

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



9.1

9:30 a.m. being the time set for public hearing on the recommendation from County Counsel/Code Enforcement regarding Public Hearing on Abatement of Public Nuisance [Excess Outside Storage] Case Nos. CV 08-02877, located at 26550 Cortrite Avenue, Hemet, APN 458-280-001, 3<sup>rd</sup> District.

On motion of Supervisor Stone, seconded by Supervisor Benoit and duly carried by unanimous vote, IT WAS ORDERED that the above matter is taken off calendar

I hereby certify that the foregoing is a full true, and correct copy of an order made and entered on May 25, 2010 of Supervisors Minutes.

(seal)

WITNESS my hand and the seal of the Board of Supervisors  
Dated: May 25, 2010  
Kecia Harper-Ihem, Clerk of the Board of Supervisors, in  
and for the County of Riverside, State of California.

By: Kecia Harper-Ihem Deputy

AGENDA NO.  
9.1

xc: Co.Co., CED, Prop. Owner

ATTACHMENTS FILED  
WITH THE CLERK OF THE BOARD

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

521B



**FROM:** County Counsel/TLMA  
Code Enforcement Department


**SUBMITTAL DATE:**  
April 8, 2010

**SUBJECT:** Abatement of Public Nuisance [Excess Outside Storage];  
Case No.: CV 08-02877; WAHLERT  
Subject Property: 26550 Cortrite Avenue, Hemet; APN: 458-280-001  
District Three

**RECOMMENDED MOTION:** Move that:

1. The excess outside storage of materials on the real property located at 26550 Cortrite Avenue, Hemet, Riverside County, California, APN: 458-280-001 be declared a public nuisance and a violation of Riverside County Ordinance No. 348 (Riverside County Code Chapter 17.16).
2. Russell B. Wahlert and Gwyndolyn E. Wahlert, the owners of the subject real property, be directed to abate the excess outside storage on the property by removing the same from the real property within ninety (90) days.

(Continued)

  
\_\_\_\_\_  
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:   
Tina Grande

County Executive Office Signature

Consent X Policy  
 Consent  Policy

Dep't Recomm.:  
 Per Exec. Ofc.:

Prev. Agn. Ref.:

District: 3

Agenda Number:

9.1

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 by removing 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 on the real property is declared to be in violation of Riverside County Ordinance No. 348, and a public nuisance, and further, to prepare and 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 April 25, 2009.
2. The inspection revealed the excess outside storage of materials or junkyard on the subject property in violation of Riverside County Ordinance No. 348. The items included but were not limited to: commercial truck tires, water tanks, concrete, wood, and miscellaneous items. The amount of outside storage was determined to be twenty-six thousand eight hundred eighty (26,880) square feet.
3. Subsequent re-inspections of the above-described real property on August 11, 2009, September 28, 2009, November 4, 2009, December 4, 2009, December 15, 2009 and February 25, 2010, revealed that the property continued to be in violation of Riverside County Ordinance No. 348.
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.

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



**9.4**

9:30 a.m. being the time set for public hearing on the recommendation from County Counsel/Code Enforcement Department regarding Abatement of Public Nuisance Case CV 08-02877, located at 26550 Cortrite Avenue, Hemet, 3rd District, the Chairman called the matter for hearing.

Julie Jarvi, Deputy County Counsel presented the matter recommending continuance.

On motion of Supervisor Buster, seconded by Supervisor Stone and duly carried by unanimous vote, IT WAS ORDERED that the above matter is continued to Tuesday, May 25, 2010 at 9:30 a.m.

I hereby certify that the foregoing is a full true, and correct copy of an order made and entered on April 20, 2010 of Supervisors Minutes.

WITNESS my hand and the seal of the Board of Supervisors

Dated: April 20, 2010

(seal) 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, COB

**BOARD OF SUPERVISORS  
COUNTY OF RIVERSIDE**

IN RE ABATEMENT OF PUBLIC NUISANCE ) CASE NO. CV 08-02877  
[EXCESS OUTSIDE STORAGE] APN: 458-280- )  
001, 26550 CORTRITE AVENUE, HEMET, ) DECLARATION OF OFFICER  
COUNTY OF RIVERSIDE, STATE OF ) ROY RYDER  
CALIFORNIA; RUSSELL B. WAHLERT AND )  
GWYNDOLYN E. WAHLERT, OWNERS. ) [R.C.O. NO. 348, R.C.C. Chapter 17]  
)  
)  
)

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

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

2. I am informed and believe and based thereon allege that on April 25, 2009, Code Enforcement Officer Forrey conducted an initial inspection of the real property described as 26550 Cortrite Avenue, Hemet, Riverside County, California and further described as APN 458-280-001 (hereinafter referred to as "THE PROPERTY"). A true and correct copy of a Thomas Brothers map indicating the location of THE PROPERTY is attached hereto as Exhibit "A."

3. A review of County records and documents disclosed that THE PROPERTY is owned by Russell B. Wahlert and Gwyndolyn E. Wahlert (hereinafter referred as "OWNERS"). Certified copies of the County Equalized Assessment Roll for the year 2009-2010 and County Geographic Information System ("GIS") report is attached hereto as Exhibit "B." THE PROPERTY is located within the R-R (Rural Residential) zone classification. This zone classification allows outside storage on an improved parcel with the amount of storage to be two hundred (200) square feet for properties that are a minimum of one acre in size. THE PROPERTY is approximately 2.5 acres.

4. Based upon the Lot Book Report issued by RZ Title Service dated August 17, 2009, it is determined that no other parties potentially hold a legal interest in THE PROPERTY. A true and correct copy of the Lot Book Report is attached hereto and incorporated herein as Exhibit "C."

1           5.       I am informed and believe and based thereon allege that on April 25, 2009, Code  
2 Enforcement Officer Forrey drove to THE PROPERTY to conduct an inspection and met OWNER, Mrs.  
3 Wahlert, who gave her permission to inspect. Officer Forrey observed excess outside storage on THE  
4 PROPERTY which consisted of, but was not limited to: commercial truck tires, water tanks, concrete,  
5 wood and miscellaneous items. Using the pacing method, Officer Forrey measured the area and  
6 determined the total amount of excess outside storage was twenty-six thousand eight hundred eighty  
7 (26,880) square feet. The OWNER'S son signed and accepted the Notice of Violation and Officer Forrey  
8 posted a copy at the front gate of THE PROPERTY. As a result of the outside storage, THE PROPERTY  
9 constituted a public nuisance in violation of the provisions set forth in Riverside County Ordinance  
10 ("RCO") No. 348, as codified in Riverside County Code ("RCC") Chapter 17.16.

11           6.       On May 12, 2009 and August 31, 2009, a Notice of Violation was mailed to the OWNERS  
12 by certified mail with return receipt requested.

13           7.       On August 11, 2009 and December 4, 2009, I returned to THE PROPERTY to conduct  
14 follow-up inspections. From the road right of way, I observed no difference in the conditions of the site.

15           8.       On September 28, 2009, November 4, 2009 and December 15, 2009, I conducted follow-  
16 up inspections. I was granted permission to enter THE PROPERTY and inspect by tenant Nick and/or  
17 employee Claude. During each inspection, I observed that THE PROPERTY remained in violation of  
18 RCO 348 (RCC Chapter 17.16).

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

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

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

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

1           13.     A Notice of Non-Compliance was recorded in the Office of the County Recorder, County  
2 of Riverside, State of California, on December 11, 2009 as Instrument Number 2009-0639838, a true and  
3 correct copy of which is attached hereto and incorporated herein by reference as Exhibit "F".

4           14.     On February 25, 2010, I conducted another inspection of THE PROPERTY which  
5 revealed that THE PROPERTY remained in violation of RCO 348 (RCC Chapter 17.16).

6           15.     On February 24, 2010, the second notice – "Notice to Abate Public Nuisance" providing  
7 notification of the Board hearing scheduled for April 20, 2010, as required by Riverside County  
8 Ordinance No. 725, was mailed to OWNERS by certified mail, return receipt requested and on February  
9 25, 2010, was posted on THE PROPERTY. True and correct copies of the notice, returned receipt cards,  
10 together with the proof of service, and the affidavit of posting of notices are attached hereto as Exhibit  
11 "G" and are incorporated herein by reference.

12           16.     The removal of all excess outside storage of materials currently on THE PROPERTY is  
13 required to bring THE PROPERTY into compliance with Riverside County Ordinance Nos. 348 and the  
14 Health and Safety Code.

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


- 16           (a) the excess outside storage of materials on THE PROPERTY be deemed and declared a  
17           public nuisance;
- 18           (b) the OWNERS or whoever have possession or control of THE PROPERTY be required to  
19           remove all excess outside storage of materials on THE PROPERTY in accordance with the  
20           provisions of County Ordinance No. 348.
- 21           (c) that if the materials are not removed and disposed of in strict accordance with all Riverside  
22           County Ordinances, including but not limited to Riverside County Ordinance No. 348,  
23           within ninety (90) days of the date of this Order, the outside storage of materials shall be  
24           abated by representatives of the Riverside County Department of Building and Safety, a  
25           contractor or the Sheriff's Department upon receipt of an owner's consent or a Court Order  
26           when necessary under applicable law.
- 27           (d) that reasonable costs of abatement, after notice and opportunity for hearing, shall be  
28           imposed as a lien on THE PROPERTY, which may be collected as a special assessment

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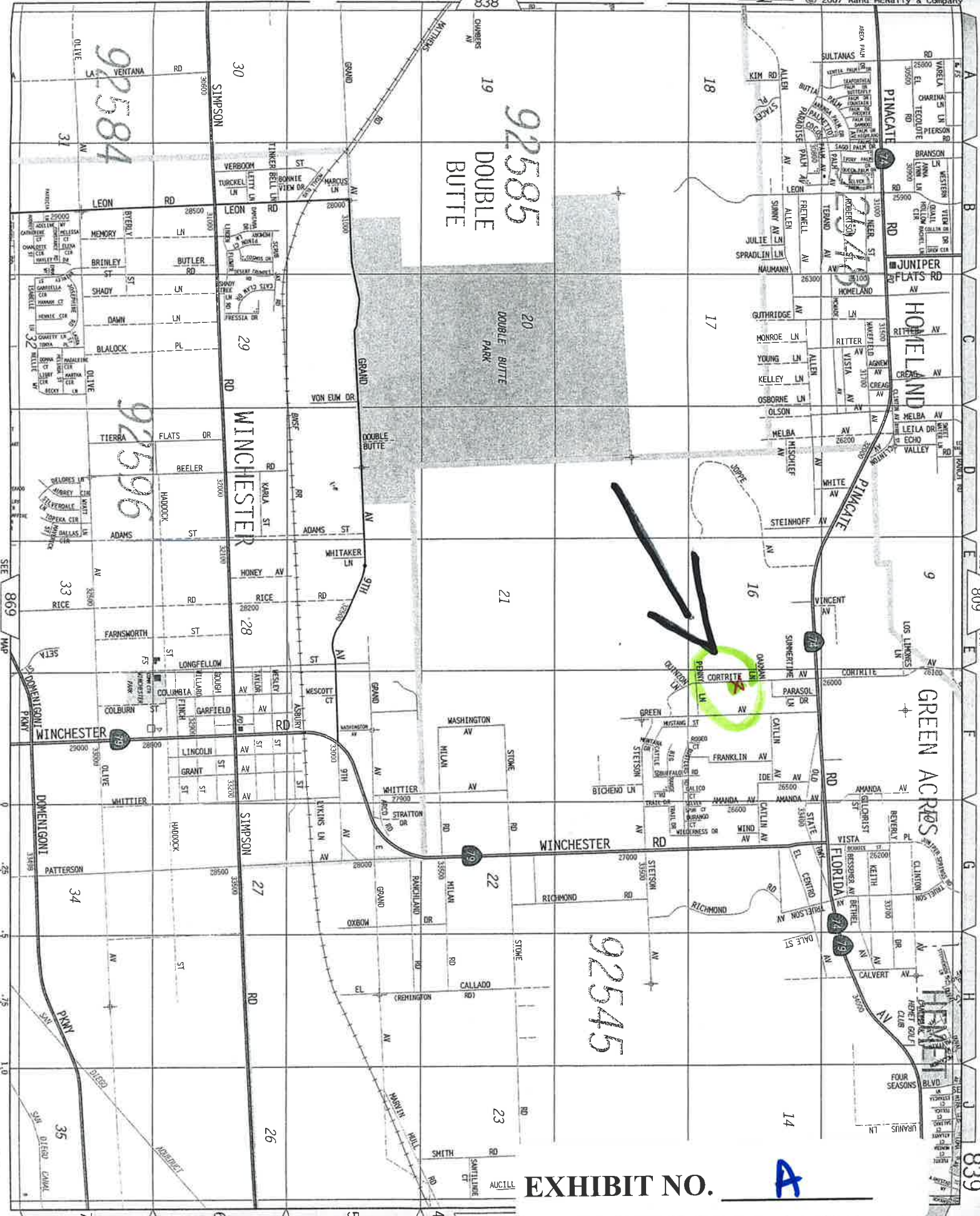
against THE PROPERTY pursuant to Government Code Section 25845 and Riverside  
County Ordinance Nos. 348 and 725

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

Executed this 26<sup>th</sup> day of February, 2010 at Riverside, California.

  
\_\_\_\_\_  
ROY RYDER  
Code Enforcement Officer  
Code Enforcement Department





92584

92585  
DOUBLE BUTTE

92596

92545

EXHIBIT NO.

A

839

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

Assessment #458280001-2		Parcel # 458280001-2	
<b>Assessee:</b>	WAHLERT RUSSELL B	<b>Land</b>	41,838
<b>Assessee:</b>	WAHLERT GWYNDOLYN E	<b>Structure</b>	23,858
<b>Mail Address:</b>	1295 S CAWSTON AVE NO 2	<b>Full Value</b>	65,696
<b>City, State Zip:</b>	HEMET CA 92545	<b>Total Net</b>	65,696
<b>Real Property Use Code:</b>	MR		
<b>Base Year</b>	1975		
<b>Conveyance Number:</b>	0374924		
<b>Conveyance (mm/yy):</b>	5/2006		
<b>PUI:</b>	M010000		
<b>TRA:</b>	89-050		
<b>Taxability Code:</b>	0-00		
<b>ID Data:</b>	Lot 5 MB 013/041 PERRIS VALLEY AC		
<b>Situs Address:</b>	26550 CORTRITE AVE HEMET CA 92545		

**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"

**EXHIBIT NO. B**

RIVERSIDE COUNTY GIS



**Selected parcel(s):**  
458-280-001

**\*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**

458-280-001-2

**OWNER NAME / ADDRESS**

RUSSELL B WAHLERT  
GWYNDOLYN WAHLERT  
26550 CORTRITE AVE  
HEMET, CA. 92545

**MAILING ADDRESS**

(SEE OWNER)

**EXHIBIT NO.**

**B<sup>2</sup>**

1295 S CAWSTON AVE NO 2  
HEMET CA. 92545

**LEGAL DESCRIPTION**

RECORDED BOOK/PAGE: MB 13/41  
SUBDIVISION NAME: PERRIS VALLEY AC  
LOT/PARCEL: 6, BLOCK: P  
, Por. TRACT NUMBER: NOT AVAILABLE

**LOT SIZE**

RECORDED LOT SIZE IS 2.5 ACRES

**PROPERTY CHARACTERISTICS**

WOOD FRAME, 1200 SQFT., 2 BDRM/ 2 BATH, 1 STORY, CONSTD 1970COMPOSITION, ROOF, CENTRAL HEATING, CENTRAL COOLING

**THOMAS BROS. MAPS PAGE/GRID**

PAGE: 839 GRID: F2

**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)**

JEFF STONE, DISTRICT 3

**TOWNSHIP/RANGE**

T5SR2W SEC 16

**ELEVATION RANGE**

1576/1588 FEET

**PREVIOUS APN**

458-060-036

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**PLANNING**

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**LAND USE DESIGNATIONS**

Zoning not consistent with the General Plan.  
RC-LDR

**AREA PLAN (RCIP)**

HARVEST VALLEY / WINCHESTER

**GENERAL PLAN POLICY OVERLAYS**

NOT IN A GENERAL PLAN POLICY OVERLAY AREA

**GENERAL PLAN POLICY AREAS**

GREEN ACRES POLICY AREA  
HIGHWAY 79 POLICY AREA

**ZONING CLASSIFICATIONS (ORD. 348)**

R-R

**SPECIFIC PLANS**

NOT WITHIN A SPECIFIC PLAN

**ZONING OVERLAYS**  
NOT IN A ZONING OVERLAY

**AGRICULTURAL PRESERVE**  
NOT IN AN AGRICULTURE PRESERVE

**REDEVELOPMENT AREAS**  
PROJECT AREA NAME: MCPA  
SUBAREA NAME: HOMELAND/GREEN ACRES  
AMENDMENT NUMBER: 1  
ADOPTION DATE: MAY. 11, 1999  
ACREAGE: 1260 ACRES

**AIRPORT INFLUENCE AREAS**  
NOT IN AN AIRPORT INFLUENCE AREA

**AIRPORT COMPATIBILITY ZONES**  
NOT IN AN AIRPORT COMPATIBILITY ZONE

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**ENVIRONMENTAL**

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**CVMSHCP (COACHELLA VALLEY MULTI-SPECIES HABITAT CONSERVATION PLAN) CONSERVATION AREA**  
NOT IN A CONSERVATION AREA

**CVMSHCP FLUVIAL SAND TRANSPORT SPECIAL PROVISION AREAS**  
NOT IN 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

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**FIRE**

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**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

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**DEVELOPMENT FEES**

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**CVMSHCP FEE AREA (ORD. 875)**  
NOT WITHIN THE COACHELLA VALLEY MSHCP FEE AREA

**WRMSHCP FEE AREA (ORD. 810)**  
IN OR PARTIALLY WITHIN THE WESTERN RIVERSIDE MSHCP FEE AREA. SEE MAP FOR MORE INFORMATION.

**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.  
SAN JACINTO

**DIF (DEVELOPMENT IMPACT FEE AREA ORD. 659)**  
HIGHWAY 74/79 CORRIDOR

**SKR FEE AREA (STEPHEN'S KANGAROO RAT ORD. 663.10)**  
IN OR PARTIALLY WITHIN A FEE AREA. SEE MAP FOR MORE INFORMATION.

**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**  
104A

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

**HYDROLOGY**

**FLOOD PLAIN REVIEW**  
NOT REQUIRED.

**WATER DISTRICT**  
EMWD

**FLOOD CONTROL DISTRICT**  
RIVERSIDE COUNTY FLOOD CONTROL DISTRICT

**WATERSHED**  
SAN JACINTO VALLEY

**GEOLOGIC**

**FAULT ZONE**  
NOT IN A FAULT ZONE

**FAULTS**  
NOT WITHIN A 1/2 MILE OF A FAULT

**LIQUEFACTION POTENTIAL**  
LOW

**SUBSIDENCE**  
SUSCEPTIBLE

**PALEONTOLOGICAL SENSITIVITY**  
HIGH SENSITIVITY (HIGH B).  
SENSITIVITY EQUIVALENT TO HIGH A, BUT IS BASED ON THE OCCURRENCE OF FOSSILS AT A SPECIFIED DEPTH BELOW THE SURFACE. THE CATEGORY HIGH B INDICATES THAT FOSSILS ARE LIKELY TO BE ENCOUNTERED AT OR BELOW FOUR FEET OF DEPTH, AND MAY BE IMPACTED DURING EXCAVATION BY CONSTRUCTION ACTIVITIES.

**MISCELLANEOUS**

**SCHOOL DISTRICT**  
ROMOLAND & PERRIS UNION HIGH

**COMMUNITIES**  
GREEN ACRES

**COUNTY SERVICE AREA**  
IN OR PARTIALLY WITHIN  
HOMELAND #80 -  
STREET LIGHTING

**LIGHTING (ORD. 655)**  
ZONE B, 29.04 MILES FROM MT. PALOMAR OBSERVATORY

**2000 CENSUS TRACT**  
042723

- TAX RATE AREAS**  
089-050
- COUNTY FREE LIBRARY
  - COUNTY SERVICE AREA 80 \*
  - COUNTY STRUCTURE FIRE PROTECTION
  - COUNTY WASTE RESOURCE MGMT DIST
  - CSA 146
  - CSA 152
  - EASTERN MUN WATER IMP DIST 2
  - EASTERN MUNICIPAL WATER
  - ERAF RDV
  - FLOOD CONTROL ADMINISTRATION
  - FLOOD CONTROL ZONE 4
  - GENERAL
  - GENERAL PURPOSE
  - METRO WATER EAST 1301999
  - MT SAN JACINTO JUNIOR COLLEGE
  - PERRIS AREA ELEM SCHOOL FUND
  - PERRIS JR HIGH AREA FUND
  - PERRIS UNION HIGH SCHOOL
  - PERRIS VALLEY CEMETERY
  - PROJECT 3-HOMELAND 2000 AB1290
  - RIV CO REG PARK & OPEN SPACE
  - RIV. CO. OFFICE OF EDUCATION
  - ROMOLAND SCHOOL
  - SAN JACINTO BASIN RESOURCE CONS
  - VALLEY HEALTH SYSTEM HOSP DIST

**SPECIAL NOTES**  
NO SPECIAL NOTES

**CODE COMPLAINTS**

Case #	Description	Start Date
CV0802877	NEIGHBORHOOD ENFORCEMENT	Mar. 28, 2008

REPORT PRINTED ON...Thu Dec 31 09:27:52 2009



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

## Lot Book Report

Order Number: **19620**

**Customer:**

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

Order Date: 8/11/2009

Dated as of: 8/17/2009

County Name: Riverside

Attn: Brent Steele  
 Reference: CV08-02877/L. Ross  
 IN RE: WAHLERT, RUSSELL B. AND WAHLERT GWY

FEE(s):  
 Report: \$114.00

Property Address: 26550 Cortrite Ave.  
 Hemet CA 92545

Assessor's Parcel No. : 458-280-001-2

**Assessments:**

Land Value:	\$41,018.00
Improvement Value:	\$23,391.00
Exemption Value:	\$0.00
Total Value:	\$64,409.00

### Tax Information

Property Taxes for the Fiscal Year	2008-2009
Total Annual Tax	\$1,178.92
Status: Paid through	PAID (PAID THRU 06/30/2009)

### Property Vesting

The last recorded document transferring title of said property

Dated 05/05/2006

Recorded 05/24/2006

**EXHIBIT NO.** \_\_\_\_\_





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

Order Number: 19620  
Reference: CV08-02877/L. Ro

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Document No.	2006-0374924
D.T.T.	\$0.00
Grantor	Russell B. Wahlert and Gwyn E. Wahlert
Grantee	Russell B. Wahlert and Gwyndolyn E. Wahlert as trustees of the Russell and Gwyndolyn Wahlert Living Trust 2006 dated May 5, 2006

## Deeds of Trust

No Deeds of Trust of Record

## Additional Information

Abstract of Judgment Filed in the	Superior Court of California, County of Riverside - Hemet Branch - Limited Civil
Case No.	HEC005533
Recorded	01/30/2002
Document No.	2002-053020
Amount	\$9,483.32
Debtor	Russell Wahlert and Kathleen Wahlert
Creditor	General Motors Acceptance Corp.
A Certificate of County Tax Lien Recorded	11/07/2006
Document No	2006-0822787
Amount	\$460.85
Tax Year	2006-2007
Account No.	0311256
Debtor	Russell B. Wahlert
Creditor: Tax Collector of the County of	Riverside

## Legal Description

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

THE WESTERLY 320.00 FEET OF LOTS 5 AND 6 IN BLOCK 4 OF PERRIS VALLEY ACRES, IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS SHOWN BY MAP ON FILE IN BOOK 13, PAGES 74, 42 AND 43 OF MAPS, RECORD OF SAID COUNTY RECORDER.

458-06  
**458-28**  
 T.R.A. 089-050

**POR. SE 1/4, SEC. 16, T.5S., R.2W.**

THIS MAP IS FOR  
 ASSESSMENT PURPOSES ONLY

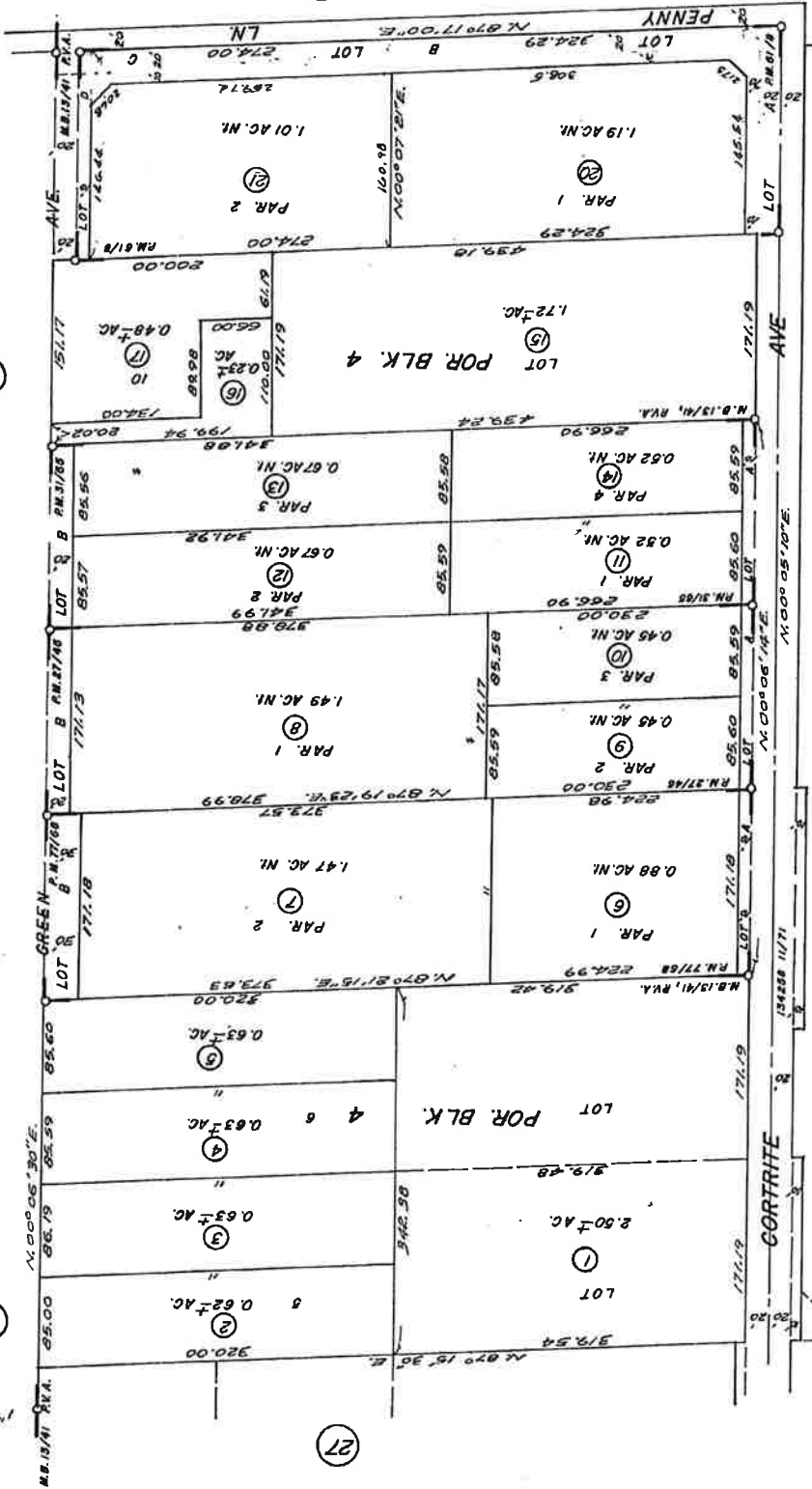


(13)

(16)

(07)

(27)



M.B. 13/41-43 PERRIS VALLEY ACRES  
 P.M. 27/46 Parcel Map 7859  
 P.M. 31/65 " " 8693  
 P.M. 61/8 " " 11376  
 P.M. 77/68 " " 13891

DATA: M.B. 14/53  
 R.S. 60/68

ASSESSOR'S MAP BK. 458 PG. 28  
 RIVERSIDE COUNTY, CALIF. Vol. 1.

FEB. 1981

DATE	OLD NO.	NEW NO.
12-29-18	18	20, 21
"	19	21, 21
"	20	21, 21
"	21	21, 21
"	22	21, 21
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"	26	21, 21
"	27	21, 21
"	28	21, 21
"	29	21, 21
"	30	21, 21

1 of 6 E

DOC # 2006-0374924

05/24/2006 08:00A Fee:7.00

Page 1 of 1

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder

This Document Prepared By,  
Recording Requested By,  
And When Recorded, Mail To:  
MICHAEL W. BROWN  
22632 Golden Springs Drive  
Suite 115  
Diamond Bar, CA 91765-4167



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The Undersigned Grantor declares that no documentary transfer tax is due. This conveyance transfers the grantor's interest into his or her revocable living trust, Revenue and Taxation Code Section 11930.



QUITCLAIM DEED

RUSSELL B. WAHLERT and GWYN E. WAHLERT hereby remise, release and quitclaim to RUSSELL B. WAHLERT and GWYNDOLYN E. WAHLERT as trustees of the RUSSELL & GWYNDOLYN WAHLERT LIVING TRUST 2006 dated May 5, 2006, all of their right, title and interest in and to the real property in the County of Riverside, State of California, described as follows:

The Westerly 320 feet of lots 5 and 6 in Block 4 of Perris Valley Acres, as shown by Map on file in Book 13 pages 74, 42 and 43 of Maps, Riverside County Records.

ASSESSOR'S PARCEL NUMBER: 458-280-001  
MORE COMMONLY KNOWN AS : 26550 Cortrite Avenue, Hemet, California.

The above grantors are husband and wife and it is their intention to confirm this property as community property. This deed is given to accomplish that intent and mutual desire and wish that the above-described property be so vested in their Revocable Living Trust as their community property.

Dated: May 5, 2006

RUSSELL B. WAHLERT

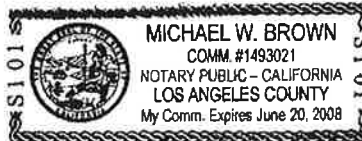
GWYN E. WAHLERT

STATE OF CALIFORNIA  
COUNTY OF RIVERSIDE

SS.

On May 5, 2006 before me, MICHAEL W. BROWN, Notary Public, personally appeared RUSSELL B. WAHLERT and GWYN E. WAHLERT personally known to me or proved to me on the basis of satisfactory evidence to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their authorized capacities, and that by their signatures on the instrument the persons, or the entity upon behalf of which the persons acted, executed the instrument.  
WITNESS my hand and official seal.

MICHAEL W. BROWN



MAIL TAX STATEMENTS TO: Mr. & Mrs. Russell Wahlert, 235 S. Lyon, #51 Hemet, California 92543.

Public Record

RECORDING REQUESTED BY:

WHEN RECORDED MAIL TO:

NAME: MACDOWELL & ASSOCIATES

MAILING ADDRESS:

3636 Birch St. Ste. 290

CITY, STATE: Newport Beach, CA

ZIP CODE: 92660

**DOC # 2002-053020**

01/30/2002 08:00A Fee:22.00

Page 1 of 3

Recorded in Official Records

County of Riverside

Gary L. Orso

Assessor, County Clerk & Recorder



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(24)

M  
LC

**TITLE(S)**

**ABSTRACT OF JUDGMENT**

ATTORNEY OR PARTY WITHOUT ATTORNEY (Name and Address): <input checked="" type="checkbox"/> Recording requested by and return to: <b>MACDOWELL &amp; ASSOCIATES</b> 3636 Birch Street, Suite 290 949-756-8114 Newport Beach, CA 92660		TELEPHONE NO.:	FOR RECORDER'S USE ONLY
ATTORNEY BAR #: 170651			
<input checked="" type="checkbox"/> ATTORNEY FOR <input checked="" type="checkbox"/> JUDGMENT CREDITOR <input type="checkbox"/> ASSIGNEE OF RECORD			
NAME OF COURT: <b>SUPERIOR COURT OF CALIFORNIA, COUNTY OF RIVERSIDE</b>			
STREET ADDRESS: <b>880 N. STATE STREET</b>			
MAILING ADDRESS: <b>HEMET, CA 92343</b>			
CITY AND ZIP CODE: <b>HEMET BRANCH-LIMITED CIVIL</b>			
BRANCH NAME: <b>General Motors Acceptance Corp.</b>			
PLAINTIFF:			
DEFENDANT: <b>Russell Wahlert Kathleen Wahlert</b>		CASE NUMBER: <b>HEC005533</b>	
<b>ABSTRACT OF JUDGMENT</b>			

2002-053020  
61/39/2002 00:00  
2 of 3



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

a. Judgment debtor's

Name and last known address  
 Russell Wahlert  
 26485 Winchester Rd  
 HEMET, CA 92545  
 991872 / 38776

NOTIFICATION MAILED  
USA POSTAL SERVICE

b. Driver's license No. and state:  Unknown

c. Social Security No.: 560-04-6303  Unknown

d. Summons or notice of entry of sister-state judgment was personally served or mailed to (name and address):  
 Russell Wahlert  
 26485 Winchester Rd, HEMET CA 92545

e.  Additional judgment debtors are shown on reverse.

Date: January 11, 2002  
 Todd A. MacDowell

(TYPE OR PRINT NAME)

(SIGNATURE OF APPLICANT OR ATTORNEY)

2. a.  I certify that the following is a true and correct abstract of the judgment entered in this action.

b.  A certified copy of the judgment is attached.

3. Judgment creditor (name):  
 General Motors Acceptance Corp.  
 whose address appears on this form above the court's name.

4. Judgment debtor (full name as it appears in judgment):  
 a. Russell Wahlert  
 b. Kathleen Wahlert

5. a. Judgment entered on (date): 09-08-00

b. Renewal entered on (date):

c. Renewal entered on (date):

6. Total amount of judgment as entered or last renewed:  
 \$ a. 9483.32 b. 9294.45

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

8. A stay of enforcement has  
 a.  not been ordered by the court.  
 b.  been ordered by the court effective until (date):

9.  This judgment is an installment judgment.



This abstract issued on (date): **JAN 23 2002**

Clerk, by **ANN M. VEAL**, Deputy

Form Adopted by Rule 982  
 Judicial Council of California  
 982(a)(1) (Rev. January 1, 1991)  
 F0364-2436

**ABSTRACT OF JUDGMENT  
(CIVIL)**

Code of Civil Procedure, §§ 498.480,  
 674,700.190

PLAINTIFF:	General Motors	v.	CASE NUMBER:	HEC005533
DEFENDANT:	Russell Wahlert			

INFORMATION ON ADDITIONAL JUDGMENT DEBTORS

10.  Name and last known address  
 Kathleen Wahlert  
 MR-23536 Schooner Dr  
 CANYON LAKE, CA 92587

Driver's license No. & state:  Unknown  
 Social Security No.: 557-49-6426  Unknown  
 Summons was personally served at or mailed to (address):  
 MR-23536 Schooner Dr

CANYON LAKE, CA 92587

14.  Name and last known address  
 NOTIFICATION MAILED  
 USA POSTAL SERVICE

Driver's license No. & state:  Unknown  
 Social Security No.:  Unknown  
 Summons was personally served at or mailed to (address):

11.  Name and last known address

Driver's license No. & state:  Unknown  
 Social Security No.:  Unknown  
 Summons was personally served at or mailed to (address):

15.  Name and last known address

Driver's license No. & state:  Unknown  
 Social Security No.:  Unknown  
 Summons was personally served at or mailed to (address):

12.  Name and last known address

Driver's license No. & state:  Unknown  
 Social Security No.:  Unknown  
 Summons was personally served at or mailed to (address):

16.  Name and last known address

Driver's license No. & state:  Unknown  
 Social Security No.:  Unknown  
 Summons was personally served at or mailed to (address):

13.  Name and last known address

Driver's license No. & state:  Unknown  
 Social Security No.:  Unknown  
 Summons was personally served at or mailed to (address):

17.  Name and last known address

Driver's license No. & state:  Unknown  
 Social Security No.:  Unknown  
 Summons was personally served at or mailed to (address):

18.  Continued on attachment 18.



2002-053020  
 01/30/2002 08:58A  
 3 of 3

THIS IS TO INFORM YOU THAT A TAX LIEN HAS BEEN FILED WITH RESPECT TO UNSECURED PROPERTY

When recorded, mail to:

RUSSELL B WAHLERT  
250 S LYON AVE NO E 325  
HEMET CA 92543

Doc #. 2006-0822787  
11/07/2006 08:00A Fee: NC  
Page 1 of 1

Recorded in Official Records

County of Riverside  
= Larry W Ward =  
Assessor, County Clerk and Recorder  
\*\*This document was electronically prepared and recorded by the County of Riverside\*\*

**CERTIFICATE OF LIEN**

**(Recorded pursuant to Revenue and Taxation Code Section 2191.3 et seq. and without acknowledgement pursuant to Government Code Section 27282)**

STATE OF CALIFORNIA | SS  
COUNTY OF RIVERSIDE

No. 0311256

I, Paul McDonnell, Tax Collector of the County of Riverside, State of California, hereby certify that there are, on record in my office, unpaid taxes which were duly assessed, computed and levied for the fiscal year shown below pursuant to Section 2151 et seq. of the Revenue and Taxation Code.

The person(s) shown below is (are) liable to said County for the unpaid amounts set forth below plus any other penalties and charges which may accrue pursuant to law.

**NAME AND ADDRESS**

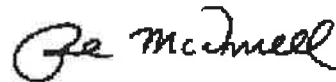
WAHLERT RUSSELL B  
250 S LYON AVE NO E 325  
HEMET CA 92543

Fiscal Year	Tax Rate Area	Assessment Number	Tax	Penalty	Cost	Recording Fee
2006-2007	089-050	000214751-6	\$460.85	\$46.08	\$0.00	\$11.00

Upon recordation of this certificate of lien, the total amount required to be paid constitutes a lien upon all personal property and real property now owned or subsequently acquired by the person(s) named herein before the date on which this lien expires.

This lien has the force, effect and priority of judgement lien for ten years from the recording of this instrument, unless sooner released or otherwise discharged.

Executed on 11/01/2006



Paul McDonnell, Tax Collector

### SITE PLAN: Case # CV-0802877

**OWNER(S):** RUSSELL B WAHLERT / GWYNDOLYN E WAHLERT

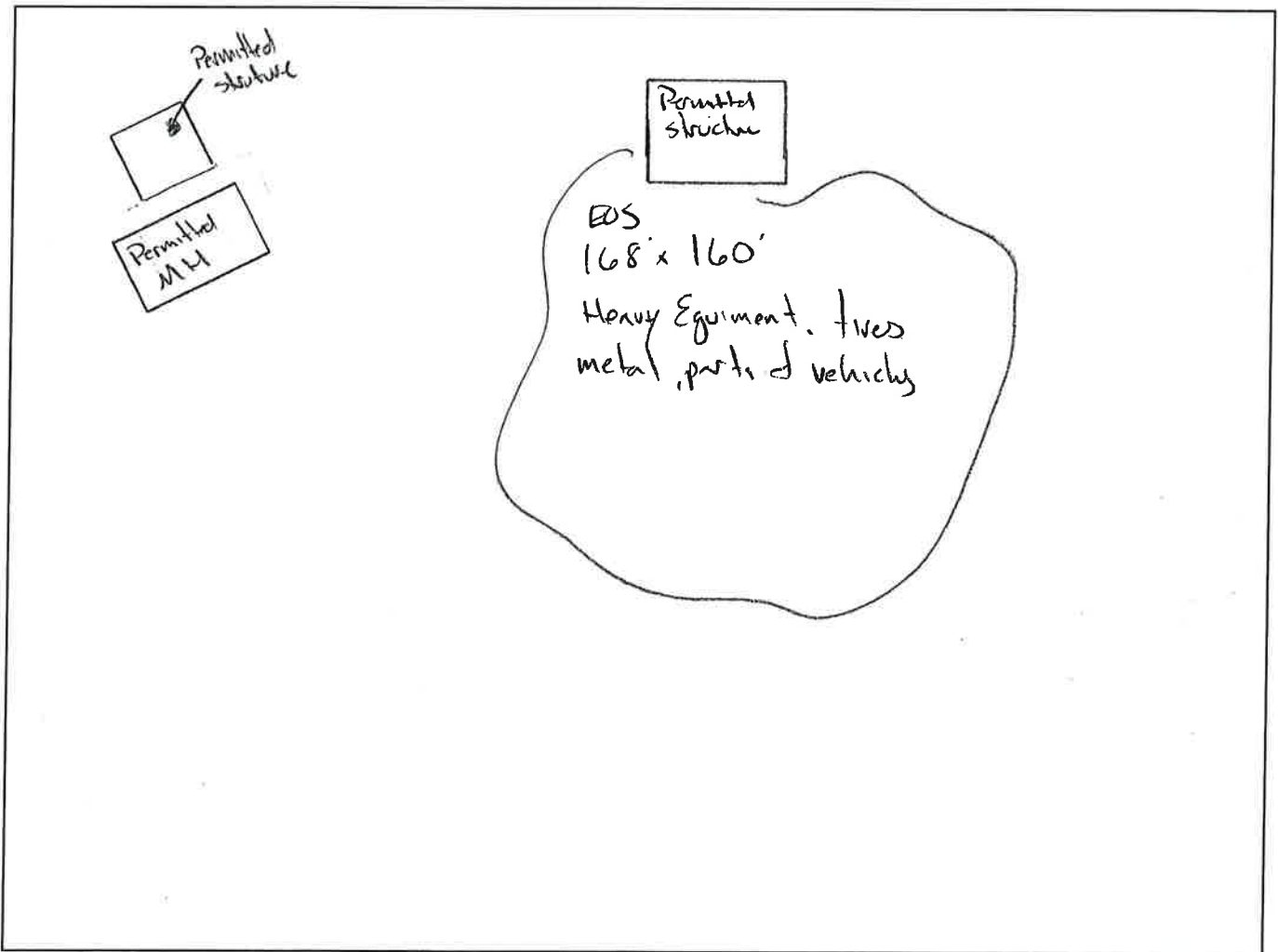
**ADDRESS:** 1295 S CAWSTON AVE NO 2, HEMET, CA 92545

**ASSESSOR'S PARCEL:** 458-280-001

**ACREAGE:** 2.500000

**NORTH ARROW:** 

REAR PROPERTY LINE



**FRONT PROPERTY LINE:** 26550 CORTRITE AVE, HEMET

**PREPARED BY:** Ryder **DATE:** 12/15/09

**EXHIBIT NO.** D



*Photographs*



EOS remians on the property



EOS remians on the property



EOS remians on the property



R Ryder EOS - Heavy Equipment Remains



R Ryder EOS - Heavy Equipment Remains



R Ryder - EOS - Heavy Equipment Remains

**EXHIBIT NO.**     D<sup>2</sup>



R Ryder - EOS - Heavy Equipment Remains



R Ryder - EOS - Heavy Equipment Remains



R Ryder - EOS - Heavy Equipment Remains

EXHIBIT NO. D<sup>3</sup>

# PHOTOGRAPHIC EVIDENCE

TAKEN BY: RRyder

CASE # 08 02877

DATE: 081109

Location: 26550 Cortrite Ave. Hemet

458.280.001



**PHOTO # 1** NOTES: EOS – Remains on the property untouched



**PHOTO # 2** NOTES: EOS – Remains on the property untouched

EXHIBIT NO. D4

# PHOTOGRAPHIC EVIDENCE

TAKEN BY: RRyder

CASE # 08 02877

DATE: 081109

Location: 26550 Cortrite Ave. Hemet

458.280.001



**PHOTO # 3** NOTES: EOS – Remains on the property untouched



**PHOTO # 4** NOTES: EOS – Remains on the property untouched

EXHIBIT NO. D<sup>5</sup>

PHOTO EVIDENCE CASE NO. CV08-02877 C. FORREY



PHOTO #1 Notes: Possible Illegal Business – Contractor’s storage yard



PHOTO #1 Notes: Construction equipment on property

EXHIBIT NO. D<sup>6</sup>



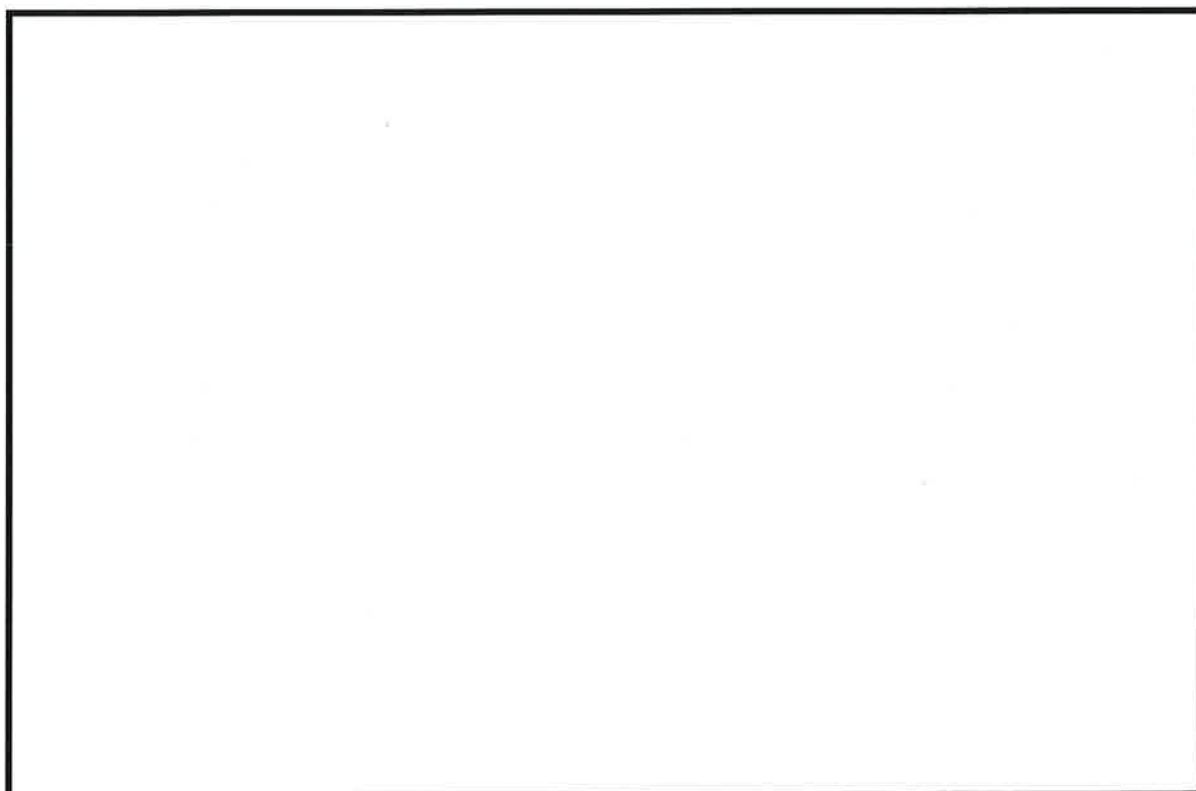
PHOTO# 1 Notes: Commercial truck tires



PHOTO # 2 Notes: Water tanks, truck hood



PHOTO #3 Notes: Concrete, tires and wood





**COUNTY OF RIVERSIDE!  
CODE ENFORCEMENT DEPARTMENT**

**NOTICE OF VIOLATION**

CASE No.: CV 08-02877

THE PROPERTY AT: 26550 CORTRITE AVE HEMET APN#: 458-280-001

WAS INSPECTED BY OFFICER: C FORREY ID#: 83 ON 04-25-09 AT 1:30 am/pm am

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

<input type="checkbox"/>	5.28.040 (RCO 593)	<b>Excessive Yard Sales</b> - Cease yard sale. Limit of 3 yard sale events, not over 3 consecutive days, per year.	<input type="checkbox"/>	17.252.030 (RCO 348)	<b>Unpermitted Outdoor Advertising Display</b> - Obtain a permit from the Planning Dept. or remove display.
<input type="checkbox"/>	8.28.030 (RCO 821)	<b>Unfenced Pool</b> - Install or provide adequate fencing to secure the pool.	<input type="checkbox"/>	17.172.205 (RCO 348)	<b>Prohibited Fencing</b> - 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="checkbox"/>	8.120.010 (RCO 541)	<b>Accumulated Rubbish</b> - Remove all rubbish & dispose of in an approved legal landfill.	<input type="checkbox"/>	17. _____ (RCO 348)	<b>Excessive Outside Storage: Storage of Unpermitted Mobile Home(s) Not Allowed</b> - Remove unpermitted mobile home(s) from the property.
<input type="checkbox"/>	15.08.010 (RCO 457)	<b>Unpermitted Construction</b> - Cease construction. Obtain the appropriate permits from the Bldg. & Safety and Planning Departments or demolish the _____.	<input type="checkbox"/>	17. _____ (RCO 348)	<b>Occupied RV/Trailer</b> - Cease occupancy & disconnect all utilities to RV/Trailer.
<input type="checkbox"/>	15.12.020(J)(2) (RCO 457)	<b>Unapproved Grading/Clearing</b> - 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="checkbox"/>	17. _____ (RCO 348)	<b>Excessive Animals</b> - Remove or reduce the number of _____ to less than _____.
<input type="checkbox"/>	15.16.020 (RCO 457)	<b>Substandard Structure</b> - Obtain a permit from the Bldg. & Safety Dept. to rehabilitate per Notice of Defects or demolish the structure.	<input type="checkbox"/>	17. _____ (RCO 348)	<b>Unpermitted Land Use:</b> _____ Cease all business activities. Obtain Planning Dept. approval prior to resuming business operations.
<input type="checkbox"/>	15.48.010 (RCO 457)	<b>Unpermitted Mobile Home</b> —Vacate mobile home. Obtain the appropriate permits from the Planning Dept. & Dept. of Bldg. & Safety prior to occupancy or remove Mobile Home.	<input checked="" type="checkbox"/>	17. <u>16.610</u> (RCO 348)	<b>Excessive Outside Storage</b> - Remove or reduce all outside storage to less than <u>200 sq ft</u> square feet at the rear of the property.
<input type="checkbox"/>	15.48.040 (RCO 457)	<b>Substandard Mobile Home/Trailer/RV</b> - 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="checkbox"/>		

COMMENTS: \_\_\_\_\_

**IMPORTANT!** CORRECTION(S) MUST BE COMPLETED BY: 05-25-09. FAILURE TO COMPLY BY THIS DATE RESULT IN THE ISSUANCE OF AN ADMINISTRATIVE CITATION WITH FINES UP TO \$500.00 PER DAY, FOR VIOLATION. YOU MAY BE CITED EACH DAY THAT THE VIOLATION(S) EXIST BEYOND THE CORRECTION DA ADDITION, OTHER ENFORCEMENT ACTION, PENALTIES AND THE IMPOSITION OF A LIEN ON THE PROPERTY FO ABATEMENT AND ENFORCEMENT COSTS MAY RESULT IF COMPLIANCE IS NOT ACHIEVED BY THE CORRECTION I

**NOTICE IS HEREBY GIVEN** THAT AT THE CONCLUSION OF THIS CASE YOU WILL RECEIVE A SUMMAI ADMINISTRATIVE COSTS ASSOCIATED WITH THE PROCESSING OF SUCH VIOLATION(S), AT AN HOURLY RAI \$ 109.00 AS DETERMINED BY THE BOARD OF SUPERVISORS. YOU WILL HAVE THE RIGHT TO OBJECT TO CHARGES BY FILING A REQUEST FOR HEARING WITH THE DEPARTMENT OF CODE ENFORCEMENT WITHIN TE DAYS OF SERVICE OF THE SUMMARY OF CHARGES, PURSUANT TO RIVERSIDE COUNTY ORDINANCE 725 RIVERSIDE COUNTY CODE 1.16.

Russell P. Wahlert SIGNATURE      Russell Phillip Wahlert PRINT NAME      4/25-09 DATE       PROPERTY OWNER       TENANT  
951-663-5954 TEL. NO.      26485 Winchester Rd POS

**EXHIBIT NO. 1**





John Boyd  
DIRECTOR

Code Enforcement Department  
**County Of Riverside**  
Murrieta District Office  
39493 Los Alamos Road, Suite A  
Murrieta, California 92563  
(951) 600-6140 – Fax (951) 600-6190

## AFFIDAVIT OF POSTING OF NOTICES

**Case No.: CV08-02877**

**I, Carol Forrey , hereby declare:**

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

County of Riverside  
Code Enforcement Department  
39494 Los Alamos Rd. Ste A  
Murrieta, Ca 92563

2. That on April 15, 2009 at 1:30 P.M., I securely and conspicuously posted **A NOTICE OF VIOLATION FOR RCC 17.16.010 - EXCESSIVE OUTSIDE STORAGE** at the property described as:

**Property Address:26650 CORTRITE AVE, HEMET**

**Assessor's Parcel Number:458-280-001**

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

Executed on 04-25-09 at Murrieta, California.

**CODE ENFORCEMENT DEPARTMENT**

By: *Carol Forrey*  
Carol Forrey , Code Enforcement Officer III

**EXHIBIT NO.** E<sup>2</sup>



John Boyd  
DIRECTOR

Code Enforcement Department  
**County Of Riverside**  
Murrieta District Office  
39493 Los Alamos Road, Suite A  
Murrieta, California 92563  
(951) 600-6140 – Fax (951) 600-6190

## NOTICE OF VIOLATION

May 12, 2009

Russell and Gwyndolyn Wahlert  
26550 Cortrite St.  
Hemet, CA 92545

Re: Case No.: CV08-02877

NOTICE IS HEREBY GIVEN that property owned or controlled by you at 26550 Cortrite St. Hemet, California, Assessor's Parcel Number 458-280-001, is in violation of Riverside County Code Section(s) 17.16.010, an Ordinance of the County of Riverside providing for land use planning and zoning regulations and related functions. **Such violation(s) are described as:**

1. Excessive outside storage - Tires, construction equipment, ect.

**YOU ARE HEREBY REQUIRED TO COMPLY with the provisions of Riverside County Code by:**

1. Remove or reduce all outside storage to less than 200 square feet at the rear of property.

COMPLIANCE MUST BE COMPLETED BY 6/12/09. 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 and Safety within 10 days of service of the Summary of Administrative Costs, pursuant to section 1.16.080 of Riverside County Code.

  
\_\_\_\_\_  
C. Forrey, Code Enforcement Officer III

**PROOF OF SERVICE BY MAIL**

**Case No:** CV08-02877

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 Road, Ste A, Murrieta, CA.

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 May 12, 2009, I served a copy of the papers to which this proof of service is attached, entitled:

**NOTICE OF VIOLATION (RCC 17.16.010)**

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

Address: Russell and Gwyndolyn Wahlert  
1295 S. Cawston #2  
Hemet, CA 92545

26550 Cortrite St.  
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 on May 12, 2009 at Murrieta District Office.

  
\_\_\_\_\_  
Anna Vasquez, Code Enforcement Aide

Article # 7007149000034275494270071490000342754935

**EXHIBIT NO.**     E4

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

**CERTIFIED MAIL™**



7007 1490 0003 4275 41335



UNITED STATES POSTAGE  
 PINEY BOWERS  
 02 1M  
 0004277091 MAY 13 2009  
 MAILED FROM ZIP CODE 92504  
**\$ 05.54**

Russell and Gwyndolyn Wahlert  
 26550 Cortrite St.  
 Hemet, CA 92545

**REC'D JUN 01 2009**

*5274 NIS*

NIXIE 923 SE 1 05 05/28/09  
 RETURN TO SENDER  
 UNCLAIMED  
 UNABLE TO FORWARD

9235305039

BC: 9235305039 \*1977-00202-20-20

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

For delivery information visit our website at [www.usps.com](http://www.usps.com)

**OFFICIAL USE**

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

**Russell and Gwyndolyn Wahlert**  
**26550 Cortrite St.**  
**Hemet, CA 92545**  
**CV08-02877 CF**

PS Form 3800, August 2006 See Reverse for Instructions

564 524 E000 064T 2002

EXHIBIT NO. **53**

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<ul style="list-style-type: none"> <li>Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.</li> <li>Print your name and address on the reverse so that we can return the card to you.</li> <li>Attach this card to the back of the mailpiece, or on the front if space permits.</li> </ul>	<p>A. Signature <input checked="" type="checkbox"/> Agent <input type="checkbox"/> Addressee</p> <p>B. Received by (Printed Name) C. Date of Delivery</p>
<p>1. Article Addressed to <b>REC'D MAY 18 2009</b></p>	<p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes <input type="checkbox"/> No If YES, enter delivery address below:</p>
<p><b>Russell and Gwendolyn Wahlert 1295 S. Cawston #2 Hemet, CA 92545 CV08-02877 CF</b></p>	<p>Service Type</p> <p>Certified Mail <input type="checkbox"/> Express Mail</p> <p>Registered <input type="checkbox"/> Return Receipt for Merchandise</p> <p>Insured Mail <input type="checkbox"/> C.O.D.</p>
<p>2. Article Number</p>	<p>4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>
<p>(Transfer from service label)</p>	<p><b>7007 1490 0003 4275 4942</b></p>
<p>PS Form 3811, August 2001</p>	<p>Domestic Return Receipt 102595-02-M-1540</p>

**U.S. Postal Service™**  
**CERTIFIED MAIL™ RECEIPT**  
*(Domestic Mail Only; No Insurance Coverage Provided)*  
 For delivery information visit our website at [www.usps.com](http://www.usps.com)

**OFFICIAL USE**

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

7007 1490 0003 4275 4942

**Russell and Gwendolyn Wahlert  
1295 S. Cawston #2  
Hemet, CA 92545  
CV08-02877 CF**

PS Form 3800, August 2006 See Reverse for Instructions

EXHIBIT NO.     E<sup>6</sup>



John Boyd  
DIRECTOR

**CODE ENFORCEMENT DEPARTMENT  
COUNTY OF RIVERSIDE**

Murrieta District Office  
39493 Los Alamos Road, Suite A  
Murrieta, California 92563  
(951) 600-6140 – Fax (951) 600-6190

**NOTICE OF VIOLATION**

August 31, 2009

See attached Notice List/Interested Parties

Re: Case No.: CV08-02877

NOTICE IS HEREBY GIVEN that property owned or controlled by you at 26550 Cortrite Avenue, Hemet, California, Assessor's Parcel Number 458-280-001, is in violation of Riverside County Code Section(s) 17.16.010, an Ordinance of the County of Riverside providing for land use planning and zoning regulations and related functions. **Such violation(s) are described as:**

1. Excessive outside Storage

**YOU ARE HEREBY REQUIRED TO COMPLY with the provisions of Riverside County Code by:**

1. Remove or reduce outside storage to 200 square feet at the rear of the property.

**COMPLIANCE MUST BE COMPLETED BY SEPTEMBER 30, 2009. 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 and Safety within 10 days of service of the Summary of Administrative Costs, pursuant to section 1.16.080 of Riverside County Code.

*Ryder* FOR:

\_\_\_\_\_  
R. Ryder, Code Enforcement Officer

**EXHIBIT NO.** \_\_\_\_\_

**E<sup>7</sup>**

**PROOF OF SERVICE BY MAIL**  
**Case No. CV08-02877**

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 39493 Los Alamos Road, 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 31st day of August 2009, I served a copy of the papers to which this proof of service is attached, entitled:

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:

1. Gwyndolyn E Wahlert  
Recipients Address 1295 S Cawston Ave No 2  
Hemet, CA 92545
2. Michael W. Brown  
22632 Golden Springs Dr. Suite 115  
Diamond Bar, CA 91765-4167
3. MacDowell & associates  
3636 Birch St Ste. 290  
Newport Beach, CA 92660
4. Russell Wahert  
26485 Winchester Rd.  
Hemet, CA 92545
5. Kathleen Wahlert  
23536 Schooner Dr.  
Canyon Lake, CA 92587
6. Russell B Wahlert  
250 S Lyon Ave No. E 3205  
Hemet, CA 92543

EXHIBIT NO. EP

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 31st of August, 2009 at MURRIETA, CALIFORNIA.

  
\_\_\_\_\_  
Elizabeth Ross, Code Enforcement Aide

Article Number: 70071490000342473133, 70071490000342473140, 70071490000342473157,  
70071490000342473164, 70071490000342473171, 70071490000342473188

EXHIBIT NO. E9



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

**CERTIFIED MAIL™**



7007 1490 0003 4247 3140



REC'D SEP 04 2009

|||||  
**Kathleen Wahlert**  
**23536 Schooner Dr.**  
**Canyon Lake, CA 92587**

RETURN RECEIPT REQUESTED



NIXIE 929 SE 1 06 09/01/09

NOT DELIVERABLE TO SENDER  
RETURN TO SENDER  
AS ADDRESSED  
UNABLE TO FORWARD

BCI: 92553509993 \*2577-00156-31-41

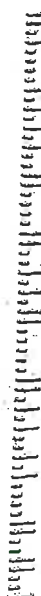


EXHIBIT NO. 3

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

For delivery information visit our website at [www.usps.com](http://www.usps.com)®

**OFFICIAL USE**

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

**Kathleen Wahlert**  
**23536 Schooner Dr.**  
**Canyon Lake, CA 92587**  
**CV0802877 APn: 458**

PS Form 3800, August 2008 See reverse for instructions

DATE 2424 E000 064T 2002

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

For delivery information visit our website at [www.usps.com](http://www.usps.com)®

**OFFICIAL USE**

EEET 2424 E000 0647 2002

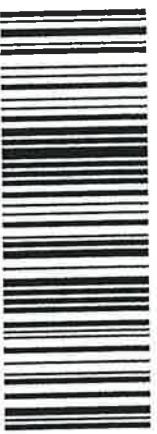
Postage	\$	Postmark Here
Certified Fee		
Return Receipt Fee (Endorsement Required)		
Restricted Delivery Fee (Endorsement Required)		

**Russell B Wahlert**  
**250 S Lyon Ave No. E 3205**  
**Hemet, CA 92543**  
**CV0802877 APn: 458**

PS Form 3800, August 2006 See Reverse for Instructions

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

**CERTIFIED MAIL™**



7007 1490 0003 4247 3133

Russell B Wahlert  
 250 S Lyon Ave No. E 3205  
 Hemet, CA 92543

UNDELIVERABLE AS A DRESSED  
 ADDRESSEE  
 ATTEMPTED NOT KNOWN  
 NO SUCH NUMBER  
 OTHER ROUTE # 20

REC'D SEP 04 2009



UNITED STATES POSTAGE  
 \$ 05.54<sup>00</sup>  
 02 1M AUG 31 2009  
 0004277091  
 MAILED FROM ZIP CODE 92504

RETURN RECEIPT REQUESTED



NIXIE 923 SE 1 06 09/02/09  
 RETURN TO SENDER  
 NOT DELIVERABLE AS ADDRESSED  
 UNABLE TO FORWARD

BC: 92563503993 \*2577-00132-91-41

EXHIBIT NO. E''

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<ul style="list-style-type: none"> <li>Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.</li> <li>Print your name and address on the reverse so that we can return the card to you.</li> <li>Attach this card to the back of the mailpiece, or on the front if space permits.</li> </ul>	<p>A. Signature <b>X</b></p> <p>B. Received by (Printed Name)</p> <p>C. Date of Delivery</p> <p>D. Is delivery address different from item address? <input type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No</p>
<p>1. Article Addressed to:</p> <p><b>Michael W. Brown</b>  <b>22632 Golden Springs Dr. Suite 115</b>  <b>Diamond Bar, CA 91765-4167</b>  <b>CV0802877 APN: 458</b></p>	<p>Stamp: DIAMOND BAR CA 91765 SEP 1 2009 USPS</p> <p>Mail <input type="checkbox"/> Express Mail  <input type="checkbox"/> Return Receipt for Merchandise  <input type="checkbox"/> C.O.D.</p>
<p>2. Article Number (Transfer from service label)</p>	<p>4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>
<p>7007 1490 0003 4247 3171</p>	
<p>PS Form 3811, August 2001 Domestic Return Receipt 102595-02-M-1540</p>	

U.S. Postal Service™ <b>CERTIFIED MAIL™ RECEIPT</b> (Domestic Mail Only; No Insurance Coverage Provided)	
For delivery information visit our website at <a href="http://www.usps.com">www.usps.com</a>	
<b>OFFICIAL USE</b>	
Postage	\$
Certified Fee	
Return Receipt Fee (Endorsement Required)	
Restricted Delivery Fee (Endorsement Required)	
Postmark Here	
<p><b>Michael W. Brown</b>  <b>22632 Golden Springs Dr. Suite 115</b>  <b>Diamond Bar, CA 91765-4167</b>  <b>CV0802877 APN: 458</b></p>	
PS Form 3800, August 2006 See Reverse for Instructions	

EXHIBIT NO. E12

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<ul style="list-style-type: none"> <li>Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.</li> <li>Print your name and address on the reverse so that we can return the card to you.</li> <li>Attach this card to the back of the mailpiece or on the front if space permits.</li> </ul> <p>1. Article Addressed to:</p>	<p>A. Signature <input type="checkbox"/> Agent  <input checked="" type="checkbox"/> Addressee</p> <p>B. Received by (Printed Name) C. Date of Delivery</p> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes  If YES, enter delivery address below: <input type="checkbox"/> No</p>
<p><b>Gwyndolyn E Wahlert</b>  <b>1295 S Cawston Ave No 2</b>  <b>Hemet, CA 92545</b>  <b>CV0802877 APN: 458</b></p>	<p><input type="checkbox"/> Insured Mail <input type="checkbox"/> Express Mail  <input type="checkbox"/> Return Receipt for Merchandise <input type="checkbox"/> C.O.D.</p> <p>4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>
<p>2. Article Number  (Transfer from service label)</p>	<p>7007 1490 0003 4247 3188</p>
<p>PS Form 3811, August 2001 Domestic Return Receipt 102595-02-M-1540</p>	

7007 1490 0003 4247 3188

U.S. Postal Service™ <b>CERTIFIED MAIL™ RECEIPT</b> (Domestic Mail Only; No Insurance Coverage Provided)	
For delivery information visit our website at <a href="http://www.usps.com">www.usps.com</a>	
<b>OFFICIAL USE</b>	
Postage	\$
Certified Fee	
Return Receipt Fee (Endorsement Required)	
Restricted Delivery Fee (Endorsement Required)	
Postmark Here	
<p><b>Gwyndolyn E Wahlert</b>  <b>1295 S Cawston Ave No 2</b>  <b>Hemet, CA 92545</b>  <b>CV0802877 APN: 458</b></p>	
PS Form 3800, August 2006 See Reverse for Instructions	

EXHIBIT NO. E<sup>13</sup>



**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:

**Russell Wahert  
26485 Winchester Rd.  
Hemet, CA 92545  
Cv0802877 APN: 458**

2. Article Number  
(Transfer from service label)

7007 1490 0003 4247 3157

PS Form 3811, August 2001

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature  
**X**

Agent  
 Addressee

B. Received by (Printed Name)  
**R. Wahert**

C. Date of Delivery  
**9-3-09**

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

REC'D SEP 04 2009

Mail  Express Mail  
d  Return Receipt for Merchandise  
 Insured Mail  C.O.D.

4. Restricted Delivery? (Extra Fee)  Yes

Domestic Return Receipt

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](http://www.usps.com)

**OFFICIAL USE**

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

**Russell Wahert  
26485 Winchester Rd.  
Hemet, CA 92545  
Cv0802877 APN: 458**

PS Form 3800, August 2006

See Reverse for Instructions

EXHIBIT NO. E15

When recorded please mail to:  
 Riverside County  
 Code Enforcement Department  
 39493 Los Alamos Rd.  
 Murrieta, CA 92563  
 Mail Stop No. 9155

DOC # 2009-0639838

12/11/2009 08:00A Fee:NC

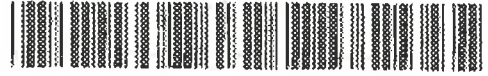
Page 1 of 1

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



S	R	U	F							
/			/							
M	A	L	465	428	PODR	NCOR	SMF	NCHG	EXAM	
NCHG CC							CTY	UNI	Dist	

**NOTICE OF NONCOMPLIANCE**

In the matter of the Property of )  
 )  
 Russell B Wahlert )  
 Gwyndolyn E Wahlert )

Case No.: CV08-02877

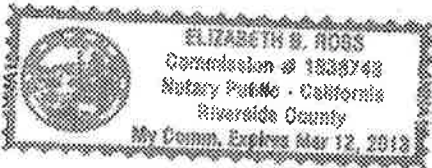


**NOTICE IS HEREBY GIVEN** to all persons, pursuant to Section 10 of Ordinance Number 725 of the County of Riverside, State of California, that proceedings have been commenced with respect to violations of Riverside County Ordinance No.348, (RCC Title 17.16.010) described as Excessive outside Storage. Such Proceedings are based upon the noncompliance of such real property, located at 26550 Cortrite Avenue, Hemet, CA, and more particularly described as Assessor's Parcel Number 458-280-001 and having a legal description of 2.5 Acres, MB 13/41, LOT 6, BLOCK 4, Por. Records of Riverside County, with the requirements of Ordinance No. 348 (RCC Title 17.16.010).

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, 39493 Los Alamos Road, Murrieta, CA 92563; Attention: Code Enforcement Officer R. Ryder (951) 600-6140.

**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: Hector Viray  
 Hector Viray  
 Code Enforcement Department

**ACKNOWLEDGEMENT**

State of California )  
 County of Riverside )

On 12/08/09 before me, Elizabeth B. Ross, Notary Public, personally appeared Hector Viray, 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.

Elizabeth B. Ross  
 Commission #1838743 Comm. Expires March 12, 2013

**EXHIBIT NO. F**

PAMELA J. WALLS  
County Counsel

Principal Deputy  
KATHERINE A. LIND

OFFICE OF COUNTY COUNSEL  
COUNTY OF RIVERSIDE

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



February 24, 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.: CV08-02877  
APN: 458-280-001  
Property: 26550 Cortrite Avenue, Hemet

NOTICE IS HEREBY GIVEN that a hearing will be held before the Riverside County Board of Supervisors pursuant to Riverside County Ordinance Nos. 348 (RCC Title 17) and 725 (RCC Title 1) to consider the abatement of the Excessive Outside Storage located on the SUBJECT PROPERTY described as **26550 Cortrite Avenue, Hemet, Riverside County, California**, and more particularly described as Assessor's Parcel Number 458-280-001.

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 from the real property.

SAID HEARING will be held on **Tuesday, April 20, 2010, at 9:30 a.m.** in the Board of Supervisors Room, County Administrative Center, 4080 Lemon Street, 1<sup>st</sup> 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 1<sup>st</sup> 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: 26550 Cortrite Avenue, Hemet  
Case No.: CV 08-02877 APN: 458-280-001; District 3

RUSSELL B. WAHLERT  
GWYNDOLYN E. WAHLERT  
1295 S. CAWSTON AVE., NO. 2  
HEMET, CA 92545

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<ul style="list-style-type: none"><li>■ Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.</li><li>■ Print your name and address on the reverse so that we can return the card to you.</li><li>■ Attach this card to the back of the mailpiece, or on the front if space permits.</li></ul>	A. Signature <input checked="" type="checkbox"/> <i>George E. Wahlert</i> <input type="checkbox"/> Agent <input type="checkbox"/> Addressee
1. Article Addressed to:  RUSSELL B WAHLERT GWYNDOLYN E WAHLERT 1295 S. CAWSTON AVE NO 2 HEMET CA 92545  <i>CV 08-02877 (WAHLERT) ABT 1</i>	B. Received by (Printed Name) C. Date of Delivery
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
PS Form 3811, February 2004	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.
Domestic Return Receipt	4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes

EXHIBIT NO. 6<sup>2</sup>

1 **PROOF OF SERVICE**

2 Case No. CV 08-02877

3 STATE OF CALIFORNIA, COUNTY OF RIVERSIDE

4 I, Brenda Peeler, 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 3960 Orange Street, 5<sup>th</sup> Floor, Riverside, California 92501.

7 That on February 24, 2010 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  
15 that practice it would be deposited with the U.S. Postal Service on that same day with  
16 postage 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 February 24, 2010 at Riverside, California.

24   
25 \_\_\_\_\_  
26 BRENDA PEELER  
27  
28

EXHIBIT NO. 5<sup>3</sup>



**CODE ENFORCEMENT DEPARTMENT  
COUNTY OF RIVERSIDE**

JOHN BOYD  
Director

**AFFIDAVIT OF POSTING OF NOTICES**

February 25, 2010

RE CASE NO: CV0802877

I, Vicky Jordan, 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 2/25/2010 at 10:29 AM, I securely and conspicuously posted Notice to Correct County Ordinance Violations and Abate Public Nuisance at the property described as:

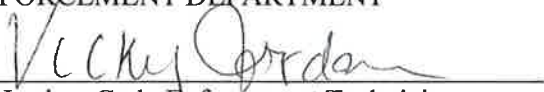
**Property Address:** 26550 CORTRITE AVE, HEMET

**Assessor's Parcel Number:** 458-280-001

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

Executed on February 25, 2010 in the County of Riverside, California.

CODE ENFORCEMENT DEPARTMENT

  
By: Vicky Jordan, Code Enforcement Technician

**EXHIBIT NO.** 64