

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

105B



FROM: County Counsel/TLMA
Code Enforcement Department

SUBMITTAL DATE:
September 8, 2011

SUBJECT: Abatement of Public Nuisance [Substandard Structure & Accumulated Rubbish]
Case No: CV 09-12835 [ESTATE OF MURRAY, ET AL.]
Subject Property: 18475 Driscoll Rd., Desert Hot Springs; APN: 645-220-002
District: Four

RECOMMENDED MOTION: Move that:

1. The substandard structure (dwelling) on the real property located at 18475 Driscoll Road, Desert Hot Springs, Riverside County, California, APN: 645-220-002 be declared a public nuisance and a violation of Riverside County Ordinance No. 457 which does not permit substandard structures on the property.
2. Estate of Madonna Murray, et al., the owners of the subject real property, be directed to abate the substandard structure on the property by rehabilitating, removing and/or demolishing the same from the real property, including the removal and disposal of all structural debris and materials within ninety (90) days.

(Continued)

L. Alexandra Fong
L. ALEXANDRA FONG, 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*
Tina Grande

County Executive Office Signature

- Consent
- Policy
- Consent
- Policy

MINUTES OF THE BOARD OF SUPERVISORS

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

Ayes: Buster, Benoit and Ashley
Nays: None
Absent: Tavaglione and Stone
Date: September 20, 2011
xc: Co. Co., CED, Prop. Owner, Sheriff

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

Prev. Agn. Ref.: | District: 4 | Agenda Number:

9.3

Departmental Concurrence

Dep't Recomm.:

Per Exec. Ofc.:

Abatement of Public Nuisance

Case No.: CV 09-12835 [ESTATE OF MURRAY, ET AL.]

Address 18475 Driscoll Rd., Desert Hot Springs

APN#645-220-002

District: 4

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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. The accumulation of rubbish on the real property located at 18475 Driscoll Rd., Desert Hot Springs be declared a public nuisance and a violation of Riverside County Ordinance No. 541 which does not permit the accumulation of rubbish on the property.
5. Estate of Madonna Murray, et al., the owners of the subject property, be directed to abate the accumulation of rubbish on the property by removing and disposing of the same from the real property within ninety (90) days
6. 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 substandard structure and accumulation of rubbish by removing and disposing of the same from the real property.
7. 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.
8. County Counsel be directed to prepare the necessary Findings of Fact and Conclusions that the substandard structure and accumulation of rubbish on the real property is declared to be in violation of Riverside County Ordinance Nos. 457 and 541, and constitutes a public nuisance. Further, County Counsel shall prepare an Order to Abate for approval by the Board.

Abatement of Public Nuisance

Case No.: CV 09-12835 [ESTATE OF MURRAY, ET AL.]

Address 18475 Driscoll Rd., Desert Hot Springs

APN#645-220-002

District:4

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BACKGROUND:

1. An initial inspection was made of the subject real property by the Code Enforcement Officer on August 27, 2010.
2. The inspection revealed a substandard structure (dwelling) on the subject real property in violation of Riverside County Ordinance No. 457. The substandard conditions of the structure included, but were not limited to the following: faulty weather protection, general dilapidation or improper maintenance and abandoned, vacant, public and attractive nuisance. The inspection also revealed the accumulation of rubbish (approximately 2,000 square feet) on the subject property in violation of Riverside County Ordinance No. 541. The accumulation of rubbish consisted of, but was not limited to the following materials: cut/dead vegetation, construction material, wood, metal and plastic.
3. Subsequent inspections of the above-described real property on October 18, 2010, December 14, 2010, January 26, 2011, March 21, 2011 and August 26, 2011, continues to be in violation of Riverside County Ordinance Nos. 457 and 541.
4. Staff and the Code Enforcement Department have complied with the requirements set forth in the appropriate laws of this jurisdiction pertaining to the Administrative Abatement Proceedings for substandard structure and accumulation of rubbish.

**BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE**

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IN RE ABATEMENT OF PUBLIC NUISANCE)	CASE NO. CV 09-12835
[SUBSTANDARD STRUCTURE AND)	
ACCUMULATED RUBBISH]; APN 645-220-002,)	DECLARATION OF OFFICER
18475 DRISCOLL ROAD, DESERT HOT)	RUSTY HANNAH
SPRINGS, COUNTY OF RIVERSIDE, STATE OF)	
CALIFORNIA; ESTATE OF MADONNA)	[R.C.O. No. 457, RCC Title 15]
MURRAY, CHARLES ALBINO LOPEZ,)	[R.C.O. No. 541, RCC Title 8]
TERESA CABALLERO S. LOPEZ, BONNIE LUE)	
HOLMAN, OWNERS.)	
)	
)	
)	

I, Rusty Hannah, 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 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. On August 27, 2010, I conducted an initial inspection of the real property known as 18475 Driscoll Road, Desert Hot Springs, within the unincorporated area of Riverside County, California, which is further described as Assessor's Parcel Number 645-220-002 (hereinafter referred to as "THE PROPERTY"). A true and correct copy of a Thomas Brothers map page indicating the approximate location of THE PROPERTY is attached hereto as Exhibit "A" and incorporated herein by reference.

3. A review of County records and documents indicate that THE PROPERTY was owned by Estate of Madonna Murray, Charles Albino Lopez, Teresa Caballeo S. Lopez and Bonnie Lue Holman (hereinafter referred to as "OWNERS") at the time of the inspection referenced in paragraph number 2 above. A certified copy of the County Equalized Assessment Roll for the year 2010-2011 and a copy of the County Geographic Information System ("GIS") report are attached hereto as Exhibit "B" and incorporated herein by reference.

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1 4. Based on the Lot Book Report from RZ Title Company dated February 19, 2010 and
2 updated on August 24, 2010 and February 29, 2011, it is determined that additional parties may
3 potentially hold a legal interest in THE PROPERTY, to wit: State of California Franchise Tax Board
4 and Internal Revenue Service (hereinafter collectively referred to as "INTERESTED PARTIES"). In
5 addition, the Lot Book Report does not show that any documents were recorded to advise anyone of
6 Madonna Murray's death. True and correct copies of the Lot Book Reports are attached hereto as
7 Exhibit "C" and incorporated herein by this reference.

8 5. On August 27, 2010, I conducted an initial inspection of THE PROPERTY on which
9 I observed a single-story dwelling structure in a state of general dilapidation. THE PROPERTY was
10 open and unfenced with no signs posted to restrict access. I observed the following conditions which
11 cause the structure to be substandard and THE PROPERTY to constitute a public nuisance in
12 violation of the provisions set forth in Riverside County Ordinance 457, as codified in Riverside
13 County Code Title 15:

- 14 1) Faulty weather protection;
- 15 2) General dilapidation or improper maintenance;
- 16 3) Public and attractive nuisance- abandoned/vacant.

17 6. During the initial inspection on August 27, 2010, I also observed large amounts of
18 accumulated rubbish on THE PROPERTY including, but not limited to, cut/dead vegetation,
19 construction material, wood, metal and plastic. The total area of the accumulated rubbish was
20 approximately two thousand (2,000) square feet. This condition causes THE PROPERTY to
21 constitute a public nuisance in violation of Riverside County Ordinance No. 541, as codified in
22 Riverside County Code Title 8.

23 7. A site plan and photographs reflecting the substandard condition of the structure and
24 the accumulated rubbish on THE PROPERTY are attached hereto as Exhibit "D" and incorporated
25 herein by reference.

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

28 9. On August 27, 2010, I posted a Notice of Defects, a Notice of Violations (RCC Title
15 Substandard Structure and RCC Title 8- Accumulation of Rubbish), a "Danger Do Not Enter"

1 sign, and a "Do Not Dump" sign on THE PROPERTY.

2 10. On August 30, 2010, a Notice of Noncompliance for the substandard structure and
3 accumulated rubbish was recorded against THE PROPERTY as instrument number 2010-0414113.
4 A true and correct copy of the recorded Notice of Noncompliance is attached hereto and incorporated
5 by reference as Exhibit "F".

6 11. On September 2, 2010, the Notices of Violations (RCC Title 15 - Substandard
7 Structure and RCC Title 8 - Accumulation of Rubbish) were mailed via certified mail to OWNERS
8 on the service list.

9 12. On September 13, 2010, I received a telephone call from owner, Bonnie Holman,
10 wherein she requested a two month extension to clean THE PROPERTY and which I granted.

11 13. On October 18, 2010, December 14, 2010, January 26, 2011 and March 21, 2011, I
12 drove to THE PROPERTY to conduct follow up inspections. The conditions on THE PROPERTY
13 remained the same as those which I observed during my initial inspection. Accumulated rubbish
14 remained on THE PROPERTY, the structure remained in a general state of dilapidation, and THE
15 PROPERTY continued to constitute a public nuisance in violation of RCO 457 and 541.

16 14. I am informed and believe, and based upon said information and belief, allege that
17 OWNERS do not have legal authority or permission to store or accumulate the above described
18 materials on THE PROPERTY.

19 15. Based upon my experience, knowledge and visual observations, it is my
20 determination that the substandard structure and accumulation of rubbish on THE PROPERTY
21 create an extreme health, safety, fire and structural hazard to the neighbors and general public and
22 constitutes a public nuisance in violation of the provisions set forth in Riverside County Ordinance
23 Nos. 457 and 541.

24 16. On August 24, 2011, the "Notice to Correct County Ordinance Violations and Abate
25 Public Nuisance" providing notification of the Board of Supervisors hearing scheduled for
26 September 20, 2011, as required by Riverside County Ordinance No. 725, was mailed to OWNERS
27 and INTERESTED PARTIES by certified mail, return receipt requested and on August 26, 2011 was
28 posted on THE PROPERTY. True and correct copies of the notice, return receipt cards, together

1 with the proof of service and the affidavit of posting of notices are attached hereto as Exhibit "G"
2 and incorporated herein by reference.

3 17. A follow-up inspection on August 26, 2011 revealed that THE PROPERTY remains
4 in violation.

5 18. Significant rehabilitation, removal and/or demolition of the substandard structure and
6 removal and disposal of all structural materials, rubbish and debris are required to abate the public
7 nuisance and bring THE PROPERTY into compliance with Riverside County Ordinance Number
8 457 (RCC Title 15), the Health and Safety, Uniform Housing, Administrative and Abatement of
9 Dangerous Buildings Codes. In addition, the removal and disposal of all rubbish on THE
10 PROPERTY is required to bring THE PROPERTY into compliance with Riverside County
11 Ordinance No. 541.

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

13 (a) The structure be condemned as a substandard building, public and attractive
14 nuisance;

15 (b) The OWNERS, or whoever has possession or control of THE PROPERTY, be
16 required to rehabilitate or demolish said structure, including the removal and disposal of all structural
17 debris and materials, on THE PROPERTY in strict accordance with the provisions of Riverside
18 County Ordinance No. 457 (RCC Title 15);

19 (c) The OWNERS, or whoever has possession or control of THE PROPERTY, be
20 ordered to ascertain the existence or non-existence of asbestos containing materials in said structures
21 by survey and materials sample testing through the Industrial Hygiene Specialist of the Riverside
22 County Health Department, Division of Special Services; and, prior to the abatement ordered in
23 subsection (b) above, to secure the removal and disposal of all asbestos containing materials
24 discovered through such survey and testing by contract with a duly certified and licensed contractor
25 for the handling of such materials to avoid citations and/or fines by South Coast Air Quality
26 Management District ("SCAQMD") pursuant to SCAQMD Rule NO. 1403;

27 (d) If the substandard structure is not razed, removed and disposed of, or
28 reconstructed in strict accordance with all Riverside County Ordinances, including but not limited to

1 Riverside County Ordinance No. 457 (RCC Title 15), within ninety (90) days after the posting and
2 mailing of the Board's Order and Findings, the substandard structure and contents therein may be
3 abated by representatives of the Riverside County Code Enforcement Department, a contractor, or
4 the Sheriff's Department upon receipt of an owner's consent or a Court Order, where necessary under
5 applicable law, authorizing entry onto THE PROPERTY; and

6 (e) The accumulation of rubbish on THE PROPERTY be deemed and declared a
7 public nuisance;

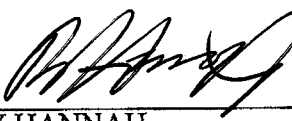
8 (f) The OWNERS, or whoever has possession or control of THE PROPERTY, be
9 required to remove all rubbish on THE PROPERTY in strict accordance with the provisions of
10 Riverside County Ordinance No. 541;

11 (g) If the materials are not removed and disposed of in strict accordance with all
12 Riverside County Ordinances, including but not limited to Riverside County Ordinance No. 541
13 (RCC Title 8), within ninety (90) days after the posting and mailing of the Board's Order and
14 Findings, the rubbish may be abated by representatives of the Riverside County Code Enforcement
15 Department, a contractor or the Sheriff's Department upon receipt of an owner's consent or a Court
16 Order, where necessary under applicable law, authorizing entry onto THE PROPERTY; and

17 (h) Reasonable costs of abatement, after notice and opportunity for hearing, shall
18 be imposed as a lien on THE PROPERTY, which may be collected as a special assessment against
19 THE PROPERTY pursuant to Government Code Section 25845 and Riverside County Ordinance
20 Nos. 457 and 725 (RCC Titles 15 and 1 respectively).

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

23 Executed this 26th day of August, 2011, at Palm Desert,
24 California.

25 
26 _____
27 RUSTY HANNAH
28 Code Enforcement Officer
Code Enforcement Department

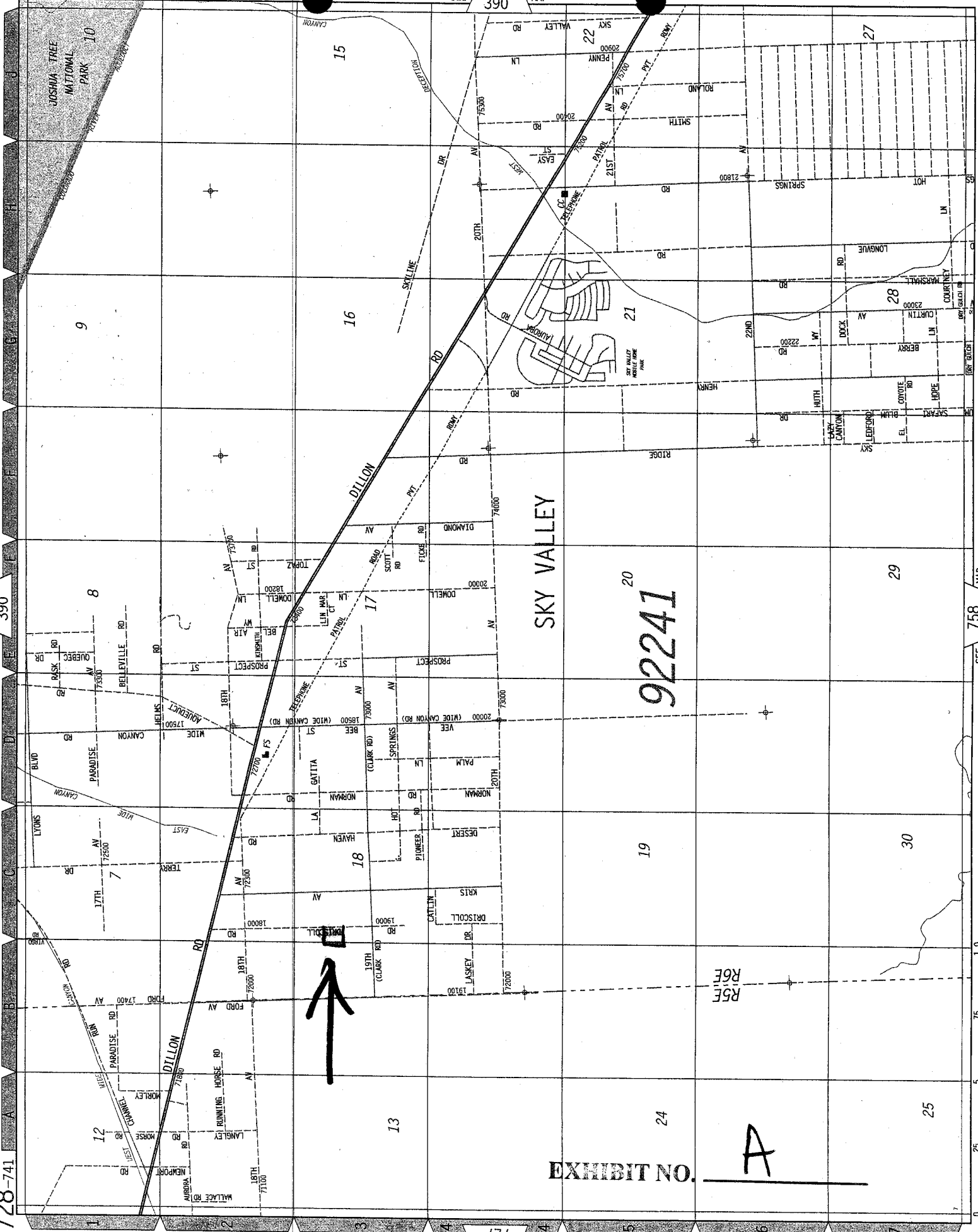


EXHIBIT NO.

A

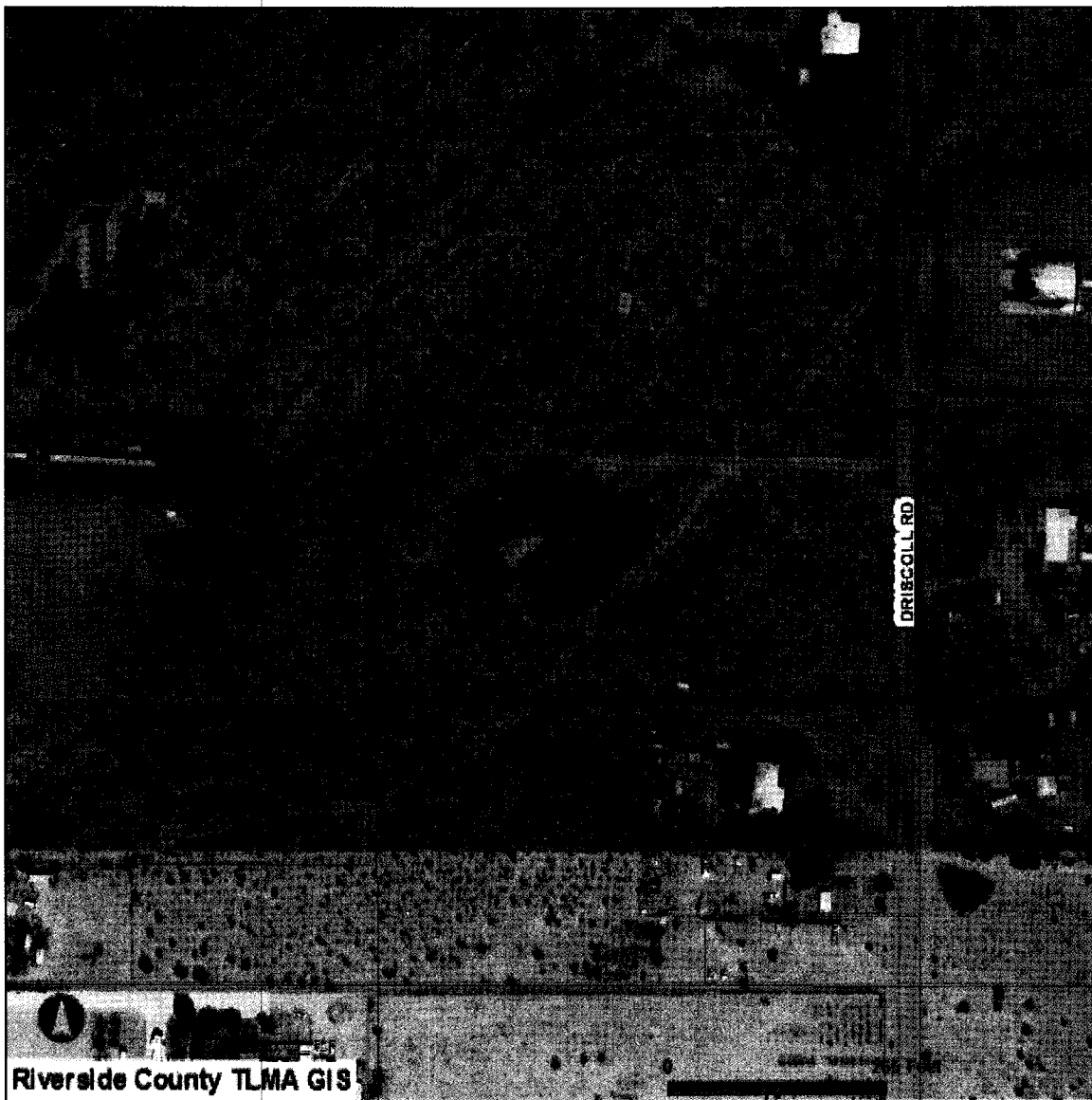
Assessment Roll For the 2010-2011 Tax Year as of January 1,2010

Assessment #645220002-5	Parcel # 645220002-5
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Assessee:	MURRAY MADONNA ESTATE OF	Land	26,846
Assessee:	LOPEZ CHARLES ALBINO	Structure	10,501
Assessee:	LOPEZ TERESA CABALLERO S	Full Value	37,347
		Total Net	37,347
Assessee:	HOLMAN BONNIE LUE		
Mail Name:	C/O CHARLES LOPEZ	View Parcel Map	
Mail Address:	65919 5TH ST		
City, State Zip:	DESERT HOT SPRINGS CA 92240		
Real Property Use Code:	R1		
Base Year	2001		
Conveyance Number:	9982729		
Conveyance (mm/yy):	10/2000		
PUI:	R010012		
TRA:	61-025		
Taxability Code:	0-00		
ID Data:	SEE ASSESSOR MAPS		
Situs Address:	18475 DRISCOLL RD DSRT HOT SPG CA 92241		

EXHIBIT NO. B

RIVERSIDE COUNTY GIS



Selected parcel(s):
645-220-002

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 WITH PERMITS REPORT

APNs

645-220-002-5

OWNER NAME / ADDRESS

MURRAY MADONNA ESTATE OF
CHARLES LOPEZ
TERESA LOPEZ
BONNIE HOLMAN
18475 DRISCOLL RD
DSRT HOT SPG, CA. 92241

MAILING ADDRESS

C/O CHARLES LOPEZ

EXHIBIT NO. B²

65919 5TH ST
DESERT HOT SPRINGS CA. 92240

LEGAL DESCRIPTION

LEGAL DESCRIPTION IS NOT AVAILABLE

LOT SIZE

RECORDED LOT SIZE IS 5 ACRES

PROPERTY CHARACTERISTICS

WOOD FRAME, 753 SQFT., 1 BDRM/ 1 BATH, 1 STORY, CONST'D 1953 COMPOSITION, ROOF

THOMAS BROS. MAPS PAGE/GRID

PAGE: 728 GRID: B3, C3

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 JURISDICTION OF THE MARCH JOINT POWERS AUTHORITY

INDIAN TRIBAL LAND

NOT IN A TRIBAL LAND

SUPERVISORIAL DISTRICT (ORD. 813)

JOHN BENOIT, DISTRICT 4

TOWNSHIP/RANGE

T3SR6E SEC 18

ELEVATION RANGE

1264/1280 FEET

PREVIOUS APN

NO DATA AVAILABLE

PLANNING**LAND USE DESIGNATIONS**

Zoning not consistent with the General Plan.
RR

AREA PLAN (RCIP)

WESTERN COACHELLA VALLEY

GENERAL PLAN POLICY OVERLAYS

NOT IN A GENERAL PLAN POLICY OVERLAY AREA

GENERAL PLAN POLICY AREAS

NONE

ZONING CLASSIFICATIONS (ORD. 348)

R-1-1 1/4 (CZ 5775)

ZONING DISTRICTS AND ZONING AREAS

SKY VALLEY DISTRICT

ZONING OVERLAYS

NOT IN A ZONING OVERLAY

SPECIFIC PLANS

NOT WITHIN A SPECIFIC PLAN

AGRICULTURAL PRESERVE

NOT IN AN AGRICULTURAL PRESERVE

REDEVELOPMENT AREAS

NOT IN A REDEVELOPMENT AREA

AIRPORT INFLUENCE AREAS

NOT IN AN AIRPORT INFLUENCE AREA

NOT IN AN AIRPORT COMPATIBILITY ZONE

ENVIRONMENTAL

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

VEGETATION (2005)
NO DATA AVAILABLE

FIRE

HIGH FIRE AREA (ORD. 787)
NOT IN A HIGH FIRE AREA

FIRE RESPONSIBILITY AREA
NOT IN A FIRE RESPONSIBILITY 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)
IN OR PARTIALLY WITHIN A TUMF FEE AREA. SEE MAP FOR MORE INFORMATION.
In EAST

WESTERN TUMF (TRANSPORTATION UNIFORM MITIGATION FEE ORD. 824)
NOT WITHIN THE WESTERN TUMF FEE AREA

DIF (DEVELOPMENT IMPACT FEE AREA ORD. 659)
WESTERN COACHELLA VALLEY

SKR FEE AREA (STEPHEN'S KANGAROO RAT ORD. 663.10)
NOT WITHIN AN SKR 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
175

TRANSPORTATION AGREEMENTS
NOT IN A TRANSPORTATION AGREEMENT

CETAP (COMMUNITY AND ENVIRONMENTAL TRANSPORTATION ACCEPTABILITY PROCESS) CORRIDORS

NOT IN A CETAP CORRIDOR.

HYDROLOGY

FLOOD PLAIN REVIEW

NOT REQUIRED.

WATER DISTRICT

CVWD

FLOOD CONTROL DISTRICT

RIVERSIDE COUNTY FLOOD CONTROL DISTRICT

WATERSHED

WHITEWATER

GEOLOGIC

FAULT ZONE

NOT IN A FAULT ZONE

FAULTS

WITHIN A 1/2 MILE OF
DILLON ROAD FAULT
SAN ANDREAS FAULT
SAN ANDREAS FAULTS
CONTACT THE COUNTY'S CHIEF ENGINEERING GEOLOGIST AT (951)955-6863.

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

PALM SPRINGS UNIFIED

COMMUNITIES

SKY VALLEY

COUNTY SERVICE AREA

IN OR PARTIALLY WITHIN
SKY VALLEY #104 -
ROAD MAINTAINANCE

LIGHTING (ORD. 655)

NOT APPLICABLE, 46.73 MILES FROM MT. PALOMAR OBSERVATORY

2000 CENSUS TRACT

044504

FARMLAND

OTHER LANDS

TAX RATE AREAS

061-025

- CITRUS PEST CONTROL 2
- COACHELLA VALLEY RESOURCE CONSER
- COACHELLA VALLEY WATER DISTRICT
- COUNTY FREE LIBRARY
- COUNTY SERVICE AREA 104 *
- COUNTY STRUCTURE FIRE PROTECTION
- COUNTY WASTE RESOURCE MGMT DIST
- CSA 152

- CV MOSQ & VECTOR CONTROL
- CVWD IMP DIST 8
- CVWD IMP DIST 9
- DESERT COMMUNITY COLLEGE
- DESERT HOSPITAL
- FLOOD CONTROL ADMINISTRATION
- FLOOD CONTROL ZONE 6
- GENERAL
- GENERAL PURPOSE
- PALM SPRINGS PUBLIC CEMETERY
- PALM SPRINGS UNIF B & I 1992-A
- PALM SPRINGS UNIFIED SCHOOL
- RIV CO REG PARK & OPEN SPACE
- RIV. CO. OFFICE OF EDUCATION

SPECIAL NOTES

NO SPECIAL NOTES

CODE COMPLAINTS

Case #	Description	Start Date
NO CODE COMPLAINTS	undefined	undefined

BUILDING PERMITS

Case #	Description	Status
BZ146827	ELEC & GAS IN EXISTING DWLG	CONTACT THE BUILDING AND SAFETY RECORDS DEPARTMENT AT 951-955-2017

ENVIRONMENTAL HEALTH PERMITS

NO ENVIRONMENTAL PERMITS

PLANNING PERMITS

Case #	Description	Status
CZ05775	BRING THE ZONING INTO CONFORMANCE WITH THE WCVP CHANGE OF ZONE FOR WCVP CONSISTENCY ZONING. EA 35039	APPROVED

REPORT PRINTED ON...Thu Mar 17 15:16:58 2011
Version 101221

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

Lot Book Report

Order Number: **21292**

Customer:

RIVERSIDE COUNTY TLMA-CODE ENFORCEMENT

4080 Lemon Street

Riverside

CA 92501

Attn: Brent Steele

Reference: CV08-00196 / S. Nunez

IN RE: LOPEZ, CHARLES ALBINO

Order Date: 2/25/2010

Dated as of: 2/19/2010

County Name: Riverside

FEE(s):

Report: \$114.00

Property Address: 18475 Driscoll Ave.

Sky Valley

CA 92241

Assessor's Parcel No. : 645-220-002-5

Assessments:

Land Value:	\$26,910.00
Improvement Value:	\$10,527.00
Exemption Value:	\$0.00
Total Value:	\$37,437.00

Tax Information

Property Taxes for the Fiscal Year	2009-2010
First Installment	\$290.31
Penalty	\$29.01
Status	NOT PAID-DELINQUENT
Second Installment	\$290.31
Penalty	\$0.00
Status	OPEN NOT-PAID (DUE DATE 04/10/2010)

EXHIBIT NO. C

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

Order Number: 21292
Reference: CV08-00196 / S.

Property Vesting

The last recorded document transferring title of said property

Dated	04/02/1996
Recorded	05/07/1996
Document No.	165901
D.T.T.	\$0.00
Grantor	Madonna Murray, a widow
Grantee	Madonna Murray, a widow, and Charles Albino Lopez, and Teresa Caballero Soto Lopez, as husband and wife

Deeds of Trust

No Deeds of Trust of Record

Additional Information

Abstract of Support Judgment Filed in the	Superior Court of California, County of San Bernardino - San Bernardino District Child Support Division
Case No.	ODARS025741
Recorded	07/23/2009
Document No.	2009-0382976
Debtor	Charles A. Lopez
Creditor	San Bernardino County Department of Child Support Services
A Bankruptcy filed by	Teresa Y. Lopez
Social Security Number(s)	None Shown
Date filed	10/12/2004
Case No.	PC21365
A Bankruptcy filed by	Teresa Lopez

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

Order Number: 21292
Reference: CV08-00196 / S.

Social Security Number(s)	None Shown
Date filed	08/20/2008
Case No.	20722
A Bankruptcy filed by	Teresa Lopez
Social Security Number(s)	None Shown
Date filed	04/27/2009
Case No.	18394

Legal Description

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

LOT 29 IN SECTION 18, TOWNSHIP 3 SOUTH, RANGE 6 EAST, IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, RECORDS OF SAN BERNARDINO BASE AND MERIDIAN.

NO COPY FILED

RECORDING REQUESTED BY

AND WHEN RECORDED MAIL THIS DEED AND, UNLESS OTHERWISE SHOWN BELOW, MAIL TAX STATEMENTS TO

165901
RECEIVED FOR RECORD
AT 8:30 O'CLOCK

MAY - 7 1996

Recorded in Official Records
of Riverside County, California
Filed

NAME Madonna Murray
ADDRESS 6475 Driscoll Rd.
CITY Desert Hot Springs, CA 92240

Title Order No _____ Escrow No _____

SPACE ABOVE THIS LINE FOR RECORDER'S USE

QUITCLAIM DEED

DOCUMENTARY TRANSFER TAX \$ 0
computed on full value of property conveyed, or
computed on full value less value of liens and
encumbrances remaining at the time of sale
Signature of Declarant or Agent Determining Tax _____

Madonna Murray, a widow

the undersigned grantor(s), for a valuable consideration, receipt of which is hereby acknowledged, do hereby remise,

release and forever quitclaim to Madonna Murray, a widow, and Charles Albino Lopez,
and Teresa Cabellero Soto Lopez, as husband and wife.

the following described real property in the City of
County of Riverside State of California
Lot 29 in Section 18, Township 3 South, Range 6 East,
San Bernardino Base and Meridian; EXCEPTING all oil
gas and minerals as previously reserved.

SUBJECT TO: Any covenants, conditions, restrictions,
reservations, rights, or way and easements of record.

Assessor's parcel No 645-220-002

Executed on April 02, 1996, at Desert Hot Springs, CA

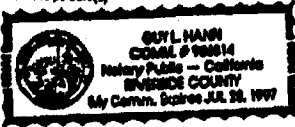
Madonna Murray
Madonna Murray

STATE OF California
COUNTY OF RIVERSIDE
0402-96 before me, GUY L. HANG Notary Public
(Name, title of officer, and year then next Public)

personally appeared MADONNA MURRAY

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

WITNESS my hand and official seal.
Guy L. Hang
Signature



RIGHT THURSPHINT (OPTIONAL)
CAPACITY CLAIMED BY SIGNER(S)
 INDIVIDUAL(S)
 CORPORATE
OFFICER(S) (Title)
 PARTNER(S)
 ATTORNEY IN FACT
 TRUSTEE(S)
 GUARDIAN/CONSERVATOR
 OTHER
SIGNER IS REPRESENTING:
(Name of Principal or Entity)

MAIL TAX STATEMENTS TO _____
NAME ADDRESS ZIP

1995 CD-715 FORM 700 - (Rev. 1-95)
QUITCLAIM DEED (Since 1994)

The standard form is provided for the typical situation, encircling it in the top margin. However, before you sign this form, read it carefully and make whatever changes are appropriate and necessary to your particular transaction.

Public Record

DOC # 2009-0382976

07/23/2009 08:00A Fee:NC

Page 1 of 2

Recorded in Official Records
County of Riverside

Larry W. Ward
Assessor, County Clerk & Recorder



RECORDING REQUESTED BY

SAN BERNARDINO COUNTY DEPARTMENT OF CHILD SUPPORT SERVICES

COUNTY CODE: 0607102

0
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059

WHEN RECORDED MAIL TO

SAN BERNARDINO COUNTY DEPARTMENT OF CHILD SUPPORT SERVICES

191 N VINEYARD AVE

ONTARIO CA 91764-4497

DOCUMENT TITLE

NOTICE OF SUPPORT JUDGMENT

NOTICE OF SUPPORT JUDGMENT
DCSS 0239 (09/01/05)

ABSTRACT OF SUPPORT JUDGMENT
(Code of Civil Procedure, §§674, 697.320, 700.190, Family Code § 4506)

STATE OF CALIFORNIA - HEALTH AND HUMAN SERVICES AGENCY
DEPARTMENT OF CHILD SUPPORT SERVICE
Page 1 of 2

ONT-GEN-2

Public Record

<p>ATTORNEY OR PARTY WITHOUT ATTORNEY (Name and Address): <input checked="" type="checkbox"/> Recording requested by and return to: JEFF WASS, CHIEF ATTORNEY SAN BERNARDINO COUNTY DEPARTMENT OF CHILD SUPPORT SERVICES 191 N VINEYARD AVE ONTARIO CA 91784-4497 TELEPHONE NO.:(866) 901-3212 <input type="checkbox"/> ATTORNEY FOR <input checked="" type="checkbox"/> JUDGMENT CREDITOR <input type="checkbox"/> ASSIGNEE OF RECORD</p>	<p>0710097153-01</p> <p style="text-align: center;">FOR RECORDER'S USE ONLY</p>	
<p>SUPERIOR COURT OF CALIFORNIA, COUNTY OF SAN BERNARDINO STREET ADDRESS: 655 WEST 2ND STREET, 2ND FLOOR MAILING ADDRESS: 655 WEST 2ND STREET, 2ND FLOOR CITY AND ZIP CODE: SAN BERNARDINO 92415-0001 BRANCH NAME: SAN BERNARDINO DISTRICT CHILD SUPPORT DIVISION</p>		
<p>PETITIONER/PLAINTIFF: THE COUNTY OF SAN BERNARDINO RESPONDENT/DEFENDANT: CHARLES A LOPEZ</p>		
<p>ABSTRACT OF SUPPORT JUDGMENT</p>		<p>CASE NUMBER: ODARS025741</p>

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

a. Judgment debtor's Name and last known address

CHARLES A LOPEZ 4757 ELDERWOOD CT RIVERSIDE CA 92501-3937	
---	--

b. Driver's license No. and state: unknown
 c. Social Security number: █████-██-9805 unknown
 d. Birthdate: 11/13/1966 unknown

FOR COURT USE ONLY

(This document is a notice under Family Code Section 4506. Court stamp not required.)

Any electronic signature affixed below has been officially adopted by the requesting governmental agency.

Date: 07/10/2009

JEFF WASS <small>(TYPE OR PRINT NAME)</small>	 <small>(SIGNATURE OF APPLICANT OR ATTORNEY)</small>
--	---

<p>2. I CERTIFY that the judgment entered in this action contains an order for payment of spousal, family, or child support.</p> <p>3. Judgment creditor (name): SAN BERNARDINO County Department of Child Support Services whose address appears on this form above the court's name.</p> <p>4. <input checked="" type="checkbox"/> The support is ordered to be paid to the following county officer (name and address): SAN BERNARDINO County Department of Child Support Services PO BOX 989067 WEST SACRAMENTO CA 95798-9067</p>	<p>5. Judgment debtor (full name as it appears in judgment): CHARLES A LOPEZ</p> <p>6. a. A judgment was entered on (date): 01/24/2001 b. Renewal was entered on (date): c. Renewal was entered on (date):</p> <p>7. <input type="checkbox"/> An execution lien is endorsed on the judgment as follows: a. Amount: \$ b. In favor of (name and address):</p> <p>8. A stay of enforcement has a. <input checked="" type="checkbox"/> not been ordered by the court. b. <input type="checkbox"/> been ordered by the court effective until (date):</p> <p>9. <input type="checkbox"/> This is an installment judgment.</p>
---	---

[Seal]

This document is a notice under Family Code Section 4506. No court seal required.

This abstract issued on (date): No date required under FC § 4506

This document is a notice under Family Code section 4506.
 Clerk, by _____, Deputy



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

Updated Lot Book

Customer:

RIVERSIDE COUNTY TLMA-CODE ENFORCEMENT

4080 Lemon Street
 Riverside CA 92501

Attn: Brent Steele
 Reference: CV09-12835/S. Nunez/R. Hannah
 IN RE: MURRAY, MADONNA ESTATE OF; LOPEZ, CHA

Order Number: **22616**

Order Date: 8/27/2010
 Dated as of: 8/24/2010
 County Name: Riverside

FEE(s):
 Report: \$60.00

Property Address: 18475 Driscoll Desert
 Hot Spring CA 92241

RZ Title Reporting Service hereby reports, as disclosed by the Official Records of the Recorder of said County as of the date shown above, that subsequent to the date of the original report that (i) No document in the chain of title to said land has been recorded purporting to convey the fee title to said land, and (ii) No encumbrances affecting said land have been recorded nor has a homestead been executed on said land, and (iii) No encumbrances affecting said land on the date of the original report have been released or reconveyed.

All exceptions are as follows:

Assessor's Parcel No. : 645-220-002-5

Assessments:	Land Value:	\$26,910.00
	Improvement Value:	\$10,527.00
	Exemption Value:	\$0.00
	Total Value:	\$37,437.00

Property Taxes for the Fiscal Year	2009-2010
First Installment	\$290.31
Penalty	\$29.01
Status	NOT PAID-DELINQUENT
Second Installment	\$290.31
Penalty	\$57.01
Status	NOT PAID-DELINQUENT
A Notice of State Tax Lien Recorded	05/20/2010
Document No.	2010-0234940
Amount	\$2,130.48
Account No.	1210867295



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

Order Number: 22616
Reference: CV09-12835/S. N

Certificate No.	10131327093
Debtor	Charles Lopez Jr.
Creditor: State of California,	Franchise Tax Board
Abstract of Judgment Filed in the	Superior Court of California, County of Los Angeles - East District - Limited Civil
Case No.	09B03743
Recorded	04/01/2010
Document No.	2010-0150417
Amount	\$4,495.84
Debtor	Ashley Tovar, aka Ashley Nicole Tovar
Creditor	Tustin Community Bank, a California Corporation
A Bankruptcy filed by	Teresa Lopez
Social Security Number(s)	None Shown
Date filed	05/21/2010
Case No.	25598
A Bankruptcy filed by	Teresa Lopez
Social Security Number(s)	None Shown
Date filed	07/26/2010
Case No.	33262

Recording Requested by

STATE OF CALIFORNIA
FRANCHISE TAX BOARD
Sacramento CA 95812-2952

And When Recorded Mail to

Special Procedures Section
PO BOX 2952
Sacramento CA 95812-2952

DOC # 2010-0234940

05/20/2010 08:00A Fee:NC

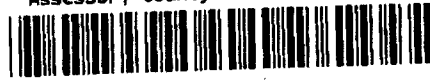
Page 1 of 1

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



002



NOTICE OF STATE TAX LIEN

FILED WITH: RIVERSIDE

CERTIFICATE NUMBER: 10131327093

The Franchise Tax Board of the State of California hereby certifies that the following named taxpayer(s) is liable under parts 10 or 11 of Division 2 of the Revenue and Taxation Code to the State of California for amount due and required to be paid by said taxpayer as follows:

Name of Taxpayer(s) : CHARLES LOPEZ JR

FTB Account Number : 1210867295

Social Security Number(s) : XXX-XX-4567

Last Known Address : 33655 NAVAJO TRL
: CATHEDRAL CTY CA 92234-4469

For Taxable Years : 2006

TAX	PENALTY	INTEREST	COLLECTION FEES	PAYMENTS	ADJUSTMENTS	* TOTAL
\$1,249.00	\$312.25	\$339.23	\$230.00	\$0.00	\$0.00	\$2,130.48

Further interest and fees will accrue at the rate prescribed by law until paid; that the Franchise Tax Board of the State of California complied with all of the provisions of parts 10 or 11 of Division 2 of the Revenue and Taxation Code of the State of California in computing, levying, determining and assessing the tax; the said amounts are due and payable and have not been paid. Said lien attaches to all property and rights to such property now owned or later acquired by the taxpayer.

IN WITNESS WHEREOF, the Franchise Tax Board of the State of California has duly authorized the undersigned to execute this Notice in its name.

DATED: 05/14/10

FRANCHISE TAX BOARD
of the State of California

Collection Bureau
Telephone Number: (916) 845-4350

By:

*Additional interest is accruing at the rate prescribed by law.

Authorized facsimile signature.

FTB 2930 V1 ARCS (REV 03-2008)

Public Record

DOC # 2010-0150417

04/01/2010 08:00A Fee:31.00

Page 1 of 3

Recorded in Official Records
County of Riverside

Larry W. Ward
Assessor, County Clerk & Recorder

PLEASE COMPLETE THIS INFORMATION
RECORDING REQUESTED BY:
Sheryl D. Noel, Esq.

AND WHEN RECORDED MAIL TO:
Coleman & Horowitz, LLP
499 W. Shaw Avenue, Suite 116
Fresno, CA 93704



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39 **M**
030

ABSTRACT OF JUDGMENT-CIVIL AND SMALL CLAIMS

Title of Document

THIS AREA FOR
RECORDER'S
USE ONLY

THIS PAGE ADDED TO PROVIDE ADEQUATE SPACE FOR RECORDING INFORMATION
(\$3:00 Additional Recording Fee Applies)

ACR 238P-AS4RE0 (Rev. 06/2007)

Public Record

ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, address, State Bar number, and telephone number):

Recording requested by and return to:

SHERYL D. NOEL #172551
WILLIAM E. MCCOMAS #261640
COLEMAN & HOROWITT, LLP File No. 2326.26
499 West Shaw Avenue, Suite 116
Fresno, California 93704
(559) 248-4820

ATTORNEY FOR JUDGMENT CREDITOR ASSIGNEE OF RECORD

SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES

STREET ADDRESS: West Covina Courthouse
MAILING ADDRESS: 1427 West Covina Parkway
CITY AND ZIP CODE: West Covina, California 91790
BRANCH NAME: East District - Limited Civil

FOR RECORDER'S USE ONLY

PLAINTIFF: TUSTIN COMMUNITY BANK, a California corporation

CASE NUMBER:

DEFENDANT: ASHLEY TOVAR, aka ASHLEY NICOLE TOVAR;
THERESA LOPEZ; and DOES 1 to 25, inclusive.

09B03743

ABSTRACT OF JUDGMENT—CIVIL Amended
AND SMALL CLAIMS

FOR COURT USE ONLY

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

ASHLEY TOVAR, aka ASHLEY NICOLE TOVAR
3941 Harlan Avenue
Baldwin Park, CA 91706

b. Driver's license no. [last 4 digits] and state:

Unknown

c. Social security no. [last 4 digits]: 4456

Unknown

d. Summons or notice of entry of sister-state judgment was personally served or mailed to (name and address): ASHLEY TOVAR, aka ASHLEY NICOLE TOVAR
3941 Harlan Avenue
Baldwin Park, CA 91706

2. Information on additional judgment debtors is shown on page 2.

4. Information on additional judgment creditors is shown on page 2.

3. Judgment creditor (name and address):
TUSTIN COMMUNITY BANK, a California corporation
13891 Newport Avenue, Ste. 100, Tustin, CA 92780

5. Original abstract recorded in this county:

a. Date:
b. Instrument No.:

Date: February 22, 2010

SHERYL D. NOEL

(TYPE OR PRINT NAME)

(SIGNATURE OF APPLICANT OR ATTORNEY)

6. Total amount of judgment as entered or last renewed:
\$ 4,495.84

10. An execution lien attachment lien is endorsed on the judgment as follows:

7. All judgment creditors and debtors are listed on this abstract.

a. Amount: \$
b. In favor of (name and address):

8. a. Judgment entered on (date): February 10, 2010

b. Renewal entered on (date):

9. This judgment is an installment judgment.

11. A stay of enforcement has

a. not been ordered by the court.
b. been ordered by the court effective until (date):



John A. Clarke
Clerk/Executive Officer

This abstract issued on (date):

MAR 08 2010

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

b. A certified copy of the judgment is attached.
Clerk, by _____, Deputy

Form Adopted for Mandatory Use
Judicial Council of California
EJ-001 [Rev. January 1, 2008]

ABSTRACT OF JUDGMENT—CIVIL
AND SMALL CLAIMS

ROBERTO RODRIGUEZ
DEPUTY CLERK
Solutions
& Plus

Page 1 of 2
Code of Civil Procedure, §§ 486.480,
674, 700.190

REC'D MAR 3 0 2010

PLAINTIFF: TUSTIN COMMUNITY BANK, a California corporation	CASE NUMBER:
DEFENDANT: ASHLEY TOVAR, aka ASHLEY NICOLE TOVAR; THERESA LOPEZ; and DOES 1 to 25, inclusive.	09B03743

NAMES AND ADDRESSES OF ADDITIONAL JUDGMENT CREDITORS:

13. Judgment creditor (name and address):

14. Judgment creditor (name and address):

15. Continued on Attachment 15.

INFORMATION ON ADDITIONAL JUDGMENT DEBTORS:

16. Name and last known address

17. Name and last known address

THERESA LOPEZ
 325 E. Huntington Drive
 Monrovia, CA 91016

Driver's license no. [last 4 digits] and state:

Unknown

Social security no. [last 4 digits]: 4273

Unknown

Summons was personally served at or mailed to (address):

THERESA LOPEZ

325 E. Huntington Drive

Monrovia, CA 91016

Driver's license no. [last 4 digits] and state:

Unknown

Social security no. [last 4 digits]:

Unknown

Summons was personally served at or mailed to (address):

18. Name and last known address

19. Name and last known address

Driver's license no. [last 4 digits] and state:

Unknown

Social security no. [last 4 digits]:

Unknown

Summons was personally served at or mailed to (address):

Driver's license no. [last 4 digits] and state:

Unknown

Social security no. [last 4 digits]:

Unknown

Summons was personally served at or mailed to (address):

20. Continued on Attachment 20.

RHannah



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

Updated Lot Book

Customer:
RIVERSIDE COUNTY TLMA-CODE INFORCEMENT

Order Number: **23197**

4080 Lemon Street
Riverside CA 92501

Order Date: 2/28/2011
Dated as of: 2/18/2011

Attn: Brent Steele
Reference: CV09-12835 / Marlena Hernandez
IN RE: LOPEZ, CHARLES ALBINO

County Name: Riverside

FEE(s):
Report: \$60.00

Property Address: 18475 Driscoll Road
Desert Hot Springs CA 92241

RZ Title Reporting Service hereby reports, as disclosed by the Official Records of the Recorder of said County as of the date shown above, that subsequent to the date of the original report that (i) No document in the chain of title to said land has been recorded purporting to convey the fee title to said land, and (ii) No encumbrances affecting said land have been recorded nor has a homestead been executed on said land, and (iii) No encumbrances affecting said land on the date of the original report have been released or reconveyed.

All exceptions are as follows:

Assessor's Parcel No. : 645-220-002-5

Assessments:	Land Value:	\$26,846.00
	Improvement Value:	\$10,501.00
	Exemption Value:	\$0.00
	Total Value:	\$37,347.00

Property Taxes for the Fiscal Year	2010-2011
First Installment	\$293.27
Penalty	\$0.00
Status	PAID (PAID THRU 01/31/2011)
Second Installment	\$293.27
Penalty	\$0.00
Status	OPEN NOT-PAID (DUE DATE 04/10/2011)

Notice of Non-Compliance filed by	County of Riverside Department of Code Enforcement
In the matter of the property of	Murray Madonna Estate of Charles Lopez, Teresa Lopez, Bonnie Holman
Case No.	CV09-12835



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

Order Number: 23197
Reference: CV09-12835 / Mar

Recorded	08/30/2010
Document No.	2010-0414113
A Notice of State Tax Lien Recorded	05/20/2010
Document No.	2010-0234940
Amount	\$2,130.48
Account No.	1210867295
Certificate No.	10131327093
Debtor	Charles Lopez Jr.
Creditor: State of California,	Franchise Tax Board
A Federal Tax Lien Recorded	11/05/2010
Document No	2010-0533288
Amount	\$3,833.53
Debtor	Charles Lopez
ID No.	XXX-XX-6942
Creditor	Internal Revenue Service

When recorded please mail to:
 Riverside County Code Enforcement
 31290 Plantation Dr.
 Thousand Palms, CA 92276
 Mail Stop # 4016

DOC # 2010-0414113

08/30/2010 08:00A Fee: NC

Page 1 of 1

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



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(D)

NOTICE OF NONCOMPLIANCE

In the matter of the Property of
 Murray Madonna Estate of Charles Lopez, Teresa Lopez, Bonnie Holman

Case No.: CV09-12835

NOTICE IS HEREBY GIVEN to all persons, pursuant to Section 13 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 & 541, (RCC Title 15.16.020 & 8.120.010) described as Substandard Structure & Accumulated Rubbish. Such Proceedings are based upon the noncompliance of such real property, located at 18475 Driscoll Rd, Desert Hot Springs, CA, and more particularly described as Assessor's Parcel Number 645-220-002 and having a legal description of 5.00 ACRES IN POR NW 1/4 OF SEC 18 T3S R6E of Sec 18 T3SR6E, Records of Riverside County, with the requirements of Ordinance No. 457 & 541 (RCC Title 15.16.020 & 8.120.010).

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, 31290 Plantation Dr., Thousand Palms, CA 92276, Attention Code Enforcement Officer Rusty Hannah (760) 343-4150.

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: *Dave Lawless*
 Dave Lawless
 Code Enforcement Division

ACKNOWLEDGEMENT

State of California)
 County of Riverside)

On 8/30/10 before me, Marlena Hernandez, Notary Public, personally appeared Dave Lawless 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.

M Hernandez
 Commission # 1866835 Comm. Expires Oct 24, 2013



Recording Requested by

STATE OF CALIFORNIA
FRANCHISE TAX BOARD
Sacramento CA 95812-2952

And When Recorded Mail to

Special Procedures Section
PO BOX 2952
Sacramento CA 95812-2952

DOC # 2010-0234940

05/20/2010 08:00A Fee:NC

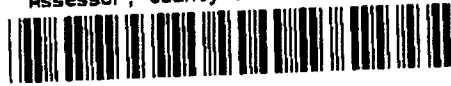
Page 1 of 1

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



M
002

002



NOTICE OF STATE TAX LIEN

FILED WITH: RIVERSIDE

CERTIFICATE NUMBER: 10131327093

The Franchise Tax Board of the State of California hereby certifies that the following named taxpayer(s) is liable under parts 10 or 11 of Division 2 of the Revenue and Taxation Code to the State of California for amount due and required to be paid by said taxpayer as follows:

Name of Taxpayer(s) : CHARLES LOPEZ JR

FTB Account Number : 1210867295

Social Security Number(s) : XXX-XX-4567

Last Known Address : 33655 NAVAJO TRL
: CATHEDRAL CTY CA 92234-4469

For Taxable Years : 2006

TAX	PENALTY	INTEREST	COLLECTION FEES	PAYMENTS	ADJUSTMENTS	* TOTAL
\$1,249.00	\$312.25	\$339.23	\$230.00	\$0.00	\$0.00	\$2,130.48

Further interest and fees will accrue at the rate prescribed by law until paid; that the Franchise Tax Board of the State of California complied with all of the provisions of parts 10 or 11 of Division 2 of the Revenue and Taxation Code of the State of California in computing, levying, determining and assessing the tax; the said amounts are due and payable and have not been paid. Said lien attaches to all property and rights to such property now owned or later acquired by the taxpayer.

IN WITNESS WHEREOF, the Franchise Tax Board of the State of California has duly authorized the undersigned to execute this Notice in its name.

DATED: 05/14/10

FRANCHISE TAX BOARD
of the State of California

Collection Bureau
Telephone Number: (916) 845-4350

By:

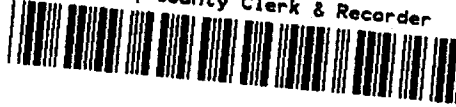
*Additional interest is accruing at the rate prescribed by law.

Authorized facsimile signature.

Recording Requested By Internal Revenue Service. When recorded mail to:

INTERNAL REVENUE SERVICE
PO BOX 145585, STOP 8420G
CINCINNATI, OH 45250-5585

DOC # 2010-0533288
11/05/2010 01:13P Fee:15.00
Page 1 of 1
Recorded in Official Records
County of Riverside
Larry W. Ward
Assessor, County Clerk & Recorder



For Optional Use by Recording Office

Form 668 (Y)(c)
(Rev. February 2004)

1018 Department of the Treasury - Internal Revenue Service

Notice of Federal Tax Lien

15
M
062

Area: SMALL BUSINESS/SELF EMPLOYED AREA #7
Lien Unit Phone: (800) 913-6050

Serial Number
714289110

As provided by section 6321, 6322, and 6323 of the Internal Revenue Code, we are giving a notice that taxes (including interest and penalties) have been assessed against the following-named taxpayer. We have made a demand for payment of this liability, but it remains unpaid. Therefore, there is a lien in favor of the United States on all property and rights to property belonging to this taxpayer for the amount of these taxes, and additional penalties, interest, and costs that may accrue.

Name of Taxpayer CHARLES LOPEZ

Residence 24648 MANTEE PL
MORENO VALLEY, CA 92553-3886

IMPORTANT RELEASE INFORMATION: For each assessment listed below, unless notice of the lien is refiled by the date given in column (e), this notice shall, on the day following such date, operate as a certificate of release as defined in IRC 6325(a).

Kind of Tax (a)	Tax Period Ending (b)	Identifying Number (c)	Date of Assessment (d)	Last Day for Refiling (e)	Unpaid Balance of Assessment (f)
1040	12/31/2007	XXX-XX-6942	05/26/2008	06/25/2018	3833.53

Place of Filing	COUNTY RECORDER RIVERSIDE COUNTY RIVERSIDE, CA 92502-0751	Total \$	3833.53
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This notice was prepared and signed at OAKLAND, CA, on this, the 26th day of October, 2010.

Signature for R BLUM		Title REVENUE OFFICER (909) 388-8193	27-09-3306
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(NOTE: Certificate of officer authorized by law to take acknowledgment is not essential to the validity of Notice of Federal Tax lien Rev. Rul. 71-466, 1971 - 2 C.B. 409)

Part 1 - Kept By Recording Office

Form 668(Y)(c) (Rev. 2-2004)
CAT. NO 60025X

SITE PLAN: Case # CV-0912835

OWNER(S): MURRAY MADONNA ESTATE OF / CHARLES ALBINO LOPEZ / TERESA CABALLERO S LOPEZ/ BONNIE HOLMAN

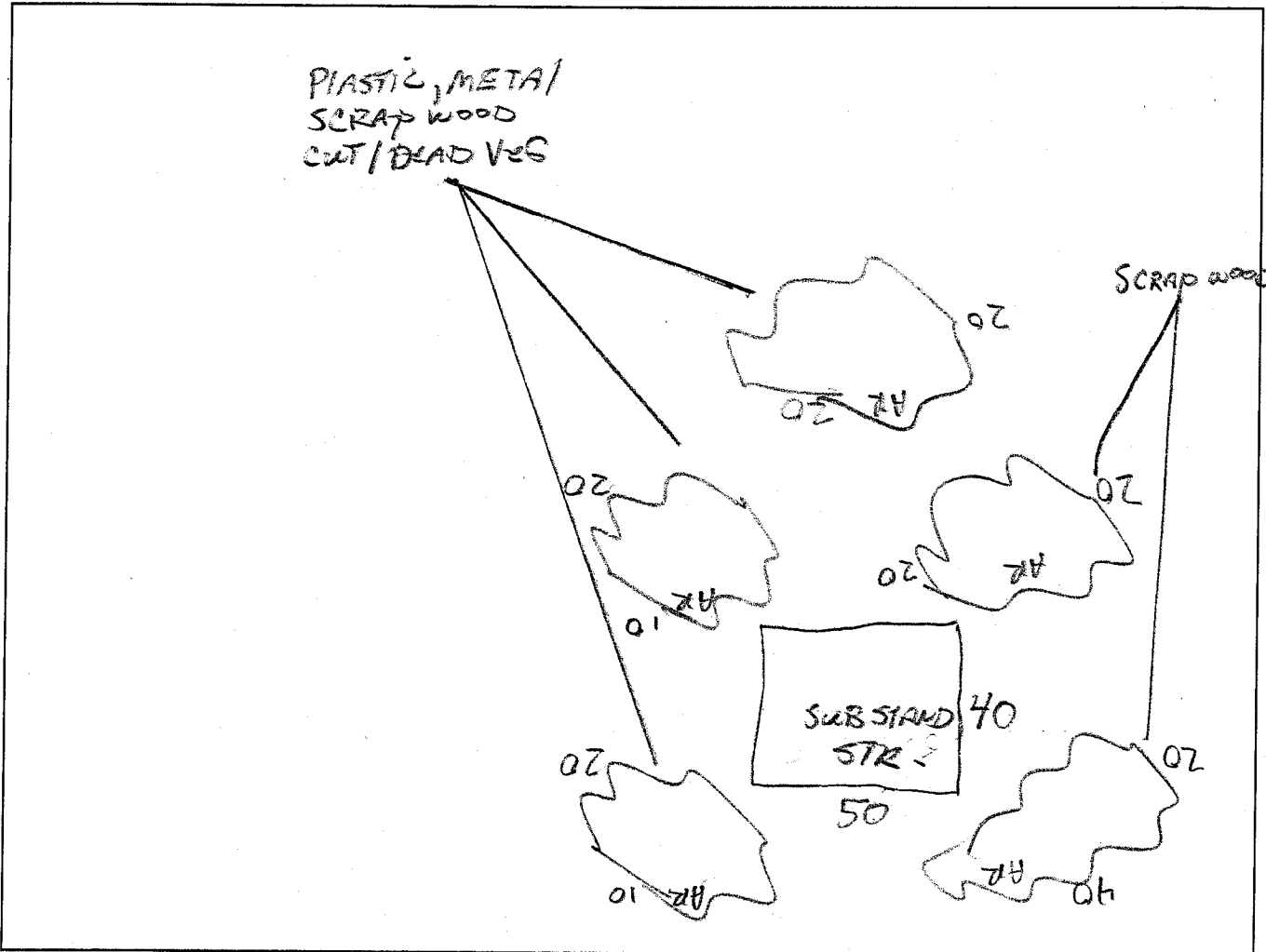
SITE ADDRESS: 18475 DRISCOLL RD, DSRT HOT SPG

ASSESSOR'S PARCEL: 645-220-002

ACREAGE: 5.000000

NORTH ARROW: 

REAR PROPERTY LINE



FRONT PROPERTY LINE: 18475 DRISCOLL RD, DSRT HOT SPG

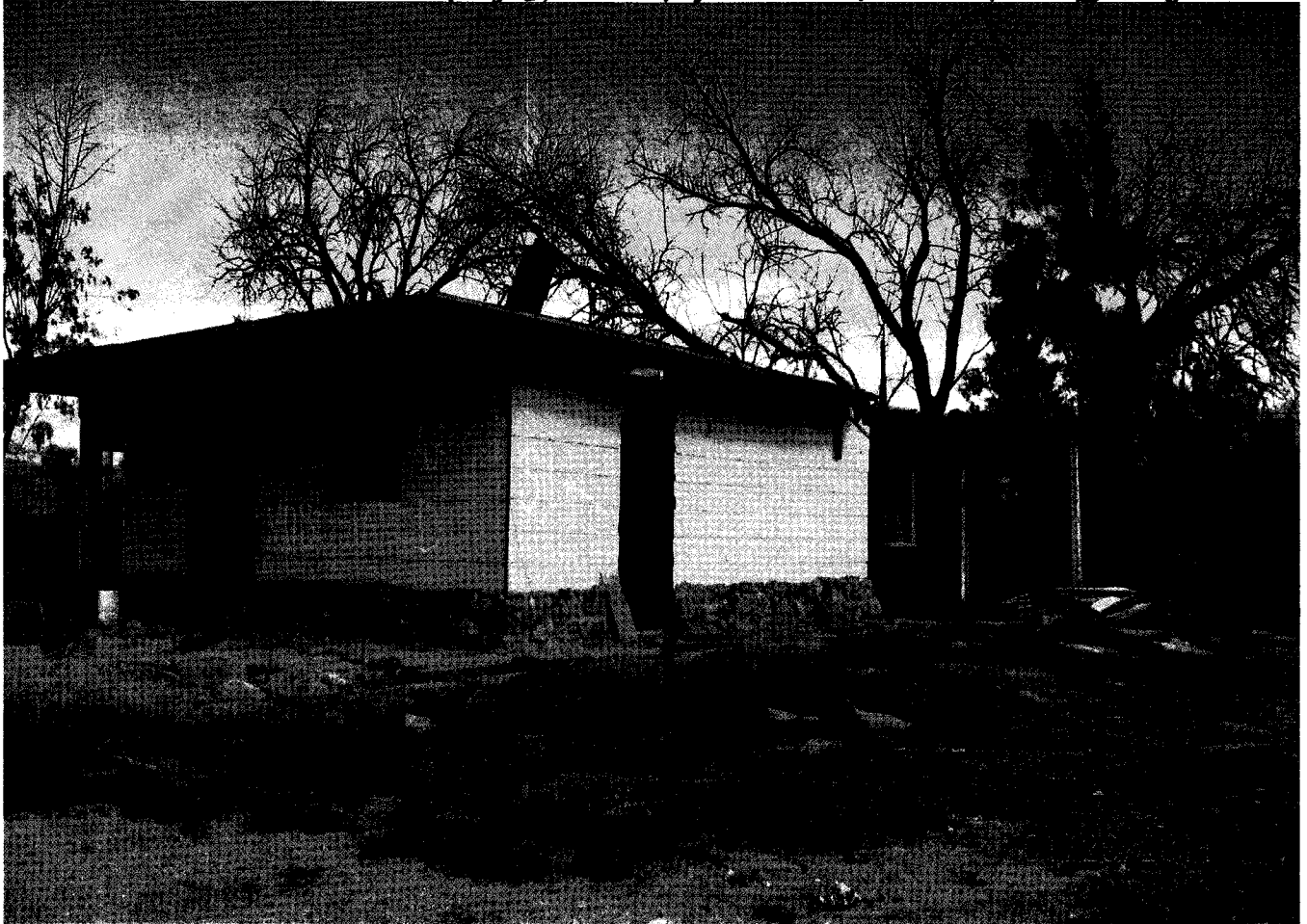
PREPARED BY: R. NAWAN DATE: 8-27-10

EXHIBIT NO. D

CV 0912835



SUBSTANDARD STRUCTURE #14 + #17 ON NOD. ↓



CV 0912835

EXHIBIT NO. D²

151

CV 0912835



AR ON PROPERTY #

CV 0912835



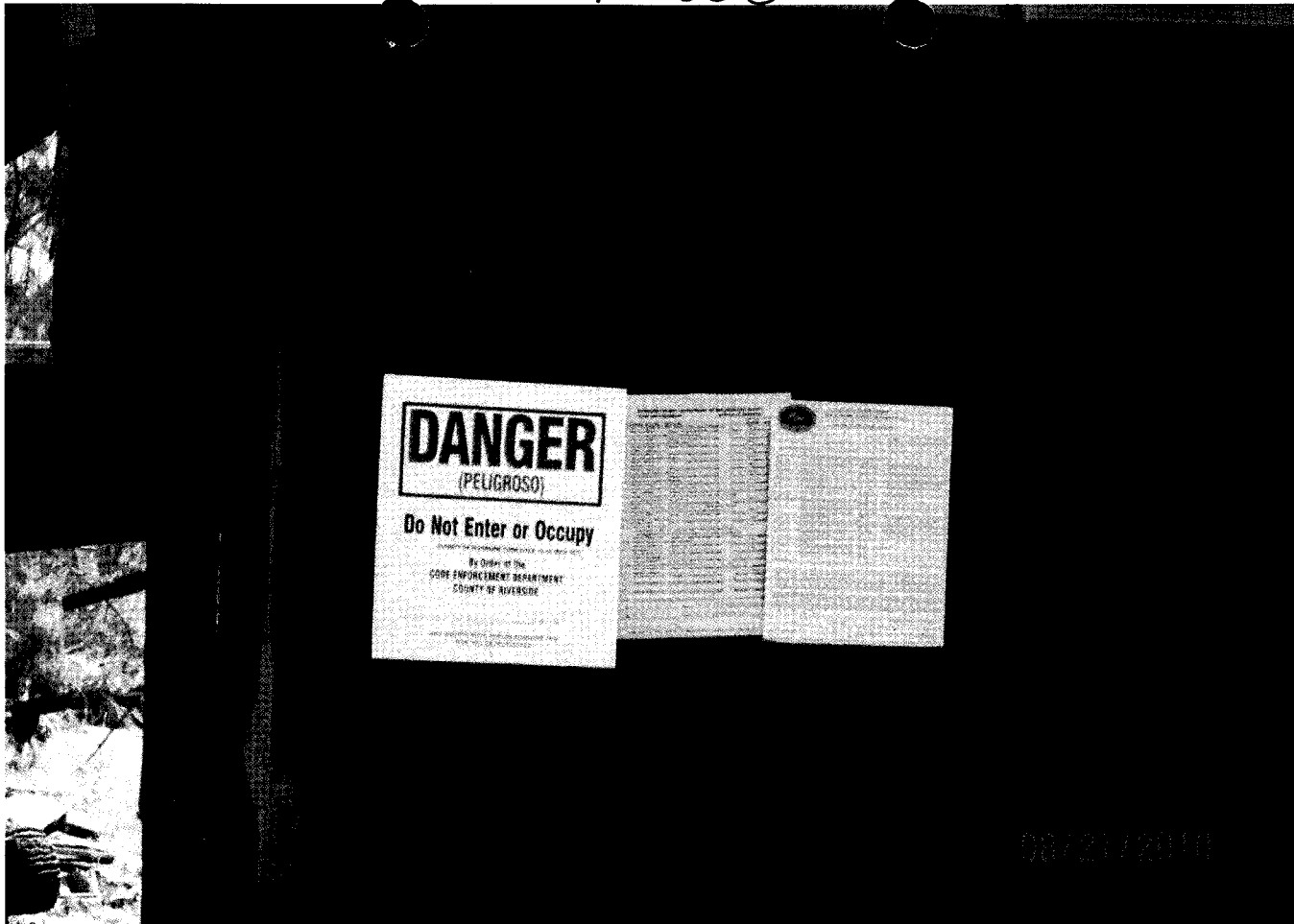
08/27/2010

EXHIBIT NO. D3

SUBSTANDARD STRUCTURE: # 13, 14 & 17 ON NOD.

BSY

CV 0912835



POSTED NOTICES ↑



SST, # 14 ON NOD.

CV 0912835

EXHIBIT NO. D4

187

CV 0912835



08/26/2019

AIR ON PARCEL.



CV 0912835

EXHIBIT NO. D⁵

RN

CV 0912835



AR ON PARCEL ↕



CV 0912835

EXHIBIT NO. D⁶

RJA

CV 0912835



AR ON PARCEL ↴



CV 0912835

EXHIBIT NO. D7

RA

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

SUBSTANDARD BUILDING CONDITIONS:		UNIFORM HOUSING CODE SECTIONS	HEALTH & SAFETY CODE SECTIONS
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 type="checkbox"/>	Lack of required electrical lighting.....	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 type="checkbox"/>	Hazardous Wiring.....	1001(e)	17920.3(d)
	OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input 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 type="checkbox"/>	Members of walls, partitions or other vertical supports that split, lean, list or buckle due to defective material or deterioration.....	1001(c)4	17920.3(b)4
	OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure		
11 <input 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.....	1001(c)6	17920.3(b)6
	OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure		
12 <input type="checkbox"/>	Dampness of habitable rooms.....	1001(b)11	17920.3(a)11
	OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input 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 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 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 - abandoned/vacant.....		
	OBTAIN PERMIT TO: <input 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. CV 0912835 Address 18475 DRISCOLL RD. DHS

Date 8-27-10 Officer RUSTY HANNAY, 20

EXHIBIT NO. E 2



Code Enforcement Department
County Of Riverside
Thousand Palms District Office
31-290 Plantation Dr.
Thousand Palms, California 92276
(760) 343-4150 – Fax (760) 343-0882

John Boyd
DIRECTOR

AFFIDAVIT OF POSTING OF NOTICES

Case No.: CV0912835

I, **Rusty Hannah**, hereby declare:

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

County of Riverside
Code Enforcement Department
31-290 Plantation Dr.
Thousand Palms, Ca. 92276

2. That on **August 27th, 2010** at approx. **11:00 am**, I securely and conspicuously posted:
Notice of Violation(s) for RCC 8.120.010; accumulated rubbish, RCC 15.16.020; Substandard structure(s), Notice of Defects(s), Danger do not enter/ occupy sign(s) and a do not dump refuse sign at the property described as:

Property Address: 18475 Driscoll Rd., Desert Hot Springs, Ca. 92240

Assessor's Parcel Number: 645-220-002

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

Executed on **August 27th, 2010** at Thousand Palms, California.

CODE ENFORCEMENT DEPARTMENT

By: 
Rusty Hannah, Code Enforcement Officer



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

GLENN BAUDE
Director

NOTICE OF VIOLATION

September 2, 2010

MURRAY MADONNA ESTATE OF / CHARLES ALBINO LOPEZ / TERESA CABALLERO S LOPEZ/ BONNIE HOLMAN
C/O CHARLES LOPEZ
65919 5TH ST
DESERT HOT SPRINGS, CA 92240

RE CASE NO: CV0912835 at 18475 DRISCOLL RD, DSRT HOT SPG, California, Assessor's Parcel Number 645-220-002

NOTICE IS HEREBY GIVEN that property owned or controlled by you at 18475 DRISCOLL RD, DSRT HOT SPG California, Assessor's Parcel Number 645-220-002, is in violation of Section(s) RCC Section No. 15.16.020 (Ord. 457) , 8.120.010 (Ord. 541), of the Riverside County Code.

Said violation is described as:

- 1) 15.16.020 (Ord. 457) - An inspection was made of the above-referenced subject property in response to complaints received by this office. The structure(s) was/were found to be substandard and a public nuisance in violation of Riverside County Code Section 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 that render the building unsafe for human habitation.

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 property(ies) 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.

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.

- 2) 8.120.010 (Ord. 541) - No person or entity shall permit the accumulation of rubbish or other material, dangerous or injurious to the health and welfare of persons or the environment, on any real property in the unincorporated area of Riverside County owned by them or under their control.

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

- 1) 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) day period.
- 2) Remove all rubbish and dispose of it in an approved, legal landfill.

31-290 PLANTATION DRIVE, THOUSAND PALMS, CA 92276
(760) 343-4150 • FAX (760) 343-0882

EXHIBIT NO. EA

COMPLIANCE MUST BE COMPLETED BY October 1, 2010. 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 CODE ENFORCEMENT WITHIN TEN (10) DAYS OF SERVICE OF THE SUMMARY OF CHARGES, PURSUANT TO SECTION 1.16.080 OF RIVERSIDE COUNTY CODE.

CODE ENFORCEMENT DEPARTMENT



By, Rusty Hannah, Code Enforcement Officer

EXHIBIT NO. ES

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.

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CODE ENFORCEMENT DEPARTMENT

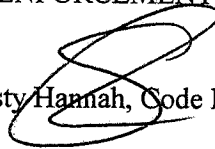

By:   Code Enforcement Officer

EXHIBIT NO. E7

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 CODE ENFORCEMENT WITHIN TEN (10) DAYS OF SERVICE OF THE SUMMARY OF CHARGES, PURSUANT TO SECTION 1.16.080 OF RIVERSIDE COUNTY CODE.

CODE ENFORCEMENT DEPARTMENT


By: Rusty Hannah, Code Enforcement Officer

EXHIBIT NO. _____

E9



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

GLENN BAUDE
Director

NOTICE OF VIOLATION

September 2, 2010

CHARLES A. LOPEZ
4757 ELDERWOOD CT.
RIVERSIDE, CA 92501

RE CASE NO: CV0912835 at 18475 DRISCOLL RD, DSRT HOT SPG, California, Assessor's Parcel Number 645-220-002

NOTICE IS HEREBY GIVEN that property owned or controlled by you at 18475 DRISCOLL RD, DSRT HOT SPG California, Assessor's Parcel Number 645-220-002, is in violation of Section(s) RCC Section No. 15.16.020 (Ord. 457), 8.120.010 (Ord. 541), of the Riverside County Code.

Said violation is described as:

- 1) 15.16.020 (Ord. 457) - An inspection was made of the above-referenced subject property in response to complaints received by this office. The structure(s) was/were found to be substandard and a public nuisance in violation of Riverside County Code Section 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 that render the building unsafe for human habitation.

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 property(ies) 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.

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.

- 2) 8.120.010 (Ord. 541) - No person or entity shall permit the accumulation of rubbish or other material, dangerous or injurious to the health and welfare of persons or the environment, on any real property in the unincorporated area of Riverside County owned by them or under their control.

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

- 1) 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) day period.
- 2) Remove all rubbish and dispose of it in an approved, legal landfill.

COMPLIANCE MUST BE COMPLETED BY October 1, 2010. FAILURE TO COMPLY WILL RESULT IN LEGAL ACTION BEING BROUGHT AGAINST YOU.

NOTICE IS HEREBY GIVEN THAT AT THE CONCLUSION OF THE 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.

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CODE ENFORCEMENT DEPARTMENT


By: Rusty Hannah, Code Enforcement Officer

EXHIBIT NO. _____

E¹¹

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CODE ENFORCEMENT DEPARTMENT

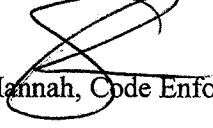

By:  Rusty Hannah, Code Enforcement Officer 

EXHIBIT NO. EB



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

GLENN BAUDE
Director

NOTICE OF VIOLATION

September 2, 2010

ASHLEY NICOLE TOVAR/ THERESA LOPEZ
3941 HARLAN AVE
BALDWIN PARK, CA 91706

RE CASE NO: CV0912835 at 18475 DRISCOLL RD, DSRT HOT SPG, California, Assessor's Parcel Number 645-220-002

NOTICE IS HEREBY GIVEN that property owned or controlled by you at 18475 DRISCOLL RD, DSRT HOT SPG California, Assessor's Parcel Number 645-220-002, is in violation of Section(s) RCC Section No. 15.16.020 (Ord. 457) , 8.120.010 (Ord. 541), of the Riverside County Code.

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- 2) Remove all rubbish and dispose of it in an approved, legal landfill.

COMPLIANCE MUST BE COMPLETED BY October 1, 2010. FAILURE TO COMPLY WILL RESULT IN LEGAL ACTION BEING BROUGHT AGAINST YOU.

EKA

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CODE ENFORCEMENT DEPARTMENT


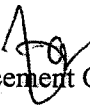
By:   Code Enforcement Officer

EXHIBIT NO. _____

E15



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

GLENN BAUDE
Director

NOTICE OF VIOLATION

September 2, 2010

THERESA LOPEZ
325 E HUNTINGTON DR
MONROVIA, CA 91016

RE CASE NO: CV0912835 at 18475 DRISCOLL RD, DSRT HOT SPG, California, Assessor's Parcel Number 645-220-002

NOTICE IS HEREBY GIVEN that property owned or controlled by you at 18475 DRISCOLL RD, DSRT HOT SPG California, Assessor's Parcel Number 645-220-002, is in violation of Section(s) RCC Section No. 15.16.020 (Ord. 457) , 8.120.010 (Ord. 541), of the Riverside County Code.

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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 property(ies) 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.

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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 SECTION 1.16.080 OF RIVERSIDE COUNTY CODE.

CODE ENFORCEMENT DEPARTMENT

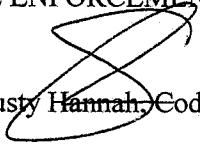

By:   Code Enforcement Officer

EXHIBIT NO. E17



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

GLENN BAUDE
Director

PROOF OF SERVICE

Case No. CV0912835

STATE OF CALIFORNIA, COUNTY OF RIVERSIDE

I, Sara Nunez, 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 at the footer of this notice.

That on September 2, 2010, I served the following document(s):

NOTICE RE: Notice of Violation RCC 8.120 & RCC 15.16.020 with Notice of Defects (1)

by placing a true copy thereof enclosed in a sealed envelope(s) by **CERTIFIED MAIL, RETURN RECEIPT REQUESTED** addressed as follows:

MURRAY MADONNA ESTATE OF / CHARLES ALBINO LOPEZ / TERESA CABALLERO S LOPEZ/ BONNIE HOLMAN C/O CHARLES LOPEZ, 65919 5TH ST, DESERT HOT SPRINGS, CA 92240
OCCUPANT 18475 DRISCOLL RD, DSRT HOT SPG, CA 92241
Bonnie Holman 18550 Driscoll Ave, Desert Hot Springs, CA 92241
CHARLES A. LOPEZ 4757 ELDERWOOD CT., RIVERSIDE, CA 92501
CHARLES LOPEZ JR 33655 NAVAJO TRL, CATHERDAL CITY, CA 92234
ASHLEY NICOLE TOVAR/ THERESA LOPEZ 3941 HARLAN AVE, BALDWIN PARK, CA 91706
THERESA LOPEZ 325 E HUNTINGTON DR, MONROVIA, CA 91016

XX **By First Class Mail.** 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 with postage thereon fully prepaid in the County of Riverside, California, in the ordinary course of business.

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

EXECUTED ON September 2, 2010 in the County of Riverside, California.

CODE ENFORCEMENT DEPARTMENT

By: Sara Nunez, Code Enforcement Aide

EXHIBIT NO. E 18

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

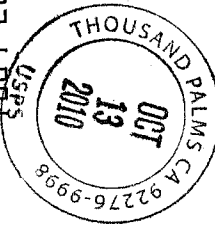
Recipient
Murray Madonna Estate of
Charles Albino Lopez
Ret Teresa Caballero S Lopez
(Endorse Bonnie Holman c/o Charles Lopez
Restrict 65919 5th St
(Endorse Desert Hot Springs, Ca 92240
Total P.c. CV09128351

Sent To _____
Street, Apt. No.,
or PO Box No. _____
City, State, ZIP+4 _____
PS Form 3800, August 2006 See Reverse for Instructions

CERTIFIED MAIL™



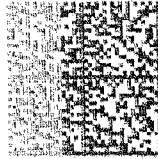
7009 2820 0001 7040 7197



COUNTY OF RIVERSIDE
Code Enforcement Department
31290 Plantation Drive
Thousand Palms, CA 92276

EXHIBIT NO. _____

EA



UNITED STATES POSTAL SERVICE
\$ 05.54
02 1M SEP 02 2010
0004277091
MAILED FROM ZIP CODE 92504

9/18
9/23

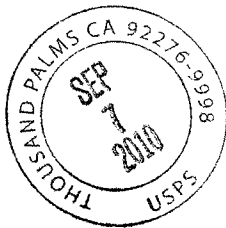
Murray Madonna Estate of
Charles Albino Lopez
Teresa Cat
Bonnie Ho
65919 5th St
Desert Ho
CV09128351

923 DE 1 00 10/10/10
RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD

BC: 92276560490 *1004-02460-02-41



COUNTY OF RIVERSIDE
 Code Enforcement Department
 31290 Plantation Drive
 Thousand Palms, CA 92276



CERTIFIED MAIL™



7009 2820 0001 7040 7180

UNITED STATES POSTAGE
 AIRMET SERVICES
\$ 05.54⁰
 02 1M SEP 02 2010
 0004277091
 MAILED FROM ZIP CODE 92504

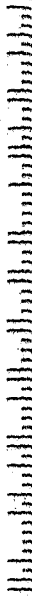
✓

Vacant
 18475 Driscoll Rd
 Desert Hi
 CV0912835R

NIXIE 929 DE 1 00 09/04/10
 RETURN TO SENDER
 VACANT
 UNABLE TO FORWARD

BC: 92276560490 *1004-02451-02-41

922413555560664



U.S. Postal Service™
CERTIFIED MAIL™ RECEIPT
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OFFICIAL USE

Postage \$
 Certified Fee

Re: (Endors) Vacant
 Restrict (Endors) 18475 Driscoll Rd
 Total: Desert Hot Springs, Ca 92241
 CV0912835RH

Sent To

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

PS Form 3800, August 2006 See Reverse for Instructions

7009 2820 0001 7040 7180

EXHIBIT NO. _____

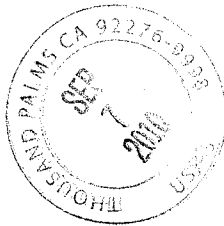
EF 20

COUNTY OF RIVERSIDE
Code Enforcement Department
31290 Plantation Drive
Thousand Palms, CA 92276

CERTIFIED MAIL™



7009 2820 0001 7040 7166



02 1M
0004277091 SEP 02 2010
MAILED FROM ZIP CODE 92504

Charles A Lopez

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NIXIE

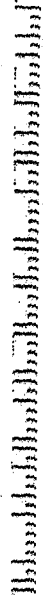
923 DE 1

00 09/05/10

RETURN TO SENDER
VACANT
UNABLE TO FORWARD

BC: 92276560490 *1004-02453-02-41

925013333765604



U.S. Postal Service™
CERTIFIED MAIL™ RECEIPT
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OFFICIAL USE

Postage \$

Return to:
Endorsee: Charles A Lopez
Restrictor: 4757 Elderwood Ct
(Endorsee): Riverside, Ca 92501
Total P: CV0912835RH

Sent To

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

PS Form 3800, August 2006 See Reverse for Instructions

7009 2820 0001 7040 7166

EXHIBIT NO.

F22

When recorded please mail to:
 Riverside County Code Enforcement
 31290 Plantation Dr.
 Thousand Palms, CA 92276
 Mail Stop # 4016

DOC # 2010-04,4113
 08/30/2010 08:00A Fee:NC
 Page 1 of 1
 Recorded in Official Records
 County of Riverside
 Larry W. Ward
 Assessor, County Clerk & Recorder



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NOTICE OF NONCOMPLIANCE

In the matter of the Property of
 Murray Madonna Estate of Charles Lopez, Teresa Lopez, Bonnie Holman

Case No.: CV09-12835

NOTICE IS HEREBY GIVEN to all persons, pursuant to Section 13 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 & 541, (RCC Title 15.16.020 & 8.120.010) described as Substandard Structure & Accumulated Rubbish. Such Proceedings are based upon the noncompliance of such real property, located at 18475 Driscoll Rd, Desert Hot Springs, CA, and more particularly described as Assessor's Parcel Number 645-220-002 and having a legal description of 5.00 ACRES IN POR NW 1/4 OF SEC 18 T3S R6E of Sec 18 T3SR6E, Records of Riverside County, with the requirements of Ordinance No. 457 & 541 (RCC Title 15.16.020 & 8.120.010).

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, 31290 Plantation Dr., Thousand Palms, CA 92276, Attention Code Enforcement Officer Rusty Hannah (760) 343-4150.

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: *Dave Lawless*
 Dave Lawless
 Code Enforcement Division

ACKNOWLEDGEMENT

State of California)
 County of Riverside)

On 8/30/10 before me, Marlena Hernandez, Notary Public, personally appeared Dave Lawless 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.

Marlena Hernandez
 Commission # 1866835 Comm. Expires Oct 24, 2013

F



EXHIBIT NO. _____



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

Glenn Baude
Director

August 24, 2011

**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.: CV09-12835
APN: 645-220-002; ESTATE OF MURRAY
Property: 18475 Driscoll Road, Desert Hot Springs

NOTICE IS HEREBY GIVEN that a hearing will be held before the Riverside County Board of Supervisors pursuant to Riverside County Ordinance Nos. 457 and 541 (RCC Title 15 & 8) and 725 (RCC Title 1) to consider the abatement of the substandard structure and accumulated rubbish located on the SUBJECT PROPERTY described as **18475 Driscoll Road, Desert Hot Springs, Riverside County, California**, and more particularly described as Assessor's Parcel Number 645-220-002.

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 and accumulated rubbish from the real property.

SAID HEARING will be held on **Tuesday, September 20, 2011, 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, David Lawless at (760) 393-3344 or Supervising Code Enforcement Officer, Brian Black at (951) 955-2004 prior to the hearing. Please meet Brian Black at 8:30 a.m. on the day of the hearing in Conference Room 2A located on the 1st floor in front of the Human Resources Office to discuss the case.

GLENN BAUDE
DIRECTOR

WARD KOMERS
Administrative Manager

EXHIBIT NO. 6

NOTICE LIST

Subject Property: 18475 Driscoll Road, Desert Hot Springs; Case No.:CV09-12835;
APN:645-220-002; District 4

ESTATE OF MADONNA MURRAY
CHARLES ALBINO LOPEZ
TERESA CABALLERO S LOPEZ
BONNIE LUE HOLMAN
C/O CHARLES LOPEZ
65919 5TH STREET
DESERT HOT SPRINGS, CA 92240

BONNIE HOLMAN
18550 DRISCOLL AVE
DESERT HOT SPRINGS CA 92241

STATE OF CALIFORNIA
FRANCHISE TAX BOARD
SPECIAL PROCEDURES SECTION
PO BOX 2952
SACRAMENTO CA 95812

INTERNAL REVENUE SERVICE
PO BOX 145585 STOP 8420G
CINCINNATI OH 45250-5585

EXHIBIT NO. 62

1 **PROOF OF SERVICE**

2 Case No. CV09-12835

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, Suite 500, Riverside, California 92501.

7 That on August 24, 2011, 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 FIRST CLASS MAIL.** I am "readily familiar" with the office's practice of collection
14 and processing correspondence for mailing. Under that practice it would be deposited with
15 the U.S. Postal Service on that same day with postage thereon fully prepaid at Riverside,
16 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 August 24, 2011, at Riverside, California.

24 
25 _____
26 BRENDA PEELER

27 EXHIBIT NO. 63
28



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

GLENN BAUDE
Director

AFFIDAVIT OF POSTING OF NOTICES

August 26, 2011

RE CASE NO: CV0912835

I, Rusty Hannah, hereby declare:

I am employed by the Riverside County Code Enforcement Department; that my business address is 38686 El Cerrito Road, Suite 200, Palm Desert, California 92211 .

That on 08/26/2011 at 12:40 pm, I securely and conspicuously posted the Notice to correct County Ordinance Violations and Abate Public Nuisance at the property described as:

Property Address: 18475 DRISCOLL RD, DSRT HOT SPG

Assessor's Parcel Number: 645-220-002

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

Executed on August 26, 2011 in the County of Riverside, California.

CODE ENFORCEMENT DEPARTMENT

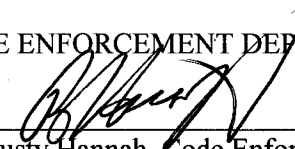

By: Rusty Hannah, Code Enforcement Officer

EXHIBIT NO. 64