

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

1698 

FROM: County Counsel/TLMA
Code Enforcement Department

SUBMITTAL DATE:
May 31, 2012

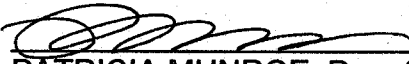
SUBJECT: Abatement of Public Nuisance [Substandard Structures]
Case Nos. : CV07-1874 [DUNN]
Subject Property: 10956 Cherry Avenue, Beaumont; APN: 402-250-009
District: 5/5

RECOMMENDED MOTION: Move that:

Departmental Concurrence

1. The substandard structures (dwelling with attached breezeway and garage) on the real property located at 10956 Cherry Avenue, Beaumont, Riverside County, California, APN: 402-250-009 be declared a public nuisance and a violation of Riverside County Ordinance No. 457 which does not permit substandard structures on the property.
2. Diane M. Dunn, the owner of the subject real property or whoever has possession or control of the premises, be directed to abate the substandard structures on the property by removing the same from the real property within ninety (90) days.


(Continued)


PATRICIA MUNROE, 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
 Policy
 Consent
 Policy

MINUTES OF THE BOARD OF SUPERVISORS

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

Ayes: Buster, Tavaglione, Stone, Benoit and Ashley
Nays: None
Absent: None
Date: June 12, 2012
xc: Co. Co./CED, Sheriff

Kecia Harper-Ihem
 Clerk of the Board
 By: 
 Deputy

ATTACHMENTS FILED
WITH THE CLERK OF THE BOARD

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

9.1

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

Abatement of Public Nuisance
Case No.: CV 07-1874 [DUNN]
Address 10956 Cherry Avenue, Beaumont
APN #402-250-009
District 5/5
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3. The owner be ordered to ascertain the existence or non-existence of asbestos containing materials in said structures by survey and materials sample testing through the Industrial Hygiene Specialist of the County Health Department, Division of Special Services; and, prior to the abatement ordered in paragraph number two (2) above, to secure the removal and disposal of all asbestos containing materials discovered through such survey and testing by contract with a duly certified and licensed contractor for the handling of such materials to avoid citations and/or fines imposed by the South Coast Air Quality Management District (SCAQMD) pursuant to SCAQMD Rule No. 1403.
4. If the owner or whoever has possession or control of the real property does not take the above described action within ninety (90) days of the date of the Board's Order to Abate, that representatives of the Code Enforcement Department, Sheriff's Department, and/or a contractor, upon consent of the owner or receipt of a Court Order authorizing entry onto the real property when necessary under applicable law, may abate the substandard structures and contents therein, by removing the same from the real property.
5. The reasonable costs of abatement, after notice and an opportunity for hearing, shall be imposed as a lien on the real property, which may be collected as a special assessment against the real property pursuant to Government Code Section 25845 and Ordinance No. 725.
6. County Counsel be directed to prepare the necessary Findings of Facts and Conclusions that the substandard structure on the real property is declared to be in violation of Riverside County Ordinance No. 457 and a public nuisance, and further, to prepare an Order to Abate for approval by the Board.

BACKGROUND:

1. An inspection was made of the subject property by the Code Enforcement Officer on May 25, 2010. The inspection revealed three (3) substandard structures (dwelling with attached breezeway and garage) on the subject property in violation of Riverside County Ordinance No. 457. The substandard conditions of the structures included, but were not limited to, the following: hazardous wiring; members of ceilings, roof, ceiling and roof supports or other horizontal members which sag, split, or buckle due to defective material or deterioration; dampness of habitable rooms; faulty weather protection; general dilapidation or improper maintenance; fire hazard; public and attractive nuisance.
2. Follow-up inspections on November 18, 2010, January 12, 2011, February 28, 2011, June 29, 2011, October 12, 2011, November 15, 2011 and April 16, 2012, revealed that the property continues to be in violation of Riverside County Ordinance No. 457.

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Address 10956 Cherry Avenue, Beaumont
APN #402-250-009
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3. Staff and the Code Enforcement Department have complied with the notice requirements set forth in the appropriate laws of this jurisdiction pertaining to the administrative abatement proceedings for substandard structures.

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

3 IN RE ABATEMENT OF PUBLIC NUISANCE) CASE NO. CV 07-1874
4 [SUBSTANDARD STRUCTURES]; APN: 402-)
5 250-009, 10956 CHERRY AVENUE,) DECLARATION OF OFFICER
6 BEAUMONT, COUNTY OF RIVERSIDE,) JAMES PIKE
7 STATE OF CALIFORNIA; DIANE M. DUNN,)
8 OWNER.) [R.C.O. No. 457]

7 I, James Pike, declare:

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

14 2. I am informed and believe and based thereon allege that on May 25, 2010, Code
15 Enforcement Officer Dietrich conducted an initial inspection of the real property known as 10956 Cherry
16 Avenue, Beaumont, in the unincorporated area of Riverside County, California, which is further described
17 as Assessor's Parcel Number 402-250-009 (hereinafter described as "THE PROPERTY"). A true and
18 correct copy of a Thomas Brothers map page indicating the approximate location of THE PROPERTY is
19 attached hereto as Exhibit "A."

20 3. A review of County records and documents disclosed that THE PROPERTY is owned by
21 Diane M. Dunn at the time of the inspection referenced in paragraph 2 above (hereinafter referred to as
22 "OWNER"). A certified copy of the County Equalized Assessment Roll for the year 2011-2012 and a
23 report generated from the County Geographic Information System ("GIS") are attached hereto as Exhibit
24 "B" and incorporated herein by reference.

25 4. Based on the Lot Book Report from RZ Title Service on November 23, 2010 and updated
26 on November 8, 2011 and April 10, 2012, it is determined that other parties potentially hold a legal
27 interest in THE PROPERTY, to-wit: First Franklin Financial Corporation, EMC Mortgage Corporation
28 and Cal-Western Reconveyance Corporation (hereinafter collectively referred to as "INTERESTED

1 PARTIES"). Additionally, Mr. Terry Dunn, Tenant, resides in a trailer on THE PROPERTY. True and
2 correct copies of the Lot Book Reports are attached hereto and incorporated herein as Exhibit "C."

3 5. I am informed and believe and based thereon allege that on May 25, 2010, Code
4 Enforcement Officer Dietrich arrived at THE PROPERTY to conduct an initial inspection of THE
5 PROPERTY. He was met by Mr. Dunn who granted permission to inspect THE PROPERTY. Officer
6 Dietrich observed the following conditions as described below which caused the dwelling with attached
7 breezeway and garage to be substandard and THE PROPERTY to constitute a public nuisance in violation
8 of the provisions set forth in Riverside County Ordinance 457.

- 9 1) Hazardous wiring;
- 10 2) Members of ceilings, roofs, ceiling and roof supports or other horizontal members which
11 sag, split, or buckle due to defective material or deterioration;
- 12 3) Dampness of habitable rooms;
- 13 4) Faulty weather protection;
- 14 5) General dilapidation or improper maintenance;
- 15 6) Fire hazard
- 16 7) Public and attractive nuisance

17 6. A Notice of Violation, Notice of Defects and "Danger Do Not Enter" sign was posted on
18 THE PROPERTY on May 25, 2010.

19 7. On June 1, 2010, December 17, 2010 and March 9, 2011, Notices of Violation and Notice
20 of Defects for THE PROPERTY was mailed to OWNER and INTERESTED PARTIES by certified mail,
21 return receipt requested.

22 8. A site plan and photographs of the condition of THE PROPERTY are attached hereto and
23 as Exhibit "D" and are incorporated herein by reference.

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

26 10. I am informed and believe and based thereon allege that on November 18, 2010, January
27 12, 2011, February 28, 2011, June 29, 2011, October 12, 2011 and November 15, 2011, Officer Dietrich
28 conducted follow up inspections of THE PROPERTY and observed that THE PROPERTY remained
unchanged and in violation.

11. I am informed and believe and based thereon allege that on April 19, 2012, Officer Dolan
conducted a follow-up inspection of THE PROPERTY. From the public road right-of-way he observed

1 THE PROPERTY remained in violation of Riverside County Ordinance No. 457.

2 12. On May 25, 2012, I conducted a follow up inspection of THE PROPERTY which was
3 fenced and the gates secured with a lock. From the road right of way, I was able to observe that THE
4 PROPERTY remained in violation of RCO No. 457.

5 13. Based upon my experience, knowledge and visual observations, it is my determination that
6 the substandard structures on THE PROPERTY creates an extreme health, safety, fire and structural
7 hazard to the neighbors and general public.

8 14. Furthermore, based on my observations of THE PROPERTY, I declare that the
9 substandard condition of THE PROPERTY constitutes a public nuisance in violation of the provisions set
10 forth in Riverside County Ordinance No. 457.

11 15. A Notice of Noncompliance was recorded on February 27, 2008 as Document Number
12 2008-0094094 in the Office of the County Recorder, Riverside County, State of California. A true and
13 correct copy of this notice is attached hereto as Exhibit "F" and incorporated herein by reference.

14 16. A Notice to Correct County Ordinance Violations and Abate Public Nuisance, providing
15 notification of the Board of Supervisors' hearing was mailed to OWNER and INTERESTED PARTIES
16 by U.S.P.S. and was posted on THE PROPERTY. A true and correct copy of the notice, together with
17 proof of service and the Affidavit of Posting of Notice are attached as Exhibit "G" and incorporated
18 herein by reference.

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

23 18. Accordingly, the following findings and conclusions are recommended:

24 (a) the structures (dwelling with attached breezeway and garage) be condemned as
25 substandard buildings, public nuisance and attractive nuisance;

26 (b) the OWNER be required to rehabilitate or demolish said structures, including the
27 removal and disposal of all structural debris and materials, on THE PROPERTY in accordance with the
28 provisions of Riverside County Ordinance No. 457;

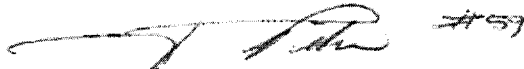
1 (c) the OWNER be ordered to ascertain the existence or non-existence of asbestos
2 containing materials in said structures by survey and materials sample testing through the Industrial
3 Hygiene Specialist of the County Health Department, Division of Special Services; and, prior to the
4 abatement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

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

14 (e) that reasonable costs of abatement, after notice and opportunity for hearing, shall be
15 imposed as a lien on THE PROPERTY, which may be collected as a special assessment against THE
16 PROPERTY pursuant to Government Code Section 25845 and Riverside County Ordinance Nos. 457 and
17 725.

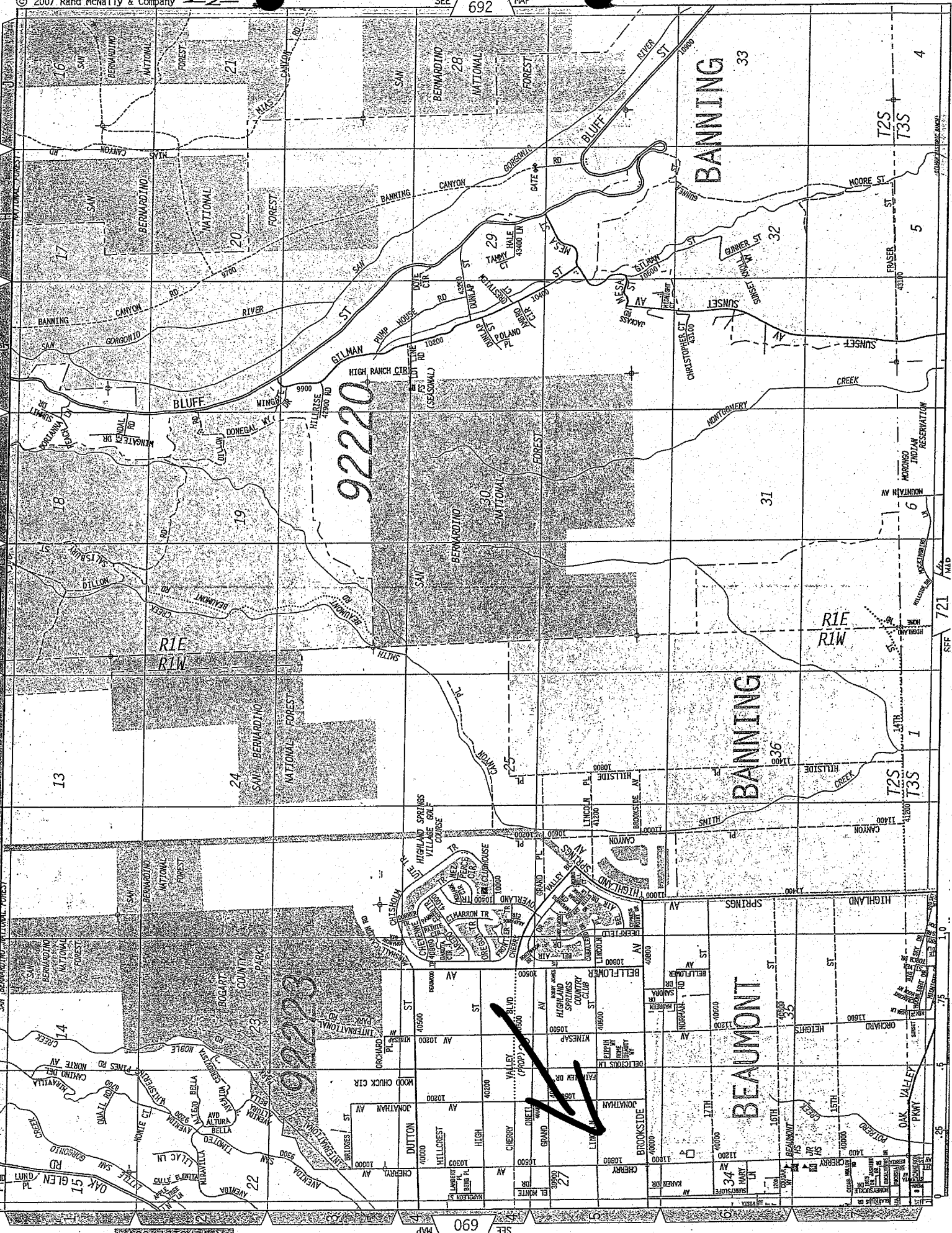
18 I declare under penalty of perjury under the laws of the State of California that the
19 foregoing is true and correct.

20 Executed this 29th day of May, 2012, at San Jacinto, California.

21
22 

23 JAMES PIKE
24 Code Enforcement Officer
25 Code Enforcement Department
26
27

Exhibit “A”



92220

92223

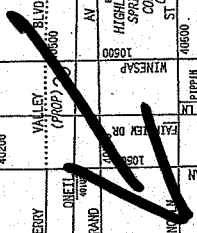


Exhibit “B”

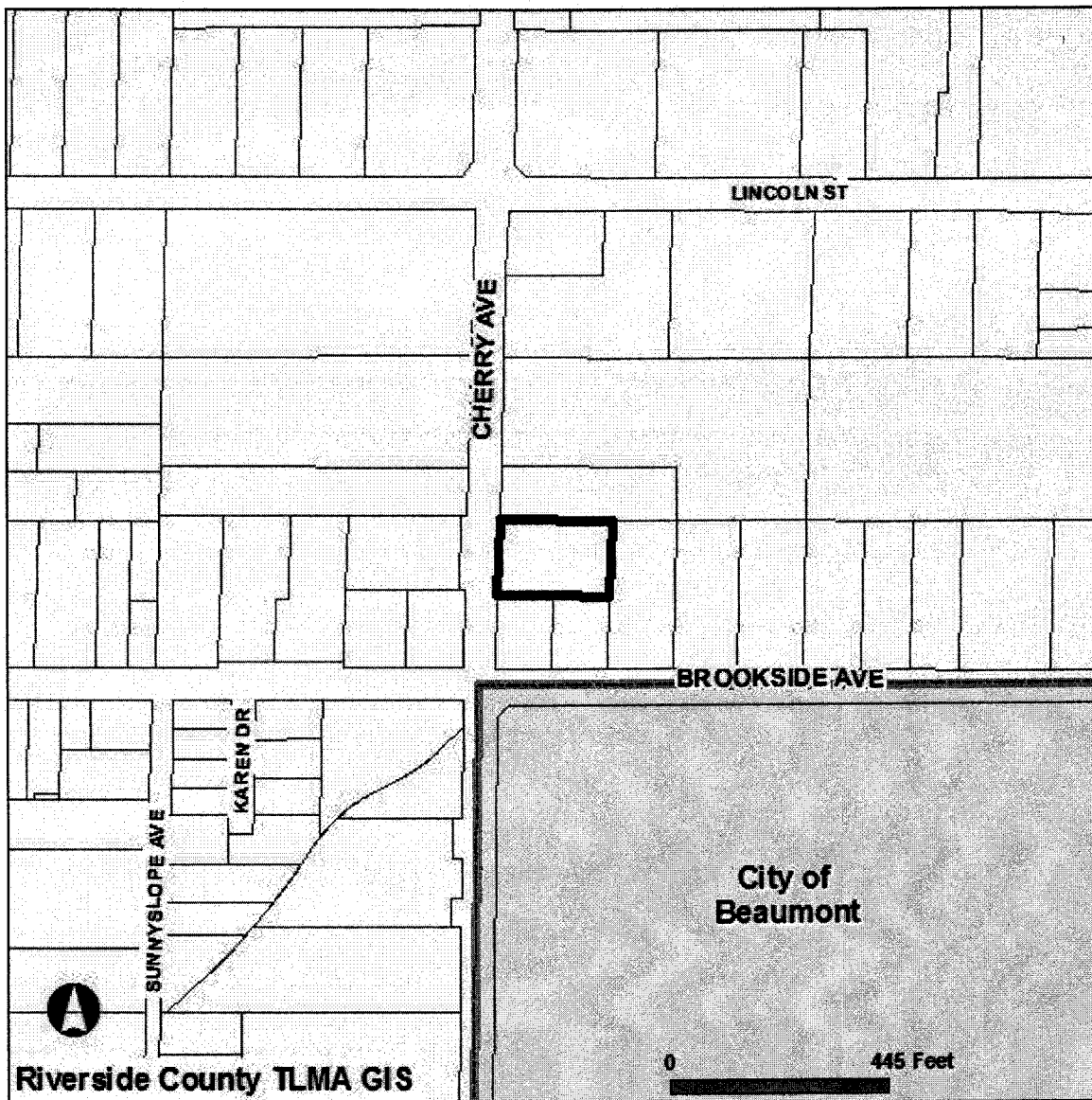
Assessment Roll For the 2011-2012 Tax Year as of January 1,2011

Assessment #402250009-0	Parcel # 402250009-0
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Assessee:	DUNN DIANE M	Land	52,277
Mail Address:	13909 1/2 E AMAR RD STE G	Structure	43,313
City, State Zip:	LA PUENTE CA 91747	Full Value	95,590
Real Property Use Code:	R1	Total Net	95,590
Base Year	1988		
Conveyance Number:	0210715		
Conveyance (mm/yy):	5/1994		
PUI:	R010000		
TRA:	56-014		
Taxability Code:	0-00		
ID Data:	Lot 3 MB 002/054 CHERRY VALLEY LAND & WATER CO		
Situs Address:	10956 CHERRY AVE BEAUMONT CA 92223		



RIVERSIDE COUNTY GIS



Selected parcel(s):
402-250-009

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

402-250-009-0

OWNER NAME / ADDRESS

DIANE M DUNN
10956 CHERRY AVE
BEAUMONT, CA. 92223

MAILING ADDRESS

(SEE OWNER)
13909 1/2 E AMAR RD STE G
LA PUENTE CA. 91747

LEGAL DESCRIPTION

RECORDED BOOK/PAGE: MB 2/54 SB
 SUBDIVISION NAME: CHERRY VALLEY LAND & WATER CO
 LOT/PARCEL: 3, BLOCK: P
 , Por. TRACT NUMBER: NOT AVAILABLE

LOT SIZE

RECORDED LOT SIZE IS 0.79 ACRES

PROPERTY CHARACTERISTICS

CONCRETE BLOCK THROUGHOUT, 954 SQFT., 2 BDRM/ 1 BATH, 1 STORY, DETACHED GARAGE(864 SQ. FT), CONST'D 1948 COMPOSITION, ROOF

THOMAS BROS. MAPS PAGE/GRID

PAGE: 691 GRID: A5

CITY BOUNDARY/SPHERE

NOT WITHIN A CITY
 NOT WITHIN A CITY SPHERE
 ANNEXATION DATE: NOT APPLICABLE
 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 2011 (ORD. 813)

MARION ASHLEY, DISTRICT 5

SUPERVISORIAL DISTRICT (2001 BOUNDARIES)

MARION ASHLEY, DISTRICT 5

TOWNSHIP/RANGE

T2SR1W SEC 26

ELEVATION RANGE

2766/2772 FEET

PREVIOUS APN

NO DATA AVAILABLE

PLANNING**LAND USE DESIGNATIONS**

Zoning not consistent with the General Plan.
 RC-VLDR

SANTA ROSA ESCARPMENT BOUNDARY

NOT IN THE SANTA ROSA ESCARPMENT BOUNDARY

AREA PLAN (RCIP)

THE PASS

GENERAL PLAN POLICY OVERLAYS

NOT IN A GENERAL PLAN POLICY OVERLAY AREA

GENERAL PLAN POLICY AREAS

CHERRY VALLEY POLICY AREA

ZONING CLASSIFICATIONS (ORD. 348)

R-A-1

ZONING DISTRICTS AND ZONING AREAS

CHERRY VALLEY DISTRICT

ZONING OVERLAYS

NOT IN A ZONING OVERLAY

HISTORIC PRESERVATION DISTRICTS

NOT IN AN HISTORIC PRESERVATION DISTRICT

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

AIRPORT COMPATIBILITY ZONES
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)
DEVELOPED/DISTURBED LAND

FIRE

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

FIRE RESPONSIBILITY AREA
NOT IN A FIRE RESPONSIBILITY AREA

DEVELOPMENT FEES

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 A TUMF FEE AREA. SEE MAP FOR MORE INFORMATION.PASS

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

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

DEVELOPMENT AGREEMENTS
NOT IN A DEVELOPMENT AGREEMENT AREA

TRANSPORTATION

NOT IN A CIRCULATION ELEMENT RIGHT-OF-WAY

ROAD BOOK PAGE

90

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

SGPWA

FLOOD CONTROL DISTRICT

RIVERSIDE COUNTY FLOOD CONTROL DISTRICT

WATERSHED

SANTA ANA RIVER

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

UNDETERMINED POTENTIAL

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

MISCELLANEOUS

SCHOOL DISTRICT

BEAUMONT UNIFIED

COMMUNITIES

CHERRY VALLEY

COUNTY SERVICE AREA

IN OR PARTIALLY WITHIN

CHERRY VALLEY #27 -

STREET LIGHTING

LIGHTING (ORD. 655)

ZONE B, 42.13 MILES FROM MT. PALOMAR OBSERVATORY

2000 CENSUS TRACT

043809

FARMLAND

URBAN-BUILT UP LAND

TAX RATE AREAS

056014

•BEAUMONT CHERRY VAL REC & PARK

•BEAUMONT LIBRARY

- BEAUMONT UNIFIED SCHOOL
- COUNTY SERVICE AREA 27 *
- COUNTY STRUCTURE FIRE PROTECTION
- COUNTY WASTE RESOURCE MGMT DIST
- CSA 152
- FLOOD CONTROL ADMINISTRATION
- FLOOD CONTROL ZONE 5
- GENERAL
- GENERAL PURPOSE
- INLAND EMPIRE JT(33,36)RES.
- MT SAN JACINTO JUNIOR COLLEGE
- RIV CO REG PARK & OPEN SPACE
- RIV. CO. OFFICE OF EDUCATION
- SAN GORGONIO PASS MEM HOSPITAL
- SAN GORGONIO PASS WTR AG DEBT SV
- SAN GORGONIO SERIES BOND A
- SUMMIT CEMETERY DISTRICT

SPECIAL NOTES

NO SPECIAL NOTES

CODE COMPLAINTS

Case #	Description	Start Date
CV060165	NEIGHBORHOOD ENFORCEMENT	Jan. 12, 2006
CV071874	ABATEMENT	Mar. 19, 2007
CV0800994	ABATEMENT	Jan. 29, 2008
CV0800995	NEIGHBORHOOD ENFORCEMENT	Jan. 29, 2008
CV1004270	VEHICLE ABATEMENT	May. 25, 2010

BUILDING PERMITS

Case #	Description	Status
BAR980215	REHAB AND ADD ADDITION TO EXISTING 1382 SQ FT	EXPIRED
BZ270686	DETATCH GARAGE AND STORAGE	CONTACT THE BUILDING AND SAFETY RECORDS DEPARTMENT AT 951-955-2017
BZ270687	ADD GREEN HOUSE AND ROOM TO DWLG	CONTACT THE BUILDING AND SAFETY RECORDS DEPARTMENT AT 951-955-2017
BZ308637	ADD PLUMBING	CONTACT THE BUILDING AND SAFETY RECORDS DEPARTMENT AT 951-955-2017

ENVIRONMENTAL HEALTH PERMITS

Case #	Description	Status
NO ENVIRONMENTAL PERMITS	NOT APPLICABLE	NOT APPLICABLE

PLANNING PERMITS

Case #	Description	Status
NO PLANNING PERMITS	NOT APPLICABLE	NOT APPLICABLE

REPORT PRINTED ON...Tue Apr 17 08:40:17 2012
Version 120416

Exhibit “C”



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

Updated Lot Book

Customer:

RIVERSIDE COUNTY TLMA-CODE INFORCEMENT

4080 Lemon Street
 Riverside CA 92501

Attn: Brent Steele
 Reference: CV07-1874 / Brenda Peeler
 IN RE: DUNN, DIANE

Property Address: 10956 Cherry Avenue
 Beaumont CA 92223

Order Number: **26629**

Order Date: 4/17/2012

Dated as of: 4/10/2012

County Name: Riverside

FEE(s):
 Report: \$60.00

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. : 402-250-009-0

Assessments:	Land Value:	\$52,277.00
	Improvement Value:	\$43,313.00
	Exemption Value:	\$0.00
	Total Value:	\$95,590.00

Property Taxes for the Fiscal Year	2011-2012
Total Annual Tax	\$1,744.74
Status: Paid through	06/30/2012

A Notice of Administrative Proceedings by the	County of Riverside Department of Code Enforcement
City of	Moreno Valley
County of	Riverside
Recorded	01/04/2012
Document No.	2012-0003304

NO OTHER EXCEPTIONS

When recorded please mail to:
Riverside County Code Enforcement Department
(District 5 Office)
24318 Hemlock Avenue, Suite C-1, Moreno Valley, CA 92557
Mail Stop No. 5002

DOC # 2012-0003304

01/04/2012 04:13P Fee:NC

Page 1 of 1

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



NOTICE OF PENDENCY OF ADMINISTRATIVE PROCEEDINGS

In the matter of the public nuisance or other code violation(s) on Property of)

Case No.: CV08-00995

Diane M. Dunn)



And DOES I through X, owners

NOTICE IS HEREBY GIVEN to all persons, pursuant to Section 14 of Ordinance Number 725 of the County of Riverside, State of California, that administrative proceedings have been commenced with respect to the structure or land located upon the following described real property in the County of Riverside:

ADDRESS: 10956 Cherry Avenue, Beaumont, CA 92223

PARCEL #: 402-250-009

LEGAL DESCRIPTION: .79 ACRES M/L IN POR LOT 3 BLK 12 MB 002/054 SB CHERRY VALLEY LAND & WATER CO

VIOLATIONS: Riverside County Ordinance No. 457, (RCC Title 15.48.010) described as construction without the required permit(s) - mobile home installation.

that such proceedings are based upon the noncompliance of such structure or land with the requirements of Ordinances (Riverside County Codes) listed above that every owner of said real property waives his right to hearing on such proceedings unless he makes a proper request in the form and within the time prescribed by the Code cited; and that failure to comply with the lawful orders of the Code Enforcement Director and/or authorized agents of the County of Riverside heretofore and hereafter issued relative to the above matter may result in demolition of the offending structure, abatement of the public nuisance or other available legal remedies and assessment of the costs, expenses, and administrative costs thereof to the property heretofore described as a tax and special assessment lien on such property; that any purchaser, his heirs, or assigns acquiring said property subsequent to the recording of the Notice with the County Recorder shall have such interest subject and subordinate to said tax and assessment lien.

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

Dated: November 30, 2011

By: Regina Keyes
Regina Keyes, Code Enforcement Department

ACKNOWLEDGEMENT

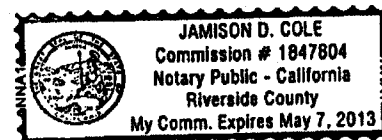
State of California)
County of Riverside)

On 11/30/11 before me, Jamison D. Cole, Notary Public, personally appeared Regina Keyes 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.

Jamison D. Cole
Commission # 1847804 Comm. Expires May 7, 2013



Public Record



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: CV07-1874 / Jacob Dietrich
 IN RE: DUNN, DIANE M.

Order Number: **26027**

Order Date: 11/16/2011

Dated as of: 11/8/2011

County Name: Riverside

FEE(s):
 Report: \$60.00

Property Address: 10956 Cherry Avenue
 Beaumont

CA 92223

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. : 402-250-009-0

Assessments:	Land Value:	\$52,277.00
	Improvement Value:	\$43,313.00
	Exemption Value:	\$0.00
	Total Value:	\$95,590.00

Property Taxes for the Fiscal Year	2011-2012
First Installment	\$679.87
Penalty	\$0.00
Status	OPEN NOT-PAID (DUE DATE 12/10/2011)
Second Installment	\$679.87
Penalty	\$0.00
Status	OPEN NOT-PAID (DUE DATE 04/10/2012)

Notice of Non-Compliance filed by	County of Riverside Code Enforcement Department
In the matter of the property of	Diane M. Dunn
Case No.	CV10-04270
Recorded	12/17/2010



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

Order Number: 26027
Reference: CV07-1874 / Jaco

Document No.	2010-0607236
A Bankruptcy filed by	Diana Dunn
Social Security Number(s)	None Shown
Date filed	10/10/2011
Case No.	10811

NO OTHER EXCEPTIONS

When recorded please mail to:
 Riverside County Code Enforcement Department
 (District 5 Office)
 24318 Hemlock Avenue, Suite C-1
 Moreno Valley, CA 92557
 Mail Stop No. 5002

DOC # 2010-0607236
 12/17/2010 01:51P Fee:NC
 Page 1 of 1
 Recorded in Official Records
 County of Riverside
 Larry W. Ward
 Assessor, County Clerk & Recorder



S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
M	A	L	465	426	PCOR	NCOR	SMF	NCHG	EXAM
DTHGCC						T:	CTY	UNI	059

NOTICE OF NONCOMPLIANCE

In the matter of the Property of
 Diane M. Dunn

Case No. CV10-04270

0
 M
 059

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.520, (RCC Title 10.04) described as vehicle abatement - inoperative vehicles (abandoned, wrecked, dismantled or inoperative vehicles or parts thereof). Such Proceedings are based upon the noncompliance of such real property, located at 10956 Cherry Avenue, Beaumont, CA, and more particularly described as Assessor's Parcel Number 402-250-009 and having a legal description of .79 ACRES M/L IN POR LOT 3 BLK 12 MB 002/054 SB CHERRY VALLEY LAND & WATER CO, Records of Riverside County, with the requirements of Ordinance No. 520 (RCC Title 10.04).

The owner has been advised to immediately correct the above-referenced violations to avoid further action by the County of Riverside which may include demolition, removal, razing, etc., to abate the public nuisance. Any costs incurred by the County, including, but not limited to investigative, administrative and abatement costs and attorneys' fees, may become a lien on the property. Further details regarding this notice may be obtained by addressing an inquiry to the Code Enforcement Department, 24318 Hemlock Avenue, Suite C-1, Moreno Valley, California, Attention Code Enforcement Officer Jacob Dietrich.

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

COUNTY OF RIVERSIDE
 CODE ENFORCEMENT DEPARTMENT

By Mary Overholt
 Mary Overholt
 Code Enforcement Department

ACKNOWLEDGMENT

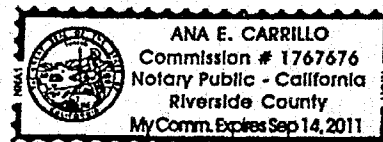
State of California)
 County of Riverside)

On 12/08/10 before me, Ana E. Carrillo, Notary Public, personally appeared Mary Overholt, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/~~she~~/they executed the same in his/~~her~~/their authorized capacity(ies), and that by his/~~her~~/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

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





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: CV07-1874/Jacob Dietrich
 IN RE: DUNN, DIANE M.

Property Address: 10956 Cherry Avenue
 Beaumont CA 92223

Order Number: **22981**

Order Date: 12/2/2010
 Dated as of: 11/23/2010

County Name: Riverside

FEE(s):
 Report: \$60.00

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. : 402-250-009-0

Assessments:	Land Value:	\$51,888.00
	Improvement Value:	\$42,991.00
	Exemption Value:	\$0.00
	Total Value:	\$94,879.00

Property Taxes for the Fiscal Year	2010-2011
First Installment	\$651.45
Penalty	\$0.00
Status	OPEN NOT-PAID (DUE DATE 12/10/2010)
Second Installment	\$651.45
Penalty	\$0.00
Status	OPEN NOT-PAID (DUE DATE 04/10/2011)

NO OTHER EXCEPTIONS



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

Lot Book Report

Order Number: **18898**

Customer:

RIVERSIDE COUNTY TLMA-CODE ENFORCEMENT

4080 Lemon Street

Riverside

CA 92501

Attn: Brent Steele

Reference: CV07-1874, CV06-0165 & CV08-00994 / Lane Padilla

IN RE: DUNN, DIANE M.

Order Date: 3/6/2009

Dated as of: 3/4/2009

County Name: Riverside

FEE(s):

Report: \$120.00

Property Address: 10956 Cherry Avenue

Beaumont

CA 92223

Assessor's Parcel No. : 402-250-009-0

Assessments:

Land Value:	\$50,993.00
Improvement Value:	\$42,250.00
Exemption Value:	\$0.00
Total Value:	\$93,243.00

Tax Information

Property Taxes for the Fiscal Year	2008-2009
First Installment	\$593.90
Penalty	\$0.00
Status	PAID (PAID THRU 01/31/2009)
Second Installment	\$593.90
Penalty	\$0.00
Status	OPEN NOT-PAID (DUE DATE 04/10/2009)



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

Order Number: 18898
Reference: CV07-1874, CV06

Property Vesting

The last recorded document transferring title of said property

Dated	05/16/1994
Recorded	05/24/1994
Document No.	210715
D.T.T.	\$0.00
Grantor	Terry W. Dunn and Diane M. Dunn, husband and wife as joint tenants
Grantee	Diane M. Dunn, a married woman as her sole and separate property

Deeds of Trust

Position No.	1st
A Deed of Trust Dated	05/16/1994
Recorded	05/24/1994
Document No.	210716
Amount	\$82,400.00
Trustor	Diane M. Dunn, a married woman as her sole and separate property
Trustee	F. F. Service Corporation, a California corporation
Beneficiary	First Franklin Financial Corporation, a California corporation
Assignment Dated	02/08/1997
Recorded	03/04/1997
Document No.	071519
Assigned to	EMC Mortgage Corporation
Modification of Deed of Trust Recorded	02/05/1999
Document No.	048595
Modified to	change the terms of the note and deed of trust



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

Order Number: 18898
Reference: CV07-1874, CV06

Substitution of Trustee Recorded	06/23/2004
Document No.	2004-0482774
Trustee	Cal-Western Reconveyance Corporation

Additional Information

A Declaration of Homestead executed by	Terry W. Dunn and Diane M. Dunn
Recorded	01/03/1992
Document No	002736

Notice of Non-Compliance filed by	Department of Building and Safety
In the matter of the property of	Diane M. Dunn
Case No.	1-074-97
Recorded	02/13/1998
Document No.	050658

Notice of Non-Compliance filed by	County of Riverside Department of Building and Safety
In the matter of the property of	Diane Dunn
Case No.	CV013410
Recorded	06/24/2004
Document No.	2004-0488286

Notice of Non-Compliance filed by	County of Riverside Code Enforcement Department
In the matter of the property of	Diane M. Dunn
Case No.	CV06-0165
Recorded	04/02/2007
Document No.	2007-0222241

Notice of Non-Compliance filed by	County of Riverside Code Enforcement Department
In the matter of the property of	Diane M. Dunn
Case No.	CV07-1874 & CV08-00994
Recorded	02/27/2008
Document No.	2008-0094094

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

Order Number: 18898

Reference: CV07-1874, CV06

Document No.	2004-0212340
Recorded	03/26/2004

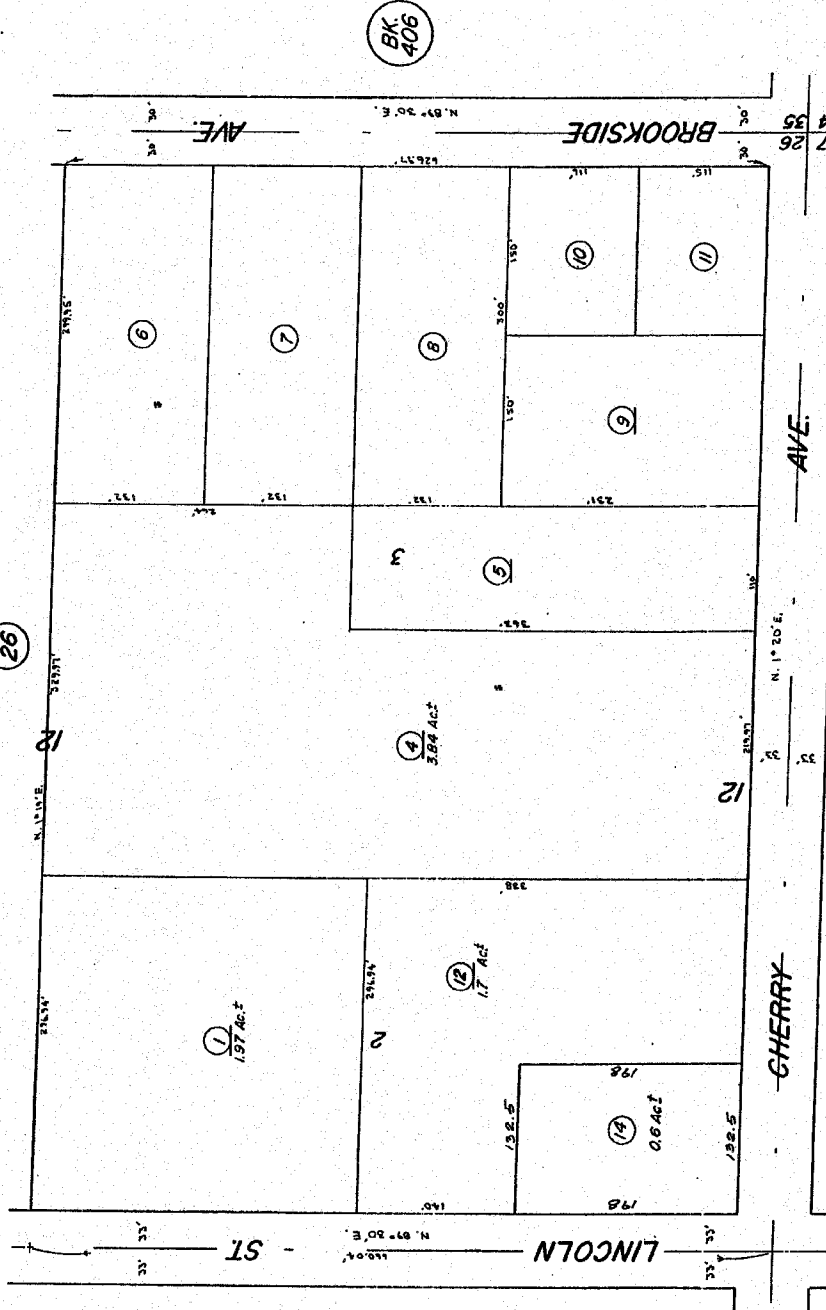
Legal Description

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

THE NORTH 150 FEET OF THE WESTERLY RECTANGULAR 2 ACRES OF THE SOUTHERLY RECTANGULAR 5 ACRES OF LOT 3 BLOCK 12 OF LANDS OF CHERRY VALLEY LAND AND WATER COMPANY, IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS SHOWN BY MAP ON FILE IN BOOK 2 PAGE 54 OF MAPS, RECORDS OF SAID COUNTY.

POR. S. 2 S.W. 4 SEC. 26, T. 2 S., R. 1 W

THIS MAP IS FOR ASSESSMENT PURPOSES ONLY



BK. 406

BK. 403

DATE	SOLD	BY	BOOK	PAGE
10-20	2	12	12	
11	3	15	14	

S.B. MB 2/54 CHERRY VALLEY LAND & WATER Co.
RS 13/62, 12/51

DATA: LLA 2739

ASSESSOR'S MAP BK. 402 P. 6. 25
RIVERSIDE COUNTY, CALIF

FEB. 1970

RECORDING REQUESTED BY
Recording Requested By
CHICAGO TITLE COMPANY

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

Name DIANE M. DUNN
Street Address 13909 1/2 E. AMAR ROAD SUITE G
City & State LA PUENTE, CA 91747
Zip

Title Order No. 570683-5 Easement No. 94-1610

RECEIVED FOR RECORD
AT 8:00 O'CLOCK

MAY 24 1994

Recorded in Official Records
of Riverside County, California
Recorder
Page 8

SPACE ABOVE THIS LINE FOR RECORDER'S USE

APN: 402-250-009-0
056-014

Grant Deed

THE UNDERSIGNED GRANTOR(S) DECLARE(S)

DOCUMENTARY TRANSFER TAX IS \$ NONE

unincorporated area City of _____

Parcel No. _____

computed on full value of interest in property conveyed, or

computed on full value less value of liens or encumbrances remaining at time of sale, and

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
TERRY W. DUNN AND DIANE M. DUNN, HUSBAND AND WIFE AS JOINT TENANTS,

hereby GRANT(S) to

DIANE M. DUNN, A MARRIED WOMAN AS HER SOLE AND SEPARATE PROPERTY.

the following described real property in the

county of RIVERSIDE

state of California:

THE NORTH 150 FEET OF THE WESTERLY RECTANGULAR 2 ACRES OF THE SOUTHERLY
RECTANGULAR 5 ACRES OF LOT 3, BLOCK 12, LANDS OF CHERRY VALLEY LAND AND
WATER COMPANY, AS SHOWN BY AMT ON FILE IN BOOK 2 PAGE 54 OF MAPS, RECORDS OF
RIVERSIDE COUNTY, CALIFORNIA.

Dated _____

STATE OF CALIFORNIA
COUNTY OF _____ } S.S.

Terry W. Dunn
TERRY W. DUNN

STATE OF CALIFORNIA
COUNTY OF LOS ANGELES } S.S.

On MAY 16, 1994 before me,

LESLIE SUTHERLAND

a Notary Public in and for said County and State, personally appeared

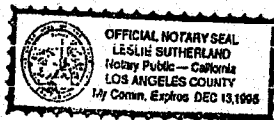
TERRY W. DUNN

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

Signature *Leslie Sutherland*

FOR NOTARY SEAL OR STAMP



THIS MICROFILM COPYRIGHTED 1994
BY SECURITY UNION TITLE INSUR-
ANCE COMPANY, ORANGE MICRO-
SERVICES DIVISION.

570683-5

5 24 94

2-1715

570683-5

When recorded mail to: Recording Requested By
CHICAGO TITLE COMPANY

First Franklin Financial Corporation
2150 North First Street
San Jose, CA 95131
Loan number: 1194007801/227

RECEIVED FOR RECORD
AT 8:00 OCLOCK

MAY 24 1994

Notary Public
Riverside County, California
Recorder
Fees \$ 20

(Space Above This Line For Recording Date)

DEED OF TRUST

THIS DEED OF TRUST ("Security Instrument") is made on May 16, 1994
The trustor is Diane M. Dunn, a married woman as her sole and separate property

("Borrower"). The trustor is F. F. Service Corporation,
a California Corporation ("Trustee"). The beneficiary is

FIRST FRANKLIN FINANCIAL CORPORATION, which is organized and existing
under the laws of California, and whose address is
2150 North First Street, San Jose, CA 95131 ("Lender").

Borrower owes Lender the principal sum of
EIGHTY TWO THOUSAND FOUR HUNDRED & 00/100 Dollars (U.S. \$ 82,400.00). This debt is evidenced by Borrower's note dated
the same date as this Security Instrument ("Note"), which provides for monthly payments, with the full debt, if not paid earlier, due
and payable on June 1, 2024. This Security Instrument secures to Lender: (a) the
repayment of the debt evidenced by the Note, with interest and all renewals, extensions and modifications of the Note; (b) the payment
of all other sums, with interest, advanced under paragraph 7 to protect the security of this Security Instrument; and (c) the performance
of Borrower's covenants and agreements under this Security Instrument and the Note. For this purpose, Borrower irrevocably grants and
conveys, to Trustee, in trust, with power of sale, the following described property located in Riverside
County, California:

The North 150 feet of the Westerly Rectangular 2 Acres of the Southerly
Rectangular 5 Acres of Lot G, Block 12, Lands of Cherry Valley Land and Water
Company, as shown by Map on file in Book 2 Page 54 of Maps, Records of
Riverside County, California.

Adjustable Rate Rider attached hereto and made a part hereof

Assessors Parcel Number: 402-250-009
which has the address of 10956 Cherry Avenue (Street, City)
Beaumont
California 92223 ("Property Address");
(Zip Code)

TOGETHER WITH all the improvements now or hereafter erected on the property, and all easements, appurtenances,
and fixtures now or hereafter a part of the property. All replacements and additions shall also be covered by this Security Instrument. All
of the foregoing is referred to in this Security Instrument as the "Property."

BORROWER COVENANTS that Borrower is lawfully seized of the estate hereby conveyed and has the right to grant and convey
the Property and that the Property is unencumbered, except for encumbrances of record. Borrower warrants and will defend generally
the title to the Property against all claims and demands, subject to any encumbrances of record.

THIS SECURITY INSTRUMENT combines uniform covenants for national use and non-uniform covenants with limited
variations by jurisdiction to constitute a uniform security instrument covering real property.

CALIFORNIA-Single Family-FNMA/FHLMC UNIFORM INSTRUMENT DOCUMENT # L074
1F5056A

INITIALS DM
Form 1005 9/90

5-24-94

5 24 94

THIS MICROFILM COPYRIGHTED 1994
BY SECURITY UNION TITLE INSURANCE COMPANY, ORANGE MICRO-GRAPHICS DIVISION.

UNITED TITLE COMPANY

048595

Recording Requested By:
United Title Company

RECEIVED FOR RECORD
AT 2:00 P.M.

When Recorded Mail To:
EMC Mortgage Corporation
P.O. Box 141358
Irving, TX 75014-1358

FEB - 5 1999

Recorded in Official Records
of Riverside County, California

Mail Tax Statements To:
Diane M. Dunn
10956 Cherry Avenue
Beaumont, CA 92223

Recorder
Fees \$ 17.

Loan No. 1453448
File No. 99-000144

(17)
15/34
DA
JR

A00243

MODIFICATION OF NOTE AND DEED OF TRUST

THIS LOAN MODIFICATION AGREEMENT ("Agreement") is made this 15th day of January, 1999, by and between Diane M. Dunn (herein "Borrower") and EMC Mortgage Corporation, whose address is P.O. Box 141358, Irving, TX 75014-1358 (herein "Lender") for a modification which amends and supplements, (1) the Deed of Trust ("Security Agreement") dated 5/6/94, made by the Borrower to First Franklin Financial Corporation, subsequently assigned to EMC Mortgage Corporation, said Deed of Trust was recorded on 5-24-94, in the Office of the County Recorder for the County of Riverside, as Instrument No. 210716, secured by the following described property located in the County of Riverside, State of California, and (2) the Note bearing the same date as, and secured by, the Security Instrument, which covers the real and personal property described in the Security Instrument and defined therein as the "Property," as set forth in the following:

The North 150 feet of the Westerly Rectangular 2 Acres of the Southerly Rectangular 5 Acres of Lot 3, Block 12, Lands of Cherry Valley Land and Water Company, as shown by Map on file in Book 2 Page 54 of Maps, Records of Riverside County, California.

Which has the address of 10956 Cherry Avenue, Beaumont, CA 92223 (herein "Property Address")

WHEREAS, Borrower is indebted to Lender under the Deed of Trust described above, payable in monthly principal and interest installments according to the terms of the Note attached hereto and made a part hereof;

NOW THEREFORE, in consideration of the mutual promises and agreements exchanged, the parties hereto agree as follows notwithstanding anything to the contrary contained in the Note and Security Agreement:

THIS INSTRUMENT IS RECORDED AT
THE REQUEST OF UNITED TITLE
COMPANY AS AN ACCOMMODATION ONLY.
IT HAS NOT BEEN EXAMINED AS TO
ITS EXECUTION OR AS TO ITS EFFECTS
UPON TITLE.

- 1.) As of 1-1-99, the amount payable under the Note and Security Instrument (the "Unpaid Principal Balance") is US \$86,959.18, consisting of the amount(s) loaned to the Borrower by the Lender and any interest capitalized to date.
- 2.) The Borrower promises to pay the Unpaid Principal Balance, plus interest, to the order of the Lender. Interest will be charged on the Unpaid Principal Balance at the yearly rate of 8.5% from 1-1-99. The Borrower promises to make monthly payments of principal and interest of US \$691.32, beginning on the 1st day of February, 1999, and continuing thereafter on the same day of each succeeding month until principal and interest are paid in full. If on 3-1-25 (the "Maturity Date"), the Borrower still owes amounts under the Note and Security Instrument, as amended by this Agreement, the Borrower will pay these amounts in full on the Maturity Date.
- 3.) The Borrower will make all such payments at P.O. Box 141358, Irving, TX 75014-1358 or at such other place as the Lender may require.
- 4.) If all or any part of the Property or any interest in it is sold or transferred (or if a beneficial interest in the Borrower is sold or transferred and the Borrower is not a natural person) without the Lender's prior written consent, the Lender may, at its option, require immediate payment in full of all sums secured by this Security Instrument.
- 5.) If the Lender exercises this option, the Lender shall give the Borrower notice of acceleration. The notice shall provide a period of not less than thirty (30) days from the date the notice is delivered or placed in the US Mail, within which the Borrower must pay all sums secured by this Security Instrument. If the Borrower fails to pay these sums prior to the expiration of this period, the Lender may invoke any remedies permitted by this Security Instrument, including but not limited to non-judicial foreclosure, without further notice or demand on the Borrower.
- 6.) The Borrower further agrees to comply with all other covenants, agreements, and requirements of the Security Instrument, including without limitation, the Borrower's covenants and agreements to make all payments of taxes, insurance premiums, assessments, escrow items, impounds, and all other payments that the Borrower is obligated to make under the Security Instrument.
- 7.) Nothing in this Agreement shall be understood or construed to be a satisfaction or release in whole or in part of the Note and Security Instrument. Except as otherwise specifically provided in this Agreement, the Note and Security Instrument will remain unchanged, and the Borrower and Lender will be bound by, and comply with, all of the terms and provisions thereof, as amended by this Agreement.
- 8.) Where any provision of this Agreement contradicts any term of a prior agreement between the parties hereto or any predecessor in interest of either party, including the Security Instrument, this Agreement cancels and supersedes such prior rights and agreements, whether written or oral.

9.) A condition precedent to the Lender's acceptance of and acquiescence to this Agreement shall be that the Lender is to secure the issuance of an adequate title insurance product to insure the priority, enforceability and any other of this Agreement. Such condition precedent is for the sole benefit of Lender and Lender may choose to proceed notwithstanding its ability to obtain such title insurance product at its sole discretion.

10.) This modification may be executed in counterpart.

Borrower:

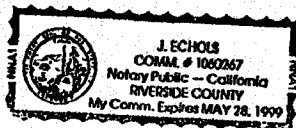
Diane M. Dunn
Diane M. Dunn

STATE OF CALIFORNIA, COUNTY OF *Riverside*

On this *27th* day of *JAN*, 1999, before me *J. Echols*, personally appeared *Diane M. Dunn*, personally know 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.

J. Echols
Notary Public



Lender:
EMC Mortgage Corporation

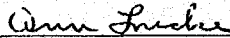
By:

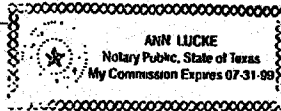

Ted Rosenberg, Senior Vice President

STATE OF TEXAS, COUNTY OF DALLAS

On this 1st day of February, 1999, before me, personally appeared Ted Rosenberg, 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.


Notary Public ANN LUCKE



UNIFORM CONVENANTS. Borrower and Lender covenant and agree as follows:

1. Payment of Principal and Interest; Prepayment and Late Charges. Borrower shall promptly pay when due the principal of and interest on the debt evidenced by the Note and any prepayment and late charges due under the Note.

2. Funds for Taxes and Insurance. Subject to applicable law or to a written waiver by Lender, Borrower shall pay to Lender on the day monthly payments are due under the Note, until the Note is paid in full, a sum ("Funds") for: (a) yearly taxes and assessments which may attain priority over this Security Instrument as a lien on the Property; (b) yearly leasehold payments or ground rents on the Property, if any; (c) yearly hazard or property insurance premiums; (d) yearly flood insurance premiums, if any; (e) yearly mortgage insurance premiums, if any; and (f) any sums payable by Borrower to Lender, in accordance with the provisions of paragraph 8, in lieu of the payment of mortgage insurance premiums. These items are called "Escrow Items." Lender may, at any time, collect and hold Funds in an amount not to exceed the maximum amount a lender for a federally related mortgage loan may require for Borrower's escrow account under the federal Real Estate Settlement Procedures Act of 1974 as amended from time to time, 12 U.S.C. Section 2601 et seq ("RESPA") unless another law that applies to the Funds sets a lesser amount. If so, Lender may, at any time, collect and hold Funds in an amount not to exceed the lesser amount. Lender may estimate the amount of Funds due on the basis of current data and reasonable estimates of expenditures of future Escrow Items or otherwise in accordance with applicable law.

The Funds shall be held in an institution whose deposits are insured by a federal agency, instrumentality, or entity (including Lender, if Lender is such an institution) or in any Federal Home Loan Bank. Lender shall apply the Funds to pay the Escrow Items. Lender may not charge Borrower for holding and applying the Funds, annually analyzing the escrow account, or verifying the Escrow Items, unless Lender pays Borrower interest on the Funds and applicable law permits Lender to make such a charge. However, Lender may require Borrower to pay a one-time charge for an independent real estate tax reporting service used by Lender in connection with this loan, unless applicable law provides otherwise. Unless an agreement is made or applicable law requires interest to be paid, Lender shall not be required to pay Borrower any interest or earnings on the Funds. Borrower and Lender may agree in writing, however, that interest shall be paid on the Funds. Lender shall give to Borrower, without charge, an annual accounting of the Funds, showing credits and debits to the Funds and the purpose for which each debit to the Funds was made. The Funds are pledged as additional security for all sums secured by this Security Instrument.

If the Funds held by Lender exceed the amounts permitted to be held by applicable law, Lender shall account to Borrower for the excess Funds in accordance with the requirements of applicable law. If the amount of the Funds held by Lender at any time is not sufficient to pay the Escrow Items when due, Lender may so notify Borrower in writing, and, in such case Borrower shall pay to Lender the amount necessary to make up the deficiency. Borrower shall make up the deficiency in no more than twelve monthly payments, at Lender's sole discretion.

Upon payment in full of all sums secured by this Security Instrument, Lender shall promptly refund to Borrower any Funds held by Lender. If, under paragraph 21, Lender shall acquire or sell the Property, Lender, prior to the acquisition or sale of the Property, shall apply any Funds held by Lender at the time of acquisition or sale as a credit against the sums secured by this Security Instrument.

3. Application of Payments. Unless applicable law provides otherwise, all payments received by Lender under paragraphs 1 and 2 shall be applied: first, to any prepayment charges due under the Note; second, to amounts payable under paragraph 2; third, to interest due; fourth, to principal due; and last, to any late charges due under the Note.

4. Charges; Liens. Borrower shall pay all taxes, assessments, charges, fines and impositions attributable to the Property which may attain priority over this Security Instrument, and leasehold payments or ground rents, if any. Borrower shall pay these obligations in the manner provided in paragraph 2, or if not paid in that manner, Borrower shall pay them on time directly to the person owed payment. Borrower shall promptly furnish to Lender all notices of amounts to be paid under this paragraph. If Borrower makes these payments directly, Borrower shall promptly furnish to Lender receipts evidencing the payments.

Borrower shall promptly discharge any lien which has priority over this Security Instrument unless Borrower: (a) agrees in writing to the payment of the obligation secured by the lien in a manner acceptable to Lender; (b) contests in good faith the lien by, or defends against enforcement of the lien in, legal proceedings which in the Lender's opinion operate to prevent the enforcement of the lien; or (c) secures from the holder of the lien an agreement satisfactory to Lender subordinating the lien to this Security Instrument. If Lender determines that any part of the Property is subject to a lien which may attain priority over this Security Instrument, Lender may give Borrower a notice identifying the lien. Borrower shall satisfy the lien or take one or more of the actions set forth above within 10 days of the giving of notice.

5. Hazard or Property Insurance. Borrower shall keep the improvements now existing or hereafter erected on the property insured against loss by fire, hazards included within the term "extended coverage" and any other hazards, including floods or flooding, for which Lender requires insurance. This insurance shall be maintained in the amounts and for the periods that Lender requires. The insurance carrier providing the insurance shall be chosen by Borrower subject to Lender's approval which shall not be unreasonably withheld. If Borrower fails to maintain coverage described above, Lender may, at Lender's option, obtain coverage to protect Lender's rights in the Property in accordance with paragraph 7.

All insurance policies and renewals shall be acceptable to Lender and shall include a standard mortgage clause. Lender shall have the right to hold the policies and renewals. If Lender requires, Borrower shall promptly give to Lender all receipts of paid premiums and renewal notices. In the event of loss, Borrower shall give prompt notice to the insurance carrier and Lender. Lender may make proof of loss if not made promptly by Borrower.

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Unless Lender and Borrower otherwise agree in writing, insurance proceeds shall be applied to restoration or repair of the Property damaged, if the restoration or repair is economically feasible and Lender's security is not lessened. If the restoration or repair is not economically feasible or Lender's security would be lessened, the insurance proceeds shall be applied to the sums secured by this Security Instrument, whether or not then due, with any excess paid to Borrower. If Borrower abandons the Property, or does not answer within 30 days a notice from Lender that the insurance carrier has offered to settle a claim, then Lender may collect the insurance proceeds. Lender may use the proceeds to repair or restore the Property or to pay sums secured by this Security Instrument, whether or not then due. The 30-day period will begin when the notice is given.

Unless Lender and Borrower otherwise agree in writing, any application of proceeds to principal shall not extend or postpone the due date of the monthly payments referred to in paragraphs 1 and 2 or change the amount of the payments. If under paragraph 21 the Property is acquired by Lender, Borrower's right to any insurance policies and proceeds resulting from damage to the Property prior to the acquisition shall pass to Lender to the extent of the sums secured by this Security Instrument immediately prior to the acquisition.

6. Occupancy, Preservation, Maintenance and Protection of the Property: Borrower's Loan Application: Leaseholds.

Borrower shall occupy, establish, and use the Property as Borrower's principal residence within sixty days after the execution of this Security Instrument and shall continue to occupy the Property as Borrower's principal residence for at least one year after the date of occupancy, unless Lender otherwise agrees in writing, which consent shall not be unreasonably withheld, or unless extenuating circumstances exist which are beyond Borrower's control. Borrower shall not destroy, damage or impair the Property, allow the Property to deteriorate, or commit waste on the Property. Borrower shall be in default if any forfeiture action or proceeding, whether civil or criminal, is begun that in Lender's good faith judgment could result in forfeiture of the Property or otherwise materially impair the lien created by this Security Instrument or Lender's security interest. Borrower may cure such a default and reinstate, as provided in paragraph 18, by causing the action or proceeding to be dismissed with a ruling that, in Lender's good faith determination, precludes forfeiture of the Borrower's interest in the Property or other material impairment of the lien created by this Security Instrument or Lender's security interest. Borrower shall also be in default if Borrower, during the loan application process, gave materially false or inaccurate information or statements to Lender (or failed to provide Lender with any material information) in connection with the loan evidenced by the Note, including, but not limited to, representations concerning Borrower's occupancy of the Property as a principal residence. If this Security Instrument is on a leasehold, Borrower shall comply with all the provisions of the lease. If Borrower acquires fee title to the Property, the leasehold and the fee title shall not merge unless Lender agrees to the merger in writing.

7. Protection of Lender's Rights in the Property. If Borrower fails to perform the covenants and agreements contained in this Security Instrument, or there is a legal proceeding that may significantly affect Lender's rights in the Property (such as a proceeding in bankruptcy, probate, for condemnation or forfeiture or to enforce laws or regulations), then Lender may do and pay for whatever is necessary to protect the value of the Property and Lender's rights in the Property. Lender's actions may include paying any sums secured by a lien which has priority over this Security Instrument, appearing in court, paying reasonable attorney's fees and entering on the Property to make repairs. Although Lender may take action under this paragraph 7, Lender does not have to do so.

Any amounts disbursed by Lender under this paragraph 7 shall become additional debt of Borrower secured by this Security Instrument. Unless Borrower and Lender agree to other terms of payment, these amounts shall bear interest from the date of disbursement at the Note rate and shall be payable, with interest, upon notice from Lender to Borrower requesting payment.

8. Mortgage Insurance. If Lender required mortgage insurance as a condition of making the loan secured by this Security Instrument, Borrower shall pay the premiums required to maintain the mortgage insurance in effect. If, for any reason, the mortgage insurance coverage required by Lender lapses or ceases to be in effect, Borrower shall pay the premiums required to obtain coverage substantially equivalent to the mortgage insurance previously in effect, at a cost substantially equivalent to the cost to Borrower of the mortgage insurance previously in effect, from an alternate mortgage insurer approved by Lender. If substantially equivalent mortgage insurance coverage is not available, Borrower shall pay to Lender each month a sum equal to one-twelfth of the yearly mortgage insurance premium being paid by Borrower when the insurance coverage lapsed or ceased to be in effect. Lender will accept, use and retain these payments as a loss reserve in lieu of mortgage insurance. Loss reserve payments may no longer be required, at the option of Lender, if mortgage insurance coverage (in the amount and for the period that Lender requires) provided by an insurer approved by Lender again becomes available and is obtained. Borrower shall pay the premiums required to maintain mortgage insurance in effect, or to provide a loss reserve, until the requirement for mortgage insurance ends in accordance with any written agreement between Borrower and Lender or applicable law.

9. Inspection. Lender or its agent may make reasonable entries upon and inspections of the Property. Lender shall give Borrower notice at the time of or prior to an inspection specifying reasonable cause for the inspection.

10. Condemnation. The proceeds of any award or claim for damages, direct or consequential, in connection with any condemnation or other taking of any part of the Property, or for conveyance in lieu of condemnation, are hereby assigned and shall be paid to Lender.

In the event of a total taking of the Property, the proceeds shall be applied to the sums secured by this Security Instrument, whether or not then due, with any excess paid to Borrower. In the event of a partial taking of the Property in which the fair market value of the Property immediately before the taking is equal to or greater than the amount of the sums secured by this Security Instrument immediately before the taking, unless Borrower and Lender otherwise agree in writing, the sums secured by this Security Instrument shall be reduced by the amount of the proceeds multiplied by the following fraction: (a) the total amount of the sums secured immediately before the taking, divided by (b) the fair market value of the Property immediately before the taking. Any balance shall be paid to Borrower. In the event of a partial taking of the Property in which the fair market value of the Property immediately before the taking is less than the amount of the sums secured immediately before the taking, unless

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Borrower and Lender otherwise agree in writing or unless applicable law otherwise provides, the proceeds shall be applied to the sums secured by this Security Instrument whether or not the sums are then due.

If the Property is abandoned by Borrower, or if, after notice by Lender to Borrower that the condemnor offers to make an award or settle a claim for damages, Borrower fails to respond to Lender within 30 days after the date the notice is given, Lender is authorized to collect and apply the proceeds, at its option, either to restoration or repair of the Property or to the sums secured by this Security Instrument, whether or not then due.

Unless Lender and Borrower otherwise agree in writing, any application of proceeds to principal shall not extend or postpone the due date of the monthly payments referred to in paragraphs 1 and 2 or change the amount of such payments.

11. Borrower Not Released; Forbearance By Lender Not a Waiver. Extension of the time for payment or modification of amortization of the sums secured by this Security Instrument granted by Lender to any successor in interest of Borrower shall not operate to release the liability of the original Borrower or Borrower's successors in interest. Lender shall not be required to commence proceedings against any successor in interest or refuse to extend time for payment or otherwise modify amortization of the sums secured by this Security Instrument by reason of any demand made by the original Borrower or Borrower's successors in interest. Any forbearance by Lender in exercising any right or remedy shall not be a waiver of or preclude the exercise of any right or remedy.

12. Successors and Assigns Bound; Joint and Several Liability; Co-signers. The covenants and agreements of this Security Instrument shall bind and benefit the successors and assigns of Lender and Borrower, subject to the provisions of paragraph 17. Borrower's covenants and agreements shall be joint and several. Any Borrower who co-signs this Security Instrument but does not execute the Note: (a) is co-signing this Security Instrument only to mortgage, grant and convey that Borrower's interest in the Property under the terms of this Security Instrument; (b) is not personally obligated to pay the sums secured by this Security Instrument; and (c) agrees that Lender and any other Borrower may agree to extend, modify, forbear or make any accommodations with regard to the terms of this Security Instrument or the Note without that Borrower's consent.

13. Loan Charges. If the loan secured by this Security Instrument is subject to a law which sets maximum loan charges, and that law is finally interpreted so that the interest or other loan charges collected or to be collected in connection with the loan exceed the permitted limits, then: (a) any such loan charge shall be reduced by the amount necessary to reduce the charge to the permitted limit, and (b) any sums already collected from Borrower which exceeded permitted limits will be refunded to Borrower. Lender may choose to make this refund by reducing the principal owed under the Note or by making a direct payment to Borrower. If a refund reduces principal, the reduction will be treated as a partial prepayment without any prepayment charge under the Note.

14. Notices. Any notice to Borrower provided for in this Security Instrument shall be given by delivering it or by mailing it by first class mail unless applicable law requires use of another method. The notice shall be directed to the Property Address or any other address Borrower designates by notice to Lender. Any notice to Lender shall be given by first class mail to Lender's address stated herein or any other address Lender designates by notice to Borrower. Any notice provided for in this Security Instrument shall be deemed to have been given to Borrower or Lender when given as provided in this paragraph.

15. Governing Law; Severability. This Security Instrument shall be governed by federal law and the law of the jurisdiction in which the Property is located. In the event that any provision or clause of this Security Instrument or the Note conflicts with applicable law, such conflict shall not affect other provisions of this Security Instrument or the Note which can be given effect without the conflicting provision. To this end the provisions of this Security Instrument and the Note are declared to be severable.

16. Borrower's copy. Borrower shall be given one conformed copy of the Note and of this Security Instrument.

17. Transfer of the Property or a Beneficial Interest in Borrower. If all or any part of the Property or any interest in it is sold or transferred (or if a beneficial interest in Borrower is sold or transferred and Borrower is not a natural person) without Lender's prior written consent, Lender may, at its option, require immediate payment in full of all sums secured by this Security Instrument. However, this option shall not be exercised by Lender if exercise is prohibited by federal law as of the date of this Security Instrument.

If Lender exercises this option, Lender shall give Borrower notice of acceleration. The notice shall provide a period of not less than 30 days from the date the notice is delivered or mailed within which Borrower must pay all sums secured by this Security Instrument. If Borrower fails to pay these sums prior to the expiration of this period, Lender may invoke any remedies permitted by this Security Instrument without further notice or demand on Borrower.

18. Borrower's Right to Reinstate. If Borrower meets certain conditions, Borrower shall have the right to have enforcement of this Security Instrument discontinued at any time prior to the earlier of: (a) 5 days (or such other period as applicable law may specify for reinstatement) before sale of the Property pursuant to any power of sale contained in this Security Instrument; or (b) entry of a judgment enforcing this Security Instrument. Those conditions are that Borrower: (a) pays Lender all sums which then would be due under this Security Instrument and the Note as if no acceleration had occurred; (b) cures any default of any other covenants or agreements; (c) pays all expenses incurred in enforcing this Security Instrument including, but not limited to, reasonable attorneys' fees; and (d) takes such action as Lender may reasonably require to assure that the lien of this Security Instrument, Lender's rights in the Property and Borrower's obligation to pay the sums secured by this Security Instrument shall continue unchanged. Upon reinstatement by Borrower, this Security Instrument and the obligations secured hereby shall remain fully effective as if no acceleration had occurred. However, this right to reinstate shall not apply in the case of acceleration under paragraph 17.

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19. Sale of Note; Change of Loan Servicer. The Note or a partial interest in the Note (together with this Security Instrument) may be sold one or more times without prior notice to Borrower. A sale may result in a change in the entity (known as the "Loan Servicer") that collects monthly payments due under the Note and this Security Instrument. There also may be one or more changes of the Loan Servicer unrelated to a sale of the Note. If there is a change of the Loan Servicer, Borrower will be given written notice of the change in accordance with paragraph 14 above and applicable law. The notice will state the name and address of the new Loan Servicer and the address to which payments should be made. The notice will also contain any other information required by applicable law.

20. Hazardous Substances. Borrower shall not cause or permit the presence, use, disposal, storage, or release of any Hazardous Substances on or in the Property. Borrower shall not do, nor allow anyone else to do, anything affecting the Property that is in violation of any Environmental Law. The preceding two sentences shall not apply to the presence, use, or storage on the Property of small quantities of Hazardous Substances that are generally recognized to be appropriate to normal residential uses and to maintenance of the Property.

Borrower shall promptly give Lender written notice of any investigation, claim, demand, lawsuit or other action by any governmental or regulatory agency or private party involving the Property and any Hazardous Substance or Environmental Law of which Borrower has actual knowledge. If Borrower learns, or is notified by any governmental or regulatory authority, that any removal or other remediation of any Hazardous Substance affecting the Property is necessary, Borrower shall promptly take all necessary remedial action in accordance with Environmental Law.

As used in this paragraph 20, "Hazardous Substances" are those substances defined as toxic, or hazardous substances by Environmental Law and the following substances: gasoline, kerosene, other flammable or toxic petroleum products, toxic pesticides and herbicides, volatile solvents, materials containing asbestos or formaldehyde, and radioactive materials. As used in this paragraph 20, "Environmental Law" means federal laws and laws of the jurisdiction where the Property is located that relate to health, safety or environmental protection.

NON-UNIFORM COVENANTS. Borrower and Lender further covenant and agree as follows:

21. Acceleration; Remedies. Lender shall give notice to Borrower prior to acceleration following Borrower's breach of any covenant or agreement in this Security Instrument (but not prior to acceleration under paragraph 17 unless applicable law provides otherwise). The notice shall specify: (a) the default; (b) the action required to cure the default; (c) a date, not less than 30 days from the date the notice is given to Borrower, by which the default must be cured; and (d) that failure to cure the default on or before the date specified in the notice may result in acceleration of the sums secured by this Security Instrument and sale of the Property. The notice shall further inform Borrower of the right to reinstate after acceleration and the right to bring a court action to assert the non-existence of a default or any other defense of Borrower to acceleration and sale. If the default is not cured on or before the date specified in the notice, Lender, at its option, may require immediate payment in full of all sums secured by this Security Instrument without further demand and may invoke the power of sale and any other remedies permitted by applicable law. Lender shall be entitled to collect all expenses incurred in pursuing the remedies provided in this paragraph 21, including, but not limited to, reasonable attorneys' fees and costs of title evidence.

If Lender invokes the power of sale, Lender shall execute or cause Trustee to execute a written notice of the occurrence of an event of default and of Lender's election to cause the Property to be sold. Trustee shall cause this notice to be recorded in each county in which any part of the Property is located. Lender or Trustee shall mail copies of the notice as prescribed by applicable law to Borrower and to the other persons prescribed by applicable law. Trustee shall give public notice of sale to the persons and in the manner prescribed by applicable law. After the time required by applicable law, Trustee, without demand on Borrower, shall sell the Property at public auction to the highest bidder at the time and place and under the terms designated in the notice of sale in one or more parcels and in any order Trustee determines. Trustee may postpone sale of all or any parcel of the Property by public announcement at the time and place of any previously scheduled sale. Lender or its designee may purchase the Property at any sale.

Trustee shall deliver to the purchaser Trustee's deed conveying the Property without any covenant or warranty, expressed or implied. The recitals in the Trustee's deed shall be prima facie evidence of the truth of the statements made therein. Trustee shall apply the proceeds of the sale in the following order: (a) to all expenses of the sale, including, but not limited to, reasonable Trustee's and attorneys' fees; (b) to all sums secured by this Security Instrument; and (c) any excess to the person or persons legally entitled to it.

22. Reconveyance. Upon payment of all sums secured by this Security Instrument, Lender shall request Trustee to reconvey the Property and shall surrender this Security Instrument and all notes evidencing debt secured by this Security Instrument to Trustee. Trustee shall reconvey the Property without warranty and without charge to the person or persons legally entitled to it. Such person or persons shall pay any recordation costs.

23. Substitute Trustee. Lender, at its option, may from time to time appoint a successor trustee to any Trustee appointed hereunder by an instrument executed and acknowledged by Lender and recorded in the office of the Recorder of the county in which the Property is located. The instrument shall contain the name of the original Lender, Trustee and Borrower, the book and page where this Security Instrument is recorded and the name and address of the successor trustee. Without conveyance of the Property, the successor trustee shall succeed to all the title, powers and duties conferred upon the Trustee herein and by applicable law. This procedure for substitution of trustee shall govern to the exclusion of all other provisions for substitution.

24. Request for Notices. Borrower requests that copies of the notices of default and sale be sent to Borrower's address which is the Property Address.

25. Statement of Obligation Fee. Lender may collect a fee not to exceed the maximum amount permitted by law for furnishing the statement of obligation as provided by Section 2943 of the Civil Code of California.

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DOCUMENT # L078

Form 1930052

26. Riders to this Security Instrument. If one or more riders are executed by Borrower and recorded together with this Security Instrument, the covenants and agreements of each such rider shall be incorporated into and shall amend and supplement the covenants and agreements of this Security Instrument as if the rider(s) were a part of this Security Instrument.

(Check applicable box(es))

- Adjustable Rate Rider
- Graduated Payment Rider
- Balloon Rider
- V.A. Rider
- Condominium Rider
- Planned Unit Development Rider
- Rate Improvement Rider
- Other(s) (specify)
- I-4 Family Rider
- Biweekly Payment Rider
- Second Home Rider

BY SIGNING BELOW, Borrower accepts and agrees to the terms and covenants contained in this Security Instrument and in any rider(s) executed by Borrower and recorded with it.

Diane M. Dunn (Seal) _____ (Seal)
 Diane M. Dunn -Borrower -Borrower

_____ (Seal) _____ (Seal)
 -Borrower -Borrower

_____ (Seal) _____ (Seal)
 -Borrower -Borrower

State of California)
County of _____)

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

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.
(Reserved for official seal)

STATE OF CALIFORNIA
COUNTY OF LOS ANGELES } S.S.

On MAY 16, 1994 before me,

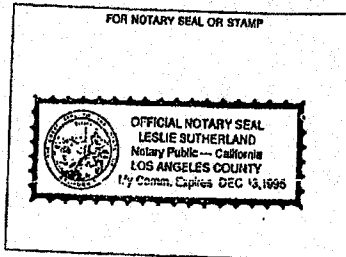
LESLIE SUTHERLAND
a Notary Public in and for said County and State, personally appeared

DIANE M. DUNN

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

Signature Leslie Sutherland
LESLIE SUTHERLAND



DOCUMENT # L079

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CERTIFICATE OF ACKNOWLEDGEMENT

ADJUSTABLE RATE RIDER
(LIBOR Index-Rate Caps)

THIS ADJUSTABLE RATE RIDER is made this 16th day of May, 1994, and is incorporated into and shall be deemed to amend and supplement the Mortgage, Deed of Trust or Security Deed (the "Security Instrument") of the same date given by the undersigned (the "Borrower") to secure Borrower's Adjustable Rate Note (the "Note") to FIRST FRANKLIN FINANCIAL CORPORATION (the "Lender") of the same date and covering the property described in the Security Instrument and located at: 10955 Cherry Avenue, Beaumont, California 92223 (Property Address)

THE NOTE CONTAINS PROVISIONS ALLOWING FOR CHANGES IN THE INTEREST RATE AND THE MONTHLY PAYMENT. THE NOTE LIMITS THE AMOUNT THE BORROWER'S INTEREST RATE CAN CHANGE AT ANY ONE TIME AND THE MAXIMUM RATE THE BORROWER MUST PAY.

ADDITIONAL COVENANTS. In addition to the covenants and agreements made in the Security Instrument, Borrower and Lender further covenant and agree as follows:

A. ADJUSTABLE RATE AND MONTHLY PAYMENT CHANGES

The Note provides for an initial interest rate of 6.750%. The Note provides for changes in the adjustable interest rate and the monthly payments, as follows:

4. INTEREST RATE AND MONTHLY PAYMENT CHANGES

(A) Change Dates

The interest rate I will pay may change on the first day of December, 1994, and on that day every sixth month thereafter. Each date on which my interest rate could change is called a "Change Date."

(B) The Index

Beginning with the first Change Date, my interest rate will be based on an Index. The "Index" is the average of interbank offered rates for six-month U.S. dollar-denominated deposits in the London market ("LIBOR"), as published in *The Wall Street Journal*. The most recent Index figure available as of the first business day of the month immediately preceding the month in which the Change Date occurs is called the "Current Index."

If the Index is no longer available, the Note Holder will choose a new index that is based upon comparable information. The Note Holder will give me notice of this choice.

(C) Calculation of Changes

Before each Change Date, the Note Holder will calculate my new interest rate by adding two and seven-eighths (2.875%) percentage points to the Current Index. The Note Holder will then round the result of this addition to the nearest one-eighth of one percentage point (0.125%). Subject to the limits stated in Section 4(D) below, this rounded amount will be my new interest rate until the next Change Date.

The Note Holder will then determine the amount of the monthly payment that would be sufficient to repay the unpaid principal that I am expected to owe at the Change Date in full on the maturity date at my new interest rate in substantially equal payments. The result of this calculation will be the new amount of my monthly payment.

(D) Limits on Interest Rate Changes

The interest rate I am required to pay at the first Change Date will not be greater than 7.750% or less than 6.750%. Thereafter, my interest rate will never be increased or decreased on any single Change Date by more than one percentage point (1%) from the rate of interest I have been paying for the preceding six months. My interest rate will never be greater than 12.750%.

(E) Effective Date of Changes

My new interest rate will become effective on each Change Date. I will pay the amount of my new monthly payment beginning on the first monthly payment date after the Change Date until the amount of my monthly payment changes again.

(F) Notice of Changes

The Note Holder will deliver or mail to me a notice of any changes in my interest rate and the amount of my monthly payment before the effective date of any change. The notice will include information required by law to be given me and also the title and telephone number of a person who will answer any question I may have regarding the notice.

B. TRANSFER OF THE PROPERTY OR A BENEFICIAL INTEREST IN BORROWER

Uniform Covenant 17 of the Security Instrument is amended to read as follows:

Transfer of the Property or a Beneficial Interest in Borrower. If all or any part of the Property or any interest in it is sold or transferred (or if a beneficial interest in Borrower is sold or transferred and Borrower is not a natural person) without Lender's prior written consent, Lender may, at its option, require immediate payment in full of all sums secured by this Security Instrument. However, this option shall not be exercised by Lender if exercise is prohibited by federal law as of the date of this Security Instrument. Lender also shall not exercise this option if: (a) Borrower causes to be submitted to Lender information required by Lender to evaluate the intended transferee as if a new loan were being made to the transferee; and (b) Lender reasonably determines that Lender's security will not be impaired by the loan assumption and that the risk of a breach of any covenant or agreement in this Security Instrument is acceptable to Lender.

To the extent permitted by applicable law, Lender may charge a reasonable fee as a condition to Lender's consent to the loan assumption. Lender may also require the transferee to sign an assumption agreement that is acceptable to Lender and that obligates the transferee to keep all the promises and agreements made in the Note and in this Security Instrument. Borrower will continue to be obligated under the Note and this Security Instrument unless Lender releases Borrower in writing.

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If Lender exercises the option to require immediate payment in full, Lender shall give Borrower notice of acceleration. The notice shall provide a period of not less than 30 days from the date the notice is delivered or mailed within which Borrower must pay all sums secured by this Security Instrument. If Borrower fails to pay these sums prior to the expiration of this period, Lender may invoke any remedies permitted by this Security Instrument without further notice or demand on Borrower.

BY SIGNING BELOW, Borrower accepts and agrees to the terms and covenants contained in this Adjustable Rate Rider.

Diane M. Dunn (Seal)
Diane M. Dunn -Borrower

..... (Seal)
..... -Borrower

..... (Seal)
..... -Borrower

5-24-94

THIS MICROFILM COPYRIGHTED 1994
BY SECURITY UNION TITLE INSURANCE COMPANY, ORANGE MICROGRAPHICS DIVISION.

CALIFORNIA

COUNTY OF RIVERSIDE
LOAN NO 1: 7250137
LOAN NO 2: 759641129
INVESTOR:
POOL NO:

071519

RECEIVED FOR RECORD
AT 8:00 O'CLOCK

MAR - 4 1997

Recorded in Office Records
of Riverside County, California
Recorder

Fees \$

WHEN RECORDED MAIL TO:
Principal Portfolio Services, Inc.
3150 Bristol Street, Suite 250
Costa Mesa, CA 92626
Prepared By Evelia Barba

Corporation Assignment of Deed of Trust

FOR VALUE RECEIVED, the undersigned as Beneficiary ("ASSIGNOR"), hereby grants, conveys, assigns and transfers to
EMC MORTGAGE CORPORATION

222 W. LAS COLINAS BLVD., SUITE 600, IRVING, TX 75035

("Assignee") all beneficial interest under that certain Deed of Trust dated 5/16/94

executed by

DIANE M. DUNN, A MARRIED WOMAN AS HER SOLE AND SEPARATE PROPERTY

Trustor, to

F. F. SERVICE CORPORATION, A CALIFORNIA CORPORATION

Trustee, and

recorded as instrument number 210716 on 5/24/94 in Book

Page of Official Records in the office of the County Recorder of RIVERSIDE

County, California, describing the land therein: AS DESCRIBED ON THE DEED OF TRUST REFERRED TO HEREIN

Together with the note or notes therein described or referred to, the money due and to become due thereon with interest, and all rights accrued or to accrue under said deed of trust.

Dated: 2/8/97

FIRST FRANKLIN FINANCIAL CORPORATION
2150 N. FIRST STREET, SAN JOSE, CA 95131

By [Signature]
CLAUDIA GARCIA
VICE PRESIDENT

STATE OF CALIFORNIA)

) SS
)

COUNTY OF ORANGE)

On 2/8/97 before me, PHYLLIS SAAB personally appeared

CLAUDIA GARCIA

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

[Signature]
PHYLLIS SAAB

NOTARY PUBLIC

My commission expires 1/25/2000



278

273 1

97026101166



071519

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THIS MICROFILM COPYRIGHTED
1997 BY SECURITY UNION TITLE
INSURANCE COMPANY
MICROGRAPHICS DIVISION

RIVERSIDE



7

RECORDING REQUESTED BY:
RECORDING REQUESTED BY
FIRST AMERICAN TITLE COMPANY
AND WHEN RECORDED MAIL TO:

CAL-WESTERN RECONVEYANCE CORPORATION
525 EAST MAIN STREET
P.O. BOX 22004
EL CAJON CA 92022-9004

2332619 SI
LOAN NO: 1453448
T.S. NO.: 1068428-05

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SUBSTITUTION OF TRUSTEE

This Form Provided By Cal-Western Reconveyance Corporation



WHEREAS, DIANE M. DUNN, A MARRIED WOMAN AS HER SOLE AND SEPARATE PROPERTY was the original Trustor,

F.F. SERVICE CORPORATION
was the original Trustee,

and FIRST FRANKLIN FINANCIAL CORPORATION was the original Beneficiary

under that certain Deed of Trust dated May 16, 1994 and recorded on May 24, 1994 as Instrument No. 210716*, in book XX, page XX of Official Records of RIVERSIDE County, California, and
* Loan modification recorded 2-5-99 as Inst. No. 048595.

WHEREAS, the undersigned is the present Beneficiary under said Deed of Trust, and WHEREAS, the undersigned desires to substitute a new Trustee under said Deed of Trust in the place and stead of present Trustee thereunder, in the manner in said Deed of Trust provided.

NOW, THEREFORE, the undersigned hereby substitutes

CAL-WESTERN RECONVEYANCE CORPORATION
525 EAST MAIN STREET, P.O. BOX 22004
EL CAJON CA 92022-9004

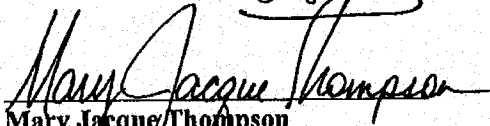
as Trustee under said Deed of Trust.

SUBSTITUTION OF TRUSTEE

LOAN NO: 1453448
TS NO: 106842805

Whenever the context hereof so requires, the masculine gender includes the feminine and/or neuter, and the singular number includes the plural.

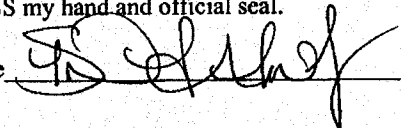
Dated: 6-21-04
EMC Mortgage Corporation


Mary Jacque Thompson
Assistant Vice President

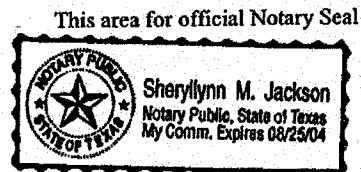
STATE OF: TEXAS
COUNTY OF: DALLAS

On 6-21-04 before me, the undersigned, a Notary Public in and for said state, personally appeared Mary Jacque Thompson 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 document.

WITNESS my hand and official seal.

Signature 

Page 2 of 2
casub136.doc



92736

RECORDING REQUESTED BY

AND WHEN RECORDED MAIL TO

Name: TERRY W. DUNN
 Street Address: PO. 524
 City, State & Zip Code: BEAUMONT, CA 92223

RECEIVED FOR RECORDING
 JAN 3 - 1992

Notary Public in and for said State

SPACE ABOVE THIS LINE FOR RECORDER'S USE

HOMESTEAD DECLARATION

(SPOUSES AS DECLARED OWNERS)

We, Terry W. Dunn and Diane M. Dunn

do hereby certify and declare as follows:

(1) We are married to each other.

(2) We hereby claim as a homestead, and make ourselves declared homestead owners of, the premises located in the City of

Cherry Valley County of Riverside State of California,

commonly known as 10956 Cherry Avenue

Cherry Valley, California 92223

and more particularly described as follows: [Give complete legal description]

THE NORTH 150 FEET OF THE WESTERLY RECTANGULAR 2 ACRES OF THE SOUTHERLY RECTANGULAR 5 ACRES OF LOT 3, BLOCK 12, LANDS OF CHERRY VALLEY LAND AND WATER COMPANY, AS SHOWN BY MAP ON FILE IN BOOK 2 PAGE 54 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

(3) I, Terry W. Dunn

own the following interest in the above declared homestead:

One-half interest

(4) I, Diane M. Dunn

own the following interest in the above declared homestead:

One-half interest

(5) The above declared homestead is the principal dwelling of Terry W. and Diane M. Dunn

and we currently reside(s) in that declared homestead.

(6) The facts stated in this Declaration are true as of our personal knowledge.

Date: 31 DEC, 1991

Terry W. Dunn
Diane M. Dunn

STATE OF CALIFORNIA

COUNTY OF RIVERSIDE

On this 31st day of DECEMBER, in the year 1991,

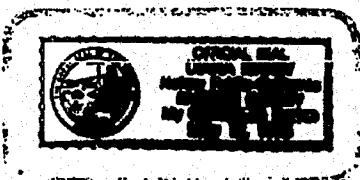
before me, the undersigned, a Notary Public in and for said State, personally appeared ****TERRY W. DUNN AND DIANE M. DUNN****

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 it.

WITNESS my hand and official seal.

[Signature]

Notary Public in and for said State
MY COMMISSION EXPIRES MAY 12, 1995



HOLCOTT'S FORM 752--HOMESTEAD DECLARATION (Spouses As Declared Owners) - Rev. 12-83
(Price Class 2)

© 1983 HOLCOTT'S INC.

RECORDED

JAN 3 1992

EXEMPT § 6103
When recorded please mail to:
Mail Stop # 4036

050658

RECEIVED FOR RECORD
AT 8:00AM

FEB 13 1998

Recorded in Official Records
of Riverside County, California
Recorder
Page 8

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NOTICE OF NONCOMPLIANCE

In the matter of the Property of)
)
Diane M. Dunn)
)

CASE NO. I-074-97

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 commenced with respect to violations of Riverside County Ordinance No. 457, Section 12/3, described as Mobile Home installation without permit and substandard dwelling. Such proceedings are based upon the noncompliance of such real property, located at 10956 Cherry Ave, Beaumont CA 92223 and more particularly described as Assessor's Parcel No. 402-250-009 and having a legal description of Portion of Lot 3, Block 12, Cherry Valley Land and Water Co, recorded in Mapbook 2, Page 54, records of Riverside County, with the requirements of Ordinance No. 457.

The owner has been advised to immediately correct the above-referenced violations to avoid further action by the County of Riverside which may include demolition, removal, razing, etc., to abate the public nuisance. Any costs incurred by the County, including, but not limited to investigative, administrative and abatement costs and attorneys' fees, may become a lien on the property. Further details regarding this notice may be obtained by addressing an inquiry to the Building and Safety Department, 46209 Oasis St, Rm 209, Indio, CA 92201, Attention Code Enforcement Officer Michael Lara.

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.

DEPARTMENT OF BUILDING AND SAFETY

By Scott Barber
Scott Barber, Deputy Director
Code Enforcement Division

ACKNOWLEDGEMENT

State of California)
County of Riverside)

On 2/13/98 before me, Carole A. Nunes, Deputy County Counsel, on behalf of William C. Katzenstein, Riverside County Counsel, personally appeared Scott Barber, personally known to me to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity as Deputy Director of Code Enforcement Division of the Riverside County Department of Building and Safety, and that by his signature on the instrument the person, or the County of Riverside executed the instrument.

WITNESS my hand pursuant to California Civil Code Section 1181.

Carole A. Nunes

(SEAL)
None Required

050658
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RIVERSIDE

When recorded please mail to:
Mail Stop# 4029

DOC # 2004-0488286

06/24/2004 08:00A Fee:NC
Page 1 of 1

Recorded in Official Records
County of Riverside
Gary L. Orso
Assessor, County Clerk & Recorder



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NOTICE OF NONCOMPLIANCE

In the matter of the Property of)
DIANE DUNN)



Case No.: CV013410

NOTICE IS HEREBY GIVEN to all persons, pursuant to Section 10 of Ordinance Number 725 of the County of Riverside, State of California, that proceedings have been commenced with respect to violations of Riverside County Ordinance No. 457/348 (RCC Title 15.08; 15.48; 17.32.010) described as CONSTRUCTION WITHOUT PERMIT – SITE PREP TO MOBILE HOME WITHOUT PERMIT; MOBILE HOME INSTALL WITHOUT PERMIT; EXCESSIVE OUTSIDE STORAGE. Such proceedings are based upon the noncompliance of such real property, located at 10956 CHERRY AVENUE, BEAUMONT, CA and more particularly described as Assessment Parcel No. 402-250-009 and having a legal description of .79 ACRES, M/L IN POR LOT 3 BLK 12, MB 002/054 SB CHERRY VALLEY LAND & WATER CO. SECTION 26 T2S R1W, with the requirements of Ordinance No. 457/348 (RCC Title 15.08; 15.48; 17.32.010).

The owner has been advised to immediately correct the above-referenced violations to avoid further action by the County of Riverside which may include demolition, removal, razing, etc., to abate the public nuisance. Any costs incurred by the County, including, but not limited to investigative, administrative and abatement costs and attorneys' fees, may become a lien on the property. Further details regarding this notice may be obtained by addressing an inquiry to the Building and Safety Department 82675 Highway 111, Room 209, Indio, CA 92201; Attention HECTOR HERRERA Code Enforcement Officer.

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

COUNTY OF RIVERSIDE
DEPARTMENT OF BUILDING AND SAFETY

By *Dave Lawless*
Dave Lawless, Senior Code Enforcement Officer
Code Enforcement Division

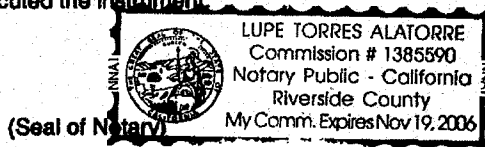
ACKNOWLEDGMENT

State of California)
County of Riverside)

On Thurs. 6-24-04 before me, Lupe Torres Alatorre, Notary Public, personally appeared Dave Lawless, personally known to me 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.

Lupe Torres Alatorre



When recorded please mail to:
5002

DOC # 2007-0222241

04/02/2007 08:00A Fee:NC

Page 1 of 1

Recorded in Official Records

County of Riverside

Larry H. Ward

Assessor, County Clerk & Recorder



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NOTICE OF NONCOMPLIANCE

In the matter of the Property of
Diane M. Dunn

}

Case No. CV06-0165

M
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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 17.32.010) described as Excessive Outside Storage - Mobile Home. Such Proceedings are based upon the noncompliance of such real property, located at 10956 Cherry Avenue, Beaumont, CA, and more particularly described as Assessor's Parcel Number 402-250-009 and having a legal description of .79 ACRES M/L IN POR LOT 3 BLK 12 MB 002/054 SB CHERRY VALLEY LAND & WATER CO, Records of Riverside County, with the requirements of Ordinance No. 348 (RCC Title 17.32.010).

The owner has been advised to immediately correct the above-referenced violations to avoid further action by the County of Riverside which may include demolition, removal, razing, etc., to abate the public nuisance. Any costs incurred by the County, including, but not limited to investigative, administrative and abatement costs and attorneys' fees, may become a lien on the property. Further details regarding this notice may be obtained by addressing an inquiry to the Code Enforcement Department, 24318 Hemlock Ave., Suite C-1, Moreno Valley, CA 92553, Attention Code Enforcement Officer Anthony Green.

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

COUNTY OF RIVERSIDE
CODE ENFORCEMENT DEPARTMENT

By Regina Keyes
Regina Keyes
Code Enforcement Department

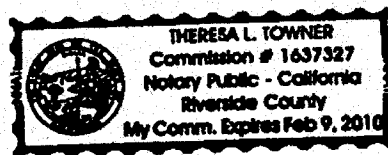
ACKNOWLEDGMENT

State of California)
County of Riverside)

On 3/20/07 before me, Theresa L. Towner, Notary Public, personally appeared Regina Keyes, 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.

Theresa L. Towner



When recorded please mail to:
5002

DOC # 2008-0094094
02/27/2008 08:00A Fee:NC
Page 1 of 1
Recorded in Official Records
County of Riverside
Larry W. Ward
Assessor, County Clerk & Recorder



NOTICE OF NONCOMPLIANCE

In the matter of the Property of
Diane M. Dunn

)
)

Case No. CV07-1874
CV08-00994

062 **M**
062

NOTICE IS HEREBY GIVEN to all persons, pursuant to Section 10 of Ordinance Number 725 of the County of Riverside, State of California, that proceedings have been commenced with respect to violations of Riverside County Ordinance No.457, (RCC Title 15.16.020) described as Substandard Structure , Riverside County Ordinance No. 541, (RCC Title 8.120.010) described as Accumulated Rubbish. Such Proceedings are based upon the noncompliance of such real property, located at 10956 Cherry Avenue, Beaumont, CA, and more particularly described as Assessor's Parcel Number 402-250-009 and having a legal description of .79 ACRES M/L IN POR LOT 3 BLK 12 MB 002/054 SB CHERRY VALLEY LAND & WATER CO, 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 violations to avoid further action by the County of Riverside which may include demolition, removal, razing, etc., to abate the public nuisance. Any costs incurred by the County, including, but not limited to investigative, administrative and abatement costs and attorneys' fees, may become a lien on the property. Further details regarding this notice may be obtained by addressing an inquiry to the Code Enforcement Department, 24318 Hemlock Ave., Suite C-1, Moreno Valley, CA 92557, Attention Code Enforcement Officer Jennifer Morris.

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

COUNTY OF RIVERSIDE
CODE ENFORCEMENT DEPARTMENT
By: *Theresa L. Towner*
Theresa L. Towner
Code Enforcement Department

ACKNOWLEDGMENT

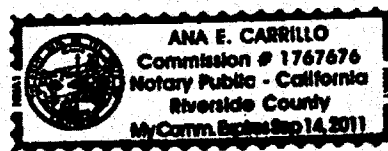
State of California)
County of Riverside)

On 02/14/08 before me, Ana E. Carrillo, Notary Public, personally appeared Theresa L. Towner, 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.

Ana E. Carrillo



DOC # 2004-0212340

03/26/2004 08:00A Fee:19.00

Page 1 of 5

Recorded in Official Records
County of Riverside

Gary L. Orso

Assessor, County Clerk & Recorder



PLEASE COMPLETE THIS INFORMATION
RECORDING REQUESTED BY:

MARK A. MELLOL

AND WHEN RECORDED MAIL TO:

6800 INDIANA AVENUE #220
RIVERSIDE, CA 92506

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JUDGMENT

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. 02/2003)

Public Record



ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, <i>or number, and address</i>): MARK A. MELLOR, ESQ. (Bar # 164304) THE MELLOR LAW FIRM 6800 Mellona Avenue, Suite 220, Riverside, 92506 TELEPHONE NO.: (909) 222-2100 FAX NO. (Optional): (909) 222-2122 E-MAIL ADDRESS (Optional): www.mellorlawfirm.com ATTORNEY FOR (Name): DAVID T. HAHN and LINDA M. HAHN, Plaintiffs		FOR COURT USE ONLY FILED-Rancho Cucamonga District SAN BERNARDINO COUNTY SUPERIOR COURT MAR 14 2004 By <u><i>Suzey Quintana</i></u> Deputy
SUPERIOR COURT OF CALIFORNIA, COUNTY OF SAN BERNARDINO STREET ADDRESS: 8303 N. Haven Ave. MAILING ADDRESS: CITY AND ZIP CODE: Rancho Cucamonga 91730 BRANCH NAME: Rancho Cucamonga District		CASE NUMBER: RCV 061717
PLAINTIFF: DAVID T. HAHN and LINDA M. HAHN, Plaintiffs DEFENDANT: RE/MAX REALTY PARTNERS-ESCROW DIVISION, et al.		
JUDGMENT		
<input type="checkbox"/> By Clerk <input checked="" type="checkbox"/> By Default <input type="checkbox"/> After Court Trial <input checked="" type="checkbox"/> By Court <input type="checkbox"/> On Stipulation <input type="checkbox"/> Defendant Did Not Appear at Trial		

JUDGMENT

1. **BY DEFAULT**
 - a. Defendant was properly served with a copy of the summons and complaint.
 - b. Defendant failed to answer the complaint or appear and defend the action within the time allowed by law.
 - c. Defendant's default was entered by the clerk upon plaintiff's application.
 - d. **Clerk's Judgment** (Code Civ. Proc., § 585(a)). Defendant was sued only on a contract or judgment of a court of this state for the recovery of money.
 - e. **Court Judgment** (Code Civ. Proc., § 585(b)). The court considered
 - (1) plaintiff's testimony and other evidence.
 - (2) plaintiff's written declaration (Code Civ. Proc., § 585(d)).
2. **ON STIPULATION**
 - a. Plaintiff and defendant agreed (stipulated) that a judgment be entered in this case. The court approved the stipulated judgment and
 - b. the signed written stipulation was filed in the case.
 - c. the stipulation was stated in open court the stipulation was stated on the record.
3. **AFTER COURT TRIAL.** The jury was waived. The court considered the evidence.
 - a. The case was tried on (date and time):
before (name of judicial officer):
 - b. Appearances by:

<input type="checkbox"/> Plaintiff (name each): (1) (2) <input type="checkbox"/> Continued on Attachment 3b. <input type="checkbox"/> Defendant (name each): (1) (2) <input type="checkbox"/> Continued on Attachment 3b.	<input type="checkbox"/> Plaintiff's attorney (name each): (1) (2) <input type="checkbox"/> Defendant's attorney (name each): (1) (2)
--	--
 - c. Defendant did not appear at trial. Defendant was properly served with notice of trial.
 - d. A statement of decision (Code Civ. Proc., § 632) was not was requested.

PLAINTIFF: DAVID T. HAHN and LINDA M. HAHN, Plaintiffs, et al.	CASE NUMBER: RCV 061717
DEFENDANT: RE/MAX REALTY PARTNERS-ESCROW DIVISION, et al., et al.	

JUDGMENT IS ENTERED AS FOLLOWS BY: THE COURT THE CLERK

4. Stipulated Judgment. Judgment is entered according to the stipulation of the parties.

5. Parties. Judgment is

a. for plaintiff (name each):

DAVID T. HAHN and LINDA M. HAHN
and against defendant (names):
FYI INSPECTIONS (DOE 1)

Continued on Attachment 5a.

c. for cross-complainant (name each):

and against cross-defendant (name each):

Continued on Attachment 5c.

b. for defendant (name each):

d. for cross-defendant (name each):

6. Amount.

a. Defendant named in item 5a above must pay plaintiff on the complaint:

(1)	<input checked="" type="checkbox"/> Damages	\$	16,099.02
(2)	<input checked="" type="checkbox"/> Prejudgment interest at the annual rate of 10 %	\$	2,951.50
(3)	<input type="checkbox"/> Attorney fees	\$	
(4)	<input checked="" type="checkbox"/> Costs	\$	3,286.03
(5)	<input type="checkbox"/> Other (specify):	\$	
(6)	TOTAL	\$	22,336.55

c. Cross-defendant named in item 5c above must pay cross-complainant on the cross-complaint:

(1)	<input type="checkbox"/> Damages	\$	
(2)	<input type="checkbox"/> Prejudgment interest at the annual rate of %	\$	
(3)	<input type="checkbox"/> Attorney fees	\$	
(4)	<input type="checkbox"/> Costs	\$	
(5)	<input type="checkbox"/> Other (specify):	\$	
(6)	TOTAL	\$	0

b. Plaintiff to receive nothing from defendant named in item 5b.

Defendant named in item 5b to recover costs \$
 and attorney fees \$

d. Cross-complainant to receive nothing from cross-defendant named in item 5d.

Cross-defendant named in item 5d to recover costs \$
 and attorney fees \$

7. Other (specify):

Date:

3/4/04

WALTER L. BLACKWELL, III
JUDICIAL OFFICER

Date:

Clerk, by _____, Deputy

(SEAL)

CLERK'S CERTIFICATE (Optional)

I certify that this is a true copy of the original judgment on file in the court.

Date:

Clerk, by _____, Deputy

2004-0212340
03/25/2004 09:00H
3 of 5



Attachments

1 Attachment 5a

2 Defendant: CLYDE CASTLEBERRY

3 Defendant: DIANNA DUNN

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2004-0212340
03/26/2004 09:00A
4 of 5



THE DOCUMENT TO WHICH THIS CERTIFICATION IS
ATTACHED IS A FULL, TRUE AND CORRECT COPY OF
THE ORIGINAL ON FILE AND OF RECORD IN MY OFFICE.

MAR 23 2004

ATTEST
Clerk of the Superior Court of the State of
California, in and for the County of
San Bernardino

By *[Signature]* Deputy

2 pages



2004-0212340
03/28/2004 08:00A
5 of 5

Exhibit “D”



JAY E. ORR
DIRECTOR

CODE ENFORCEMENT DEPARTMENT COUNTY OF RIVERSIDE

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

MICHAEL O'CONNOR
DEPUTY DIRECTOR

BRIAN BLACK
STEVE BLOOMQUIST
JOHN BOYD
JIM MONROE
DIVISION MANAGERS

CASES #: CV 07- _____ PROPERTY SITUS: 10956 Cherry Ave., Beaumont

A.P.N.: 402-250-009

DATE: 1/11/08

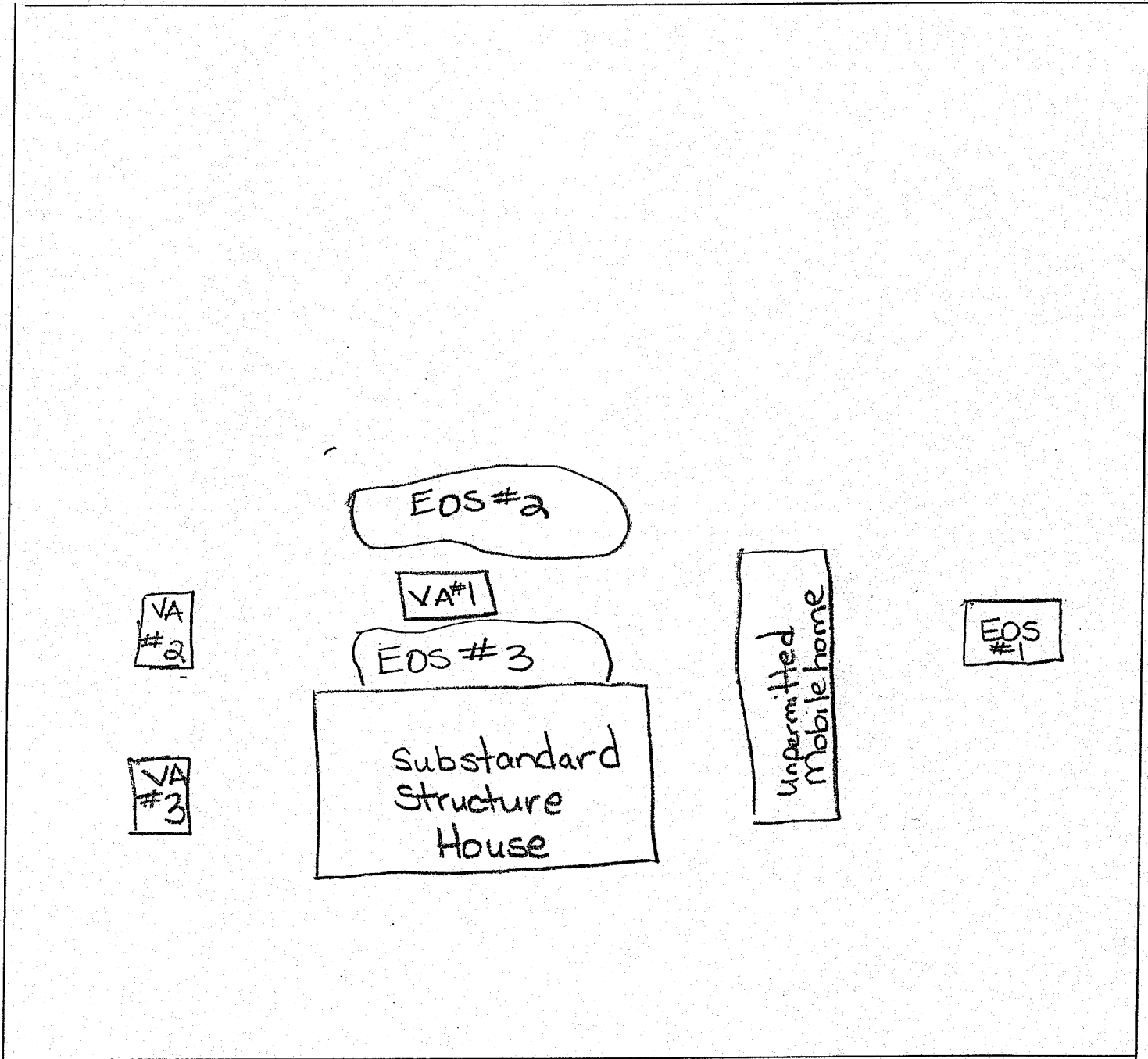
DRAWN BY: J. Morris

Provide North Arrow ← N REAR PROPERTY LINE

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NOT TO SCALE

FRONT PROPERTY LINE

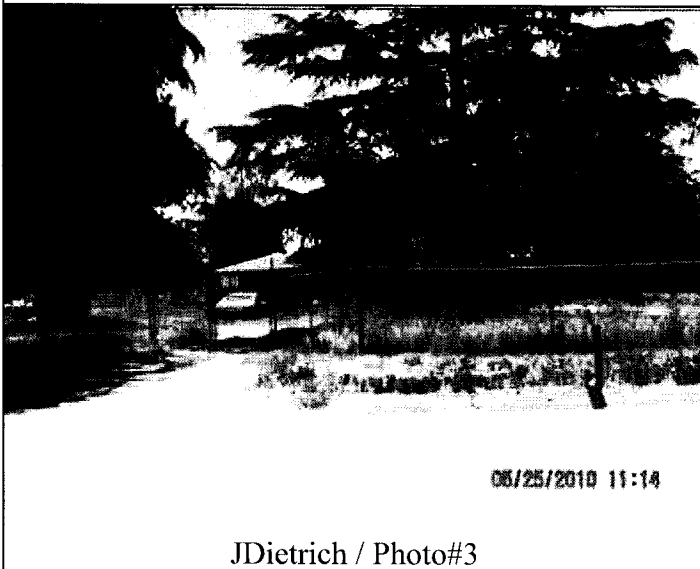
Photographs



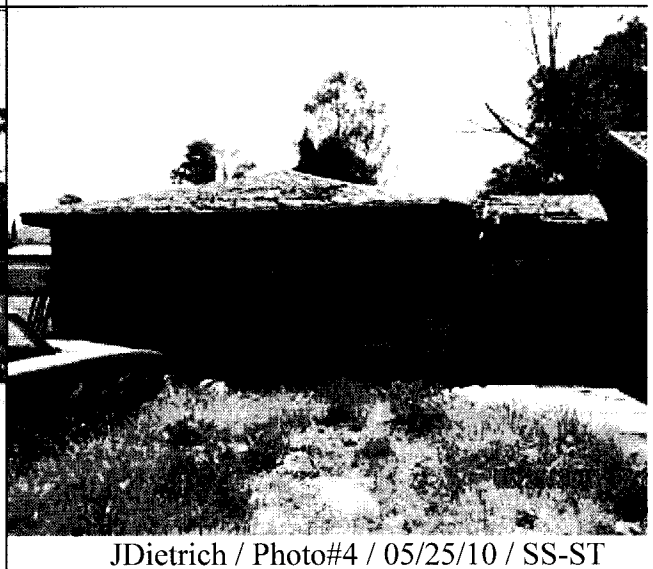
JDietrich / Photo#1



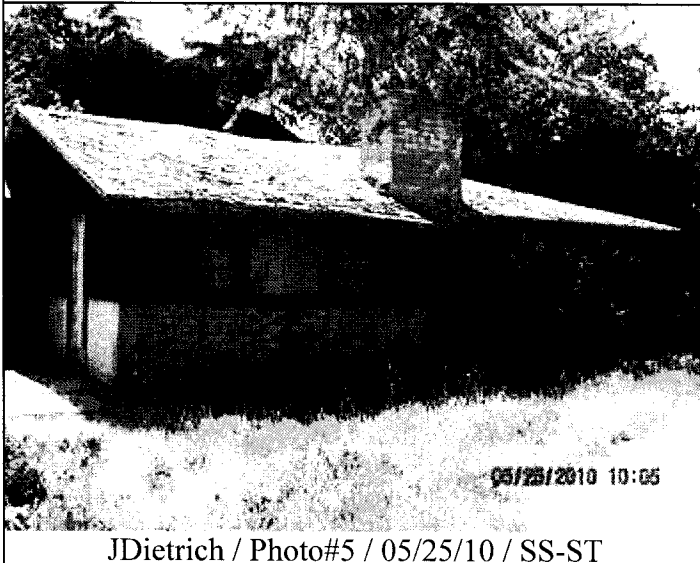
JDietrich / Photo#2



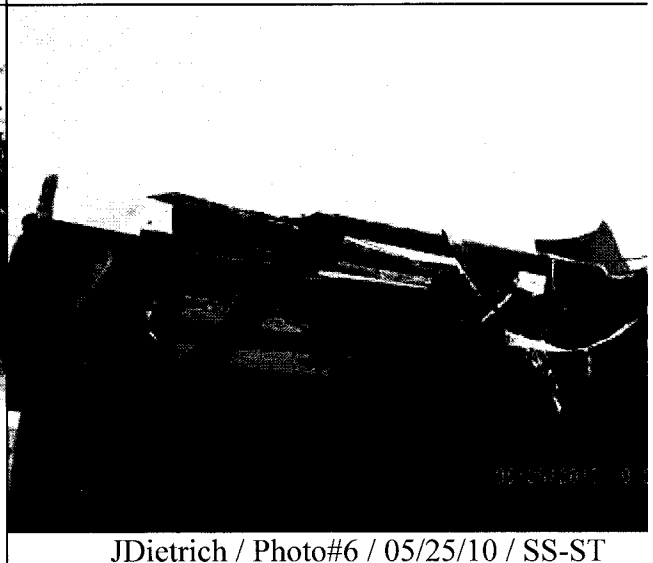
JDietrich / Photo#3



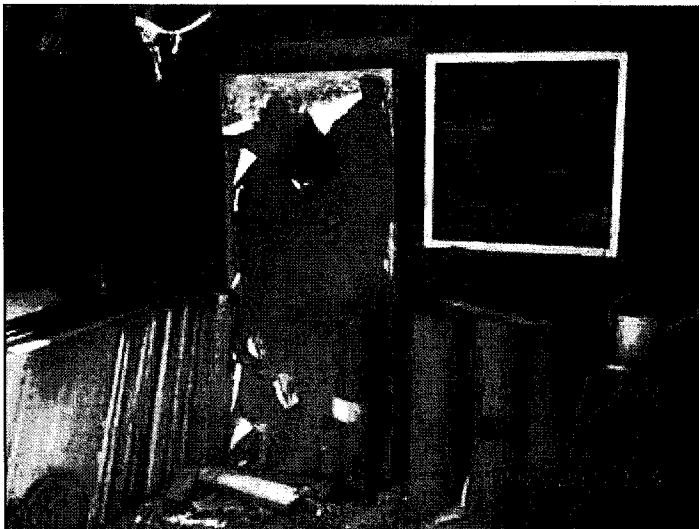
JDietrich / Photo#4 / 05/25/10 / SS-ST



JDietrich / Photo#5 / 05/25/10 / SS-ST



JDietrich / Photo#6 / 05/25/10 / SS-ST



JDietrich / Photo#7 / 05/25/10 / SS-ST



JDietrich / Photo#8 / 05/25/10 / SS-ST



JDietrich / Photo#9 / 05/25/10 / SS-ST



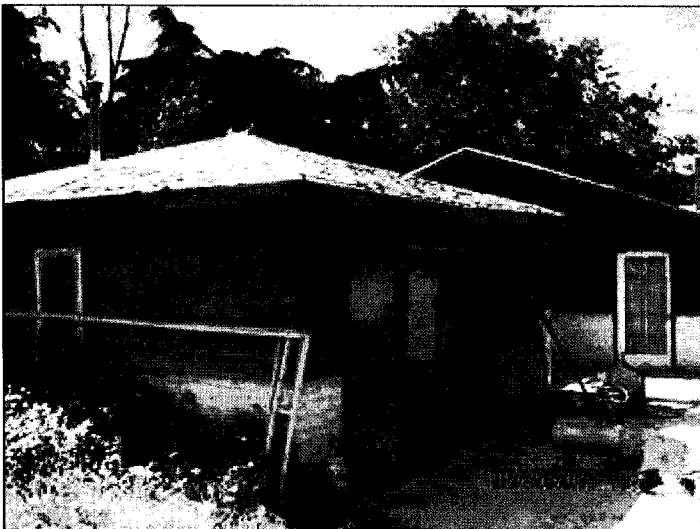
JDietrich / Photo#10 / 05/25/10 / SS-ST



JDietrich / Photo#11 / 05/25/10 / SS-ST



JDietrich / Photo#12 / 05/25/10 / SS-ST



JDietrich / Photo#19 / 05/25/10 / SS-ST

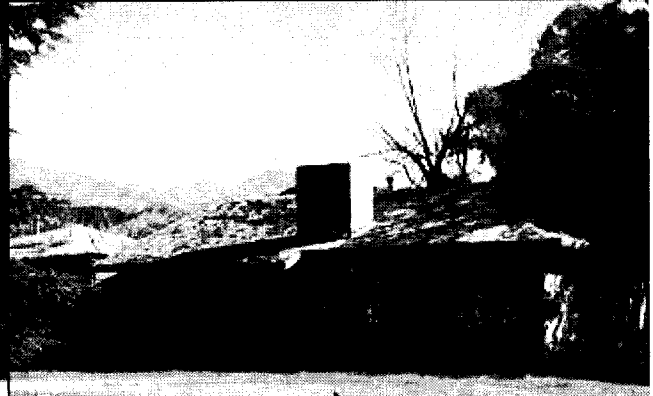


JDietrich / 11/18/10



11/18/2010 11:15

JDietrich / 11/18/10



11/18/2010 11:15

JDietrich / 11/18/10



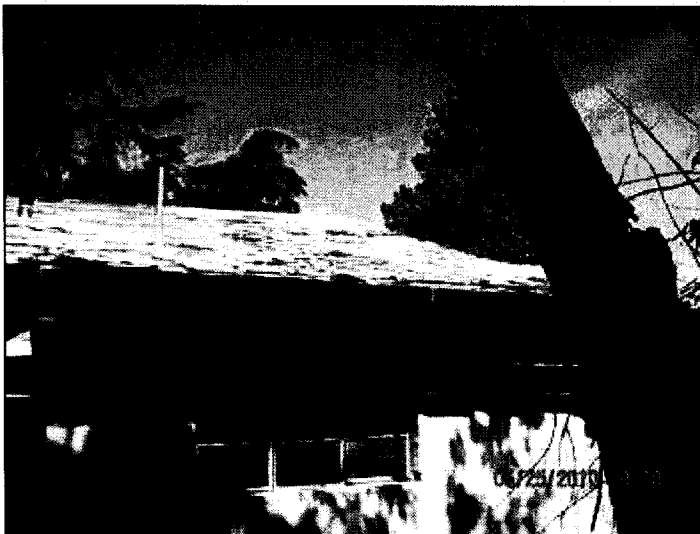
02/28/2011 11:35

JDietrich / 02/28/11 / SS-ST Remains



02/28/2011 11:35

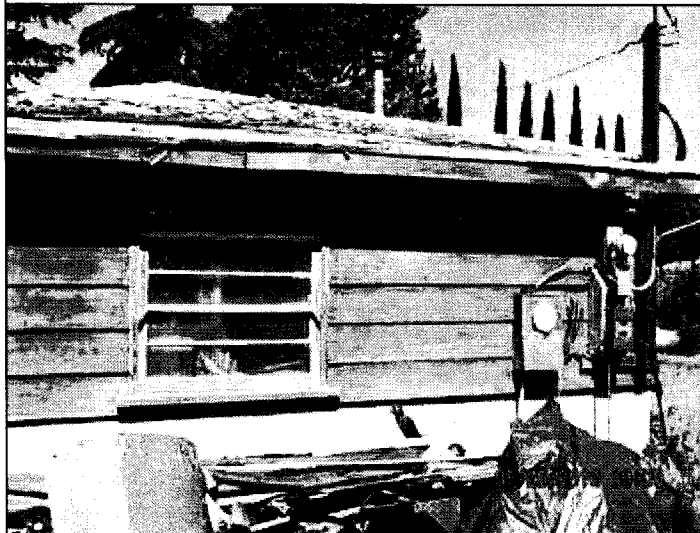
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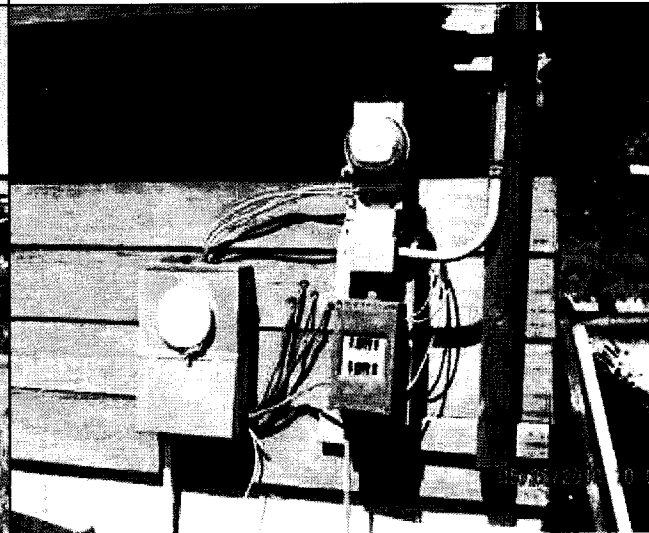
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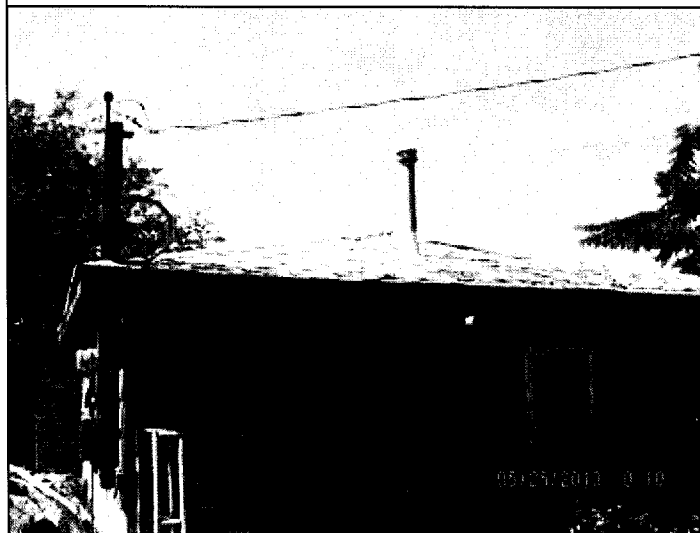
JDietrich / Photo#14 / 05/25/10 / SS-ST



JDietrich / Photo#15 / 05/25/10 / SS-ST



JDietrich / Photo#16 / 05/25/10 / SS-ST



JDietrich / Photo#17 / 05/25/10 / SS-ST



JDietrich / Photo#18 / 05/25/10 / SS-ST



JDietrich / 02/28/11 / SS-ST Remains



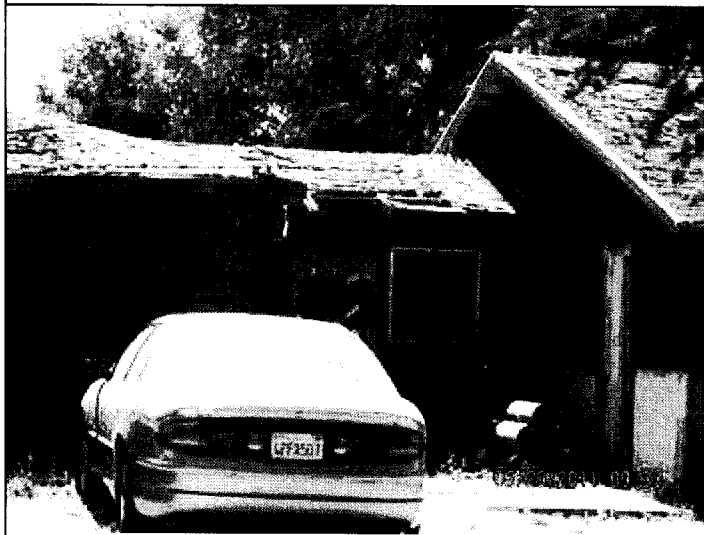
JDietrich / 02/28/11 / SS-ST Remains



JDietrich / 06/29/11 / SS-ST Remains



JDietrich / 06/29/11 / SS-ST Remains



JDietrich / 06/29/11 / SS-ST Remains



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JDietrich / 06/29/11 / SS-ST Remains



JDietrich / 06/29/11 / SS-ST Remains



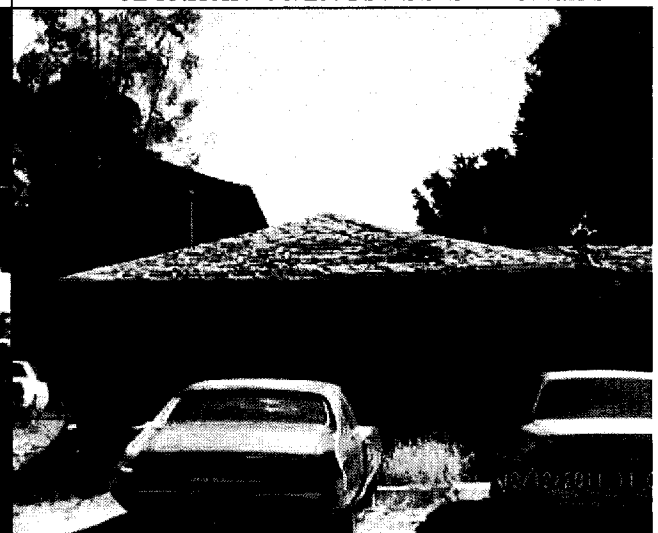
JDietrich / 06/29/11 / SS-ST Remains



JDietrich / 06/29/11 / SS-ST Remains



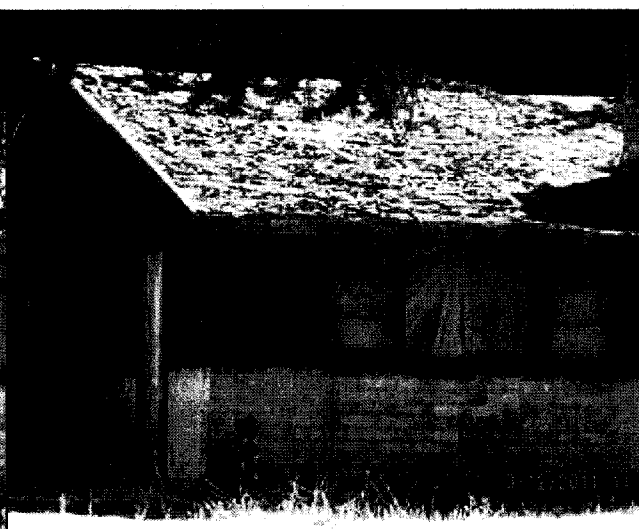
Dietrich / 10/12/11



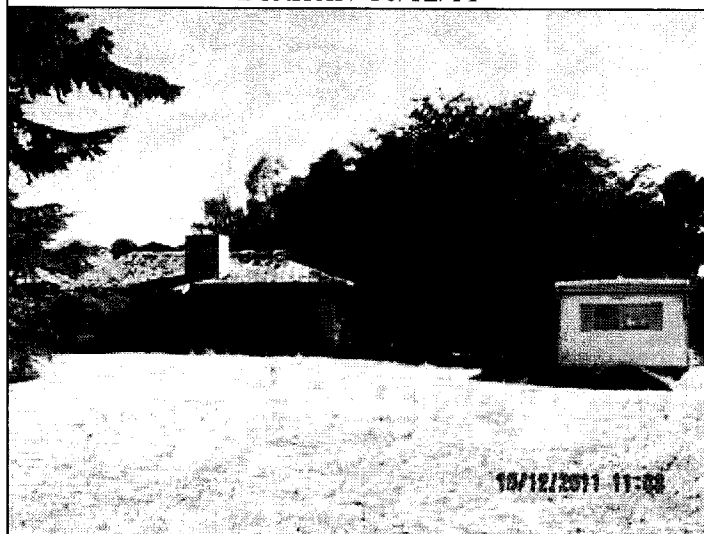
Dietrich / 10/12/11



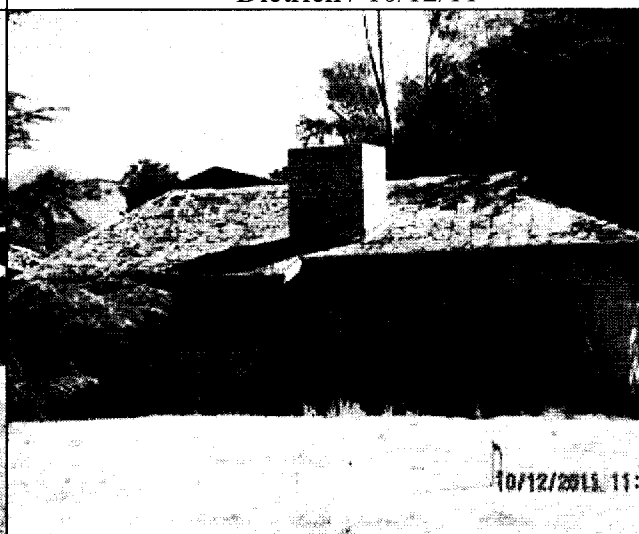
Dietrich / 10/12/11



Dietrich / 10/12/11



Dietrich / 10/12/11



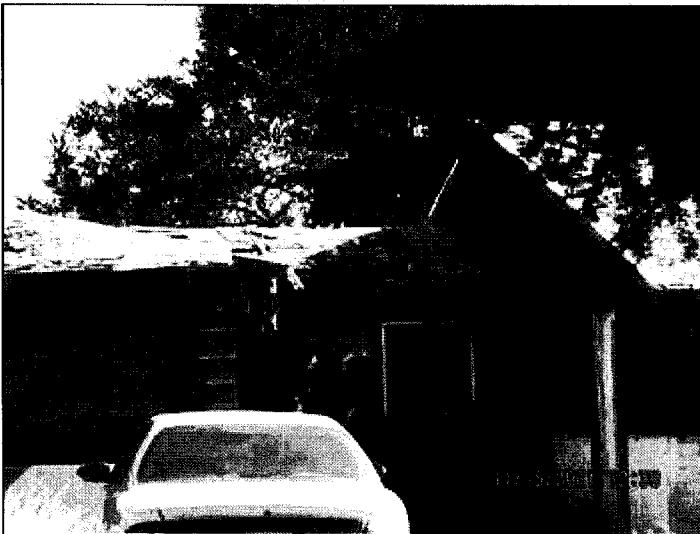
Dietrich / 10/12/11



Dietrich / 11/15/11



Dietrich / 11/15/11



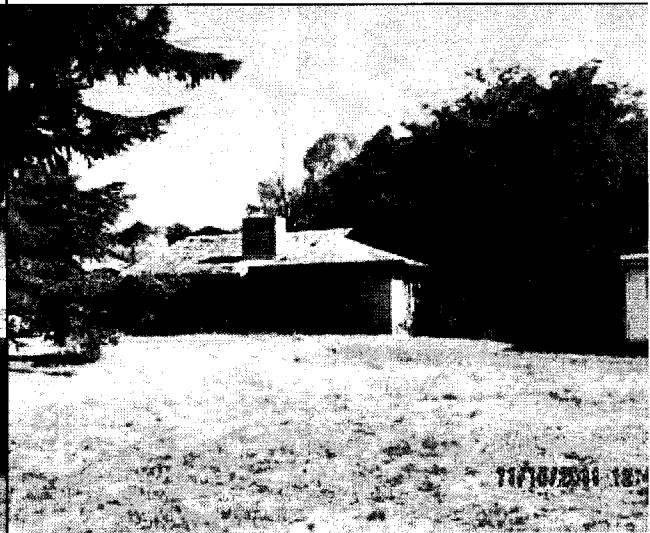
Dietrich / 11/15/11



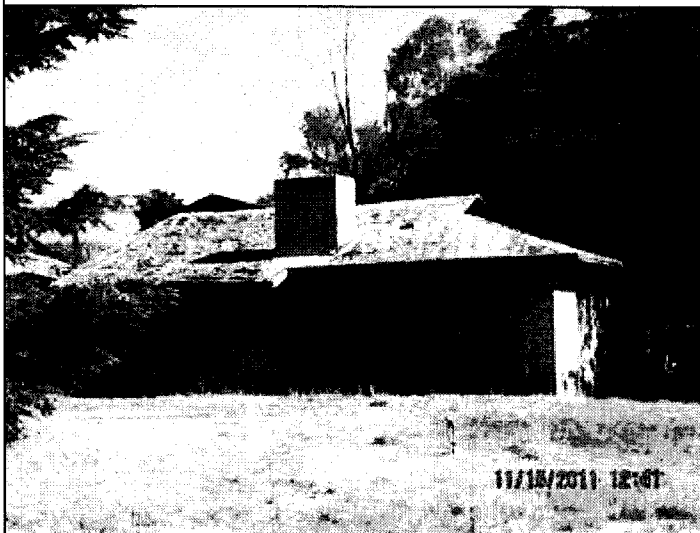
Dietrich / 11/15/11



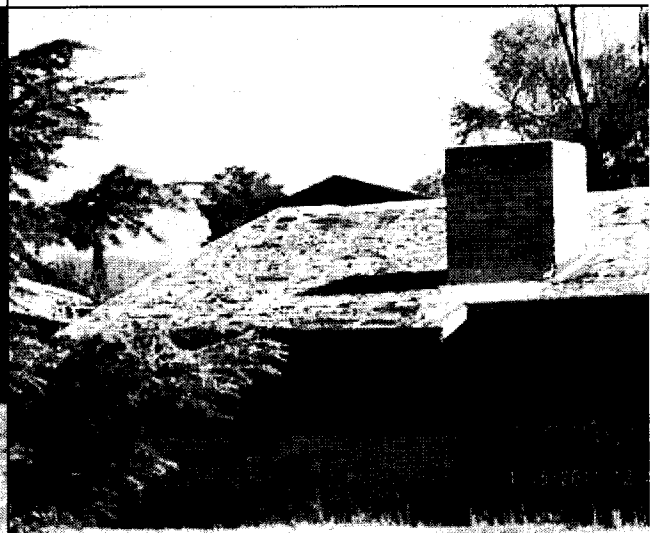
Dietrich / 11/15/11



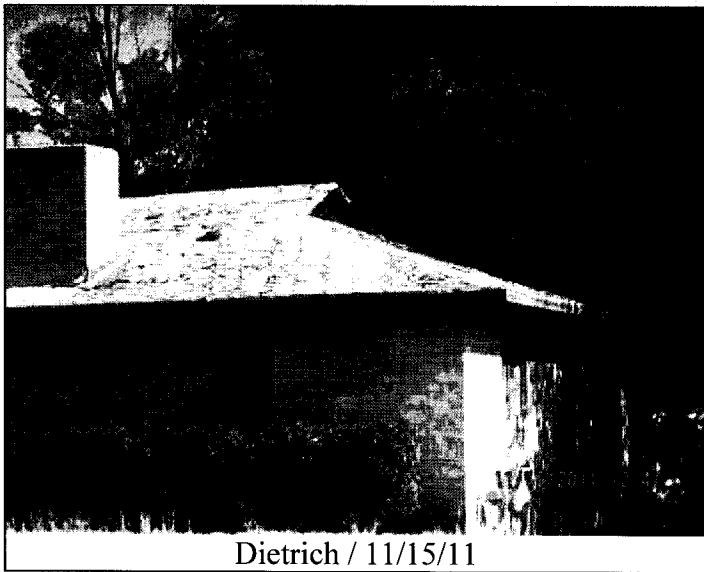
Dietrich / 11/15/11



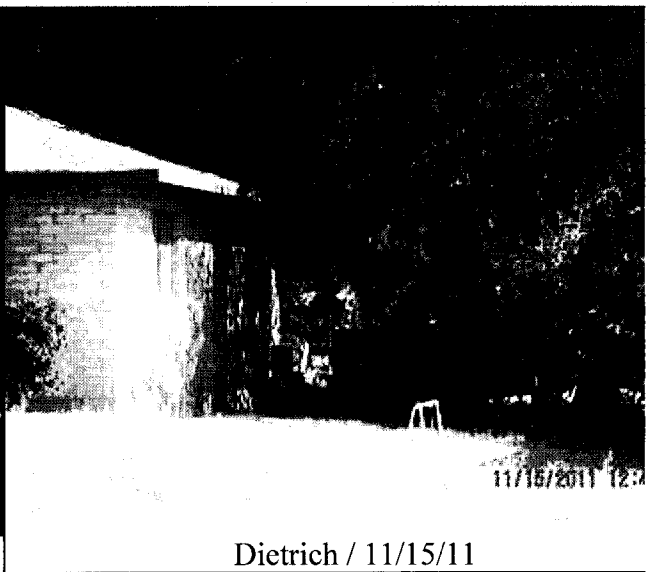
Dietrich / 11/15/11



Dietrich / 11/15/11



Dietrich / 11/15/11



Dietrich / 11/15/11

Exhibit “E”

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 checked="" type="checkbox"/> Hazardous Wiring..... <i>EXPOSED WIRES</i>	1001(e)	17920.3(d)
OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input checked="" type="checkbox"/> Demolish Or Rehabilitate Structure		
7. <input type="checkbox"/> Lack of adequate heating facilities.....	1001(o)6	17920.3(a)6
OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure		
8. <input type="checkbox"/> Deteriorated or inadequate foundation.....	1001(e)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 checked="" type="checkbox"/> Members of ceilings, roofs, ceiling and roof supports or other horizontal members which sag, split, or buckle due to defective material or deterioration..... <i>UNINHABITABLE</i>	1001(c)6	17920.3(b)6
OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input checked="" type="checkbox"/> Demolish Or Rehabilitate Structure		
12. <input checked="" type="checkbox"/> Dampness of habitable rooms..... <i>FAULTY WEATHER PROTECTION</i>	1001(b)11	17920.3(a)11
OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input checked="" type="checkbox"/> Demolish Or Rehabilitate Structure		
13. <input checked="" type="checkbox"/> Faulty weather protection..... <i>UNINHABITABLE</i>	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 checked="" type="checkbox"/> Fire hazard. <i>UNDERRATED COND. + ELECTRICITY TO HOUSE IS ON</i>	1001(i)	17920.3(h)
OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input checked="" 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. CV07-1874 Address 10956 CHERRY AVE. BEAUMONT

Date 5-25-10 Officer DIETRICH

285-925 (4/96) APN 402-250-009



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

JOHN BOYD
Director

AFFIDAVIT OF POSTING OF NOTICES

May 25, 2010

RE CASE NO: CV071874

I, Jacob Dietrich, hereby declare:

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

That on 05/25/10 at 1110, I securely and conspicuously posted a Notice of Violation (RCC 15.16.020 - Sub-Standard Structure), Notice of Defects & \"Danger Do Not Enter\" sign, at the property described as:

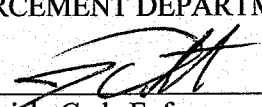
Property Address: 10956 CHERRY AVE, BEAUMONT

Assessor's Parcel Number: 402-250-009

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

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

CODE ENFORCEMENT DEPARTMENT


By: Jacob Dietrich, Code Enforcement Officer

COUNTY OF RIVERSIDE
CODE ENFORCEMENT DEPARTMENT

NOTICE OF VIOLATION

CASE NO. CV071874 APN 402-250-009

THE PROPERTY AT 10956 Cherry, Beaumont
WAS INSPECTED AT 13:00 am/pm ON 1/11/08
BY J. Morris

(Name of Inspector or Investigator/ Badge No.)

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

CODE 15 SECTION 16.020
Substandard Structure (House)

YOU ARE DIRECTED TO COMPLY WITH THIS NOTICE BY
Obtain building permits from Riverside
Co. Dept of Building & Safety to
rehabilitate or demolish the structure.

IMMEDIATELY. A FOLLOW-UP INVESTIGATION WILL BE CONDUCTED
ON OR ABOUT 2/11/08. FAILURE TO COMPLY BY THIS DATE
COULD RESULT IN THE ISSUANCE OF AN ADMINISTRATIVE
CITATION, AND THE IMPOSITION OF A LIEN ON THE PROPERTY FOR
THE ABATEMENT AND ENFORCEMENT COSTS.

PENALTY FOR FAILURE TO COMPLY

A FINE MAY BE ASSESSED AT THE RATE OF:

\$100 FOR EACH VIOLATION ON THE FIRST OFFENSE

\$200 FOR EACH VIOLATION ON THE SECOND OFFENSE

\$500 FOR EACH VIOLATION ON THE THIRD OFFENSE

NOTICE IS HEREBY GIVEN THAT AT THE CONCLUSION OF THIS
CASE YOU WILL RECEIVE A SUMMARY OF ADMINISTRATIVE COSTS
ASSOCIATED WITH THE PROCESSING OF SUCH VIOLATION(S), AT AN
HOURLY RATE OF \$ 109.00 AS DETERMINED BY THE BOARD OF
SUPERVISORS. YOU WILL HAVE THE RIGHT TO OBJECT TO THESE
CHARGES BY FILING A REQUEST FOR HEARING WITH THE
DEPARTMENT OF BUILDING & SAFETY WITHIN TEN (10) DAYS OF
SERVICE OF THE SUMMARY OF CHARGES, PURSUANT TO SECTION
C. OF RIVERSIDE COUNTY CODE 1.16.080

J. Morris

SIGNATURE -INSPECTOR OR INVESTIGATOR

OFFICE LOCATIONS: (See Reverse Side)

RECEIVED BY:

Posted

DATE: 1/11/08



JAY E. ORR
DIRECTOR

CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE

JOHN BOYD
MICHAEL DAUBER
DEPUTY DIRECTOR

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

AFFIDAVIT OF POSTING OF NOTICES

Case No. CV07-1874

I, Jennifer Morris, the undersigned, hereby declare:

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

County of Riverside
Code Enforcement Division
24318 Hemlock Ave., Suite C-1
Moreno Valley, CA 92557

That on 1/11/08 at 13:30 hrs I securely and conspicuously posted Notice of Violation RCC 15.16.020 (Substandard Structure), Notice of Defects and Danger Sign at the property described as:

Property Address: 10956 Cherry Ave., Beaumont

Assessor's Parcel Number: 402-250-009

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

Executed on 1/24/08 at the District 5 Office in Moreno Valley, California.

CODE ENFORCEMENT DEPARTMENT

By: J. Morris
Jennifer Morris, Code Enforcement Officer

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

SUBSTANDARD BUILDING CONDITIONS:

UNIFORM HOUSING HEALTH & SAFETY
CODE SECTIONS CODE SECTIONS

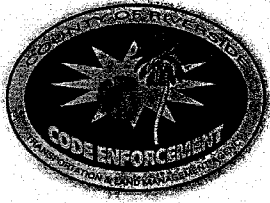
1. <input type="checkbox"/> Lack of or improper water closet, lavatory, bathtub, shower or kitchen sink.....	1001(b)1,2,3	17920.3(a)1,2,3
OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure		
2. <input type="checkbox"/>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

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

Case No. CV07-1874 Address 10956 Cherry, Beaumont
Date 1/11/08 Officer J. Morris #129

SoCal Ed 85-460-631
285-025 (4/96)66931549

main House



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

JOHN BOYD
Director

NOTICE OF VIOLATION

June 1, 2010

DIANE M DUNN
10956 CHERRY AVE
CHERRY VALLEY, CA 92223

RE CASE NO: CV071874 at 10956 CHERRY AVE, BEAUMONT, California, Assessor's Parcel Number 402-250-009

NOTICE IS HEREBY GIVEN that property owned or controlled by you at 10956 CHERRY AVE, BEAUMONT California, Assessor's Parcel Number 402-250-009, is in violation of Section(s) RCC Section No. 15.16.020 (Ord. 457), of the Riverside County Code.

Said violation is described as:

- 1) 15.16.020 (Ord. 457) - No person shall erect, alter, demolish, use, or maintain a structure without first obtaining all the required permits and approvals in the unincorporated area of the county in accordance with the Ord. 457 and all other applicable laws and regulations.

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

- 1) Obtain permits to correct the substandard conditions (Rehabilitate Structure(s)) of the Dwelling, Enclosed Breezway, & Garage, or Demolish the substandard structure(s).

COMPLIANCE MUST BE COMPLETED BY July 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: Jacob Dietrich, Code Enforcement Officer



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

JOHN BOYD
Director

NOTICE OF VIOLATION

June 1, 2010

DIANE M DUNN
13909 1/2 E AMAR RD STE G
LA PUENTE, CA 91747

RE CASE NO: CV071874 at 10956 CHERRY AVE, BEAUMONT, California, Assessor's Parcel Number 402-250-009

NOTICE IS HEREBY GIVEN that property owned or controlled by you at 10956 CHERRY AVE, BEAUMONT California, Assessor's Parcel Number 402-250-009, is in violation of Section(s) RCC Section No. 15.16.020 (Ord. 457), of the Riverside County Code.

Said violation is described as:

- 1) 15.16.020 (Ord. 457) - No person shall erect, alter, demolish, use, or maintain a structure without first obtaining all the required permits and approvals in the unincorporated area of the county in accordance with the Ord. 457 and all other applicable laws and regulations.

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

- 1) Obtain permits to correct the substandard conditions (Rehabilitate Structure(s)) of the Dwelling, Enclosed Breezway, & Garage, or Demolish the substandard structure(s).

COMPLIANCE MUST BE COMPLETED BY July 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: Jacob Dietrich, Code Enforcement Officer



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

JOHN BOYD
Director

NOTICE OF VIOLATION

June 1, 2010

Terry Dunn
10956 CHERRY AVE
BEAUMONT, CA 92223

RE CASE NO: CV071874 at 10956 CHERRY AVE, BEAUMONT, California, Assessor's Parcel Number 402-250-009

NOTICE IS HEREBY GIVEN that property owned or controlled by you at 10956 CHERRY AVE, BEAUMONT California, Assessor's Parcel Number 402-250-009, is in violation of Section(s) RCC Section No. 15.16.020 (Ord. 457), of the Riverside County Code.

Said violation is described as:

- 1) 15.16.020 (Ord. 457) - No person shall erect, alter, demolish, use, or maintain a structure without first obtaining all the required permits and approvals in the unincorporated area of the county in accordance with the Ord. 457 and all other applicable laws and regulations.

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

- 1) Obtain permits to correct the substandard conditions (Rehabilitate Structure(s)) of the Dwelling, Enclosed Breezeway, & Garage, or Demolish the substandard structure(s).

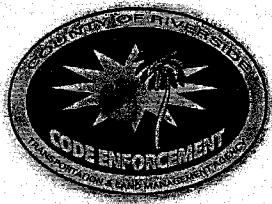
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CODE ENFORCEMENT DEPARTMENT

By: Jacob Dietrich, Code Enforcement Officer



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

JOHN BOYD
Director

PROOF OF SERVICE

Case No. CV071874

STATE OF CALIFORNIA, COUNTY OF RIVERSIDE

I, Ana Carrillo, 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 June 1, 2010, I served the following document(s):

NOTICE RE: Notice of Violation (RCC 15.16.020)

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:

DIANE M DUNN 13909 1/2 E AMAR RD STE G, LA PUENTE, CA 91747
TERRY DUNN 10956 CHERRY AVE, BEAUMONT, CA 92223
DIANE M DUNN 10956 CHERRY AVE, CHERRY VALLEY, CA 92223

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 June 1, 2010 in the County of Riverside, California.

CODE ENFORCEMENT DEPARTMENT

A. Carrillo

By: Ana Carrillo, Code Enforcement Aide

402-250-009

07-1874

COUNTY OF RIVERSIDE
Code Enforcement Department
24318 Hemlock Avenue, Suite C-1
Moreno Valley, CA 92557

RETURN RECEIPT REQUESTED
RETURN RECEIPT REQUESTED

RECD JUN 25 2010

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

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

OFFICIAL USE

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

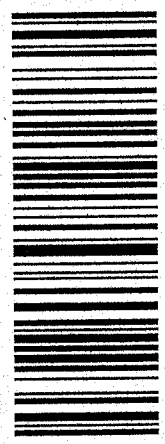
Postmark
Here

Diane M. Dunn
13909 1/2 E. Amar Road, Suite G
La Puente, CA 91747
CV07-1874 / JD 402-250-009

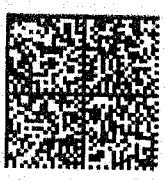
for Instructions

E265 EEEER E00D 05TD 900L

CERTIFIED MAIL™



FIRST CLASS



UNITED STATES POSTAGE
02 1A
0004635132
MAILED FROM ZIP CODE 92504
\$ 05.54
JUN 01 2010
PRIME MAIL™
PRIME MAIL™
PRIME MAIL™

Diane M. Dunn
13909 1/2 E. Amar Road, Suite G
La Puente, CA 91747
CV07-1874 / JD 402-250-009

NIXIE 917 DE 1 00 06/23/10
RETURN TO SENDER
UNCLAIMED
UNABLE TO FORWARD

BC: 92557722431 *0704-06661-01-40
92557722431

402-250-009

07-1874

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:

Diane M. Dunn
 10956 Cherry Avenue
 Cherry Valley, CA 92223
 CV07-1874 / JD 402-250-009

RECD JUN 14 2010

2. Article Number

(Transfer from service label)

7008 0150 0003 8333 5947

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-1540

COMPLETE THIS SECTION ON DELIVERY

- A. Signature *Diane M. Dunn* Agent Addressee
- B. Received by (Printed Name) *Diane M. Dunn* Agent Addressee
- C. Date of Delivery *6/12/10*
- D. Is delivery address different from item 1? Yes No
 If YES, enter delivery address below:

3. Service Type

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

4. Restricted Delivery? (Extra Fee)

Yes

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:

Terry Dunn
 10956 Cherry Avenue
 Cherry Valley, CA 92223
 CV07-1874 / JD 402-250-009

RECD JUN 14 2010

2. Article Number

(Transfer from service label)

7008 0150 0003 8333 5930

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-1540

COMPLETE THIS SECTION ON DELIVERY

- A. Signature *Terry Dunn* Agent Addressee
- B. Received by (Printed Name) *Terry Dunn* Agent Addressee
- C. Date of Delivery *6-12-10*
- D. Is delivery address different from item 1? Yes No
 If YES, enter delivery address below:

3. Service Type

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

4. Restricted Delivery? (Extra Fee)

Yes

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

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

OFFICIAL USE

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

Postmark Here

Terry Dunn
 10956 Cherry Avenue
 Cherry Valley, CA 92223
 CV07-1874 / JD 402-250-009

for Instructions

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

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

Postmark Here

Diane M. Dunn
 10956 Cherry Avenue
 Cherry Valley, CA 92223
 CV07-1874 / JD 402-250-009

for Instructions

PHS FFFR FNNN NSTN QNNY



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

GLENN BAUDE
Director

NOTICE OF VIOLATION

December 17, 2010

Terry Dunn
P.O. Box 524
Beaumont, CA 92223

RE CASE NO: CV071874 at 10956 CHERRY AVE, in the community of BEAUMONT, California, Assessor's Parcel Number 402-250-009

NOTICE IS HEREBY GIVEN that property owned or controlled by you at 10956 CHERRY AVE, in the community of BEAUMONT California, Assessor's Parcel Number 402-250-009, is in violation of Section(s) RCC Section No. 15.16.020 (Ord. 457), 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.

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.

COMPLIANCE MUST BE COMPLETED BY January 16, 2011. 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.

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CODE ENFORCEMENT DEPARTMENT

By: Jacob Dietrich, Code Enforcement Officer



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

GLENN BAUDE
Director

NOTICE OF VIOLATION

December 17, 2010

First Franklin Financial Corporation
2150 NORTH FIRST ST
SAN JOSE, CA 95131

RE CASE NO: CV071874 at 10956 CHERRY AVE, in the community of BEAUMONT, California, Assessor's Parcel Number 402-250-009

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CODE ENFORCEMENT DEPARTMENT

By: Jacob Dietrich, Code Enforcement Officer



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

GLENN BAUDE
Director

NOTICE OF VIOLATION

December 17, 2010

Principal Portfolio Services Inc.
3150 Bristol St. Suite 250
Costa Mesa, Ca 92626

RE CASE NO: CV071874 at 10956 CHERRY AVE, in the community of BEAUMONT, California, Assessor's Parcel Number 402-250-009

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CODE ENFORCEMENT DEPARTMENT

By: Jacob Dietrich, Code Enforcement Officer



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

GLENN BAUDE
Director

NOTICE OF VIOLATION

December 17, 2010

EMC MORTGAGE CORPORATION
P.O. Box 141358
IRVING, TX 75014-1358

RE CASE NO: CV071874 at 10956 CHERRY AVE, in the community of BEAUMONT, California, Assessor's Parcel Number 402-250-009

NOTICE IS HEREBY GIVEN that property owned or controlled by you at 10956 CHERRY AVE, in the community of BEAUMONT California, Assessor's Parcel Number 402-250-009, is in violation of Section(s) RCC Section No. 15.16.020 (Ord. 457), of the Riverside County Code.

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CODE ENFORCEMENT DEPARTMENT

By: Jacob Dietrich, Code Enforcement Officer



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

GLENN BAUDE
Director

NOTICE OF VIOLATION

December 17, 2010

CAL-WESTERN RECONVEYANCE CORPORATION
525 EAST MAIN STREET
P.O BOX 22004
EL CAJON, CA 92022-9004

RE CASE NO: CV071874 at 10956 CHERRY AVE, in the community of BEAUMONT, California, Assessor's Parcel Number 402-250-009

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CODE ENFORCEMENT DEPARTMENT

By: Jacob Dietrich, Code Enforcement Officer

COPY

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..... OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure	1001(b)1,2,3	17920.3(a)1,2,3
2.	<input type="checkbox"/> Lack of hot and cold running water to plumbing fixtures OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure	1001(b)4,5	17920.3(a)4,5
3.	<input type="checkbox"/> Lack of connection to required sewage system..... OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure	1001(b)14	17920.3(a)14
4.	<input type="checkbox"/> Hazardous plumbing..... OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure	1001(f)	17920.3(e)
5.	<input type="checkbox"/> Lack of required electrical lighting..... OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure	1001(b)10	17920.3(a)10
6.	<input checked="" type="checkbox"/> Hazardous Wiring..... <i>EXPOSED WIRES</i> OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input checked="" type="checkbox"/> Demolish Or Rehabilitate Structure	1001(e)	17920.3(d)
7.	<input type="checkbox"/> Lack of adequate heating facilities..... OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure	1001(o)6	17920.3(a)6
8.	<input type="checkbox"/> Deteriorated or inadequate foundation..... OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure	1001(c)1	17920.3(b)1
9.	<input type="checkbox"/> Defective or deteriorated flooring or floor supports..... OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure	1001(c)2	17920.3(b)2
10.	<input type="checkbox"/> Members of walls, partitions or other vertical supports that split, lean, list or buckle due to defective material or deterioration..... OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure	1001(c)4	17920.3(b)4
11.	<input checked="" type="checkbox"/> Members of ceilings, roofs, ceiling and roof supports or other horizontal members which sag, split, or buckle due to defective material or deterioration..... <i>UNINHABITABLE</i> OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input checked="" type="checkbox"/> Demolish Or Rehabilitate Structure	1001(c)6	17920.3(b)6
12.	<input checked="" type="checkbox"/> Dampness of habitable rooms..... <i>FAULTY WEATHER PROTECTION</i> OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input checked="" type="checkbox"/> Demolish Or Rehabilitate Structure	1001(b)11	17920.3(a)11
13.	<input checked="" type="checkbox"/> Faulty weather protection..... <i>UNINHABITABLE</i> 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	1001(h)1-4	17920.3(g)1-4
14.	<input checked="" type="checkbox"/> General dilapidation or improper maintenance..... OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input checked="" type="checkbox"/> Demolish Or Rehabilitate Structure	1001(b)13	17920.3(a)13
15.	<input checked="" type="checkbox"/> Fire hazard..... <i>Under Appointed conv. + ELECTRICITY TO HOUSE IS ON</i> OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input checked="" type="checkbox"/> Demolish Or Rehabilitate Structure	1001(i)	17920.3(h)
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..... OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure	1001(n)	17920.3(n)
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. CV07-1874 Address 10956 CHERRY AVE. BEAUMONT
Date 5-25-10 Officer DIETRICH

285-025 (4/96) *APN 402-250-009*



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

GLENN BAUDE
Director

PROOF OF SERVICE

Case No. CV071874

STATE OF CALIFORNIA, COUNTY OF RIVERSIDE

I, Ana Carrillo, 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 December 17, 2010, I served the following document(s):

NOTICE RE: Notice of Violation (RCC 15.16.020)

Notice of Defects (1)

Summary of Costs Notification

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

First Franklin Financial Corporation 2150 NORTH FIRST ST, SAN JOSE, CA 95131
Principal Portfolio Services Inc. 3150 Bristol St. Suite 250, Costa Mesa, Ca 92626
EMC MORTGAGE CORPORATION P.O. Box 141358, IRVING, TX 75014-1358
CAL-WESTERN RECONVEYANCE CORPORATION 525 EAST MAIN STREET P.O BOX 22004, EL CAJON, CA 92022-9004
Terry Dunn P.O. Box 524, Beaumont, CA 92223

Servi

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.

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 December 17, 2010 in the County of Riverside, California.

CODE ENFORCEMENT DEPARTMENT

By: Ana Carrillo, Code Enforcement Aide

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:

Terry Dunn
 P.O. Box 524
 Beaumont, CA 92223
 CV07-1874 / JD 402-250-009

COMPLETE THIS SECTION ON DELIVERY

A. Signature Terry Dunn Agent Addressee

B. Received by (Printed Name) _____ C. Date of Delivery _____

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

REC'D JAN 04 2011

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

4. Restricted Delivery? (Extra Fee) Yes

2. Article Number
 (Transfer from service label)

7010 1060 0001 9959 2961

PS Form 3811, February 2004

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

OFFICIAL USE

7010 1060 0001 9959 2961

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

Postmark
Here

Terry Dunn
 P.O. Box 524
 Beaumont, CA 92223
 CV07-1874 / JD 402-250-009

for Instructions

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

OFFICIAL USE

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

Postmark
Here

First Franklin Financial Corporation
 2150 North First Street
 San Jose, CA 95131
 CV07-1874 / JD 402-250-009

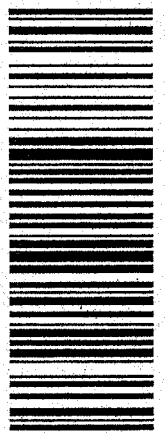
for Instructions

6262 6566 1000 0901 0101

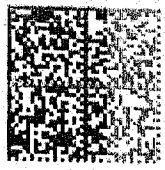
CERTIFIED MAIL™

COUNTY OF RIVERSIDE
 Code Enforcement Department
 24318 Hemlock Avenue, Suite C-1
 Moreno Valley, CA 92557

RETURN RECEIPT REQUESTED
 RETURN RECEIPT REQUESTED



7010 1060 0001 9959 2923



UNITED STATES POSTAGE
 02 1M
 0004277091
 MAILED FROM ZIP CODE 92504
\$ 05.54
 DEC 20 2010

First Franklin Financial Corporation
 2150 North First Street
 San Jose, CA 95131
 CV07-1874 / JD 402-250-009

RECD JAN 04 2011

9519182045 0019

5555707224

FORWARD TIME EXP 1 095F 00 12/25/10
 FIRST FRANKLIN CENTER MALL
 PITTSBURGH PA 15212-5935
 RETURN TO SENDER

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

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

OFFICIAL USE

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

Postmark
Here

Principal Portfolio Services Inc.
 3150 Bristol Street, Suite 250
 Costa Mesa, CA 92626
 CV07-1874 / JD 402-250-009

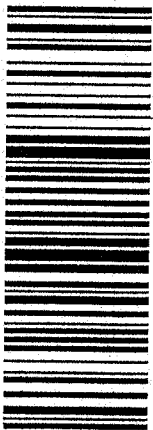
for Instructions

0662 6566 T000 090T 0T02

CERTIFIED MAIL™

COUNTY OF RIVERSIDE
 Code Enforcement Department
 24318 Hemlock Avenue, Suite C-1
 Moreno Valley, CA 92557

RETURN RECEIPT REQUESTED
 RETURN RECEIPT REQUESTED



701D 106D 0001 9959 293D



UNITED STATES POSTAGE
 \$05.54
 02 1M
 0004277091
 DEC 20 2010
 MAILED FROM ZIP CODE 92504

Principal Portfolio Services Inc.
 3150 Bristol Street, Suite 250
 Costa Mesa, CA 92626
 CV07-1874 / JD 402-250-009

RECD JAN 04 2011

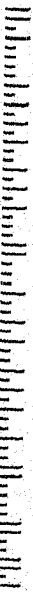
NIXIE 927 DE 1 00 12/24/10

RETURN TO SENDER
 NOT DELIVERABLE
 UNABLE TO FORWARD

BC: 92557722431 *1777-09276-20-43

925577224 0053

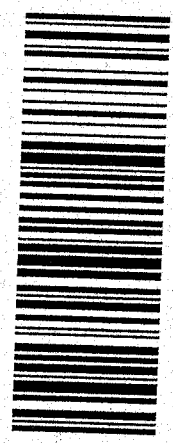
925577224



COUNTY OF RIVERSIDE
Code Enforcement Department
24318 Hemlock Avenue, Suite C-1
Moreno Valley, CA 92557

RETURN RECEIPT REQUESTED
RETURN RECEIPT REQUESTED

CERTIFIED MAIL™



7010 1060 0001 9959 2947



UNITED STATES POSTAGE
02 1M
0004277091
MAILED FROM ZIP CODE 92504
\$ 05.540
DEC 20 2010
PRIME BROWES

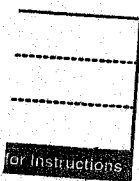
REC'D JAN 04 2011

EMC Mortgage Corporation
P.O. Box 141358
Irving, TX 75014-1358
CV07-1874 / JD 402-250-009

NOT DELIVERABLE
AS ADDRESSED
UNABLE TO FORWARD

NOT DELIVERABLE
AS ADDRESSED
UNABLE TO FORWARD

Postmark
Here



for Instructions

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

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

OFFICIAL USE

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

EMC Mortgage Corporation
P.O. Box 141358
Irving, TX 75014-1358
CV07-1874 / JD 402-250-009

2462 6566 1000 0901 0102

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY	
<ul style="list-style-type: none"> Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired. Print your name and address on the reverse so that we can return the card to you. Attach this card to the back of the mailpiece, or on the front if space permits. 	A. Signature X <i>Andree Adler</i> <input type="checkbox"/> Agent <input checked="" type="checkbox"/> Addressee	
	B. Received by (Printed Name) Andree Adler C. Date of Delivery DEC 2 2010	
1. Article Addressed to: CAL -- Western Reconveyance Corp. P.O. Box 22004 525 East Main Street El Cajon, CA 92022 CV07-1874 / JD 402-250-009	D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No <div style="text-align: center; font-size: 24px; font-weight: bold;">REC'D JAN 04 2011</div>	
	3. Service Type <input checked="" type="checkbox"/> Certified Mail <input type="checkbox"/> Express Mail <input type="checkbox"/> Registered <input checked="" type="checkbox"/> Return Receipt for Merchandise <input type="checkbox"/> Insured Mail <input type="checkbox"/> C.O.D.	
	4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes	
2. Article Number (Transfer from service label)	7010 1060 0001 9959 2954	
PS Form 3811, February 2004 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

OFFICIAL USE

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

Postmark Here

CAL - Western Reconveyance Corp.
 P.O. Box 22004 525 East Main Street
 El Cajon, CA 92022
 CV07-1874 / JD 402-250-009

for Instructions

7010 1060 0001 9959 2954



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

GLENN BAUDE
Director

NOTICE OF VIOLATION

March 9, 2011

DIANE M DUNN
13909 1/2 E AMAR RD STE G
LA PUENTE, CA 91747

RE CASE NO: CV07-1874 at 10956 CHERRY AVE, in the community of BEAUMONT, California, Assessor's Parcel Number 402-250-009

NOTICE IS HEREBY GIVEN that property owned or controlled by you at 10956 CHERRY AVE, in the community of BEAUMONT California, Assessor's Parcel Number 402-250-009, is in violation of Section(s) RCC Section No. 15.16.020 (Ord. 457), 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.

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.

COMPLIANCE MUST BE COMPLETED BY APRIL 9, 2011. 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.

24318 HEMLOCK AVE., SUITE C-1, MORENO VALLEY, CALIFORNIA 92557
(951) 485-5840 • FAX (951) 485-4938

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: Jacob Dietrich, Code Enforcement Officer



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

GLENN BAUDE
Director

NOTICE OF VIOLATION

March 9, 2011

DIANE M DUNN
10956 CHERRY AVE
CHERRY VALLEY, CA 92223

RE CASE NO: CV07-1874 at 10956 CHERRY AVE, in the community of BEAUMONT, California, Assessor's Parcel Number 402-250-009

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(951) 485-5840 • FAX (951) 485-4938

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CODE ENFORCEMENT DEPARTMENT

By: Jacob Dietrich, Code Enforcement Officer



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

GLENN BAUDE
Director

NOTICE OF VIOLATION

March 9, 2011

Mark A. Mellor
6800 Indiana Ave. #220
Riverside, CA 92506

RE CASE NO: CV07-1874 at 10956 CHERRY AVE, in the community of BEAUMONT, California, Assessor's Parcel Number 402-250-009

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24318 HEMLOCK AVE., SUITE C-1, MORENO VALLEY, CALIFORNIA 92557
(951) 485-5840 • FAX (951) 485-4938

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CODE ENFORCEMENT DEPARTMENT

By: Jacob Dietrich, Code Enforcement Officer



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

GLENN BAUDE
Director

NOTICE OF VIOLATION

March 9, 2011

First Franklin Financial Corporation
150 Allegheny Center Mall
Pittsburgh, PA 15212-5335

RE CASE NO: CV07-1874 at 10956 CHERRY AVE, in the community of BEAUMONT, California, Assessor's Parcel Number 402-250-009

NOTICE IS HEREBY GIVEN that property owned or controlled by you at 10956 CHERRY AVE, in the community of BEAUMONT California, Assessor's Parcel Number 402-250-009, is in violation of Section(s) RCC Section No. 15.16.020 (Ord. 457), of the Riverside County Code.

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CODE ENFORCEMENT DEPARTMENT

By: Jacob Dietrich, Code Enforcement Officer

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 checked="" type="checkbox"/> Hazardous Wiring..... <i>EXPOSED WIRES</i>	1001(e)	17920.3(d)
OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input checked="" type="checkbox"/> Demolish Or Rehabilitate Structure		
7. <input type="checkbox"/> Lack of adequate heating facilities.....	1001(o)6	17920.3(a)6
OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure		
8. <input type="checkbox"/> Deteriorated or inadequate foundation.....	1001(c)1	17920.3(b)1
OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure		
9. <input type="checkbox"/> Defective or deteriorated flooring or floor supports.....	1001(c)2	17920.3(b)2
OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input type="checkbox"/> Demolish Or Rehabilitate Structure		
10 <input 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 checked="" type="checkbox"/> Members of ceilings, roofs, ceiling and roof supports or other horizontal members which sag, split, or buckle due to defective material or deterioration..... <i>UNINHABITABLE</i>	1001(c)6	17920.3(b)6
OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input checked="" type="checkbox"/> Demolish Or Rehabilitate Structure		
12 <input checked="" type="checkbox"/> Dampness of habitable rooms..... <i>FAULTY WEATHER PROTECTION</i>	1001(b)11	17920.3(a)11
OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input checked="" type="checkbox"/> Demolish Or Rehabilitate Structure		
13 <input checked="" type="checkbox"/> Faulty weather protection..... <i>UNINHABITABLE</i>	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 checked="" type="checkbox"/> Fire hazard..... <i>DILAPIDATED COND. + ELECTRICITY TO HOUSE IS ON</i>	1001(i)	17920.3(h)
OBTAIN PERMIT TO: <input type="checkbox"/> Repair Per Applicable Building Codes <input checked="" 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. CV07-1874 Address 10956 CHERRY AVE. BEAUMONT

Date 5-25-10 Officer DIETRICH

APN 402-250-009



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

GLENN BAUDE
Director

PROOF OF SERVICE

Case No. CV07-1874

STATE OF CALIFORNIA, COUNTY OF RIVERSIDE

I, Jennifer Miller, 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 March 9, 2011, I served the following documents(s):

NOTICE RE: Notice of Violation (RCC 15.16.020)

Notice of Defects (1)

Summary of Costs Notification

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

1. DIANE M DUNN 13909 1/2 E AMAR RD STE G, LA PUENTE, CA 91747
2. DIANE M DUNN 10956 CHERRY AVE, CHERRY VALLEY, CA 92223
3. Mark A. Mellor 6800 Indiana Ave. #220, Riverside, CA 92506
4. First Franklin Financial Corporation 150 Allegheny Center Mall, Pittsburgh, PA 15212-5335

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.

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 March 9, 2011 in the County of Riverside, California.

CODE ENFORCEMENT DEPARTMENT

By: Jennifer Miller, Code Enforcement Aide

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:

First Franklin Financial Corporation
 150 Allegheny Center Mall
 Pittsburgh, PA 15212-5335
 CV07-1874 / JD 402-250-009 (4)

REC'D MAR 16 2011

2. Article Number

(Transfer from service label)

7008 1140 0002 4058

PS Form 3811, February 2004

Domestic Return Receipt

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

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

OFFICIAL USE

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

Postmark Here

First Franklin Financial Corporation
 150 Allegheny Center Mall
 Pittsburgh, PA 15212-5335
 CV07-1874 / JD 402-250-009 (4)

PS Form 3800, August 2006

See Reverse for Instructions

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

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

OFFICIAL USE

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

Postmark Here

Diane M. Dunn
 10956 Cherry Avenue
 Cherry Valley, CA 92223
 CV07-1874 / JD 402-250-009 (4)

PS Form 3800, August 2006

See Reverse for Instructions

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:

Mark A. Mellor
 6800 Indiana Avenue, #220
 Riverside, CA 92506
 CV07-1874 / JD 402-250-009 (4)

REC'D MAR 15 2011

2. Article Number

(Transfer from service label)

7008 1140 0002 4058

PS Form 3811, February 2004

Domestic Return Receipt

COMPLETE THIS SECTION ON DELIVERY

A. Signature Agent
 Addressee

B. Received by (Printed Name) Terry Dunn C. Date of Delivery 3/19/11

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

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

4. Restricted Delivery? (Extra Fee) Yes

7008 1140 0002 4058 0985

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

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

OFFICIAL USE

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

Postmark Here

Mark A. Mellor
 6800 Indiana Avenue, #220
 Riverside, CA 92506
 CV07-1874 / JD 402-250-009 (4)

PS Form 3800, August 2006

See Reverse for Instructions

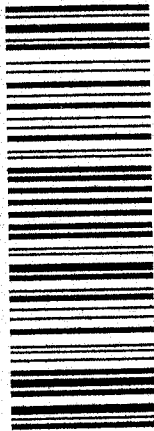
COUNTY OF RIVERSIDE
 Code Enforcement Department
 24318 Hemlock Avenue, Suite C-1
 Moreno Valley, CA 92557

RETURN RECEIPT REQUESTED
 RETURN RECEIPT REQUESTED

Amc

Diane M. Dunn
 13909 1/2 E. Amar Road, Suite G
 La Puente, CA 91747
 CV07-1874 / JD 402-250-009 (4)

7008 1140 0002 4058 0978



UNITED STATES POSTAGE
 PINNEY BOWEN'S
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 MAR 10 2011
 MAILED FROM ZIP CODE 92501

REC'D MAR 15 2011

NIXIE

917 DE 1

00 09/11/11

RETURN TO SENDER
 ATTEMPTED TO FORWARD
 UNABLE TO FORWARD

9174681682 496224



U.S. Postal Service™
CERTIFIED MAIL™ RECEIPT

(Domestic Mail Only; No Insurance Coverage Provided)

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

OFFICIAL USE

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

Postmark
 Here

Diane M. Dunn
 13909 1/2 E. Amar Road, Suite G
 La Puente, CA 91747
 CV07-1874 / JD 402-250-009 (4)

PS Form 3800, August 2006

See Reverse for Instructions

9260 9504 2000 04TT 9002

CERTIFIED MAIL™

Exhibit “F”

When recorded please mail to:
5002

DOC # 2008-0094094

02/27/2008 08:00A Fee:NC

Page 1 of 1

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



NOTICE OF NONCOMPLIANCE

In the matter of the Property of
Diane M. Dunn

Case No. CV07-1874

CV08-00994

062

NOTICE IS HEREBY GIVEN to all persons, pursuant to Section 10 of Ordinance Number 725 of the County of Riverside, State of California, that proceedings have been commenced with respect to violations of Riverside County Ordinance No.457, (RCC Title 15.16.020) described as Substandard Structure , Riverside County Ordinance No. 541, (RCC Title 8.120.010) described as Accumulated Rubbish. Such Proceedings are based upon the noncompliance of such real property, located at 10956 Cherry Avenue, Beaumont, CA, and more particularly described as Assessor's Parcel Number 402-250-009 and having a legal description of .79 ACRES M/L IN POR LOT 3 BLK 12 MB 002/054 SB CHERRY VALLEY LAND & WATER CO, 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 violations to avoid further action by the County of Riverside which may include demolition, removal, razing, etc., to abate the public nuisance. Any costs incurred by the County, including, but not limited to investigative, administrative and abatement costs and attorneys' fees, may become a lien on the property. Further details regarding this notice may be obtained by addressing an inquiry to the Code Enforcement Department, 24318 Hemlock Ave., Suite C-1, Moreno Valley, CA 92557, Attention Code Enforcement Officer Jennifer Morris.

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

COUNTY OF RIVERSIDE
CODE ENFORCEMENT DEPARTMENT

By

Theresa L. Towner

Code Enforcement Department

ACKNOWLEDGMENT

State of California)
County of Riverside)

On 02/14/08 before me, Ana E. Carrillo, Notary Public, personally appeared Theresa L. Towner, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) ~~is~~ are subscribed to the within instrument and acknowledged to me that he/~~she~~ they executed the same in his/~~her~~ their authorized capacity(ies), and that by his/~~her~~ their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

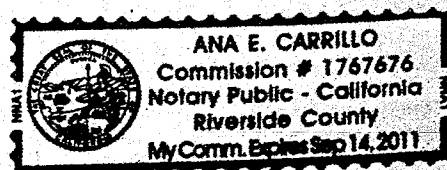
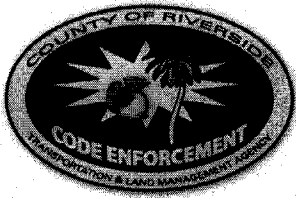


Exhibit “G”



CODE ENFORCEMENT DEPARTMENT COUNTY OF RIVERSIDE

Juan C. Perez
Interim Director

May 22, 2012

NOTICE TO CORRECT COUNTY ORDINANCE VIOLATIONS AND ABATE PUBLIC NUISANCE

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

Case No.: CV07-1874
APN: 402-250-009; DUNN
Property: 10956 Cherry Ave., Beaumont

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 725 to consider the abatement of the substandard structures located on the SUBJECT PROPERTY described as 10956 Cherry Ave., Beaumont, Riverside County, California, and more particularly described as Assessor's Parcel Number 402-250-009.

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 structures from the real property.

SAID HEARING will be held on **Tuesday, June 12, 2012, 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.

We encourage you to contact Code Enforcement at (951) 955-2004 upon receipt of this Notice to discuss the case and attempt to reach a resolution prior to the hearing. If you plan to attend the hearing, please check-in with Code Enforcement staff at 8:30 a.m. on the day of the hearing in the lobby of the first floor annex in front of the Clerk of the Board's Office.

JUAN C. PEREZ
INTERIM DIRECTOR

Carol Lynn Anderson
Administrative Services Officer

NOTICE LIST

Subject Property: 10956 Cherry Avenue, Beaumont
Case No.: CV 07-1874; APN: 402-250-009; District 5/5

DIANE M DUNN
13909 ½ E AMAR RD STE G
LA PUENTE CA 91747

TERRY DUNN
10956 CHERRY AVENUE
BEAUMONT CA 92223

FIRST FRANKLIN FINANCIAL CORP
150 ALLEGHENY CENTER MALL
PITTSBURGH PA 15212

EMC MORTGAGE CORP
PO BOX 141358
IRVINE TX 75014

CAL-WESTERN RECONVEYANCE CORP
525 E MAIN ST
PO BOX 22004
EL CAJON CA 92022

1 **PROOF OF SERVICE**

2 Case No. CV07-1874

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 May 22, 2012, 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)**

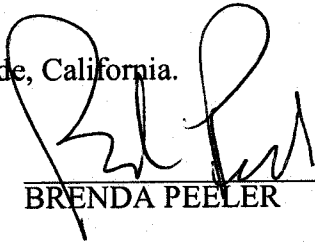
13 XX **BY FIRST CLASS MAIL.** I am "readily familiar" with the office's practice of collection
14 and processing correspondence for mailing. Under that practice it would be deposited with
15 the U.S. Postal Service on that same day with postage thereon fully prepaid at Riverside,
16 California, in the 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 May 22, 2012, at Riverside, California.

24 
25 _____
26 BRENDA PEELER
27
28



**CODE ENFORCEMENT DEPARTMENT
COUNTY OF RIVERSIDE**

AFFIDAVIT OF POSTING OF NOTICES

May 25, 2012

RE CASE NO: CV071874

I, James Pike, hereby declare:

I am employed by the Riverside County Code Enforcement Department; that my business address is 581 South Grand Avenue, San Jacinto, California, 92582 .

That on 05/25/12 at 1530, I securely and conspicuously posted Notice to Correct County Ordinance Violation and Abate Public Nuisance at the property described as:

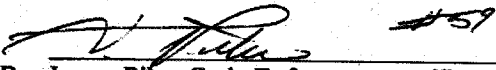
Property Address: 10956 CHERRY AVE, BEAUMONT

Assessor's Parcel Number: 402-250-009

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

Executed on May 25, 2012 in the County of Riverside, California.

CODE ENFORCEMENT DEPARTMENT



By: James Pike, Code Enforcement Officer