) Ralph William Sandberg and Florence Alene Sandberg, Trustors and Trustees of the Sandberg Family Trust dated February 6, 1996, the Owners of the subject real property or whoever has possession or control of the premises, be directed to abate the substandard structure on the property by removing the same from the real property within ninety (90) days.

[Signature]

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

(Continued)

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: *[Signature]*
Tina Grande

County Executive Office Signature

Consent
 Policy
 Consent
 Policy

Dept's Recomm.:
 Per Exec. Ofc.:

Prev. Agn. Ref.: | **District:** 5 | **Agenda Number:**

9.4

- (3) The owners be ordered to ascertain the existence or non-existence of asbestos containing materials in said structure by survey and materials sample testing through the Industrial Hygiene Specialist of the County Health Department, Division of Special Services; and, prior to the abatement ordered in paragraph number two (2) above, to secure the removal and disposal of all asbestos containing materials discovered through such survey and testing by contract with a duly certified and licensed contractor for the handling of such materials to avoid citations and/or fines imposed by the South Coast Air Quality Management District (SCAQMD) pursuant to SCAQMD Rule No. 1403.
- (4) If the owners or whoever has possession or control of the real property does 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 of the owner or receipt of a Court Order authorizing entry onto the real property when necessary under applicable law, shall abate the substandard structure and contents therein, by removing the same from the real property.
- (5) 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 Ordinance No. 725.
- (6) County Counsel be directed to prepare the necessary Findings of Facts and Conclusions that the substandard structure on the real property is declared to be in violation of Riverside County Ordinance No. 457 and a public nuisance, and further, to prepare an Order to Abate for approval by the Board.

JUSTIFICATION:

1. An inspection was made of the subject property by the Code Enforcement Officer on September 16, 2009. The inspection revealed a substandard structure (29 x 38 wood and stucco building) on the subject property in violation of Riverside County Ordinance No. 457 (RCC Title 15). The substandard conditions of the structure included, but were not limited to, the following: lack of required electrical lighting; hazardous wiring; members of walls, partitions, or other vertical supports that split, lean, list or buckle due to defective material or deterioration; members of ceilings, roofs, ceiling and roof supports or other horizontal members which sag, split or buckle due to defective material or deterioration; dampness of habitable rooms; faulty weather protection; general dilapidation or improper maintenance; abandoned, vacant, public and attractive nuisance.
2. A follow-up inspections on November 16, 2009 and February 17, 2010, revealed that the property continues to be in violation of Riverside County Ordinance No. 457.
3. 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 substandard structures.

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

3 IN RE ABATEMENT OF PUBLIC NUISANCE) CASE NO. CV 07-10509
4 [SUBSTANDARD STRUCTURE]; APN: 528-114-)
5 002, 52281 DATE AVENUE, CABAZON,) DECLARATION OF OFFICER
6 COUNTY OF RIVERSIDE, STATE OF) REGINA KEYES
7 CALIFORNIA; RALPH WILLIAM SANDBERG)
8 AND FLORENCE ALENE SANDBERG,) [R.C.O. No. 457, RCC Title 15]
9 TRUSTORS AND TRUSTEES OF THE)
10 SANDBERG FAMILY TRUST DATED)
11 FEBRUARY 6, 1996, OWNERS.)
12)
13)
14)
15)
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28)

9 I, Regina Keyes, declare:

10 1. I am currently employed by the Riverside County Code Enforcement Department as a
11 Senior Code Enforcement Officer. My current official duties include inspecting property for violations
12 and enforcement of the provisions of Riverside County Ordinances. The following facts contained within
13 this declaration are within my personal knowledge except to the extent that certain information is based
14 on information and belief and if called as a witness in this matter, I could and would competently testify
15 thereto.

16 2. I am informed and believe and based thereon allege that on September 16, 2009, Officer
17 Green conducted an inspection of the real property known as 52281 Date Avenue, Cabazon, in the
18 unincorporated area of Riverside County, California, which is further described as Assessor's Parcel
19 Number 528-114-002 (hereinafter described as "THE PROPERTY"). A true and correct copy of a
20 Thomas Brothers map page indicating the approximate location of THE PROPERTY is attached hereto as
21 Exhibit "A."

22 3. A review of County records and documents disclosed that THE PROPERTY was owned
23 by Ralph William Sandberg and Florence Alene Sandberg at the time of the inspection referenced in
24 paragraph 2 above (hereinafter referred to as "OWNERS"). A certified copy of the County Equalized
25 Assessment Roll for the year 2009-2010 and a copy of a report generated from the County Geographic
26 Information System ("GIS") are attached hereto as Exhibit "B" and incorporated herein by reference.

27 4. Based on the Lot Book Report from RZ Title Service on August 11, 2009, it is determined
28 that no other party potentially holds a legal interest in THE PROPERTY. A true and correct copy of the

1 Lot Book Report is attached hereto and incorporated herein as Exhibit "C."

2 5. I am informed and believe and based thereon allege that on September 16, 2009, Officer
3 Green arrived at THE PROPERTY and made contact with OWNER'S grandson, Jerry Sandberg, who
4 granted Officer Green permission to inspect THE PROPERTY. Officer Green took measurements of the
5 structure and observed the following conditions as described below which caused the 29 x 38 wood and
6 stucco building to be substandard and THE PROPERTY to constitute a public nuisance in violation of the
7 provisions set forth in Riverside County Ordinance 457, as codified in Riverside County Code Title 15:

- 8 1) Lack of required electrical lighting.
- 9 2) Hazardous wiring.
- 10 3) Members of walls, partitions, or other vertical supports that split, lean, list or buckle due to
11 defective material or deterioration.
- 12 4) Members of ceilings, roofs, ceiling and roof supports or other horizontal members which
13 sag, split or buckle due to defective material or deterioration.
- 14 5) Dampness of habitable rooms.
- 15 6) Faulty weather protection.
- 16 7) General dilapidation or improper maintenance.
- 17 8) Abandoned/vacant, public and attractive nuisance.

18 6. A Notice of Violation, Notice of Defects and "Danger Do Not Enter" sign were posted on
19 THE PROPERTY on September 16, 2009.

20 7. On September 17, 2009, a Notice of Violation and Notice of Defects were mailed by
21 certified mail, return receipt requested to OWNERS.

22 8. I conducted a follow up inspection on November 16, 2009. From the road right of way I
23 observed that the structure remained on THE PROPERTY in substandard condition and in violation of
24 Riverside County Ordinance No. 457 (RCC Title 15). I completed my investigation by conducting a
25 records search to determine if any permits had been obtained to rehabilitate or demolish the structure and
26 none were found.

27 9. A site plan and photographs of THE PROPERTY are attached hereto and incorporated
28 herein by reference as Exhibit "D."

True and correct copies of each Notice issued in this matter and other documentation are
attached hereto as Exhibit "E" and incorporated herein by reference.

///

1 11. Based upon my experience, knowledge and visual observations, it is my determination that
2 the substandard structure (29 x 38 wood and stucco structure) on THE PROPERTY creates an extreme
3 health, safety, fire and structural hazard to the neighbors and general public.

4 12. Furthermore, based on my observations of THE PROPERTY, I declare that the
5 substandard condition of THE PROPERTY constitutes a public nuisance in violation of the provisions set
6 forth in Riverside County Ordinance No. 457 (RCC Title 15).

7 13. A follow-up inspection on February 17, 2010 showed THE PROPERTY remained in
8 violation of Riverside County Ordinance No. 457 (RCC Title 15).

9 14. A Notice of Noncompliance was recorded on July 9, 2008 as Document Number 2008-
10 0375093 in the Office of the County Recorder, Riverside County, State of California. A true and correct
11 copy of this notice is attached hereto as Exhibit "F" and incorporated herein by reference.

12 15. On February 16, 2010, the second notice, "Notice to Correct County Ordinance Violations
13 and Abate Public Nuisance", providing the notification of the Board of Supervisors' hearing was mailed
14 to OWNERS by certified mail, return receipt requested and was posted on THE PROPERTY on February
15 17, 2010. A true and correct copy of the notice, together with proof of service, returned receipt card and
16 the Affidavit of Posting of Notice are attached as Exhibit "G" and incorporated herein by reference.

17 16. Significant rehabilitation, removal and/or demolition of the substandard structure and
18 removal and disposal of all structural debris are required to abate the public nuisance and bring THE
19 PROPERTY into compliance with Riverside County Ordinance Number 457 (RCC Title 15), the Health
20 and Safety, Uniform Housing, Administrative and Abatement of Dangerous Buildings Codes.

21 17. Accordingly, the following findings and conclusions are recommended:

22 (a) the structure (29 x 38 wood and stucco structure) be condemned as a substandard
23 building, public nuisance and attractive nuisance;

24 (b) the OWNERS be required to rehabilitate or demolish said structure, including the
25 removal and disposal of all structural debris and materials, on THE PROPERTY in accordance with the
26 provisions of Riverside County Ordinance No. 457 (RCC Title 15);

27 (c) the OWNERS be ordered to ascertain the existence or non-existence of asbestos
28 containing materials in said structure by survey and materials sample testing through the Industrial


1 containing materials in said structure by survey and materials sample testing through the Industrial
2 Hygiene Specialist of the County Health Department, Division of Special Services; and, prior to the
3 abatement ordered in subsection (b) above, to secure the removal and disposal of all asbestos containing
4 materials discovered through such survey and testing by contract with a duly certified and licensed
5 contractor for the handling of such materials to avoid citations an/or fines by South Coast Air Quality
6 Management District ("SCAQMD") pursuant to SCAQMD Rule NO. 1403;

7 (d) if the substandard structure is not razed, removed and disposed of, or reconstructed
8 in strict accordance with all Riverside County Ordinances, including but not limited to Riverside County
9 Ordinance No. 457 (RCC Title 15), within ninety (90) days of the date of the Board's Order to Abate, the
10 substandard structure and contents therein shall be abated by representatives of the Riverside County
11 Code Enforcement Department, a contractor or the Sheriff's Department upon receipt of an owner's
12 consent or a Court Order where necessary under applicable law authorizing entry onto THE PROPERTY;

13 (e) that reasonable costs of abatement, after notice and opportunity for hearing, shall be
14 imposed as a lien on THE PROPERTY, which may be collected as a special assessment against THE
15 PROPERTY pursuant to Government Code Section 25845 and Riverside County Ordinance Nos. 457 and
16 725 (RCC Titles 15 and 1).

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

19 Executed this 18th day of February, 2010, at Riverside, California.

20
21 
22 REGINA KEYES
23 Senior Code Enforcement Officer
24 Code Enforcement Department
25
26
27
28

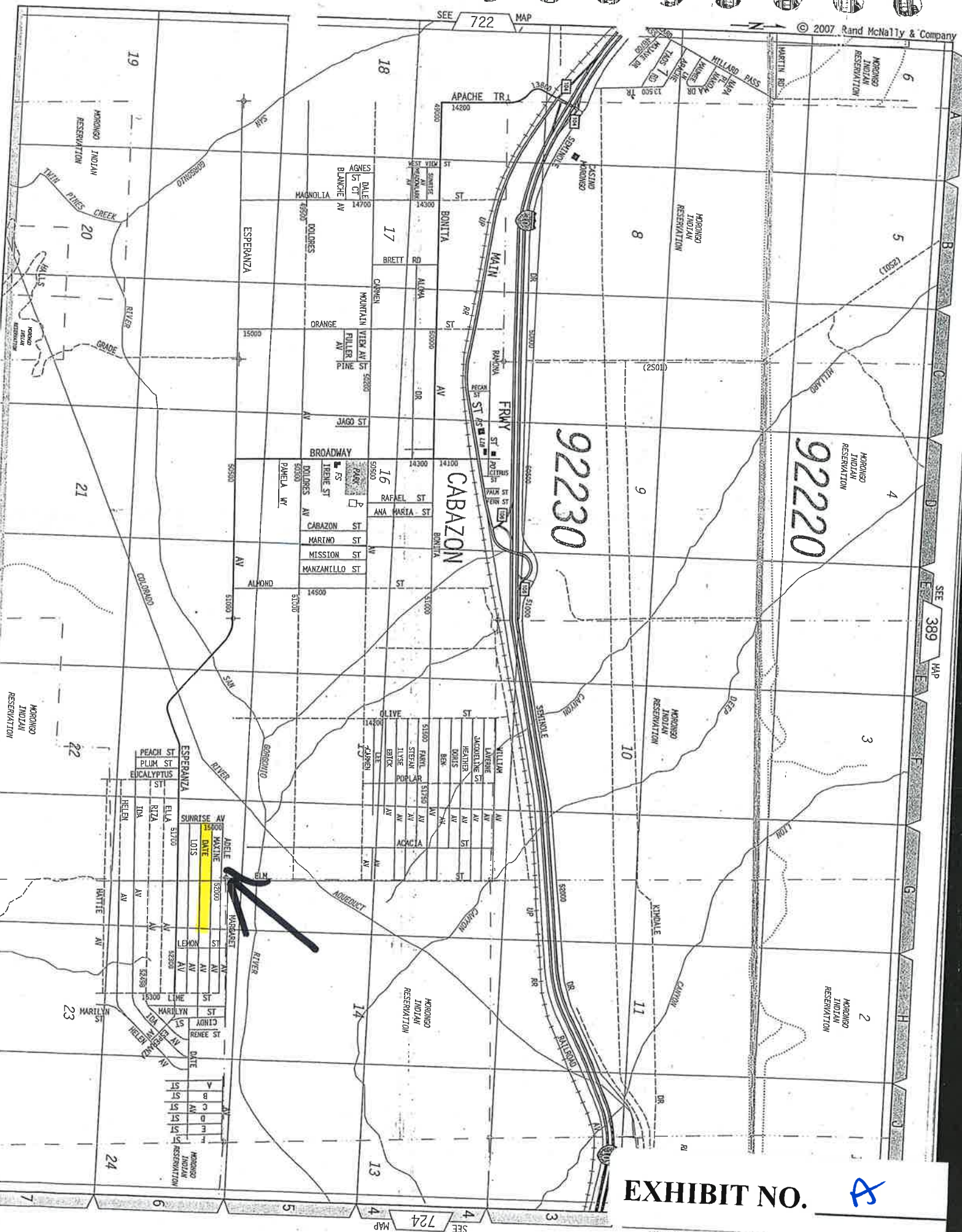


EXHIBIT NO.

A

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

Assessment #528114002-1		Parcel # 528114002-1	
Assessee:	SANDBERG RALPH WILLIAM	Land	10,200
Assessee:	SANDBERG FLORENCE	Structure	10,200
	ALENE	Full Value	20,400
Mail Address:	10932 CHERRY AVE	Total Net	20,400
City, State Zip:	CHERRY VALLEY CA 92223		
Real Property Use Code:	MR		
Base Year	2009		
Conveyance Number:	0290980		
Conveyance (mm/yy):	5/2008		
PUI:	M010012		
TRA:	55-045		
Taxability Code:	0-00		
ID Data:	Lot 270 MB 041/063 CABAZON ESTATES NO 2		
Situs Address:	52281 DATE AVE CABAZON CA 92230		

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

JAN 12 2010

Dated: _____



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

RIVERSIDE COUNTY GIS



Selected parcel(s):
528-114-002

IMPORTANT

Maps and data are to be used for reference purposes only. Map features are approximate, and are not necessarily accurate to surveying or engineering standards. The County of Riverside makes no warranty or guarantee as to the content (the source is often third party), accuracy, timeliness, or completeness of any of the data provided, and assumes no legal responsibility for the information contained on this map. Any use of this product with respect to accuracy and precision shall be the sole responsibility of the user.

STANDARD REPORT

APNs

528-114-002-1

OWNER NAME / ADDRESS

RALPH WILLIAM SANDBERG
FLORENCE SANDBERG
52281 DATE AVE
CABAZON, CA. 92230

MAILING ADDRESS

(SEE OWNER)

B2

10932 CHERRY AVE
CHERRY VALLEY CA. 92223

LEGAL DESCRIPTION

RECORDED BOOK/PAGE: MB 41/63
SUBDIVISION NAME: CABAZON ESTATES NO 2
LOT/PARCEL: 270, BLOCK: NOT AVAILABLE
TRACT NUMBER: NOT AVAILABLE

LOT SIZE

RECORDED LOT SIZE IS 0.13 ACRES

PROPERTY CHARACTERISTICS

WOOD FRAME, 1344 SQFT., 2 BDRM/ 2 BATH, 1 STORY, CONST'D 1979COMPOSITION, ROOF, CENTRAL HEATING, CENTRAL COOLING

THOMAS BROS. MAPS PAGE/GRID

PAGE: 723 GRID: H6

CITY BOUNDARY/SPHERE

NOT WITHIN A CITY
NOT WITHIN A CITY SPHERE
NO ANNEXATION DATE AVAILABLE
NO LAFCO CASE # AVAILABLE
NO PROPOSALS

MARCH JOINT POWERS AUTHORITY

NOT IN THE MARCH JOINT POWERS AUTHORITY

INDIAN TRIBAL LAND

NOT IN A TRIBAL LAND

SUPERVISORIAL DISTRICT (ORD. 813)

MARION ASHLEY, DISTRICT 5

TOWNSHIP/RANGE

T3SR2E SEC 23

ELEVATION RANGE

1532/1532 FEET

PREVIOUS APN

NO DATA AVAILABLE

PLANNING

LAND USE DESIGNATIONS

Zoning not consistent with the General Plan.
LDR

AREA PLAN (RCIP)

THE PASS

GENERAL PLAN POLICY OVERLAYS

NOT IN A GENERAL PLAN POLICY OVERLAY AREA

GENERAL PLAN POLICY AREAS

CABAZON POLICY AREA

ZONING CLASSIFICATIONS (ORD. 348)

W-2-M (CZ 6293)

SPECIFIC PLANS

NOT WITHIN A SPECIFIC PLAN

ZONING OVERLAYS
NOT IN A ZONING OVERLAY

AGRICULTURAL PRESERVE
NOT IN AN AGRICULTURE PRESERVE

REDEVELOPMENT AREAS
NOT IN A REDEVELOPMENT AREA

AIRPORT INFLUENCE AREAS
NOT IN AN AIRPORT INFLUENCE AREA

AIRPORT COMPATIBILITY ZONES
NOT IN AN AIRPORT COMPATIBILITY ZONE

ENVIRONMENTAL

CVMSHCP (COACHELLA VALLEY MULTI-SPECIES HABITAT CONSERVATION PLAN) CONSERVATION AREA
WITHIN THE CABAZON CONSERVATION AREA

CVMSHCP FLUVIAL SAND TRANSPORT SPECIAL PROVISION AREAS
IN OR PARTIALLY WITHIN A FLUVIAL SAND TRANSPORT SPECIAL PROVISION AREA

WRMSHCP (WESTERN RIVERSIDE COUNTY MULTI-SPECIES HABITAT CONSERVATION PLAN) CELL GROUP
NOT IN A CELL GROUP

WRMSHCP CELL NUMBER
NOT IN A CELL

HANS/ERP (HABITAT ACQUISITION AND NEGOTIATION STRATEGY/EXPEDITED REVIEW PROCESS)
NONE

FIRE

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

FIRE RESPONSIBILITY AREAS
NOT IN A STATE RESPONSE AREA

DEVELOPMENT FEES

CVMSHCP FEE AREA (ORD. 875)
WITHIN THE COACHELLA VALLEY MSHCP FEE AREA

WRMSHCP FEE AREA (ORD. 810)
NOT WITHIN THE WESTERN RIVERSIDE COUNTY MSHCP FEE AREA

ROAD & BRIDGE DISTRICT
NOT IN A DISTRICT

EASTERN TUMF (TRANSPORTATION UNIFORM MITIGATION FEE ORD. 673)
NOT WITHIN THE EASTERN TUMF FEE AREA

WESTERN TUMF (TRANSPORTATION UNIFORM MITIGATION FEE ORD. 824)
IN OR PARTIALLY WITHIN THESE FEE AREAS. SEE MAP FOR MORE INFORMATION.
PASS

DIF (DEVELOPMENT IMPACT FEE AREA ORD. 659)
THE PASS

SKR FEE AREA (STEPHEN'S KANGAROO RAT ORD. 663.10)
NOT WITHIN A FEE AREA

DEVELOPMENT AGREEMENTS
NOT IN A DEVELOPMENT AGREEMENT AREA

TRANSPORTATION

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

ROAD BOOK PAGE
148A

CETAP (COMMUNITY AND ENVIRONMENTAL TRANSPORTATION ACCEPTABILITY PROCESS) CORRIDORS
NOT IN A CETAP CORRIDOR.

HYDROLOGY

FLOOD PLAIN REVIEW
FLOOD PLAIN MANAGEMENT REVIEW IS REQUIRED. CONTACT THE FLOOD PLAIN MANAGEMENT SECTION AT (951) 955-1200 FOR INFORMATION.

WATER DISTRICT
SGPWA

FLOOD CONTROL DISTRICT
RIVERSIDE COUNTY FLOOD CONTROL DISTRICT

WATERSHED
WHITEWATER

GEOLOGIC

FAULT ZONE
NOT IN A FAULT ZONE

FAULTS
NOT WITHIN A 1/2 MILE OF A FAULT

LIQUEFACTION POTENTIAL
MODERATE

SUBSIDENCE
SUSCEPTIBLE

PALEONTOLOGICAL SENSITIVITY
LOW POTENTIAL.
FOLLOWING A LITERATURE SEARCH, RECORDS CHECK AND A FIELD SURVEY, AREAS MAY BE DETERMINED BY A QUALIFIED VERTEBRATE PALEONTOLOGIST AS HAVING LOW POTENTIAL FOR CONTAINING SIGNIFICANT PALEONTOLOGICAL RESOURCES SUBJECT TO ADVERSE IMPACTS.

MISCELLANEOUS

SCHOOL DISTRICT

BANNING UNIFIED

COMMUNITIES
CABAZON

COUNTY SERVICE AREA
IN OR PARTIALLY WITHIN
CABAZON #85 -
STREET LIGHTING
PARK & RECREATION

LIGHTING (ORD. 655)
ZONE B, 38.16 MILES FROM MT. PALOMAR OBSERVATORY

2000 CENSUS TRACT
043806

- TAX RATE AREAS**
055-045
- BANNING UNIF SCH DIST LIB
 - BANNING UNIFIED SCHOOL
 - CABAZON COUNTY WATER
 - COUNTY SERVICE AREA 85 *
 - COUNTY STRUCTURE FIRE PROTECTION
 - COUNTY WASTE RESOURCE MGMT DIST
 - CSA 152
 - FLOOD CONTROL ADMINISTRATION
 - FLOOD CONTROL ZONE 5
 - GENERAL
 - GENERAL PURPOSE
 - MT SAN JACINTO JUNIOR COLLEGE
 - RIV CO REG PARK & OPEN SPACE
 - RIV. CO. OFFICE OF EDUCATION
 - SAN GORGONIO PASS MEM HOSPITAL
 - SAN GORGONIO PASS WTR AG DEBT SV
 - SUMMIT CEMETERY DISTRICT

SPECIAL NOTES
NO SPECIAL NOTES

CODE COMPLAINTS

Case #	Description	Start Date
CV0710509	ABATEMENT	Dec. 18, 2007

REPORT PRINTED ON...Thu Dec 10 14:12:33 2009



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

Lot Book Report

Order Number: **19401**

Customer:

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

Order Date: 8/6/2009
 Dated as of: 8/11/2009
 County Name: Riverside

Attn: Brent Steele
 Reference: CV07-10509 / Regina Keyes
 IN RE: WILLIAM, RALPH

FEE(s):
 Report: \$114.00

Property Address: 52281 Date Avenue
 Cabazon CA 92230

Assessor's Parcel No. : 528-114-002-1

Assessments:

Land Value:	\$35,700.00
Improvement Value:	\$5,100.00
Exemption Value:	\$0.00
Total Value:	\$40,800.00

Tax Information

Property Taxes for the Fiscal Year	2008-2009
Total Annual Tax	\$593.44
Status: Paid through	06/30/2009

Supplemental Property Tax Assessment for the	
Fiscal Year	2006
Bill Number	052508408-4
First Installment	\$6.96
Penalty	\$0.70
Due Date	12/10/2007
Status	NOT PAID-DELINQUENT



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

Order Number: 19401
Reference: CV07-10509 / Reg

Second Installment	\$0.00
Penalty	\$0.00
Due Date	04/10/2008
Status	NO TAXES DUE

Property Vesting

The last recorded document transferring title of said property

Dated	05/27/2008
Recorded	05/29/2008
Document No.	2008-0290980
D.T.T.	\$0.00
Grantor	Chicago Title Company, a California corporation
Grantee	Ralph William Sandberg and Florence Alene Sandberg, as Trustors and Trustees of thd Sandberg Family Trust dated February 6, 1996

Deeds of Trust

No Deeds of Trust of Record

Additional Information

Notice of Non-Compliance filed by	County of Riverside Code Enforcement Department
In the matter of the property of	Sandberg Family Trust
Case No.	CV07-10509
Recorded	07/09/2008
Document No.	2008-0375093

Legal Description

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



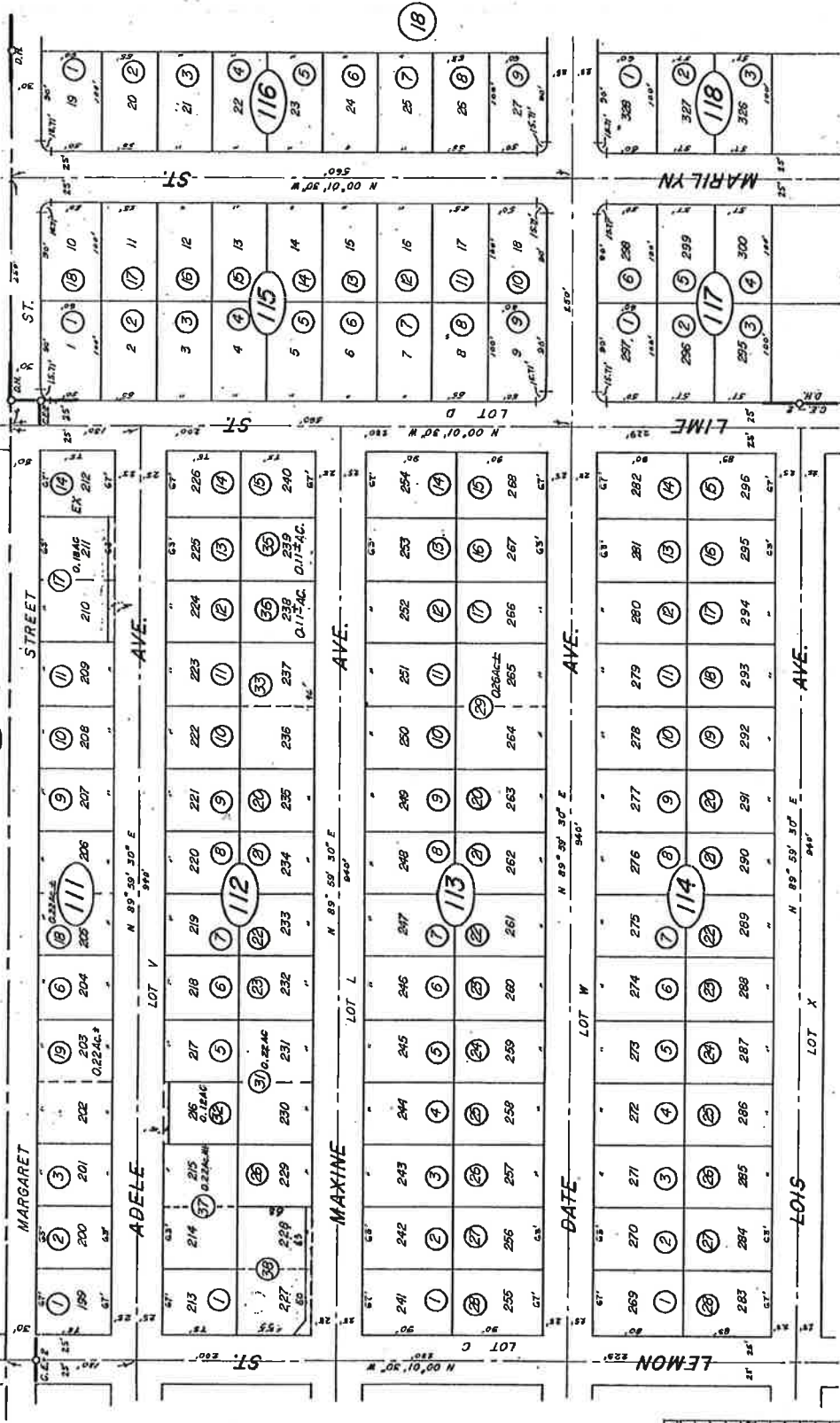
P.O. Box 1193
Whittier, CA 90609
Tel # (562) 325-8351
Fax # (714) 783-3038

Order Number: 19401

Reference: CV07-10509 / Reg

LOT 270 OF CABAZON ESTATES #2, IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 41, PAGES 63 AND 64 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

BK. 523



DATE	LEGAL INSTRUMENT
8/7/5	11-872 117-018
5/15/5	11-513 117-016
3/17/5	11-072 117-011
3/17/5	11-072 117-010
10/17/5	112-004 018
11/2/5	112-004 017
9/7/78	112-018 53
4/22/78	112-017 54
12/12/78	112-028 29
2/2/84	112-24 18
5/24/84	112-24 15, 16
4/14/85	112-24 19
5/7/85	112-24 27
10/24/85	112-24 30

M.B. 41/63-64 Cabazon Estates No. 2
M.B. 42/39-41 Desert Highlands

13

101
 WHEN RECORDED MAIL TO
 RALPH AND FLORENCE SANDBERG, TRUSTEES
 10932 CHERRY AVENUE
 CHERRY VALLEY, CA 92223

DOC # 2008-0290980
 05/29/2008 08:00A Fee:12.00
 Page 1 of 2
 Recorded in Official Records
 County of Riverside
 Larry W. Ward
 Assessor, County Clerk & Recorder



MAIL TAX STATEMENTS TO

same as above

S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
1			2						
M	A	L	465	426	PCOR	NCOR	SMF	NCHG	EXAM
							T:	CTY	UNI

Trustee Sale No. 9569-40

Title Order No. M706454

TRUSTEE'S DEED UPON SALE



APN 528-114-002-1 T.R.A. No. 055-045

The undersigned grantor declares:

- 1) The Grantee herein was the foreclosing beneficiary.
- 2) The amount of the unpaid debt together with costs was..... \$46,355.93
- 3) The amount paid by the grantee at the trustee sale was..... \$40,000.00
- 4) The documentary transfer tax is..... \$ none ϕ
- 5) Said property is in an unincorporated area

and CHICAGO TITLE COMPANY, a California corporation (herein called Trustee), as the duly appointed Trustee under the Deed of Trust hereinafter described, does hereby grant and convey, but without covenant or warranty, express or implied, to

RALPH WILLIAM SANDBERG AND FLORENCE ALENE SANDBERG, AS TRUSTOR(S) AND TRUSTEE(S) OF THE SANDBERG FAMILY TRUST DATED FEBRUARY 6, 1996

(herein called Grantee), all of its right, title and interest in and to that certain property situated in the County of Riverside, State of California, described as follows:

LOT 270 OF CABAZON ESTATES #2, IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 41, PAGES 63 AND 64 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

RECITALS:

This conveyance is made pursuant to the powers conferred upon Trustee by that certain Deed of Trust dated 08/10/2006 and executed by CHRISTI DUFF, a single woman, as Trustor, and recorded on 09/05/2006 as Document No. 2006-0654676 of official records of Riverside County, California, and after fulfillment of the conditions specified in said Deed of Trust authorizing this conveyance.

Default occurred as set forth in a Notice of Default and Election to Sell which was recorded in the Office of the Recorder of said County, and such default still existed at the time of sale.

All requirements of law regarding the mailing of copies of notices or the publication of a copy of the Notice of Default or the personal delivery of the copy of the Notice of Default and the posting and publication of copies of the Notice of a Sale have been complied with.

Public Record

Trustee Sale No. 9569-40
Loan No.
Title Order No. M706454

Trustee, in compliance with said Notice of Trustee's Sale and in exercise of its powers under said Deed of Trust, sold the herein described property at public auction on 05/16/2008. Grantee, being the highest bidder at said sale, became the purchaser of said property for the amount bid being \$40,000.00 in lawful money of the United States, or by credit bid if the Grantee was the beneficiary of said Deed of Trust at the time of said Trustee's Sale.

DATE: 5/27/08

CHICAGO TITLE COMPANY, a California corporation

Teresa M. Drake
Teresa M. Drake, Asst. Vice President

Gwen Cleveland
Gwen Cleveland, Asst. Secretary

STATE OF California
COUNTY OF San Bernardino

On 5/27/2008 before me, Mary C. Antinora, a Notary Public in and for said State, personally appeared Teresa M. Drake and Gwen Cleveland 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.

Mary C. Antinora
Notary Public in and for said County and State



This document filed for recording
By Fidelity National Title Insurance and Trust
as an accommodation only. It has not been
examined as to its execution or as its effect
upon the title.

When recorded please mail to:
Mail Stop #5002

DOC # 2008-0375093

07/09/2008 08:00A Fee:NC

Page 1 of 1

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



023

NOTICE OF NONCOMPLIANCE

In the matter of the Property of
Sandberg Family Trust

Case No.: CV07-10509



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.457, (RCC Title 15.16.020) described as Substandard structure/dwelling (quality lower than prescribed by law). Such Proceedings are based upon the noncompliance of such real property, located at 52281 Date Avenue, Cabazon, CA, and more particularly described as Assessor's Parcel Number 528-114-002 and having a legal description of LOT 270 MB 041/063 CABAZON ESTATES NO 2, Records of Riverside County, with the requirements of Ordinance No. 457 (RCC Title 15.16.020).

The owner has been advised to immediately correct the above-referenced violation to avoid further action by the County of Riverside, which may include remediation or restoration to abate the public nuisance or other remedies available to the department by a court of competent jurisdiction. 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, 24318 Hemlock Avenue, Suite C-1, Moreno Valley, California 92557, Attention Senior Code Enforcement Officer Cynthia Black 951-485-5840.

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
CODE ENFORCEMENT DEPARTMENT

By Mary Overholt
Mary Overholt
Code Enforcement Department

ACKNOWLEDGMENT

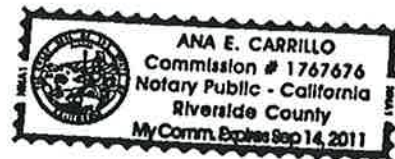
State of California)
County of Riverside)

On 07/27/08 before me, Ana E. Carrillo, Notary Public, personally appeared Mary Overholt, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) 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.

Ana E. Carrillo
Commission # 1767676 Comm. Expires Sep. 14, 2011



Public Record



John Boyd
Director

Code Enforcement Department
County Of Riverside
Moreno Valley District Office
24318 Hemlock Avenue, Suite C-1
Moreno Valley, California 92557
(951) 485-5840 – Fax (951) 485-4938

CASES#: CV07-10509
A.P.N.: 528-114-002

PROPERTY SITUS: 52281 Date Ave., Cabazon
DRAWN ON (date) 11/17/2009 DRAWN BY: R.Keyes

Provide North Arrow

FRONT PROPERTY LINE

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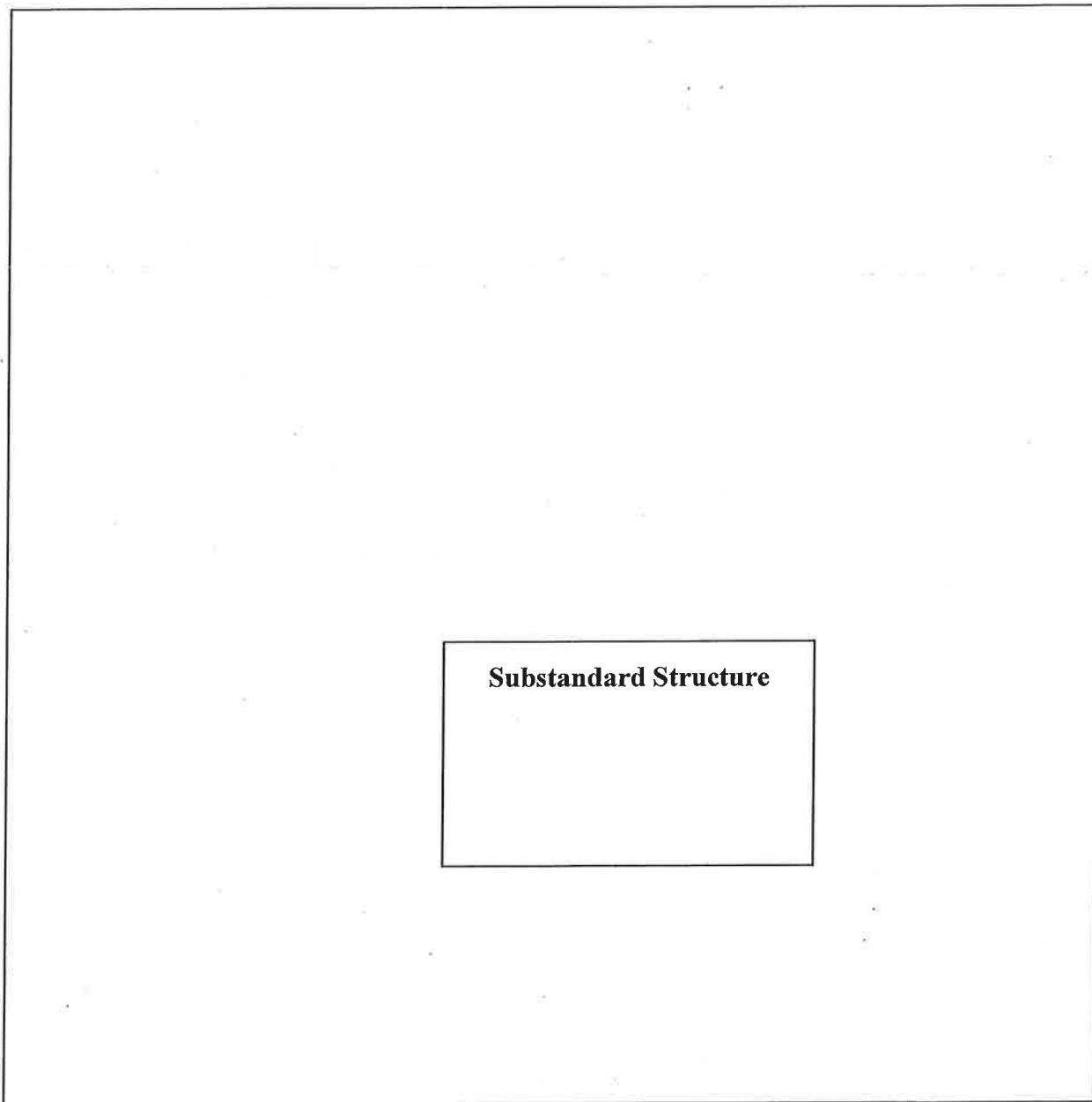
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NOT TO SCALE

REAR PROPERTY LINE

Photographs



IMG_7037.JPG

photo - 11/17/09

EXHIBIT NO. 2

Photographs



IMG 6255.JPG N.O.D. # 13, 14, 17,



IMG 6231.JPG N.O.D. # 12, 13, 14, 17



IMG 6232.JPG N.O.D. # 11,



IMG 6233.JPG N.O.D. # 11,



IMG 6237.JPG N.O.D. # 12, 13,



IMG 6238.JPG N.O.D. # 5, 6

EXHIBIT NO. D3



IMG_6239.JPG N.O.D. # 6, 11



IMG_6240.JPG N.OD. # 10.



IMG_6241.JPG N.OD. #6



IMG_6243.JPG N.O.D. # 13, 14,



IMG_6244.JPG N.O.D. # 12,13



IMG_6245.JPG N.O.D. # 6

EXHIBIT NO. 04



IMG_6253.JPG POSTING



IMG_6254.JPG N.O.D. # 17



IMG_6234.JPG N.O.D. # 6



IMG_7037.JPG

PHOTOGRAPHIC EVIDENCE CASE NO. CV07-10509

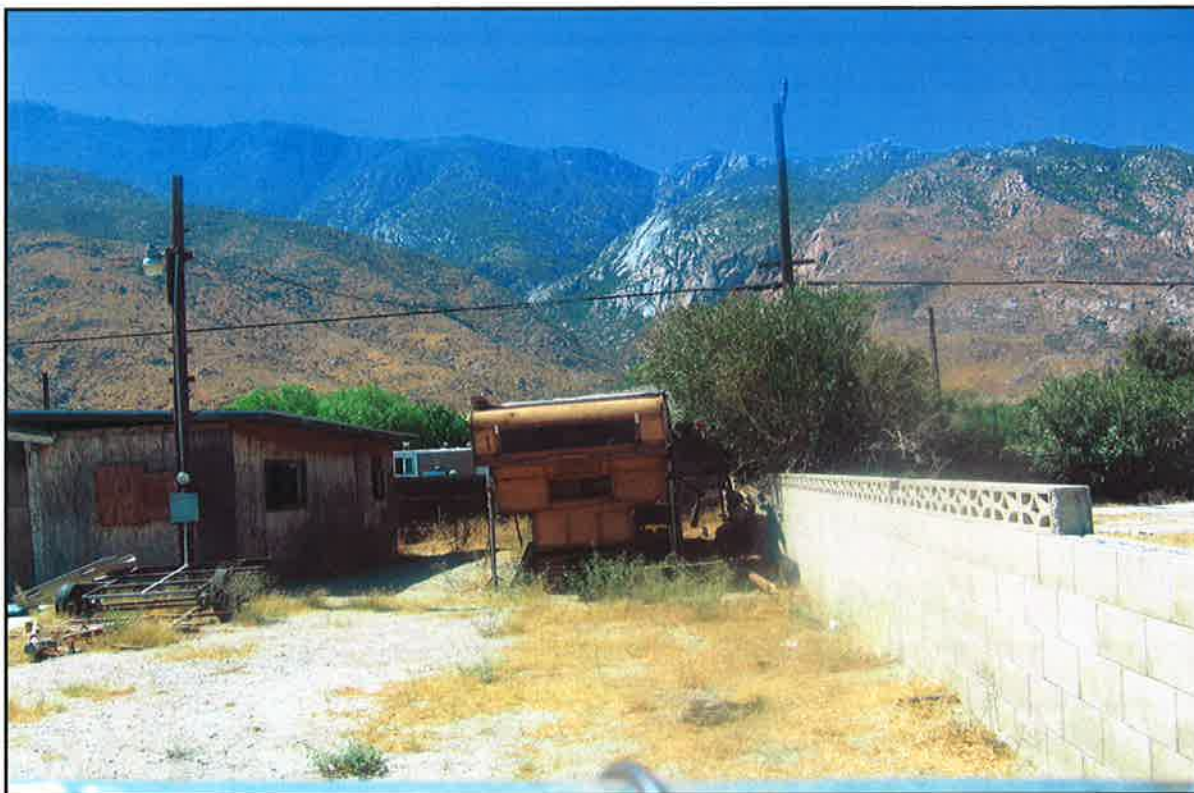


PHOTO # 1 DATE: 7/30/2009 TAKEN BY: REGINA KEYES

WITNESS: JENNIFER MILLER

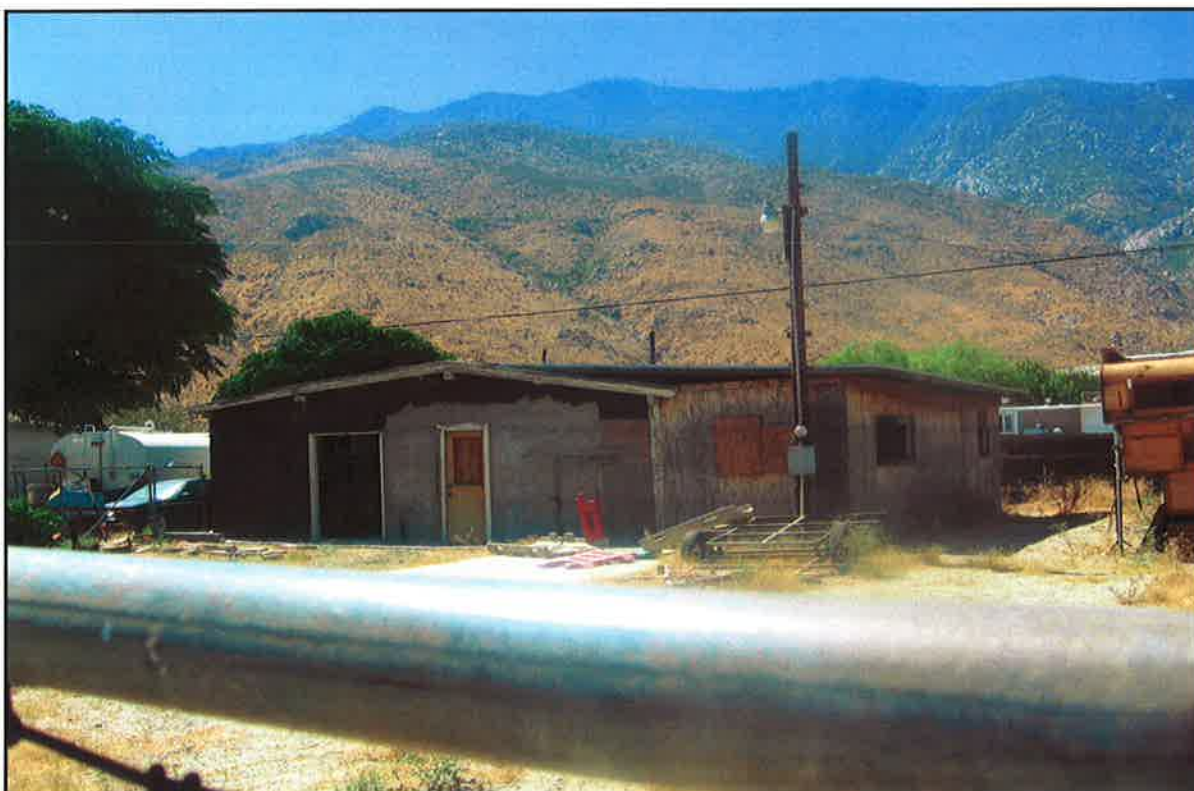


PHOTO # 2 DATE: 7/30/2009 TAKEN BY: REGINA KEYES

WITNESS: JENNIFER MILLER

EXHIBIT NO. Do

PHOTOGRAPHIC EVIDENCE CASE NO. CV0710509



PHOTO # 1 DATE: 08/26/08 TAKEN BY: A Green#69 NOTES:



PHOTO # 2 DATE: 08/26/08 TAKEN BY: A. Green #69 NOTES:

EXHIBIT NO. 57

PHOTOGRAPHIC EVIDENCE CASE NO. CV0710509



PHOTO # 3 DATE: 08/26/08 TAKEN BY: A Green#69 NOTES:

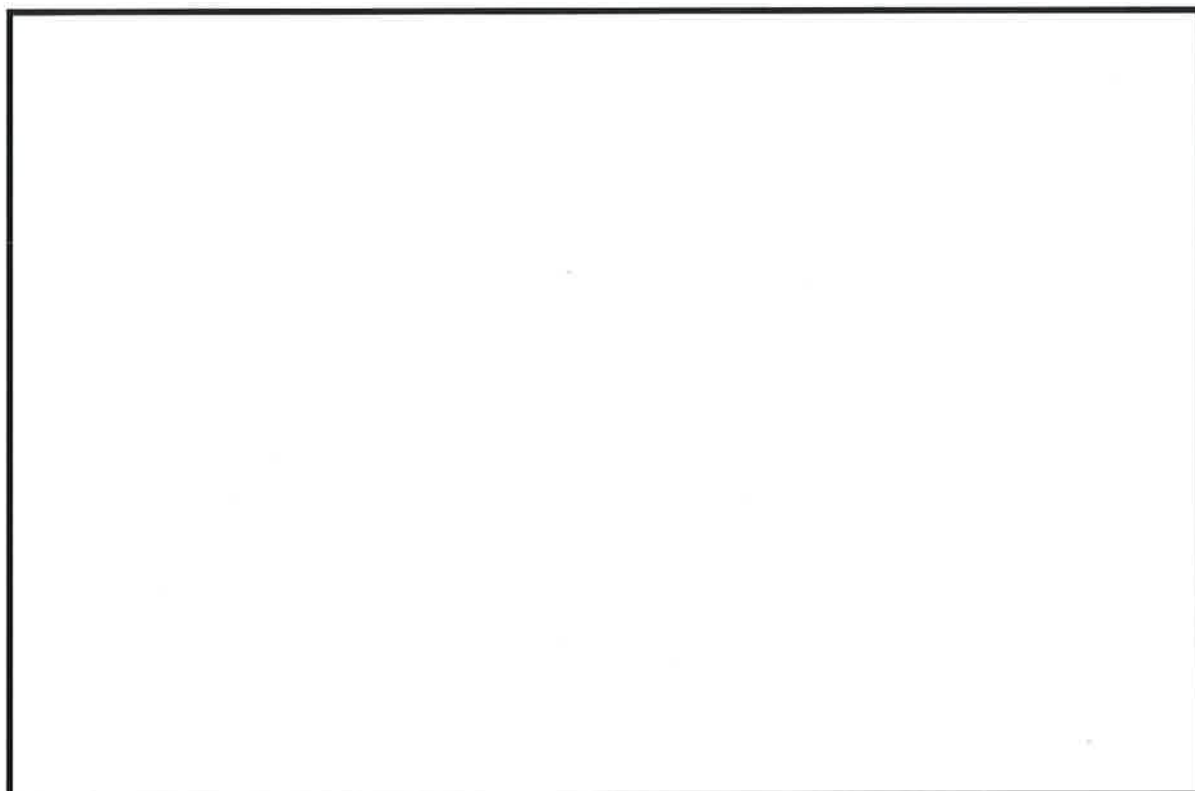


PHOTO # 4 DATE: 08/26/08 TAKEN BY: A. Green #69 NOTES:

CV07-10509

Officer C. Black

Date: 5/20/08

Photo #1



EXHIBIT NO. D9

PHOTOGRAPHIC EVIDENCE CASE NO. CV0710509



PHOTO # 1 DATE: 01/08/08 TAKEN BY: A Green#69 NOTES: Front of yard from roadside gate was open.



PHOTO # 2 DATE: TAKEN BY: # NOTES: plywood walls N.O.D. # 13

EXHIBIT NO. D10

PHOTOGRAPHIC EVIDENCE CASE NO. CV0710509



PHOTO # 3 DATE: 01/08/08 TAKEN BY: A Green#69 NOTES: EXPOSED WALLS N.O.D.# 13



PHOTO # 4 DATE: TAKEN BY: # NOTES: ELECTRICAL WIRES HANGING FROM CEILING N.O.D. # 6

EXHIBIT NO. D11

PHOTOGRAPHIC EVIDENCE CASE NO. CV0710509



PHOTO # 5 DATE: 01/08/08 TAKEN BY: A Green#69 NOTES: chicken wire and exposed electrical wire. N.o.d. #6, 7



PHOTO # 6 DATE: TAKEN BY: # NOTES: Faulty electrical wires and plumbing N.O.D. 3 , 6

EXHIBIT NO. D12

PHOTOGRAPHIC EVIDENCE CASE NO. CV0710509



PHOTO # 7 DATE: 01/08/08 TAKEN BY: A Green#69 NOTES: exposed electrical wires N.O.D. #6



PHOTO # 8 DATE: TAKEN BY: # NOTES: Hole in ceiling CEILING BUCKLING N.O.D.# 11,

EXHIBIT NO. D3

PHOTOGRAPHIC EVIDENCE CASE NO. CV0710509



PHOTO # 9 DATE: 01/08/08 TAKEN BY: A Green#69 NOTES: N.O.D.# 11



PHOTO # 10 DATE: TAKEN BY: # NOTES: INSULATION EXPOSED
N.O.D. # 13

EXHIBIT NO. D14

PHOTOGRAPHIC EVIDENCE CASE NO. CV0710509



PHOTO # 11 DATE: 01/08/08 TAKEN BY: A Green#69 NOTES: EXPOSED Wires and socket area. N.O.D. #6



PHOTO #12 DATE: TAKEN BY: # NOTES: exposed wires N.O.D. #6

EXHIBIT NO. D15

PHOTOGRAPHIC EVIDENCE CASE NO. CV0710509



PHOTO # 13 DATE: 01/08/08 TAKEN BY: A Green#69 NOTES: EXPOSED WALLS N.O.D. # 7



PHOTO # 14 DATE: TAKEN BY: # NOTES: No stucco all plywood for outside walls. N.O.D. #13

EXHIBIT NO. D16

PHOTOGRAPHIC EVIDENCE CASE NO. CV0710509

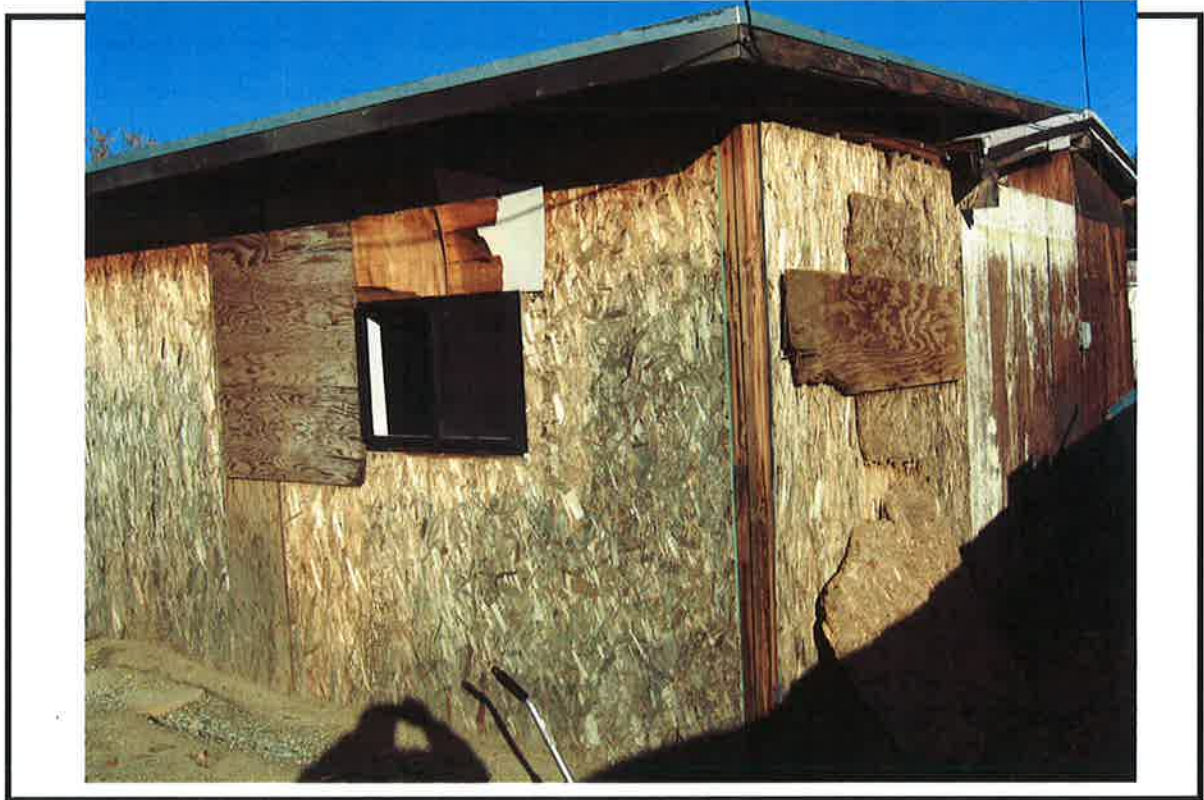


PHOTO # 15 DATE: 01/08/08 TAKEN BY: A Green#69 NOTES: plywood no insulation



PHOTO # 16 DATE: TAKEN BY: # NOTES: postings

EXHIBIT NO. DM



COUNTY OF RIVERSIDE CODE ENFORCEMENT DEPARTMENT

NOTICE OF VIOLATION

CASE No.: CV 07-10509

THE PROPERTY AT: 52281 DATE AVE CABAZON CA. APN#: 528-114-002

WAS INSPECTED BY OFFICER: A. GREEN ID#: 69 ON 09/16/09 AT 8:59 am/pm

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

<input type="radio"/> 5.28.040 (RCO 593)	Excessive Yard Sales - Cease yard sale. Limit of 3 yard sale events, not over 3 consecutive days, per year.	<input type="radio"/> 17.252.030 (RCO 348)	Unpermitted Outdoor Advertising Display - Obtain a permit from the Planning Dept. or remove display.
<input type="radio"/> 8.28.030 (RCO 821)	Unfenced Pool - Install or provide adequate fencing to secure the pool.	<input type="radio"/> 17.172.205 (RCO 348)	Prohibited Fencing - Remove fence. Fences shall not be constructed of garage doors, tires, pallets or other materials not typically used for the construction of fences.
<input type="radio"/> 8.120.010 (RCO 541)	Accumulated Rubbish - Remove all rubbish & dispose of in an approved legal landfill.	<input type="radio"/> 17. _____ (RCO 348)	Excessive Outside Storage: Storage of Unpermitted Mobile Home(s) Not Allowed - Remove unpermitted mobile home(s) from the property.
<input type="radio"/> 15.08.010 (RCO 457)	Unpermitted Construction - Cease construction. Obtain the appropriate permits from the Bldg. & Safety and Planning Departments or demolish the _____.	<input type="radio"/> 17. _____ (RCO 348)	Occupied RV/Trailer - Cease occupancy & disconnect all utilities to RV/Trailer.
<input type="radio"/> 15.12.020(J)(2) (RCO 457)	Unapproved Grading/Clearing - Cease grading/clearing/stockpiling/importing fill. Obtain a Restoration Assessment from the Dept. of Building & Safety. Perform complete restoration and remediation of the property affected by the unapproved grading in accordance with the Restoration Assessment.	<input type="radio"/> 17. _____ (RCO 348)	Excessive Animals - Remove or reduce the number of _____ to less than _____.
<input checked="" type="radio"/> 15.16.020 (RCO 457)	Substandard Structure - Obtain a permit from the Bldg. & Safety Dept. to rehabilitate per Notice of Defects or demolish the structure.	<input type="radio"/> 17. _____ (RCO 348)	Unpermitted Land Use: _____ Cease all business activities. Obtain Planning Dept. approval prior to resuming business operations.
<input type="radio"/> 15.48.010 (RCO 457)	Unpermitted Mobile Home —Vacate mobile home. Obtain the appropriate permits from the Planning Dept. & Dept. of Bldg. & Safety prior to occupancy or remove Mobile Home.	<input type="radio"/> 17. _____ (RCO 348)	Excessive Outside Storage - Remove or reduce all outside storage to less than _____ square feet at the rear of the property.
<input type="radio"/> 15.48.040 (RCO 457)	Substandard Mobile Home/Trailer/RV - Obtain a permit from the Bldg. & Safety Dept. to rehabilitate per Notice of Defects and Title 25 or demolish the Mobile Home/Trailer/RV.	<input type="radio"/>	
		<input type="radio"/>	

COMMENTS: _____

IMPORTANT! CORRECTION(S) MUST BE COMPLETED BY: 10/16/09. FAILURE TO COMPLY BY THIS DATE, MAY RESULT IN THE ISSUANCE OF AN ADMINISTRATIVE CITATION WITH FINES UP TO \$500.00 PER DAY, FOR EACH VIOLATION. YOU MAY BE CITED EACH DAY THAT THE VIOLATION(S) EXIST BEYOND THE CORRECTION DATE. IN ADDITION, OTHER ENFORCEMENT ACTION, PENALTIES AND THE IMPOSITION OF A LIEN ON THE PROPERTY FOR THE ABATEMENT AND ENFORCEMENT COSTS MAY RESULT IF COMPLIANCE IS NOT ACHIEVED BY THE CORRECTION DATE.

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 \$ 100.00 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 CODE ENFORCEMENT WITHIN TEN (10) DAYS OF SERVICE OF THE SUMMARY OF CHARGES, PURSUANT TO RIVERSIDE COUNTY ORDINANCE 725 AND RIVERSIDE COUNTY CODE 1.16.

_____ SIGNATURE	_____ PRINT NAME	_____ DATE	EXHIBIT NO. <u>E</u>
_____ CDL/CID#	_____ D.O.B.	_____ TEL. NO.	

POSTED

**RIVERSIDE COUNTY DEPARTMENT OF BUILDING AND SAFETY
CODE ENFORCEMENT NOTICE OF DEFECTS**

UNIFORM HOUSING HEALTH & SAFETY
CODE SECTIONS CODE SECTIONS

SUBSTANDARD BUILDING CONDITIONS:

29x38

- | | | | |
|---|--|--------------|-----------------|
| 1. <input type="checkbox"/> | Lack of or improper water closet, lavatory, bathtub, shower or kitchen sink..... | 1001(b)1,2,3 | 17920.3(a)1,2,3 |
| | OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure | | |
| 2. <input type="checkbox"/> | Lack of hot and cold running water to plumbing fixtures | 1001(b)4,5 | 17920.3(a)4,5 |
| | OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure | | |
| 3. <input type="checkbox"/> | Lack of connection to required sewage system..... | 1001(b)14 | 17920.3(a)14 |
| | OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure | | |
| 4. <input type="checkbox"/> | Hazardous plumbing..... | 1001(f) | 17920.3(c) |
| | OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure | | |
| 5. <input checked="" type="checkbox"/> | Lack of required electrical lighting..... <i>MISSED W/C</i> | 1001(b)10 | 17920.3(a)10 |
| | OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure | | |
| 6. <input checked="" type="checkbox"/> | Hazardous Wiring..... <i>BURN SOCKET EXPOSED WIRE</i> | 1001(c) | 17920.3(d) |
| | OBTAIN PERMIT TO: <input checked="" type="checkbox"/> Repair Per Applicable Building Codes <input checked="" type="checkbox"/> Demolish Or Rehabilitate Structure | | |
| 7. <input type="checkbox"/> | Lack of adequate heating facilities..... | 1001(o)6 | 17920.3(a)6 |
| | OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure | | |
| 8. <input type="checkbox"/> | Deteriorated or inadequate foundation..... | 1001(c)1 | 17920.3(b)1 |
| | OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure | | |
| 9. <input type="checkbox"/> | Defective or deteriorated flooring or floor supports..... | 1001(c)2 | 17920.3(b)2 |
| | OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure | | |
| 10. <input checked="" type="checkbox"/> | Members of walls, partitions or other vertical supports that split, lean, list or buckle due to defective material or deterioration..... <i>HOLES, STRIPPED DRYWALL</i> | 1001(c)4 | 17920.3(b)4 |
| | OBTAIN PERMIT TO: <input checked="" type="checkbox"/> Repair Per Applicable Building Codes <input checked="" type="checkbox"/> Demolish Or Rehabilitate Structure | | |
| 11. <input checked="" type="checkbox"/> | Members of ceilings, roofs, ceiling and roof supports or other horizontal members which sag, split, or buckle due to defective material or deterioration..... <i>HOLES</i> | 1001(c)6 | 17920.3(b)6 |
| | OBTAIN PERMIT TO: <input checked="" type="checkbox"/> Repair Per Applicable Building Codes <input checked="" type="checkbox"/> Demolish Or Rehabilitate Structure | | |
| 12. <input checked="" type="checkbox"/> | Dampness of habitable rooms..... <i>BROKEN WINDOWS, WALLS MISSING</i> | 1001(b)11 | 17920.3(a)11 |
| | OBTAIN PERMIT TO: <input checked="" type="checkbox"/> Repair Per Applicable Building Codes <input checked="" type="checkbox"/> Demolish Or Rehabilitate Structure | | |
| 13. <input checked="" type="checkbox"/> | Faulty weather protection..... | 1001(h)1-4 | 17920.3(g)1-4 |
| | A. Deteriorated or ineffective weather proofing of exterior walls, roof or floors including broken windows or doors, lack of paint or other approved wall covering | | |
| | OBTAIN PERMIT TO: <input checked="" type="checkbox"/> Repair Per Applicable Building Codes <input checked="" type="checkbox"/> Demolish Or Rehabilitate Structure | | |
| 14. <input checked="" type="checkbox"/> | General dilapidation or improper maintenance..... | 1001(b)13 | 17920.3(a)13 |
| | OBTAIN PERMIT TO: <input checked="" type="checkbox"/> Repair Per Applicable Building Codes <input checked="" type="checkbox"/> Demolish Or Rehabilitate Structure | | |
| 15. <input type="checkbox"/> | Fire hazard..... | 1001(i) | 17920.3(h) |
| | OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure | | |
| 16. <input type="checkbox"/> | Extensive fire damage..... | | |
| | OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure | | |
| 17. <input checked="" type="checkbox"/> | Public and attractive nuisance..... <i>abandoned/vacant</i> | | |
| | OBTAIN PERMIT TO: <input checked="" type="checkbox"/> Repair Per Applicable Building Codes <input checked="" type="checkbox"/> Demolish Or Rehabilitate Structure | | |
| 18. <input type="checkbox"/> | Improper occupancy..... | 1001(n) | 17920.3(n) |
| | OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure | | |
| 19. <input type="checkbox"/> | OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure | | |
| 20. <input type="checkbox"/> | OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure | | |

*** YOU MUST CORRECT THE ABOVE CONDITIONS WITHIN 30 DAYS OF THE DATE OF THIS NOTICE

Case No. CV0710509 Address 52281 DATE AVE

Date 09/16/09 Officer A. GREEN



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

JOHN BOYD
Director

AFFIDAVIT OF POSTING OF NOTICES

November 17, 2009

RE CASE NO: CV0710509

I, ANTHONY GREEN, hereby declare:

I am employed by the Riverside County Code Enforcement Department; that my business address is 24318 Hemlock, Ave., Suite C-1, Moreno Valley, California 92557 .

That on 09/16/2009 at 8:59 A.M., I securely and conspicuously posted NOTICE OF VIOLATION FOR R.C.C. 15.16.020 SUBSTANDARD STRUCTURE, WITH NOTICE OF DEFECTS , DANGER DO NOT ENTER SIGNS POSTED at the property described as:

Property Address: 52281 DATE AVE, CABAZON

Assessor's Parcel Number: 528-114-002

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

Executed on November 17, 2009 in the County of Riverside, California.

CODE ENFORCEMENT DEPARTMENT


By: ANTHONY GREEN. Code Enforcement Officer



Code Enforcement Department
County Of Riverside
Moreno Valley District Office
24318 Hemlock Avenue, Suite C-1
Moreno Valley, California 92557
(951) 485-5840 – Fax (951) 485-4938

John Boyd
DIRECTOR

September 17, 2009

SEE ATTACHED NOTICE LIST

COPY

NOTICE OF VIOLATION

Re: **Riverside County Abatement Case No.:** CV07-10509
Subject Property: 52281 Date Avenue, Cabazon, CA; APN: 528-114-002

TO ALL OWNERS AND INTERESTED PARTIES OF THE ABOVE DESCRIBED SUBJECT PROPERTY

An inspection was made of the above referenced subject property on in response to complaints received by this office. The structure(s) were found to be substandard and a public nuisance in violation of Riverside County Code Section(s) 15.16, and as such was posted with a "Danger Do Not Enter" sign and a copy of the enclosed "Notice of Defects" which sets forth the conditions which render the building unsafe for human habitation.

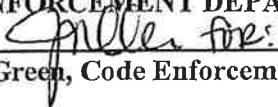
THE OWNER OF RECORD of the subject property is hereby noticed and ordered within thirty (30) days of this notice to obtain all necessary permits from the Department of Building and Safety and to correct or abate the unsafe conditions either by repairing all violative conditions indicated in the attached "Notice of Defects," or demolition and removal of the structure(s). **ALL PARTIES WITH INTEREST** in the subject property may comply with the provisions of this notice within fifteen (15) days after the expiration of the thirty (30) period.

NOTICE IS HEREBY GIVEN that failure to comply with this notice will result in further civil, criminal or administrative proceedings for demolition of the structure(s) and abatement of the public nuisance and could result in the imposition of a lien on the subject properties for costs, including attorney's fees, related to the enforcement of all ordinances and abatement of violative conditions. A "Notice of Noncompliance" has been recorded with the Riverside County Recorder's Office. At the conclusion of this case, you will receive a statement of expense associated with the abatement of such nuisance.

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

CODE ENFORCEMENT DEPARTMENT



Anthony Green, Code Enforcement Officer II

Enclosure: Notice of Defects (1)

NOV.20 – Code Enforcement 10.07

EXHIBIT NO. E4

RIVERSIDE COUNTY DEPARTMENT OF BUILDING AND SAFETY CODE ENFORCEMENT

NOTICE OF DEFECTS

29x38

UNIFORM HOUSING HEALTH & SAFETY
CODE SECTIONS CODE SECTIONS

SUBSTANDARD BUILDING CONDITIONS:

1.	<input type="checkbox"/> Lack of or improper water closet, lavatory, bathtub, shower or kitchen sink.....	1001(b)1,2,3	17920.3(a)1,2,3
	OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure		
2.	<input type="checkbox"/> Lack of hot and cold running water to plumbing fixtures	1001(b)4,5	17920.3(a)4,5
	OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure		
3.	<input type="checkbox"/> Lack of connection to required sewage system.....	1001(b)14	17920.3(a)14
	OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure		
4.	<input type="checkbox"/> Hazardous plumbing.....	1001(f)	17920.3(e)
	OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure		
5.	<input checked="" type="checkbox"/> Lack of required electrical lighting..... <i>MISSENGER</i>	1001(b)10	17920.3(a)10
	OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure		
6.	<input checked="" type="checkbox"/> Hazardous Wiring..... <i>OPEN SOCKETS EXPOSED WIRING</i>	1001(c)	17920.3(d)
	OBTAIN PERMIT TO: <input checked="" type="checkbox"/> Repair Per Applicable Building Codes <input checked="" type="checkbox"/> Demolish Or Rehabilitate Structure		
7.	<input type="checkbox"/> Lack of adequate heating facilities.....	1001(e)6	17920.3(a)6
	OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure		
8.	<input type="checkbox"/> Deteriorated or inadequate foundation.....	1001(c)1	17920.3(b)1
	OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure		
9.	<input type="checkbox"/> Defective or deteriorated flooring or floor supports.....	1001(c)2	17920.3(b)2
	OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure		
10.	<input checked="" type="checkbox"/> Members of walls, partitions or other vertical supports that split, lean, list or buckle due to defective material or deterioration..... <i>HOLES, STRIPPED DRYWALL</i>	1001(c)4	17920.3(b)4
	OBTAIN PERMIT TO: <input checked="" type="checkbox"/> Repair Per Applicable Building Codes <input checked="" type="checkbox"/> Demolish Or Rehabilitate Structure		
11.	<input checked="" type="checkbox"/> Members of ceilings, roofs, ceiling and roof supports or other horizontal members which sag, split, or buckle due to defective material or deterioration..... <i>HOLES</i>	1001(c)6	17920.3(b)6
	OBTAIN PERMIT TO: <input checked="" type="checkbox"/> Repair Per Applicable Building Codes <input checked="" type="checkbox"/> Demolish Or Rehabilitate Structure		
12.	<input checked="" type="checkbox"/> Dampness of habitable rooms..... <i>BROKEN WINDOWS, WALLS MISSING</i>	1001(b)11	17920.3(a)11
	OBTAIN PERMIT TO: <input checked="" type="checkbox"/> Repair Per Applicable Building Codes <input checked="" type="checkbox"/> Demolish Or Rehabilitate Structure		
13.	<input checked="" type="checkbox"/> Faulty weather protection.....	1001(h)1-4	17920.3(g)1-4
	A. <u>Deteriorated or ineffective weather proofing of exterior walls, roof or floors including broken windows or doors, lack of paint or other approved wall covering</u>		
	OBTAIN PERMIT TO: <input checked="" type="checkbox"/> Repair Per Applicable Building Codes <input checked="" type="checkbox"/> Demolish Or Rehabilitate Structure		
14.	<input checked="" type="checkbox"/> General dilapidation or improper maintenance.....	1001(b)13	17920.3(a)13
	OBTAIN PERMIT TO: <input checked="" type="checkbox"/> Repair Per Applicable Building Codes <input checked="" type="checkbox"/> Demolish Or Rehabilitate Structure		
15.	<input type="checkbox"/> Fire hazard.....	1001(i)	17920.3(b)
	OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure		
16.	<input type="checkbox"/> Extensive fire damage.....		
	OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure		
17.	<input checked="" type="checkbox"/> Public and attractive nuisance..... <i>abandoned/vacant</i>		
	OBTAIN PERMIT TO: <input checked="" type="checkbox"/> Repair Per Applicable Building Codes <input checked="" type="checkbox"/> Demolish Or Rehabilitate Structure		
18.	<input type="checkbox"/> Improper occupancy.....	1001(n)	17920.3(n)
	OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure		
19.	<input type="checkbox"/>		
	OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure		
20.	<input type="checkbox"/>		
	OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure		

*** YOU MUST CORRECT THE ABOVE CONDITIONS WITHIN 30 DAYS OF THE DATE OF THIS NOTICE

Case No. CV0710509 Address 52281 DATE AVE

Date 09/16/09 Officer A. GREEN

EXHIBIT NO. ES

PROOF OF SERVICE BY MAIL

Case No. CV07-10509

I, Jennifer L. Miller, 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 24318 Hemlock Avenue, Suite C-1, Moreno Valley, CA 92557.

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 17th day of September, 2009. I served a copy of the papers to which this proof of service is attached, entitled:

- Notice of Violation (RCC 15.16.020)
- Notice List
- Notice of Defects (1)
- Summary of Costs Notification

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 ATTACHED NOTICE LIST

The envelope was sealed and placed for collection and mailing at MORENO VALLEY, 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 17th of September, 2009, at Moreno Valley, California.



Jennifer L. Miller, Code Enforcement Aide

Article Number: 7009 0080 0000 7301 2463
7009 0080 0000 7301 2470
7009 0080 0000 7301 2487

7009 0080 0000 7301 2463

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

Ralph William Sandberg
Florence Sandberg
52281 Date Avenue
Cabazon, CA 92230
CV07-10509 / AG

PS Form 3800, August 2008 See Reverse for Instructions

USPS - Track & Confirm

Page 1 of 1



[Home](#) | [Help](#) | [Sign In](#)



[Track & Confirm](#) [FAQs](#)

Track & Confirm

Search Results

Label/Receipt Number: **7009 0080 0000 7301 2463**
Service(s): **Certified Mail™**
Status: **Undeliverable as Addressed**

Your item was undeliverable as addressed at 9:38 AM on September 19, 2009 in CABAZON, CA 92230. It is being returned if appropriate information is available.

Track & Confirm

Enter Label/Receipt Number.

[Go >](#)

EXHIBIT NO. en



John Boyd
DIRECTOR

Code Enforcement Department
County Of Riverside
Moreno Valley District Office
24318 Hemlock Avenue, Suite C-1
Moreno Valley, California 92557
(951) 485-5840 – Fax (951) 485-4938

NOTICE LIST / INTERESTED PARTIES

September 17, 2009

RE: Case No.: CV07-10509
APN No.: 528-114-002
Address: 52281 Date Avenue, Cabazon, CA

1. Ralph William Sandberg
Florence Sandberg
52281 Date Avenue
Cabazon, CA 92230
2. Ralph William Sandberg
Florence Sandberg
10932 Cherry Avenue
Cherry Valley, CA 92223
3. Lakeview Assoc. Inc.
Carol Kirkpatrick
10932 Cherry Avenue
Cherry Valley, CA 92223

7009 0080 0000 7301 2470

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)		

Ralph William Sandberg
 Florence Sandberg
 10932 Cherry Avenue
 Cherry Valley, CA 92223
 CV07-10509 / AG

PS Form 3800, August 2006 See Reverse for Instructions

USPS - Track & Confirm

Page 1 of 1



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[Track & Confirm](#) [FAQs](#)

Track & Confirm

Search Results

Label/Receipt Number: **7009 0080 0000 7301 2470**
 Service(s): **Certified Mail™**
 Status: **Delivered**

Your item was delivered at 10:31 AM on October 15, 2009 in OLA, AR 72853.

Detailed Results:

- Delivered, October 15, 2009, 10:31 am, OLA, AR 72853
- Notice Left, September 28, 2009, 3:49 pm, OLA, AR 72853
- Forwarded, September 23, 2009, 12:25 pm, BEAUMONT, CA
- Forwarded, September 19, 2009, 4:34 pm, BEAUMONT, CA
- Notice Left, September 19, 2009, 12:39 pm, BEAUMONT, CA 92223
- Arrival at Unit, September 19, 2009, 8:23 am, BEAUMONT, CA 92223

Track & Confirm

Enter Label/Receipt Number.

Go >

EXHIBIT NO. EA

7009 0080 0000 7301 2487

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)	
Lakeview Assoc. Inc. Carol Kirkpatrick 10932 Cherry Avenue Cherry Valley, CA 92223 CV07-10509 / AG	
PS Form 3800, August 2006 See Reverse for Instructions	

USPS - Track & Confirm



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Track & Confirm

Search Results

Label/Receipt Number: 7009 0080 0000 7301 2487
 Service(s): **Certified Mail™**
 Status: **Delivered**

Your item was delivered at 4:25 PM on October 6, 2009 in BEAUMONT, CA 92223.

Detailed Results:

- Delivered, October 06, 2009, 4:25 pm, BEAUMONT, CA 92223
- Notice Left, September 19, 2009, 12:39 pm, BEAUMONT, CA 92223
- Arrival at Unit, September 19, 2009, 8:23 am, BEAUMONT, CA 92223

Track & Confirm

Enter Label/Receipt Number.

Go >

EXHIBIT NO. E10

When recorded please mail to:
Mail Stop #5002

DOC # 2008-0375093
07/09/2008 08:00A Fee:NC
Page 1 of 1
Recorded in Official Records
County of Riverside
Larry W. Ward
Assessor, County Clerk & Recorder



023

NOTICE OF NONCOMPLIANCE

In the matter of the Property of
Sandberg Family Trust)

Case No.: CV07-10509)

M
023

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.457, (RCC Title 15.16.020) described as Substandard structure/dwelling (quality lower than prescribed by law). Such Proceedings are based upon the noncompliance of such real property, located at 52281 Date Avenue, Cabazon, CA, and more particularly described as Assessor's Parcel Number 528-114-002 and having a legal description of LOT 270 MB 041/063 CABAZON ESTATES NO 2, Records of Riverside County, with the requirements of Ordinance No. 457 (RCC Title 15.16.020).

The owner has been advised to immediately correct the above-referenced violation to avoid further action by the County of Riverside, which may include remediation or restoration to abate the public nuisance or other remedies available to the department by a court of competent jurisdiction. 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, 24318 Hemlock Avenue, Suite C-1, Moreno Valley, California 92557, Attention Senior Code Enforcement Officer Cynthia Black 951-485-5840.

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
CODE ENFORCEMENT DEPARTMENT

By Mary Overholt
Mary Overholt
Code Enforcement Department

ACKNOWLEDGMENT

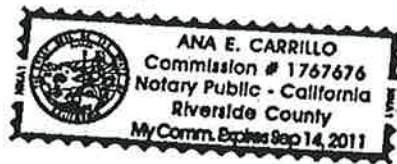
State of California)
County of Riverside)

On 08/27/08 before me, Ana E. Carrillo, Notary Public, personally appeared Mary Overholt, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is 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.

Ana E. Carrillo
Commission # 1767676 Comm. Expires Sep. 14, 2011



Public Record

PAMELA J. WALLS
County Counsel

Principal Deputy
KATHERINE A. LIND

OFFICE OF COUNTY COUNSEL
COUNTY OF RIVERSIDE

3960 ORANGE STREET, 5TH FLOOR
RIVERSIDE, CA 92501
TELEPHONE: 951/955-6300
FAX: 951/955-6322 & 955-6363



February 16, 2010

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.: CV07-10509
APN: 528-114-002
Property: 52281 Date Ave. Cabazon

NOTICE IS HEREBY GIVEN that a hearing will be held before the Riverside County Board of Supervisors pursuant to Riverside County Ordinance Nos. 457 (RCC Title 15) and 725 (RCC Title 1) to consider the abatement of the Substandard Structure located on the SUBJECT PROPERTY described as **52281 Date Ave. Cabazon, Riverside County, California**, and more particularly described as Assessor's Parcel Number 528-114-002.

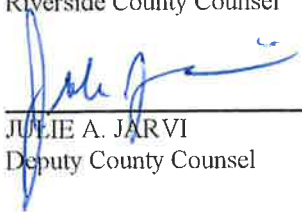
YOU ARE HEREBY DIRECTED as owner of the SUBJECT PROPERTY, to appear at this hearing to show cause why the SUBJECT PROPERTY should not be condemned as a public nuisance and be abated by removing the Substandard Structure from the real property.

SAID HEARING will be held on **Tuesday, March 23, 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 Mary Overholt at (951) 485-5840 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. 6

NOTICE LIST

Subject Property: 52281 Date Avenue, Cabazon
Case No.: CV 07-10509 APN: 528-114-002; District 5

RALPH WILLIAM SANDBERG AND
FLORENCE ALENE SANDBERG, TRUSTEES
10932 CHERRY AVENUE
CHERRY VALLEY, CA 92223

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY	
<ul style="list-style-type: none">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.	A. Signature <input type="checkbox"/> Agent <input checked="" type="checkbox"/> Addressee	
1. Article Addressed to: RALPH WILLIAM SANDBERG AND FLORENCE ALENE SANDBERG, TRUSTEES 10932 CHERRY AVENUE CHERRY VALLEY, CA 92223	B. Received by (Printed Name) Evelyn...	C. Date of Delivery 2-22-10 SK
2. Article Number (Transfer from service label)	D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No	
CW 07-10509 (Sandberg) ABT 1	3. Service Type <input checked="" type="checkbox"/> Certified Mail <input type="checkbox"/> Express Mail <input type="checkbox"/> Registered <input checked="" type="checkbox"/> Return Receipt for Merchandise <input type="checkbox"/> Insured Mail <input type="checkbox"/> C.O.D.	
	4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes	
PS Form 3811, February 2004	7008 3230 0001 1234 1559	Domestic Return Receipt 102595-02-M-1540

EXHIBIT NO. 6²

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PROOF OF SERVICE

Case Nos. CV07-10509

STATE OF CALIFORNIA, COUNTY OF RIVERSIDE

I, Yadira Oseguera, declare that 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 3960 Orange Street, 5th Floor, Riverside, California 92501.

That on February 16, 2010 I served the following document(s):

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

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

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


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

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

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

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

EXECUTED ON February 16, 2010 at Riverside, California.



YADIRA OSEGUERA

EXHIBIT NO. 63



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

JOHN BOYD
Director

AFFIDAVIT OF POSTING OF NOTICES

February 18, 2010

RE CASE NO: CV0710509

I, ANTHONY GREEN, hereby declare:

I am employed by the Riverside County Code Enforcement Department; that my business address is 24318 Hemlock, Ave., Suite C-1, Moreno Valley, California 92557 .

That on 02/17/2010 at 1:49 p.m., I securely and conspicuously posted Notice to correct County Ordinance Violations and Abate Public Nuisance at the property described as:

Property Address: 52281 DATE AVE, CABAZON

Assessor's Parcel Number: 528-114-002

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

Executed on February 18, 2010 in the County of Riverside, California.

CODE ENFORCEMENT DEPARTMENT

By: ANTHONY GREEN II Code Enforcement Officer

EXHIBIT NO. 64