

PLEASE COMPLETE THIS INFORMATION

RECORDING REQUESTED BY:

FORD MOTOR CREDIT COMPANY DBA  
AMERICAN SUZUKI AUTOMOTIVE

AND WHEN RECORDED MAIL TO:

Harlan Reese  
Harlan M. Reese Bar #118226  
9444 Waples St #405  
San Diego, California 92121

DOC # 2007-0074066

01/31/2007 08:00A Fee:23.00

Page 1 of 3

Recorded in Official Records  
County of Riverside

Larry U. Ward  
Assessor, County Clerk & Recorder



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\* 1056142 \*

23

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ABSTRACT OF JUDGMENT

Title of Document

\* AB \*

\* xab \*

THIS PAGE ADDED TO PROVIDE ADEQUATE SPACE FOR RECORDING INFORMATION

(\$3.00 Additional Recording Fee Applies)

ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, address, State Bar number, and telephone number): 858-550-0389  
Recording requested by and return to:  
HARLAN M. REESE & ASSOCIATES, Harlan M. Reese, Esq. 118226  
9444 Waples St. Suite 405  
San Diego, CA 92121 1056142

ATTORNEY FOR  JUDGMENT CREDITOR  ASSIGNEE OF RECORD  
SUPERIOR COURT OF CALIFORNIA, COUNTY OF RIVERSIDE  
STREET ADDRESS: 46-200 Oasis Street  
MAILING ADDRESS: 46-200 Oasis Street  
CITY AND ZIP CODE: Indio, CA 92201  
BRANCH NAME: DESERT BRANCH/INDIO DIVISION

FOR RECORDER'S USE ONLY

PLAINTIFF: FORD MOTOR CREDIT COMPANY DBA AMERICAN SUZUKI AUTOMOTIVE CREDIT  
DEFENDANT: MARICELA MENDEZ TORRES, Et al.

**ABSTRACT OF JUDGMENT—CIVIL**  Amended  
**AND SMALL CLAIMS**

CASE NUMBER:  
INC059939

FOR COURT USE ONLY

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

a. Judgment debtor's

Name and last known address

MARICELA MENDEZ TORRES  
AKA MARY TORRES JR  
89450 AIRPORT BL  
THERMAL CA 92274

b. Driver's license No. and state: A5473309-CA

c. Social security No.: 562-57-9564

d. Summons or notice of entry of sister-state judgment was personally served or mailed to (name and address): MARICELA MENDEZ TORRES AKA MARY TORRES JR  
89450 AIRPORT BL  
THERMAL CA 92274

Unknown  
 Unknown

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

3. Judgment creditor (name and address):  
FORD MOTOR CREDIT COMPANY DBA AMERICAN SUZUKI AUTOMOTIVE CREDIT  
1335 S Clearview Ave MESA ARIZONA 85208

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

Date: December 7, 2006

Harlan M. Reese, Esq.

(TYPE OR PRINT NAME)

(SIGNATURE OF APPLICANT OR ATTORNEY)

6. Total amount of judgment as entered or last renewed:  
\$5,847.67

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

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

8. a. Judgment entered on (date): December 1, 2006  
b. Renewal entered on (date):

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

9.  This judgment is an installment judgment.

12. a.  I certify that this is a true and correct abstract of the judgment entered in this action.  
b.  A certified copy of the judgment is attached.



This abstract issued on (date):

JAN 05 2007

Clerk by

Deputy

PLAINTIFF: FORD MOTOR CREDIT COMPANY DEFENDANT: MARI CELA MENDEZ TORRES, et al.	CASE NUMBER: INC058939
--	---------------------------

**NAMES AND ADDRESSES OF ADDITIONAL JUDGMENT CREDITORS:**

13. Judgment creditor (name and address):

14. Judgment creditor (name and address):

15.  Continued on Attachment 15.

**INFORMATION ON ADDITIONAL JUDGMENT DEBTORS:**

16. Name and last known address

MIGUEL TORRES JR  
63491 EMERALD AVE  
INDIO CA 92201-3224

Driver's license No. & state: A9049344-CA  Unknown  
Social security No.: 552-35-8922  Unknown  
Summons was personally served at or mailed to (address):  
MIGUEL TORRES JR  
63491 EMERALD AVE  
INDIO CA 92201-3224

17. Name and last known address

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

18. Name and last known address

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

19. Name and last known address

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

20. Name and last known address

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

21. Name and last known address

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

22.  Continued on Attachment 22.

RECORDING REQUESTED BY AND MAIL TO:  
 (Name and mailing address, including city, state,  
 and ZIP code, of requesting party)

TODD F. HAINES, ESQ. 144429  
 LAW OFFICES OF TODD F. HAINES  
 30495 Canwood Street  
 Suite 100  
 Agoura Hills, CA 91301  
 193-1042

DOC # 2007-0261135

04/18/2007 08:00A Fee: 13.00

Page 1 of 3

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



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006

**DOCUMENT TITLE**

- ABSTRACT OF JUDGMENT
- ACKNOWLEDGMENT OF SATISFACTION OF JUDGMENT
- OTHER (specify): ACKNOWLEDGMENT OF PARTIAL SATISFACTION OF JUDGMENT

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

After recording return to:

TODD F. HAINES, ESQ. SBN 144429  
DAVID A. LEEDS, ESQ. SBN 199603  
LAW OFFICES OF TODD F. HAINES  
30495 CANWOOD STREET, SUITE 100  
AGOURA HILLS, CA 91301 193-1042

TELEPHONE NO.: 818-597-2240

FAX NO. (Optional):

E-MAIL ADDRESS (Optional):

ATTORNEY FOR (Name): WAWANESA INSURANCE COMPANY

SUPERIOR COURT OF CALIFORNIA, COUNTY OF RIVERSIDE

STREET ADDRESS: 46200 OASIS ST

MAILING ADDRESS: SAME

CITY AND ZIP CODE: INDIO, CA 92201-5961

BRANCH NAME: INDIO COURT

FOR RECORDER'S OR SECRETARY OF STATE'S USE ONLY

PLAINTIFF: WAWANESA INSURANCE COMPANY

CASE NUMBER:

DEFENDANT: MARIE TORRES, et al.

INC050634

ACKNOWLEDGMENT OF SATISFACTION OF JUDGMENT

FULL  PARTIAL  MATURED INSTALLMENT

FOR COURT USE ONLY

1. Satisfaction of the judgment is acknowledged as follows:

- a.  Full satisfaction
  - (1)  Judgment is satisfied in full.
  - (2)  The judgment creditor has accepted payment or performance other than that specified in the judgment in full satisfaction of the judgment.
- b.  Partial satisfaction  
The amount received in partial satisfaction of the judgment is \$ 4,000.00
- c.  Matured installment  
All matured installments under the installment judgment have been satisfied as of (date):

2. Full name and address of judgment creditor:\* WAWANESA INSURANCE COMPANY, a corporation, c/o Law Offices of Todd F. Haines, 30495 Canwood St., Ste. 100, Agoura Hills, CA 91301.

3. Full name and address of assignee of record, if any:

4. Full name and address of judgment debtor being fully or partially released:\* ARTURO FIGUEROA, an individual, only, 28361 Avenida La Vista, Cathedral City, CA 92234.

5. a. Judgment entered on (date): March 10, 2006

b.  Renewal entered on (date):

6.  An  abstract of judgment  certified copy of the judgment has been recorded as follows (complete all information for each county where recorded):

COUNTY  
RIVERSIDE

DATE OF RECORDING  
05/11/2006

INSTRUMENT NUMBER  
2006-0344077

7.  A notice of judgment lien has been filed in the office of the Secretary of State as file number (specify):

NOTICE TO JUDGMENT DEBTOR: If this is an acknowledgment of full satisfaction of judgment, it will have to be recorded in each county shown in item 6 above, if any, in order to release the judgment lien and will have to be filed in the office of the Secretary of State to terminate any judgment lien on personal property.

LAW OFFICES OF TODD F. HAINES

Date: April 10, 2007

(SIGNATURE OF JUDGMENT CREDITOR OR ASSIGNEE OF CREDITOR OR ATTORNEY\*)

\*The names of the judgment creditor and judgment debtor must be stated as shown in any Abstract of Judgment which was recorded and is being released by this satisfaction. \*\* A separate notary acknowledgment must be attached for each signature.

Form Approved for Optional Use  
Judicial Council of California  
EJ-100 (Rev. January 1, 2005)

ACKNOWLEDGMENT OF SATISFACTION OF JUDGMENT

Legal Solutions & Plus

Code of Civil Procedure, §§ 724.050, 724.120, 724.250

**CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT**

State of California

County of LOS ANGELES

} ss.

On April 13, 2007

Date

, before me,

**BLANCA MARGARITA GUTIERREZ "NOTARY PUBLIC"**

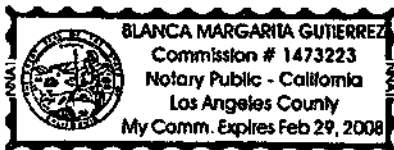
Name and Title of Officer (e.g., "Jane Doe, Notary Public")

personally appeared

**TODD F. HAINES**

Name(s) of Signer(s)

- personally known to me
- 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.

*Blanca Margarita Gutierrez*  
Signature of Notary Public

Place Notary Seal Above

**OPTIONAL**

*Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.*

**Description of Attached Document**

Title or Type of Document: \_\_\_\_\_

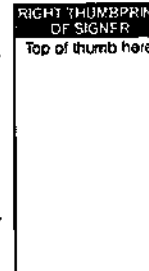
Document Date: \_\_\_\_\_ Number of Pages: \_\_\_\_\_

Signer(s) Other Than Named Above: \_\_\_\_\_

**Capacity(ies) Claimed by Signer**

- Signer's Name: \_\_\_\_\_
- Individual
  - Corporate Officer — Title(s): \_\_\_\_\_
  - Partner —  Limited  General
  - Attorney in Fact
  - Trustee
  - Guardian or Conservator
  - Other: \_\_\_\_\_

Signer Is Representing: \_\_\_\_\_



PLEASE COMPLETE THIS INFORMATION  
RECORDING REQUESTED BY:

AND WHEN RECORDED MAIL TO:  
Eskanos & Adler, P.C.  
2325 Clayton Road  
Concord, Ca. 94520

DOC # 2007-0680782

11/08/2007 08:00A Fee:18.00

Page 1 of 3

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



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Abstract of 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)

ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, address, State Bar number, and telephone number):  
Recording requested by and return to: 800-354-8919

ESKANOS & ADLER, PC.  
DONALD R. STEBBINS/JANET L. BROWN 83936/208602  
KURTISS A. JACOBS/ANN K. MERRILL 218950/236358  
2325 CLAYTON ROAD, CONCORD, CA 94520  
File No. 071926-7 DESK:011

ATTORNEY FOR  JUDGMENT CREDITOR  ASSIGNEE OF RECORD

SUPERIOR COURT OF CALIFORNIA, COUNTY OF RIVERSIDE  
STREET ADDRESS: 880 N. STATE ST.  
MAILING ADDRESS:  
CITY AND ZIP CODE: HEMET CA 92543  
BRANCH NAME: HEMET DEPT.

FOR RECORDER'S USE ONLY

PLAINTIFF: GE MONEY BANK  
DEFENDANT: MARIA TORRES, et al.

CASE NUMBER:  
HEC025040

ABSTRACT OF JUDGMENT—CIVIL AND SMALL CLAIMS  Amended

FOR COURT USE ONLY

1 The  judgment creditor  assignee of record applies for an abstract of judgment and represents the following:  
a. Judgment debtor's

Name and last known address  
MARIA TORRES  
2228 E OAKLAND AV  
HEMET CA 92544-7034

b. Driver's license No. and state:  Unknown  
c. Social security No.: 604100277  Unknown  
d. Summons or notice of entry of sister-state judgment was personally served or mailed to (name and address): MARIA TORRES  
2228 E OAKLAND AV  
HEMET CA 92544-7034

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

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

3. Judgment creditor (name and address):  
GE MONEY BANK

5.  Original abstract recorded in this county:

c/o 2325 Clayton Road, Concord, Ca 94520

a. Date:  
b. Instrument No.:

Date: 10/03/07

Donald R. Stebbins/Janet L. Brown  
Kurtiss A. Jacobs/Ann K. Merrill

  
SIGNATURE OF APPLICANT OR ATTORNEY

(TYPE OR PRINT NAME)

6. Total amount of judgment as entered or last renewed:  
\$ 2,518.61

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

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

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

8. a. Judgment entered on (date): 08/21/07  
b. Renewal entered on (date):

9.  This judgment is an installment judgment.

11. A stay of enforcement has  
a.  not been ordered by the court

b.  been ordered by the court effective until (date):



This abstract issued on (date):  
OCT 19 2007

12. a.  I certify that this is a true and correct abstract of the judgment entered in this action.  
b.  A certified copy of the judgment is attached.

Clerk, by  Deputy

Form Adopted for Mandatory Use  
Judicial Council of California  
EJ-001 (Rev. January 1, 2006)

ABSTRACT OF JUDGMENT—CIVIL AND SMALL CLAIMS

American LegalNet, Inc.  
www.USCourtForms.com

Page 1 of 2  
Code of Civil Procedure, §§ 488.480,  
674, 700.190



formex11&R12

file #: 071926-7



PLAINTIFF:	CASE NUMBER:
DEFENDANT:	

**NAMES AND ADDRESSES OF ADDITIONAL JUDGMENT CREDITORS:**

13. Judgment creditor (name and address):

14. Judgment creditor (name and address):

15.  Continued on Attachment 15.

**INFORMATION ON ADDITIONAL JUDGMENT DEBTORS:**

16. Name and last known address

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

17. Name and last known address

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

18. Name and last known address

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

19. Name and last known address

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

20. Name and last known address

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

21. Name and last known address

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

22.  Continued on Attachment 22.

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

When recorded, mail to:

MARIA TORRES  
179 N SAN GORGONIO AVE  
BANNING CA 92220

Doc # 2007-0688907  
11/13/2007 08:00A Fee: NC  
Page 1 of 1

Recorded in Official Records

County of Riverside

-- Larry W Ward --

Assessor, County Clerk and Recorder

\*\*This document was electronically prepared and recorded by the County of Riverside\*\*

**CERTIFICATE OF LIEN**

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

STATE OF CALIFORNIA | SS  
COUNTY OF RIVERSIDE

No. 0329534

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

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

**NAME AND ADDRESS**

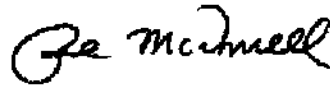
TORRES MARIA  
179 N SAN GORGONIO AVE  
BANNING CA 92220

Fiscal Year	Tax Rate Area	Assessment Number	Tax	Penalty	Cost	Recording Fee
2007-2008	001-002	000221587-7	\$1,757.29	\$175.72		\$11.00

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

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

Executed on 10/31/2007



Paul McDonnell, Tax Collector

Please complete this information

**RECORDING REQUESTED BY:**

County of Orange  
Department of Child Support Services

**AND WHEN RECORDED MAIL TO:**

County of Fresno  
Department of Child Support Services  
2220 Tulare St. Ste 1900  
Fresno, CA 93721

DOC # 2008-0050612

01/31/2008 08:00A Fee:NC

Page 1 of 4

Recorded in Official Records  
County of Riverside

Larry W. Ward  
Assessor, County Clerk & Recorder



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**M**  
030

**Notice Regarding Payment of Support - Substitution of Payee**

(Please fill in document title(s) on this line)

<p><small>GOVERNMENTAL AGENCY (pursuant to Family Code ss 17400 &amp; 17405):</small></p> <p><input type="checkbox"/> RECORDING REQUESTED BY AND WHEN RECORDED MAIL TO:</p> <p><b>JAN C. STURLA, DIRECTOR</b> <span style="float: right;"><b>STATE BAR #72852</b></span></p> <p>Orange County Department of Child Support Services          1055 N. Main Street, P.O. Box 22099          Santa Ana, California 92702-2099          Telephone No.: (714) 541-7600 Fax No.: (714) 347-4811</p> <p>ARS Number: 304.381.771</p>	<p><small>FOR RECORDER'S USE ONLY</small></p>
<p><b>SUPERIOR COURT OF CALIFORNIA, COUNTY OF ORANGE</b></p> <p><b>FAMILY LAW DIVISION</b>  <small>Street Address: 341 The City Drive          Mailing Address: Post Office Box 14170          City and Zip Code: Orange, California 92613-1570          Branch Name: Lamoreaux Justice Center</small></p>	<p><small>FOR COURT USE ONLY</small></p>
<p>PETITIONER/PLAINTIFF: Antonio M Andrade</p> <p>RESPONDENT/DEFENDANT: Maria De Jesus Lemos Torres</p> <p>OTHER PARENT: Cynthia Flores</p>	
<p style="text-align: center;"><b>NOTICE REGARDING PAYMENT OF SUPPORT</b></p> <p><input type="checkbox"/> NOTICE OF ASSIGNED SUPPORT <span style="margin-left: 150px;"><input checked="" type="checkbox"/> SUBSTITUTION OF PAYEE</span></p>	<p><small>CASE NUMBER:</small></p> <p style="text-align: center;"><b>00FL04039</b></p>

1. The Obligor (the judgment debtor) in this proceeding is (name and last known address):  
 Maria De Jesus Lemos Torres  
*Address on record at the Local Child Support Agency. Address may be released only upon an order from the court pursuant to Family Code Section 17212(c)(6).*

- 2.  The local child support agency is providing services in this proceeding under title IV-D of the Social Security Act.
- 3.  The local child support agency is no longer providing services as follows:
  - a.  No longer enforcing current support only – arrears will continue to be paid to the local child support agency.
  - b.  No longer providing any services.
- 4.  The local child support agency gives notice that
  - a.  the governmental agency specified in the top left box is substituted as payee.
  - b.  the judgment debtor must make all current support payments in this proceeding to (specify):

**Fresno County Department Of Child Support Services**  
**Case Number: 5026593-01**  
**2220 Tulare St. Ste 1900**  
**Fresno, CA 93721**

- c.  the judgment debtor shall make all payments on arrearages in this proceeding to
  - (1)  the payee named in item 4b.
  - (2)  other (specify):
- d.  an abstract of support judgment or support judgment was originally recorded in the county of (specify): **Riverside**

on (date): **08/06/00** at (Recorder's identification number): **308255**

5.  **NOTICE OF ASSIGNMENT:** An assignment of support rights by operation of law has been made to the county named above under Welfare and Institutions Code section 11477(a).

**THE SUBSTITUTED PAYEE MUST BE CONTACTED WHEN NOTICE TO A LIENHOLDER MAY OR MUST BE GIVEN.**

PETITIONER/PLAINTIFF: Antonio M Andrade	CASE NUMBER:
RESPONDENT/DEFENDANT: Maria De Jesus Lemos Torres	00FL04039
OTHER PARENT: Cynthia Flores	

6.  **NOTICE OF SUPPORT COLLECTION:** For purposes of collection only the governmental agency identified in the top left box is assignee of record of all support obligations as specified below and that agency will appear in this case to enforce
- a.  all support obligations
  - b.  support arrears only
  - c.  medical obligations as required by federal law
7. a.  Each parent must notify the local child support agency in writing within 10 days of any change in residence or employment
- b.  Each parent must complete a *Child Support Case Registry Form (FL-191)* and file it with the court within 10 days of any change in residence or employment.

Date: 1/15/2008

Orange County DCSS

\_\_\_\_\_  
Tanya Olivares  
(TYPE OR PRINT NAME)

\_\_\_\_\_  
  
(SIGNATURE)

**ACKNOWLEDGMENT**  
(To be completed only when this form is recorded)

STATE OF CALIFORNIA  
COUNTY OF ORANGE

On Jan. 15 2008, before me,  
Notary Public, personally appeared: Tanya Olivares

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.

\_\_\_\_\_  
(see attached)  
(SIGNATURE OF NOTARY)

(Seal)

ACKNOWLEDGMENT

State of California  
County of Orange

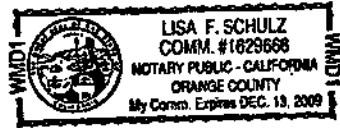
On January 15, 2008 before me, Lisa F. Schulz  
(insert name and title of the officer),

personally appeared Tanya Olivares 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.

Signature *Lisa F. Schulz* (Seal)



COURT ORDER NO.: DDFL04039 TYPE OF FORM: NOTICE REGARDING PAYMENT OF SUPPORT

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

When recorded, mail to:

MARIA G TORRES  
JAIME TORRES  
1495 VALLEJO DR  
CORONA CA 92882

Doc #. 2008-0226391  
05/01/2008 08:00A Fee: NC  
Page 1 of 1

Recorded in Official Records  
County of Riverside  
-- Larry W Ward --  
Assessor, County Clerk and Recorder

\*\*This document was electronically prepared and recorded by the County of Riverside\*\*

**CERTIFICATE OF LIEN**

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

STATE OF CALIFORNIA | SS  
COUNTY OF RIVERSIDE

No. 0340645

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

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

**NAME AND ADDRESS**

TORRES MARIA G  
1495 VALLEJO DR  
CORONA CA 92882

Fiscal Year	Tax Rate Area	Assessment Number	Tax	Penalty	Cost	Recording Fee
2003-2004	099-016	052233129-3	\$724.64	\$72.46		\$13.00

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

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

Executed on 04/22/2008



Paul McDonnell, Tax Collector

DOC # 2008-0263972

05/16/2008 08:00A Fee:15.00

Page 1 of 3

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



PLEASE COMPLETE THIS INFORMATION  
RECORDING REQUESTED BY:

Sheryl D. Noel, Esq.

AND WHEN RECORDED MAIL TO:

Coleman & Horowitz, LLP  
499 W. Shaw Avenue, Suite 116  
Fresno, CA 93704

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19

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061

ABSTRACT OF 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-AS4REG (Rev. 06/2007)



ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, address, State Bar number, and telephone number):  
 Recording requested by and return to:  
 SHERYL D. NOEL #172551  
 DARRYL J. HOROWITT #100898 File No. 2325.19  
 COLEMAN & HOROWITT LLP  
 499 W. Shaw, Suite 116  
 Fresno, CA 93704  
 (559) 248-4820

ATTORNEY FOR  JUDGMENT CREDITOR  ASSIGNEE OF RECORD

SUPERIOR COURT OF CALIFORNIA, COUNTY OF SAN BERNARDINO  
 STREET ADDRESS: 303 West 3rd Street  
 MAILING ADDRESS: (See address above)  
 CITY AND ZIP CODE: San Bernardino, California 92415  
 BRANCH NAME: Central Division - Limited Civil

FOR RECORDER'S USE ONLY

PLAINTIFF: TUSTIN COMMUNITY BANK, a California corporation  
 DEFENDANT: MARIA TORRES, et al.

CASE NUMBER:

CIVSS708902

**ABSTRACT OF JUDGMENT—CIVIL AND SMALL CLAIMS**  Amended

FOR COURT USE ONLY

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

a. Judgment debtor's

Name and last known address

MARIA TORRES  
 8943 Laurel Avenue  
 Fontana, CA 92335

b. Driver's license no. [last 4 digits] and state: CA 9917  Unknown  
 c. Social security no. [last 4 digits]: 9897  Unknown

d. Summons or notice of entry of sister-state judgment was personally served or mailed to (name and address): MARIA TORRES  
 8943 Laurel Avenue, Fontana, CA 92335

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

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

3. Judgment creditor (name and address):

TUSTIN COMMUNITY BANK, a California corporation  
 13891 Newport Avenue, Ste. 100, Tustin, CA 92780

5.  Original abstract recorded in this county:

a. Date:  
 b. Instrument No.:

Date: April 14, 2008

SHERYL D. NOEL

(TYPE OR PRINT NAME)

(SIGNATURE OF APPLICANT OR ATTORNEY)

6. Total amount of judgment as entered or last renewed:  
 \$ 12,674.67

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

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

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

8. a. Judgment entered on (date): April 8, 2008

b. Renewal entered on (date):

9.  This judgment is an installment judgment.

11. A stay of enforcement has

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



This abstract issued on (date):

APR 30 2008

12. a.  I certify that this is a true and correct abstract of the judgment entered in this action.  
 b.  A certified copy of the judgment is attached.

Clerk, by Tim DeBerry Deputy

PLAINTIFF: TUSTIN COMMUNITY BANK, a California corporation	CASE NUMBER:
DEFENDANT: MARIA TORRES, et al.	CIVSS708902

**NAMES AND ADDRESSES OF ADDITIONAL JUDGMENT CREDITORS:**

13. Judgment creditor (name and address):

14. Judgment creditor (name and address):

15.  Continued on Attachment 15.

**INFORMATION ON ADDITIONAL JUDGMENT DEBTORS:**

16. Name and last known address:

17. Name and last known address:

Driver's license no. [last 4 digits] and state:  Unknown  
 Social security no. [last 4 digits]:  Unknown  
 Summons was personally served at or mailed to (address):

Driver's license no. [last 4 digits] and state:  Unknown  
 Social security no. [last 4 digits]:  Unknown  
 Summons was personally served at or mailed to (address):

18. Name and last known address:

19. Name and last known address:

Driver's license no. [last 4 digits] and state:  Unknown  
 Social security no. [last 4 digits]:  Unknown  
 Summons was personally served at or mailed to (address):

Driver's license no. [last 4 digits] and state:  Unknown  
 Social security no. [last 4 digits]:  Unknown  
 Summons was personally served at or mailed to (address):

20.  Continued on Attachment 20.

DOC # 2008-0351024

06/27/2008 08:00A Fee:20.00

Page 1 of 3

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder

PLEASE COMPLETE THIS INFORMATION  
RECORDING IS REQUESTED BY:

FORD MOTOR CREDIT COMPANY LLC

AND WHEN RECORDED MAIL TO:

Harlan M. Reese & Associates  
Harlan M. Reese, Esq. (Bar #118226)  
9444 Waples Street, Ste. 405  
San Diego, CA 92121  
File #1058323



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ABSTRACT OF JUDGMENT  
Title of Document

THIS PAGE IS ADDED TO PROVIDE ADEQUATE SPACE FOR RECORDING INFORMATION

FEB 22 2008

EJ-001

ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, address, State Bar number, and telephone number): 858-590-0389  
Recording requested by and return to:  
HARLAN M. REESE & ASSOCIATES, Harlan Reese, Esq 118226  
9444 Waples St. Suite 405  
San Diego, CA 92121 1058323

ATTORNEY FOR  JUDGMENT CREDITOR  ASSIGNEE OF RECORD

SUPERIOR COURT OF CALIFORNIA, COUNTY OF RIVERSIDE

FOR RECORDER'S USE ONLY

STREET ADDRESS: 41002 County Center Dr Ste 100  
MAILING ADDRESS: 41002 County Center Dr Ste 100  
CITY AND ZIP CODE: Temecula, California 92591  
BRANCH NAME: TEMECULA BRANCH

PLAINTIFF: FORD MOTOR CREDIT COMPANY LLC  
DEFENDANT: MARIA TORRES, Et al.

ABSTRACT OF JUDGMENT—CIVIL  Amended  
AND SMALL CLAIMS

CASE NUMBER:  
TEC078740

FOR COURT USE ONLY

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

a. Judgment debtor's

Name and last known address

MARIA TORRES AKA MARIA DEL TORRES AKA  
MARIA C ALVAREZ  
29481 RANCHO CALIFORNIA ROAD #507  
TEMECULA CA 92591

b. Driver's license No. (last 4 digits) and state: 9668-CA  Unknown

c. Social security No. (last 4 digits): 8548  Unknown

d. Summons or notice of entry of sister-state judgment was personally served or mailed to (name and address): MARIA TORRES AKA MARIA DEL TORRES AKA MARIA C ALVAREZ  
29481 RANCHO CALIFORNIA ROAD #507  
TEMECULA-CA 92591

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

3. Judgment creditor (name and address):  
FORD MOTOR CREDIT COMPANY LLC  
1335 S Clearview Ave Mesa, Arizona 85208

Date: February 18, 2008

Harlan Reese, Esq

(TYPE OR PRINT NAME)

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

5.  Original abstract recorded in this county:

a. Date:

b. Instrument No.:

6. Total amount of judgment as entered or last renewed:  
\$10,454.10

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

8. a. Judgment entered on (date): January 29, 2008  
b. Renewal entered on (date):

9.  This judgment is an installment judgment.

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

a. Amount: \$

b. In favor of (name and address):

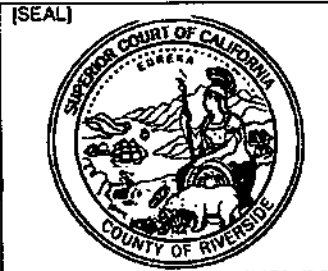
11. A stay of enforcement has

a.  not been ordered by the court.

b.  been ordered by the court effective until (date):

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

b.  A certified copy of the judgment is attached.



This abstract issued on (date):

APR 28 2008

Clerk by

Deputy

**ABSTRACT OF JUDGMENT—CIVIL  
AND SMALL CLAIMS**

PLAINTIFF: FORD MOTOR CREDIT COMPANY LLC	CASE NUMBER:
DEFENDANT: MARIA TORRES, et al.	TEC078740

**NAMES AND ADDRESSES OF ADDITIONAL JUDGMENT CREDITORS:**

13. Judgment creditor (name and address):

14. Judgment creditor (name and address):

15.  Continued on Attachment 15.

**INFORMATION ON ADDITIONAL JUDGMENT DEBTORS:**

16. Name and last known address  
 [ JOSUE R GAYTAN AKA JOSUE RIVERA ]  
 [ 29481 RANCHO CALIFORNIA RD #507 ]  
 [ TEMECULA CA 92591 ]

Driver's license No. [last 4 digits] and state: 8601-CA  Unknown

Social security No. [last 4 digits]: 8103  Unknown

Summons was personally served at or mailed to (address):  
 JOSUE R GAYTAN AKA JOSUE RIVERA  
 29481 RANCHO CALIFORNIA RD #507  
 TEMECULA CA 92591

17. Name and last known address  
 [ ]  
 [ ]

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

Social security No. [last 4 digits]:  Unknown

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

18. Name and last known address  
 [ ]  
 [ ]

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

Social security No. [last 4 digits]:  Unknown

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

19. Name and last known address  
 [ ]  
 [ ]

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

Social security No. [last 4 digits]:  Unknown

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

20.  Continued on Attachment 22.

PLEASE COMPLETE THIS INFORMATION

RECORDING REQUESTED BY:  
Jerome M. Yalon, Jr., SB#84204  
Donald R. Stebbins, SB#83936  
Kurtiss A. Jacobs SB#218950  
Ann K. Merrill SB#236358  
Stelios A. Harris SB# 242116  
Martin Hoffman SB#248141  
WHEN RECORDED MAIL TO:  
Mann Bracken, LLC  
2325 Clayton Road  
Concord, CA 94520

DOC # 2008-0485316

09/03/2008 08:00A Fee:20.00

Page 1 of 3

Recorded in Official Records  
County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



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ABSTRACT OF JUDGMENT

TITLE OF DOCUMENT

THIS PAGE ADDED TO PROVIDE ADEQUATE SPACE FOR RECORDING INFORMATION  
(Govt. Code 27361.6)  
(Additional recording fee applies)

275-216  
(Rev. 1/94)

ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, address, State Bar number, and telephone number):  
Recording requested by and return to:  
Eskanos & Adler, P.C. 800-364-9919  
Donald R Stebbins (SB# 83936)/Ann K. Merrill (SB# 236358)  
Stelios A. Harris (SB# 242116)/ Martin Hoffmann (SB# 248141)  
2325 Clayton Road, Concord, CA 94520  
File No. 088922-0 DESK:020  
 ATTORNEY FOR  JUDGMENT CREDITOR  ASSIGNEE OF RECORD

SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES

FOR RECORDER'S USE ONLY

STREET ADDRESS:  
MAILING ADDRESS: 111 N. HILL STREET, #102  
CITY AND ZIP CODE: LOS ANGELES CA 90012  
BRANCH NAME: LOS ANGELES

PLAINTIFF: TARGET NATIONAL BANK  
DEFENDANT: MARIA G. TORRES AKA, et al.,

CASE NUMBER:  
08K00249

ABSTRACT OF JUDGMENT—CIVIL  Amended  
AND SMALL CLAIMS

FOR COURT USE ONLY

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

a. Judgment debtor's

Name and last known address

MARIA G. TORRES AKA  
MARIA ORTIZ  
413 BRADY AVE  
MONTEBELLO CA 906402219

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

Unknown

c. Social security no. [last 4 digits]: 3242

Unknown

d. Summons or notice of entry of sister-state judgment was personally served or mailed to (name and address):  
MARIA G. TORRES AKA MARIA ORTIZ  
413 BRADY AVE  
MONTEBELLO CA 906402219

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

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

3. Judgment creditor (name and address):  
TARGET NATIONAL BANK

5.  Original abstract recorded in this county:

c/o 2325 Clayton Road, Concord, Ca 94520

a. Date:

b. Instrument No.:

Date: 06/03/08 Donald R. Stebbins/Ann K. Merrill

Stelios A. Harris/Martin Hoffmann

(TYPE OR PRINT NAME)

(SIGNATURE OF APPLICANT OR ATTORNEY)

6. Total amount of judgment as entered or last renewed:  
\$ 3,192.65

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

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

a. Amount: \$

b. In favor of (name and address):

8. a. Judgment entered on (date): 05/15/08

b. Renewal entered on (date):

9.  This judgment is an installment judgment.

11. A stay of enforcement has

a.  not been ordered by the court.

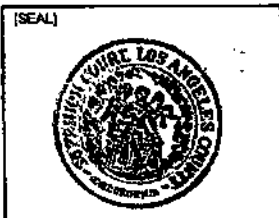
b.  been ordered by the court effective until (date):

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

b.  A certified copy of the judgment is attached.

Clerk, by Gema Silva-Valasco Deputy

GEMA SILVA-VALASCO



John A. Clarke

This abstract issued on (date):

JUL 23 2008



PLAINTIFF:	CASE NUMBER:
DEFENDANT:	05211 01A1111VPOJ

**NAMES AND ADDRESSES OF ADDITIONAL JUDGMENT CREDITORS:**

13. Judgment creditor (name and address):
14. Judgment creditor (name and address):

15.  Continued on Attachment 15.

**INFORMATION ON ADDITIONAL JUDGMENT DEBTORS:**

<p>16. Name and last known address</p> <p>[ ]</p> <p>[ ]</p> <p>Driver's license no. [last 4 digits] and state: <input type="checkbox"/> Unknown</p> <p>Social security no. [last 4 digits]: <input type="checkbox"/> Unknown</p> <p>Summons was personally served at or mailed to (address):</p>	<p>17. Name and last known address</p> <p>[ ]</p> <p>[ ]</p> <p>Driver's license no. [last 4 digits] and state: <input type="checkbox"/> Unknown</p> <p>Social security no. [last 4 digits]: <input type="checkbox"/> Unknown</p> <p>Summons was personally served at or mailed to (address):</p>
---	---

<p>18. Name and last known address</p> <p>[ ]</p> <p>[ ]</p> <p>Driver's license no. [last 4 digits] and state: <input type="checkbox"/> Unknown</p> <p>Social security no. [last 4 digits]: <input type="checkbox"/> Unknown</p> <p>Summons was personally served at or mailed to (address):</p>	<p>19. Name and last known address</p> <p>[ ]</p> <p>[ ]</p> <p>Driver's license no. [last 4 digits] and state: <input type="checkbox"/> Unknown</p> <p>Social security no. [last 4 digits]: <input type="checkbox"/> Unknown</p> <p>Summons was personally served at or mailed to (address):</p>
---	---

20.  Continued on Attachment 20.





ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, address, State Bar number, and telephone number):  
Recording requested by and return to:

**LEGAL RECOVERY LAW OFFICES, INC.**  
MARK D. WALSH Bar # 206059  
5030 Camino De La Siesta # 340  
San Diego, CA 92108

ATTORNEY FOR  JUDGMENT CREDITOR  ASSIGNEE OF RECORD

**SUPERIOR COURT OF CALIFORNIA, RIVERSIDE COUNTY**  
STREET ADDRESS: 48-200 OASIS ST.  
MAILING ADDRESS:  
CITY AND ZIP CODE: INDIO CA 92201  
BRANCH NAME: INDIO BRANCH

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PLAINTIFF: CAPITAL ONE BANK  
DEFENDANT: MARIA A TORRES;

CASE NUMBER:  
INC075842

20-

**ABSTRACT OF JUDGMENT-Civil AND SMALL CLAIMS**  Amended

FOR COURT USE ONLY

**M**  
039

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

a. Judgment debtor's

Name and last known address

MARIA A TORRES  
28760 AVENIDA DUQUESHA  
CATHEDRAL CITY CA 92234

b. Driver's license no. [last 4 digits] and state:  Unknown  
c. Social security no. [last 4 digits]: \*\*\*-\*\*-9247  Unknown  
d. Summons or notice of entry of sister-state judgment was personally served or mailed to (name and address): MARIA A TORRES  
28760 AVENIDA DUQUESHA CATHEDRAL CITY CA 92234

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

3. Judgment Creditor (name and address): CAPITAL ONE BANK, 15000 CAPITAL ONE DRIVE, RICHMOND VA 23238

Date: 9/4/08  
Mark Walsh  
(TYPE OR PRINT NAME)

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

5.  Original abstract recorded in this county  
(1) Date:  
(2) Instrument No.: *[Signature]*

(SIGNATURE OF APPLICANT OR ATTORNEY)

6. Total amount of judgment as entered or last renewed:  
\$1772.92

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

8. a. Judgment entered on (date): August 5, 2008  
b. Renewal entered on (date):

9.  This judgment is an installment judgment.

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

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

12. a.  I certify that the following is a true and correct abstract of the judgment entered in this action.  
b.  A certified copy of the judgment is attached.



This abstract issued on (date):  
**OCT 06 2008**

Clerk, by *[Signature]*, Deputy

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

**ABSTRACT OF JUDGMENT - CIVIL AND SMALL CLAIMS**

PLAINTIFF: CAPITAL ONE BANK	CASE NUMBER: INC075842
DEFENDANT: MARIA A TORRES	

**NAMES AND ADDRESSES OF ADDITIONAL JUDGMENT CREDITORS**

13. Judgment creditor (name and address):
14. Judgment creditor (name and address):

15.  Continued on Attachment 15.

**INFORMATION ON ADDITIONAL JUDGMENT DEBTORS:**

16. Name and last known address

[ ]

[ ]

Driver's license no. (last 4 digits) and state:  Unknown

Social security no. (last 4 digits):  Unknown

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

, CA

17. Name and last known address

[ ]

[ ]

Driver's license no. (last 4 digits) and state:  Unknown

Social security no. (last 4 digits):  Unknown

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

18. Name and last known address

[ ]

[ ]

Driver's license no. (last 4 digits) and state:  Unknown

Social security no. (last 4 digits):  Unknown

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

19. Name and last known address

[ ]

[ ]

Driver's license no. (last 4 digits) and state:  Unknown

Social security no. (last 4 digits):  Unknown

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

20. Name and last known address

[ ]

[ ]

Driver's license no. (last 4 digits) and state:  Unknown

Social security no. (last 4 digits):  Unknown

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

21. Name and last known address

[ ]

[ ]

Driver's license no. (last 4 digits) and state:  Unknown

Social security no. (last 4 digits):  Unknown

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

22.  Continued on Attachment 22.

EJ-001

DOC # 2008-0592649  
11/07/2008 08:00A Fee:12.00  
Page 1 of 2  
Recorded in Official Records  
County of Riverside  
Larry W. Ward  
Assessor, County Clerk & Recorder



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

Recording requested by and return to:  
Jessica E. Flynn, SBN 251564  
VANLOCHEM & CHESNEY LLP  
6565 W. Sunset Boulevard  
Suite 422  
Hollywood, CA 90028  
(323) 993-0500

ATTORNEY FOR  JUDGMENT CREDITOR  ASSIGNEE OF RECORD

SUPERIOR COURT OF CALIFORNIA, COUNTY OF Riverside  
STREET ADDRESS: 46-200 Oasis Street  
MAILING ADDRESS: 46-200 Oasis Street  
CITY AND ZIP CODE: Indio, CA 92201  
BRANCH NAME: Indio Courthouse

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PLAINTIFF: Nissan Motor Acceptance Corporation, etc.  
DEFENDANT: Maria Torres, etc., et al.

CASE NUMBER:  
INC070705

15  
C  
043

**ABSTRACT OF JUDGMENT—CIVIL AND SMALL CLAIMS**  Amended

FOR COURT USE ONLY

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

a. Judgment debtor's

Name and last known address

Maria Torres, an individual  
85403 Valley Road  
Coachella, CA 92236

- b. Driver's license no. [last 4 digits] and state:  Unknown
- c. Social security no. [last 4 digits]: 9140  Unknown
- d. Summons or notice of entry of sister-state judgment was personally served or mailed to (name and address): Maria Torres, an individual  
85403 Valley Road, Coachella, CA 92236

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

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

3. Judgment creditor (name and address):

NISSAN MOTOR ACCEPTANCE CORPORATION, a corporation,  
8900 Freeport Parkway, Irving, TX 75063

5.  Original abstract recorded in this county:

- a. Date:
- b. Instrument No.:

Date: October 8, 2008

Jessica E. Flynn

(TYPE OR PRINT NAME)

(SIGNATURE OF APPLICANT OR ATTORNEY)

6. Total amount of judgment as entered or last renewed:  
\$ 16,746.89

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

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

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

8. a. Judgment entered on (date): 7/29/08

b. Renewal entered on (date):

9.  This judgment is an installment judgment.

11. A stay of enforcement has

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



This abstract issued on (date):

OCT 28 2008

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

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

PLAINTIFF: Nissan Motor Acceptance Corporation, etc.	CASE NUMBER:
DEFENDANT: Maria Torres, etc., et al.	INC070705

**NAMES AND ADDRESSES OF ADDITIONAL JUDGMENT CREDITORS:**

13. Judgment creditor (name and address):
14. Judgment creditor (name and address):

15.  Continued on Attachment 15.

**INFORMATION ON ADDITIONAL JUDGMENT DEBTORS:**

<p>16. Name and last known address</p> <p><input type="checkbox"/> Catalina Torres, an individual 85403 Valley Road Coachella, CA 92236</p> <p><input type="checkbox"/></p> <p>Driver's license no. [last 4 digits] and state: <input checked="" type="checkbox"/> Unknown</p> <p>Social security no. [last 4 digits]: <input checked="" type="checkbox"/> Unknown</p> <p>Summons was personally served at or mailed to (address):</p>	<p>17. Name and last known address</p> <p><input type="checkbox"/></p> <p><input type="checkbox"/></p> <p>Driver's license no. [last 4 digits] and state: <input type="checkbox"/> Unknown</p> <p>Social security no. [last 4 digits]: <input type="checkbox"/> Unknown</p> <p>Summons was personally served at or mailed to (address):</p>
--	---

<p>18. Name and last known address</p> <p><input type="checkbox"/></p> <p><input type="checkbox"/></p> <p>Driver's license no. [last 4 digits] and state: <input type="checkbox"/> Unknown</p> <p>Social security no. [last 4 digits]: <input type="checkbox"/> Unknown</p> <p>Summons was personally served at or mailed to (address):</p>	<p>19. Name and last known address</p> <p><input type="checkbox"/></p> <p><input type="checkbox"/></p> <p>Driver's license no. [last 4 digits] and state: <input type="checkbox"/> Unknown</p> <p>Social security no. [last 4 digits]: <input type="checkbox"/> Unknown</p> <p>Summons was personally served at or mailed to (address):</p>
---	---

20.  Continued on Attachment 20.

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

When recorded, mail to:

MARIA TORRES  
179 N SAN GORGONIO AVE  
BANNING CA 92220

Doc # 2008-0614379  
11/19/2008 08:00A Fee: NC  
Page 1 of 1

Recorded in Official Records

County of Riverside  
— Larry W Ward —

Assessor, County Clerk and Recorder

\*\*This document was electronically prepared and recorded by the County of Riverside\*\*

**CERTIFICATE OF LIEN**

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

STATE OF CALIFORNIA | SS  
COUNTY OF RIVERSIDE

No. 0358574

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

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

**NAME AND ADDRESS**

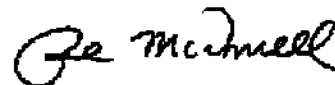
TORRES MARIA  
179 N SAN GORGONIO AVE  
BANNING CA 92220

Fiscal Year	Tax Rate Area	Assessment Number	Tax	Penalty	Cost	Recording Fee
2008-2009	001-002	000221587-7	\$1,830.45	\$183.04		\$13.00

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

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

Executed on 10/30/2008



Paul McDonnell, Tax Collector

DOC # 2008-0678921

12/30/2008 08:00A Fee:20.00

Page 1 of 3

Recorded in Official Records  
County of Riverside

Larry W. Ward  
Assessor, County Clerk & Recorder



PLEASE COMPLETE THIS INFORMATION  
RECORDING REQUESTED BY:

AND WHEN RECORDED MAIL TO:  
MANN BRACKEN, LLP  
2325 Clayton Road  
Concord, Ca. 94520

M	S	U	PAGE	SIZE	DA	PCOR	NCOR	SMF	MISC
S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
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NOTICE SENT						T:	CTY	UNI	20

TRA:  
DTT:

Abstract of Judgment

M  
029

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)

EJ-001

ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, address, State Bar number, and telephone number):  
 Recording requested by and return to:  
**MANN BRACKEN LLC 800-364-9919**  
**2325 Clayton Road, Concord, CA 94520**  
**STELIOS A. HARRIS CA# 242116**  
**MARTIN HOFFMANN CA# 248141**  
 File No. 091911-1 DESK:005  
 ATTORNEY FOR  JUDGMENT CREDITOR  ASSIGNEE OF RECORD

SUPERIOR COURT OF CALIFORNIA, COUNTY OF RIVERSIDE

STREET ADDRESS:  
 MAILING ADDRESS: 880 N. STATE ST.  
 CITY AND ZIP CODE: HEMET CA 92543  
 BRANCH NAME: HEMET DEPT.

FOR RECORDER'S USE ONLY

PLAINTIFF: ARROW FINANCIAL SERVICES, LLC  
 DEFENDANT: MARIA S. TORRES, et al.,

CASE NUMBER:  
 HEC029007

ABSTRACT OF JUDGMENT—CIVIL  Amended  
 AND SMALL CLAIMS

FOR COURT USE ONLY

1. The  judgment creditor  assignee of record applies for an abstract of judgment and represents the following:  
 a. Judgment debtor's  
 Name and last known address  
 MARIA S. TORRES  
 2228 E OAKLAND AVE  
 HEMET CA 92544-7034  
 b. Driver's license no. [last 4 digits] and state:  Unknown  
 c. Social security no. [last 4 digits]: 0277  Unknown  
 d. Summons or notice of entry of sister state judgment was personally served or mailed to (name and address): MARIA S. TORRES  
 2228 E OAKLAND AVE  
 HEMET CA 92544-7034

2.  Information on additional judgment debtors is shown on page 2.  
 3. Judgment creditor (name and address):  
 ARROW FINANCIAL SERVICES, LLC  
 c/o 2325 Clayton Road, Concord, Ca 94520  
 Date: 08/15/08  
 STELIOS A. HARRIS CA# 242116  
 - MARTIN HOFFMANN CA# 248141  
 (TYPE OR PRINT NAME)

4.  Information on additional judgment creditors is shown on page 2.  
 5.  Original abstract recorded in this county:  
 a. Date:  
 b. Instrument No.:  
 (SIGNATURE OF APPLICANT OR ATTORNEY)

6. Total amount of judgment as entered or last renewed:  
 \$ 3,999.69  
 7. All judgment creditors and debtors are listed on this abstract.  
 8. a. Judgment entered on (date): 07/08/08  
 b. Renewal entered on (date):  
 9.  This judgment is an installment judgment.

10.  An  execution lien  attachment lien is endorsed on the judgment as follows:  
 a. Amount: \$  
 b. In favor of (name and address):  
 11. A stay of enforcement has  
 a.  not been ordered by the court.  
 b.  been ordered by the court effective until (date):  
 12. a.  I certify that this is a true and correct abstract of the judgment entered in this action,  
 b.  A certified copy of the judgment is attached.



This abstract issued on (date):  
 NOV 03 2008

Clerk, by [Signature] Deputy

Form Adopted for Mandatory Use  
 Judicial Council of California  
 EJ-001 (Rev. January 1, 2006)

ABSTRACT OF JUDGMENT—CIVIL  
 AND SMALL CLAIMS

file #:091911-1  
 AX1

Page 1 of 2  
 Code of Civil Procedure, §§ 488.480,  
 674, 700.190

PLAINTIFF:	CASE NUMBER:
DEFENDANT:	

**NAMES AND ADDRESSES OF ADDITIONAL JUDGMENT CREDITORS:**

13. Judgment creditor (name and address):

14. Judgment creditor (name and address):

15.  Continued on Attachment 15.

**INFORMATION ON ADDITIONAL JUDGMENT DEBTORS:**

16. Name and last known address

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

Social security no. [last 4 digits]:  Unknown

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

17. Name and last known address

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

Social security no. [last 4 digits]:  Unknown

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

18. Name and last known address

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

Social security no. [last 4 digits]:  Unknown

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

19. Name and last known address

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

Social security no. [last 4 digits]:  Unknown

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

20.  Continued on Attachment 20.



DOC # 2009-0031590

01/22/2009 08:00A Fee:NC

Page 1 of 1

Recorded in Official Records

County of Riverside

Larry W. Ward

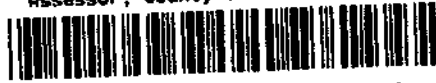
Assessor, County Clerk & Recorder

RECORDING REQUESTED BY:

West Valley Water District

WHEN RECORDED MAIL TO:

West Valley Water District  
P. O. Box 920  
Rialto, CA 92377



S	R	U	PAGE	SIZE	UA	MISC	LONG	RFD	COPY
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SPACE ABOVE THIS LINE FOR RECORDER'S USE

CERTIFICATE OF LIEN FOR DELINQUENT WATER CHARGES

053  
M  
053

Notice is hereby given that on 12/18/08, the Board of Directors of the West Valley Water District, pursuant to the powers conferred upon it by the **California Water Code, Sections 31701.7 et. seq.**, after notice, has levied a Lien for unpaid water charges on any and all real property owned or here after acquired by the person(s) identified herein for unpaid water charges owed to the West Valley Water District:

MARIA TORRES

Service Address : 6129 ANDALUSIA  
RIVERSIDE, CA 92509

Said individual was connected to the public water lines of the West Valley Water District and subject to service charges for the period ending 09/11/08, in the following amount:

Water Service & Other Charges \$230.52

The above charges, together with interest at the legal rate, remain unpaid and delinquent and hereby constitute a Lien.

DATED 01/20/09

WEST VALLEY WATER DISTRICT

By: [Signature]  
Deborah L. Sousa  
Treasurer

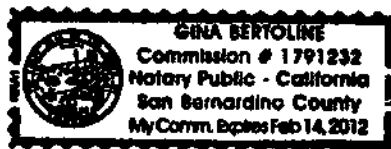
STATE OF CALIFORNIA )  
COUNTY OF SAN BERNARDINO )

On 01/20/09, before me, Gina Bertoline, a Notary Public, personally appeared Deborah L. Sousa, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that she executed the same in her authorized capacity, and that by her signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

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

WITNESS MY HAND AND OFFICIAL SEAL

[Signature]  
Notary Public



Acct. # 28787-28458

Recording Requested by

STATE OF CALIFORNIA  
FRANCHISE TAX BOARD  
Sacramento CA 95812-2952

And When Recorded Mail to

Special Procedures Section  
PO BOX 2952  
Sacramento CA 95812-2952

DOC # 2009-0095049

02/27/2009 08:00A Fee:NC

Page 1 of 1

Recorded in Official Records

County of Riverside

Larry H. Ward

Assessor, County Clerk & Recorder



NOTICE OF STATE TAX LIEN

062 **M** 062

FILED WITH: RIVERSIDE

CERTIFICATE NUMBER: 09049562377

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

Name of Taxpayer(s) : MARIA TORRES

FTB Account Number : 1213176842

Social Security Number(s) : XXX-XX-7325

Last Known Address : 84048 CORREGIDOR AVE  
INDIO CA 92201-7106

For Taxable Years : 2006

TAX	PENALTY	INTEREST	COLLECTION FEES	PAYMENTS	ADJUSTMENTS	* TOTAL
\$749.00	\$187.25	\$139.98	\$200.00	\$0.00	\$0.00	\$1,276.23

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

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

DATED: 02/23/09

FRANCHISE TAX BOARD  
of the State of California

Collection Bureau  
Telephone Number: (916) 845-4350

By:

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

Authorized facsimile signature.

FTB 2930 V1 ARCS (REV 03-2008)

DOC # 2009-0452895

08/31/2008 08:00A Fee:NC

Page 1 of 2

Recorded in Official Records

County of Riverside

Larry H. Ward

Assessor, County Clerk & Recorder



## PUBLIC RECORD

### RECORDING REQUESTED BY

RIVERSIDE COUNTY DEPARTMENT OF CHILD SUPPORT SERVICES

COUNTY CODE: 0606500



### WHEN RECORDED MAIL TO

RIVERSIDE COUNTY DEPARTMENT OF CHILD SUPPORT SERVICES

2041 IOWA AVE

RIVERSIDE CA 92507-2414

### DOCUMENT TITLE

NOTICE OF SUPPORT JUDGMENT

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

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

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

R5ENFCSS

<b>ATTORNEY OR PARTY WITHOUT ATTORNEY (Name and Address):</b> <input checked="" type="checkbox"/> Recording requested by and return to: JAMES P. FULLMER, CHIEF DEPUTY CHILD SUPPORT ATT RIVERSIDE COUNTY DEPARTMENT OF CHILD SUPPORT SERVICES 2041 IOWA AVE RIVERSIDE CA 92507-2414 TELEPHONE NO.:(866) 901-3212 <input type="checkbox"/> ATTORNEY FOR <input checked="" type="checkbox"/> JUDGMENT CREDITOR <input type="checkbox"/> ASSIGNEE OF RECORD		<b>FOR RECORDER'S USE ONLY</b>           0650900765-01
<b>SUPERIOR COURT OF CALIFORNIA, COUNTY OF RIVERSIDE</b> STREET ADDRESS: 4175 MAIN ST MAILING ADDRESS: PO BOX 431 CITY AND ZIP CODE: RIVERSIDE 92502-0431 BRANCH NAME: FAMILY LAW COURT  PETITIONER/PLAINTIFF: COUNTY OF RIVERSIDE  RESPONDENT/DEFENDANT: MARY F TORRES		

<b>ABSTRACT OF SUPPORT JUDGMENT</b>	CASE NUMBER: <b>RIK015321</b>
1. The <input checked="" type="checkbox"/> judgment creditor <input type="checkbox"/> assignee of record applies for an abstract of a support judgment and represents the following: a. Judgment debtor's Name and last known address MARY F TORRES 150 E LAKESHORE DR UNIT 3 LAKE ELSINORE CA 92530-4208  b. Driver's license No. and state: N7753260 CALIFORNIA c. Social Security number: ██████████2500 d. Birthdate: 03/25/1961	<b>FOR COURT USE ONLY</b>  (This document is a notice under Family Code Section 4506. Court stamp not required.)  Any electronic signature affixed below has been officially adopted by the requesting governmental agency.

Date: 08/21/2009  
 JAMES P. FULLMER  
 (TYPE OR PRINT NAME)

  
 (SIGNATURE OF APPLICANT OR ATTORNEY)

2. I CERTIFY that the judgment entered in this action contains an order for payment of spousal, family, or child support. 3. Judgment creditor (name): RIVERSIDE County Department of Child Support Services whose address appears on this form above the court's name.  4. <input checked="" type="checkbox"/> The support is ordered to be paid to the following county officer (name and address): RIVERSIDE County Department of Child Support Services PO BOX 989067 WEST SACRAMENTO CA 95798-9067	5. Judgment debtor (full name as it appears in judgment): MARY F TORRES 6. a. A judgment was entered on (date): 07/13/2009 b. Renewal was entered on (date): c. Renewal was entered on (date): 7. <input type="checkbox"/> An execution lien is endorsed on the judgment as follows: a. Amount: \$ b. In favor of (name and address):  8. A stay of enforcement has a. <input checked="" type="checkbox"/> not been ordered by the court. b. <input type="checkbox"/> been ordered by the court effective until (date):  9. <input type="checkbox"/> This is an installment judgment.
<div style="border: 1px solid black; padding: 5px; width: fit-content;"> <p>[Seal]</p> <p>This document is a notice under Family Code Section 4506. No court seal required.</p> </div> <div style="border: 1px solid black; padding: 5px; width: fit-content; margin-top: 10px;"> <p>This abstract issued on (date): No date required under FC § 4506</p> </div>	<p style="text-align: right;">         This document is a notice under Family Code section 4506.          Clerk, by _____, Deputy       </p>

Recording Requested by

STATE OF CALIFORNIA  
FRANCHISE TAX BOARD  
Sacramento CA 95812-2952

And When Recorded Mail to

Special Procedures Section  
PO BOX 2952  
Sacramento CA 95812-2952

DOC # 2009-0526645

10/09/2009 08:00A Fee:NC

Page 1 of 1

Recorded in Official Records  
County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



NOTICE OF STATE TAX LIEN

dea **M** 8  
062

FILED WITH: RIVERSIDE

CERTIFICATE NUMBER: 09272657804

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

Name of Taxpayer(s) : MARY M TORRES

FTB Account Number : 1213679200

Social Security Number(s) : XXX-XX-5039

Last Known Address : 73315 ROYAL PALM DR B  
: PALM DESERT CA 92260-2881

For Taxable Years : 2006,2004

TAX	PENALTY	INTEREST	COLLECTION FEES	PAYMENTS	ADJUSTMENTS	* TOTAL
\$4,096.00	\$431.53	\$474.93	\$230.00	\$-1,499.65	\$-2,002.00	\$1,730.81

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

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

DATED: 10/02/09

FRANCHISE TAX BOARD  
of the State of California

Collection Bureau  
Telephone Number: (916) 845-4350

By:

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

Authorized facsimile signature.

FTB 2930 V1 ARCS (REV 03-2008)

PLEASE COMPLETE THIS INFORMATION

RECORDING REQUESTED BY:

AND WHEN RECORDED MAIL TO:

Elsinore Terrace Homeowners  
Association

C/O Keystone Pacific  
Property Management, Inc.  
16845 Von Karman, Suite #200  
Irvine, CA 92606

DOC # 2010-0492711  
10/14/2010 08:00A Fee:21.00  
Page 1 of 3  
Recorded in Official Records  
County of Riverside  
Larry W. Ward  
Assessor, County Clerk & Recorder



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THIS SPACE FOR RECORDER'S USE ONLY

TITLE OF DOCUMENT:

# Abstract of Judgment

THIS PAGE ADDED TO PROVIDE ADEQUATE SPACE FOR RECORDING INFORMATION  
(Additional recording fee applies)

→ .059-TITLE PAGE (R7/05)

RECEIVED  
SUPERIOR COURT  
10 AUG 23 PM 12: 51

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

Recording requested by and return to:

Elsinore Terrace Homeowners Association  
16845 Von Karman Ste 200  
Irvine, CA 92606

949-833-2600

ATTORNEY FOR  JUDGMENT CREDITOR  ASSIGNEE OF RECORD

SUPERIOR COURT OF CALIFORNIA, COUNTY OF Riverside  
STREET ADDRESS: 41002 County Center Drive

FOR RECORDER'S USE ONLY

MAILING ADDRESS:

CITY AND ZIP CODE: Temecula, CA 92591  
BRANCH NAME: Temecula Court

PLAINTIFF: Elsinore Terrace Homeowners Association  
DEFENDANT: Maria Torres

CASE NUMBER:

TES10000099

ABSTRACT OF JUDGMENT—CIVIL AND SMALL CLAIMS  Amended

FOR COURT USE ONLY

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

a. Judgment debtor's

Name and last known address

Maria Torres  
133 S Massachusetts St  
Lake Elsinore, CA 92530

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

Unknown

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

Unknown

d. Summons or notice of entry of sister-state judgment was personally served or mailed to (name and address): Maria Torres  
133 S. Massachusetts Street, Lake Elsinore, CA 92530

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

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

3. Judgment creditor (name and address):  
Elsinore Terrace Homeowners Association  
16845 Von Karman, #200, Irvine CA 92606

5.  Original abstract recorded in this county:

a. Date:  
b. Instrument No.:

Date: 7/13/10

Janet Vesel, Collection Manager

(TYPE OR PRINT NAME)

  
(SIGNATURE OF APPLICANT OR ATTORNEY)

6. Total amount of judgment as entered or last renewed:  
\$ 965.24

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

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

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

8. a. Judgment entered on (date): 5/28/10  
b. Renewal entered on (date):

9.  This judgment is an installment judgment.

11. A stay of enforcement has  
a.  not been ordered by the court.

b.  been ordered by the court effective until (date):



This abstract issued on (date):

SEP 22 2010

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

b.  A certified copy of the judgment is attached.

Clerk, by  Deputy

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

ABSTRACT OF JUDGMENT—CIVIL  
AND SMALL CLAIMS

Page 1 of 2  
Code of Civil Procedure, §§ 486.480,  
674, 706.190

American LegalNet, Inc.  
www.FormsWorldflow.com

PLAINTIFF: Elsinors Terrace Homeowners Association	CASE NUMBER: TES10000099
DEFENDANT: Maria Torres	

**NAMES AND ADDRESSES OF ADDITIONAL JUDGMENT CREDITORS:**

13. Judgment creditor (name and address):
14. Judgment creditor (name and address):

15.  Continued on Attachment 15.

**INFORMATION ON ADDITIONAL JUDGMENT DEBTORS:**

16. Name and last known address

[ ]

[ ]

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

Social security no. [last 4 digits]:  Unknown

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

17. Name and last known address

[ ]

[ ]

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

Social security no. [last 4 digits]:  Unknown

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

18. Name and last known address

[ ]

[ ]

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

Social security no. [last 4 digits]:  Unknown

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

19. Name and last known address

[ ]

[ ]

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

Social security no. [last 4 digits]:  Unknown

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

20.  Continued on Attachment 20.



PLEASE COMPLETE THIS INFORMATION  
RECORDING IS REQUESTED BY:

JPMORGAN CHASE BANK, N.A.

AND WHEN RECORDED MAIL TO:

*Reese Law Group*  
Harlan M. Reese, Esq. (Bar #118226)  
P.O. Box 720010  
San Diego, CA 92172-0010  
File #404823

DOC # 2010-0562251

11/23/2010 08:00A Fee:31.00

Page 1 of 3

Recorded in Official Records

County of Riverside

Larry U. Ward

Assessor, County Clerk & Recorder



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**ABSTRACT OF JUDGMENT**

Title of Document

31

M  
029

THIS PAGE IS ADDED TO PROVIDE ADEQUATE SPACE FOR RECORDING INFORMATION

RECD OCT 14 2010

ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, address, State Bar number, and telephone number):  
Recording requested by and return to:

REESE LAW GROUP 404823  
Harlan M. Reese, Esq. (CA Bar No. 118226)  
Joseph M. Pleasant, Esq. (CA Bar No. 179571)  
6725 Mesa Ridge Road, Ste. 240  
San Diego, CA 92121  
Tel. 858/550-0389

ATTORNEY FOR  JUDGMENT CREDITOR  ASSIGNEE OF RECORD

SUPERIOR COURT OF CALIFORNIA, COUNTY OF RIVERSIDE  
STREET ADDRESS: 4050 Main Street  
MAILING ADDRESS: 4050 Main Street  
CITY AND ZIP CODE: Riverside, CA 92501  
BRANCH NAME: RIVERSIDE JUDICIAL DISTRICT

FOR RECORDER'S USE ONLY

PLAINTIFF: JPMORGAN CHASE BANK, N.A.  
DEFENDANT: MARIA A TORRES, et al.

CASE NUMBER:  
RIC10008807

**ABSTRACT OF JUDGMENT— CIVIL  Amended AND SMALL CLAIMS**

FOR COURT USE ONLY

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

a. Judgment debtor's  
Name and last known address  
 MARIA A TORRES  
AKA MARIA A TORREZ AKA MARIA A GUTIERREZ  
6129 ANDALUSIA AVE  
RIVERSIDE CA 92509-1706

b. Driver's license no. [last 4 digits] and state: \*\*\*\*7229 CA  Unknown

c. Social security no. [last 4 digits]: \*\*\*\*-6691  Unknown

d. Summons or notice of entry of sister-state judgment was personally served or mailed to (name and address):  
MARIA A TORRES AKA MARIA A TORREZ AKA MARIA A GUTIERREZ  
6129 ANDALUSIA AVE RIVERSIDE, CA 92509

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

3. Judgment creditor (name and address):  
JPMORGAN CHASE BANK, N.A.  
201 Central Avenue 11th Floor Phoenix, AZ 85004  
Date: Oct 11, 2010  
Harlan M. Reese, Esq.

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

5.  Original abstract recorded in this county:  
a. Date:  
b. Instrument No.:

(SIGNATURE OF APPLICANT OR ATTORNEY)


(TYPE OR PRINT NAME)

6. Total amount of judgment as entered or last renewed:  
\$15,774.72

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

8. a. Judgment entered on (date): September 13, 2010  
b. Renewal entered on (date):

9.  This judgment is an installment judgment.


(SEAL)  


This abstract issued on (date):  
**OCT 20 2010**

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

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

12. a.  I certify that this is a true and correct abstract of the judgment entered in this action.  
b.  A certified copy of the judgment is attached.

Clerk, by  Deputy

Form Adopted for Mandatory Use  
Judicial Courts of California  
EJ-001 (Rev. January 1, 2008)

**ABSTRACT OF JUDGMENT— CIVIL AND SMALL CLAIMS**

PLAINTIFF: JPMORGAN CHASE BANK, N.A.	CASE NUMBER:
DEFENDANT: MARIA A TORRES, et al.	RIC10008807

**NAMES AND ADDRESSES OF ADDITIONAL JUDGMENT CREDITORS:**

13. Judgment creditor (name and address):

14. Judgment creditor (name and address):

15.  Continued on Attachment 15.

**INFORMATION ON ADDITIONAL JUDGMENT DEBTORS:**

16. Name and last known address

17. Name and last known address

FRANCISCO TORRES

6129 ANDALUSIA AVE  
RIVERSIDE CA 92509

Driver's license no. [last 4 digits] and state: \*\*\*\*4279 CA  Unknown

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

Social security no. [last 4 digits]: \*\*\*-\*\*-6902  Unknown

Social security no. [last 4 digits]:  Unknown

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

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

FRANCISCO TORRES

6129 ANDALUSIA AVE  
RIVERSIDE, CA 92509

18. Name and last known address

19. Name and last known address

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

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

Social security no. [last 4 digits]:  Unknown

Social security no. [last 4 digits]:  Unknown

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

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

20.  Continued on Attachment 20.

Recording Requested by

STATE OF CALIFORNIA  
FRANCHISE TAX BOARD  
Sacramento CA 95812-2952

And When Recorded Mail to

Special Procedures Section  
PO BOX 2952  
Sacramento CA 95812-2952

DOC # 2010-0570251

11/30/2010 08:00A Fee:NC

Page 1 of 1

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



NOTICE OF STATE TAX LIEN

062 M 062

FILED WITH: RIVERSIDE

CERTIFICATE NUMBER: 10320399716

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

Name of Taxpayer(s) : RAMON TORRES  
MARIA I TORRES

FTB Account Number : 1117212328

Social Security Number(s) : XXX-XX-7100 XXX-XX-1438

Last Known Address : 29840 LANDAU BLVD A  
: CATHEDRAL CITY CA 92234-

For Taxable Years : 2007

TAX	PENALTY	INTEREST	COLLECTION FEES	PAYMENTS	ADJUSTMENTS	* TOTAL
\$1,636.00	\$818.00	\$312.97	\$296.00	\$0.00	\$0.00	\$3,062.97

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

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

DATED: 11/19/10

FRANCHISE TAX BOARD  
of the State of California

Collection Bureau  
Telephone Number: (916) 845-4350

By:

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

Authorized facsimile signature.

FTB 2930 V1 ARCS (REV 03-2008)

RECORDING REQUESTED BY AND WHEN  
RECORDED MAIL TO:

Name Timothy J. Silverman, Esq.  
Firm SOLOMON, GRINDLE SILVERMAN  
& WINTRINGER, APC  
Address 12651 High Bluff Drive, Suite 300  
San Diego, CA 92130  
Phone (858) 793-8500

DOC # 2011-0469697  
10/25/2011 09:05A Fee:26.00  
Page 1 of 3  
Recorded in Official Records  
County of Riverside  
Larry W. Ward  
Assessor, County Clerk & Recorder



S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY	
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NOTICE SENT							T:	CTY	UNI	030

27 **C**  
030

ABSTRACT OF JUDGMENT

(Please fill in document title(s) on this line)

THIS PAGE ADDED TO PROVIDE ADEQUATE SPACE FOR RECORDING INFORMATION  
(Additional Recording Fee Applies)

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

Recording requested by and return to:

Timothy J. Silverman, Esq., SBN 145264  
Holly J. Nolan, Esq., SBN 140775  
SOLOMON, GRINDLE, SILVERMAN & WINTRINGER, APC  
12651 High Bluff Drive Suite 300  
San Diego, CA 92130  
(858) 793-8500 ext 246 9146.0002

ATTORNEY FOR  JUDGMENT CREDITOR  ASSIGNEE OF RECORD

SUPERIOR COURT OF CALIFORNIA, COUNTY OF San Bernardino

STREET ADDRESS:

MAILING ADDRESS: 8303 Haven Avenue

CITY AND ZIP CODE: Rancho Cucamonga, CA 91730

BRANCH NAME: Rancho Cucamonga Court

FOR RECORDER'S USE ONLY

PLAINTIFF: TEXAS TRUST CREDIT UNION

CASE NUMBER:

DEFENDANT: MARIA E. TORRES aka MARIA ELENA TORRES, an individual; JESSE PAYAN aka JESSE SHAWN PAYAN

CIVRS 1005723

ABSTRACT OF JUDGMENT—CIVIL  Amended  
AND SMALL CLAIMS

FOR COURT USE ONLY

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

a. Judgment debtor's

Name and last known address

Maria E. Torres aka Maria Elena Torres, an individual  
13042 Caravel Street  
Cerritos, CA 90703

b. Driver's license no. (last 4 digits) and state:  Unknown

c. Social security no. (last 4 digits): 5570  Unknown

d. Summons or notice of entry of sister-state judgment was personally served or mailed to (name and address): Maria E. Torres aka Maria Elena Torres, an individual  
13042 Caravel Street  
Cerritos, CA 90703

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

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

3. Judgment creditor (name and address):

TEXAS TRUST CREDIT UNION c/o SGSW 12651 High Bluff Drive Suite 300, San Diego, CA 92130

5.  Original abstract recorded in this county:

a. Date:

b. Instrument No.:

Date: October 3, 2011

Holly J. Nolan

(TYPE OR PRINT NAME)

*Holly J. Nolan*  
(SIGNATURE OF APPLICANT OR ATTORNEY)

6. Total amount of judgment as entered or last renewed:  
\$ 20,432.71

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

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

a. Amount: \$

8. a. Judgment entered on (date): September 30, 2011

b. In favor of (name and address):

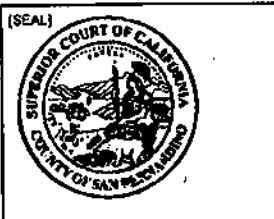
b. Renewal entered on (date):

9.  This judgment is an installment judgment.

11. A stay of enforcement has

a.  not been ordered by the court.

b.  been ordered by the court effective until (date):



This abstract issued on (date):

OCT 12 2011

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

b.  A certified copy of the judgment is attached.

Clerk, by *[Signature]*, Deputy



Recording Requested by

STATE OF CALIFORNIA  
FRANCHISE TAX BOARD  
Sacramento CA 95812-2952

And When Recorded Mail to

Special Procedures Section  
PO BOX 2952  
Sacramento CA 95812-2952

DOC # 2011-0534701

12/05/2011 08:43A Fee:NC

Page 1 of 1

Recorded in Official Records  
County of Riverside

Larry W. Ward  
Assessor, County Clerk & Recorder



028  
M  
028



### Notice of State Tax Lien

Filed With: RIVERSIDE

Certificate Number: 11312321124

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

Name of Taxpayer(s) : MARIA TORRES

FTB Account Number : 1213176842

Social Security Number(s) : XXX-XX-7325

Last Known Address : 84048 CORREGIDOR AVE  
INDIO CA 92201-7106

For Taxable Years : 2009,2007

Total Lien Amount \* : \$2,714.72

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

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

Dated: 11/14/11

FRANCHISE TAX BOARD  
of the State of California

Collection Bureau  
Telephone Number: (916) 845-4350

By:

Authorized facsimile signature.

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

FTB 2030 V1 ARCS (REV 03-2011)



Recording Requested by

STATE OF CALIFORNIA  
FRANCHISE TAX BOARD  
Sacramento CA 95812-2952

And When Recorded Mail to

Special Procedures Section  
PO BOX 2952  
Sacramento CA 95812-2952

DOC # 2011-0534731

12/05/2011 08:47A Fee:NC

Page 1 of 1

Recorded in Official Records  
County of Riverside

Larry M. Ward  
Assessor, County Clerk & Recorder



028  
M  
028



### Notice of State Tax Lien

Filed With: RIVERSIDE

Certificate Number: 11312367537

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

Name of Taxpayer(s) : MARIA TORRES

FTB Account Number : 1106804990

Social Security Number(s) : XXX-XX-9054

Last Known Address : 22865 RAYMOND RD  
: PERRIS CA 92570-1686

For Taxable Years : 2009

Total Lien Amount \* : \$1,866.05

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

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

Dated: 11/14/11

FRANCHISE TAX BOARD  
of the State of California

Collection Bureau  
Telephone Number: (916) 845-4350

By:

Authorized facsimile signature.

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

FTB 2030 V1 ARCS (REV 03-2011)

RECORDING REQUESTED BY:  
STATE OF CALIFORNIA  
EMPLOYMENT DEVELOPMENT DEPARTMENT  
(866) 564-4228

WHEN RECORDED MAIL TO:  
STATE OF CALIFORNIA  
EMPLOYMENT DEVELOPMENT DEPARTMENT  
LIEN GROUP, MIC 92G  
PO BOX 826880  
SACRAMENTO, CA 94280-0001

DOC # 2012-0141569

03/27/2012 04:46P Fee:NC

Page 1 of 1

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



M  
030

**NOTICE OF STATE TAX LIEN**

(Filed pursuant to Section 7171 of the Government Code)

CEMENT AND PAVEMENT CLEANING  
ANTORNIO TORRES  
MARIA GUADALUPE TORRES  
12605 BRIDGEWATER DR  
CORONA, CA 92880-8846

XX-XXX6539  
XXX-XX-9736  
XXX-XX-1077

RIVERSIDE

Letter ID. L0345578752

Certificate No. G000108618

TAX PERIOD	TAX	PENALTY	INTEREST	TOTAL
07/01/2011 to 09/30/2011	\$2,177.54	\$769.29	\$40.60	\$2,987.43

Interest calculated through 03/12/2012

The Director of the Employment Development Department hereby certifies the above is liable to the State of California for amounts due and required to be paid as determined under the provisions of the California Unemployment Insurance Code, the Revenue and Taxation Code, or both.

THE AMOUNT OF DELINQUENCY ABOVE SET FORTH SHALL BE A LIEN UPON ALL REAL OR PERSONAL PROPERTY AND RIGHTS TO SUCH PROPERTY, INCLUDING ALL AFTER-ACQUIRED PROPERTY AND RIGHTS TO PROPERTY BELONGING TO THE ABOVE NAMED.

Date: 03/12/2012  
At Sacramento, California



The Director of the Employment Development Department has complied with all provisions of the California Unemployment Insurance Code in the computation and levy of the amount assessed and has caused this notice of lien to be issued by a duly authorized representative.

By \_\_\_\_\_

Authorized Representative

This agency has adopted the use of a facsimile signature as affixed above.

RECORDING REQUESTED BY:  
STATE OF CALIFORNIA  
EMPLOYMENT DEVELOPMENT DEPARTMENT  
866-564-4228

WHEN RECORDED MAIL TO:  
STATE OF CALIFORNIA  
EMPLOYMENT DEVELOPMENT DEPARTMENT  
LIEN GROUP, MIC 92G  
PO BOX 826880  
SACRAMENTO, CA 94280-0001

DOC # 2012-0436964

09/13/2012 11:48A Fee:NC

Page 1 of 1

Recorded in Official Records

County of Riverside

Larry U. Ward

Assessor, County Clerk & Recorder



**NOTICE OF STATE TAX LIEN**

(Filed pursuant to Section 7171 of the Government Code)

CEMENT AND PAVEMENT CLEANING  
ANTONIO TORRES  
MARIA GUADALUPE TORRES  
12605 BRIDGEWATER DR  
CORONA, CA 92880-8846

XX-XXX6539

XXX-XX-9736

XXX-XX-1077

RIVERSIDE

Certificate No. G000038991

Letter ID. L1267230080

TAX PERIOD	TAX	PENALTY	INTEREST	TOTAL
01/01/2012 to 03/31/2012	\$12,095.52	\$3,148.49	\$380.75	\$15,624.76

Interest calculated through 09/04/2012

The Director of the Employment Development Department hereby certifies the above is liable to the State of California for amounts due and required to be paid as determined under the provisions of the California Unemployment Insurance Code, the Revenue and Taxation Code, or both.

THE AMOUNT OF DELINQUENCY ABOVE SET FORTH SHALL BE A LIEN UPON ALL REAL OR PERSONAL PROPERTY AND RIGHTS TO SUCH PROPERTY, INCLUDING ALL AFTER-ACQUIRED PROPERTY AND RIGHTS TO PROPERTY BELONGING TO THE ABOVE NAMED.

Dec. 09/04/2012  
At Sacramento, California



The Director of the Employment Development Department has complied with all provisions of the California Unemployment Insurance Code in the computation and levy of the amount assessed and has caused this notice of lien to be issued by a duly authorized representative.

*Teresa Gage*

By \_\_\_\_\_

Authorized Representative

This agency has adopted the use of a facsimile signature as affixed above.

RECORDING REQUESTED BY  
EDP

AND WHEN RECORDED MAIL TO:

Name Nivinskus Law Group

Street Address 134 W. W. Wilshire Ave.

City & State Fullerton, CA 92832

Assessors Parcel Number:

TRA:

DOC # 2013-0351024  
07/22/2013 08:31A Fee:31.00

Page 1 of 3  
Recorded in Official Records  
County of Riverside  
Larry W. Ward  
Assessor, County Clerk & Recorder



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Abstract of Judgment

TITLE OF DOCUMENT

THIS PAGE ADDED TO PROVIDE ADEQUATE SPACE FOR RECORDING INFORMATION  
(\$3.00 ADDITIONAL RECORDING FEE APPLIES)

JUN 1 0 2013

Recording requested by and return to: (714) 533-8110  
Mark R. Nivinskus, State Bar No: 195335  
NIVINSKUS LAW GROUP, A LAW CORPORATION  
134 W. WILSHIRE AVE.  
FULLERTON, CA 92832 12001109  
 ATTORNEY  JUDGMENT  ASSIGNEE OF  
FOR CREDITOR RECORD

NAME OF COURT: SUPERIOR COURT OF CALIFORNIA  
STREET ADDRESS: COUNTY OF RIVERSIDE  
MAILING ADDRESS: 4050 Main St.  
CITY & ZIP CODE: RIVERSIDE, CA 92501  
BRANCH NAME: CENTRAL RIVERSIDE DIVISION

FOR RECORDER'S USE ONLY

PLAINTIFF: MERCURY INSURANCE COMPANY  
DEFENDANT: MARIA DE LA TORRE, et al.,

ABSTRACT OF JUDGMENT-CIVIL  Amended  
AND SMALL CLAIMS

CASE NUMBER: RIC1208957

1. The  judgment creditor  assignee of record applies for an abstract of judgment and represents the following:  
a. Judgment debtor's  
Name and last known address  
Maria De La Torre  
3451 Novak St.  
Riverside CA 92509  
b. Driver's license no. [last 4 digits] and state:  Unknown  
c. Social security no. [last 4 digits]:  Unknown  
d. Summons or notice of entry of sister-state judgment was personally served or mailed to (name and address):

FOR COURT USE ONLY

Maria De La Torre, 3451 Novak St., Riverside CA 92509  
2.  Information on additional judgment debtors is shown on page 2.  
3. Judgment creditor (name and address):  
MERCURY INSURANCE COMPANY  
c/o Nivinskus Law Group, 134 W. Wilshire Ave., Fullerton, CA 92832

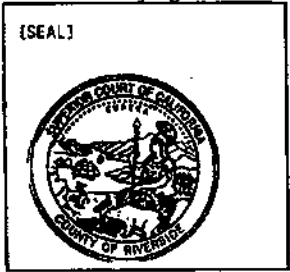
4.  Information on addition judgment creditors shown on page 2.  
5.  Original abstract recorded in this county:  
a. Date:  
b. Instrument No.:

Date: April 16, 2013  
Mark R. Nivinskus  
(TYPE OR PRINT NAME)

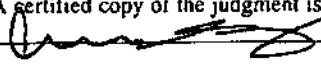
  
(SIGNATURE OF APPLICANT OR ATTORNEY)

6. Total amount of judgment as entered or last renewed:  
\$8,938.12  
7. All judgment creditors and debtors are listed on this abstract.  
8. a. Judgment entered on (date): January 24, 2013  
b. Renewal entered on (date):  
9.  This judgment is an installment judgment.

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



This abstract issued on (date):  
JUN 11 2013

11. A stay of enforcement has  
a.  not been ordered by the court.  
b.  been ordered by the court effective until (date):  
12. a.  I certify that this is a true and correct abstract of the judgment entered in this action.  
b.  A certified copy of the judgment is attached.  
Clerk, by  Deputy

Form Adopted For Mandatory Use  
Judicial Council of California  
JS-001 (Rev. January 1, 2008)

ABSTRACT OF JUDGMENT-CIVIL  
AND SMALL CLAIMS

Code of Civil Procedure, §§ 488.480,  
674, 700.190

PLAINTIFF: MERCURY INSURANCE COMPANY	CASE NUMBER: RIC1208957
DEFENDANT: MARIA DE LA TORRE;	

**NAMES AND ADDRESSES OF ADDITIONAL JUDGMENT CREDITORS:**

13. Judgment creditor (name and address):
14. Judgment creditor (name and address):
15.  Continued on attachment 15.

**INFORMATION ON ADDITIONAL JUDGMENT DEBTORS:**

16.  Name and last known address   
 Agustin De La Torre aka:  
 3451 Novak St.  
 Riverside CA 92509

Driver's license No. & state:  Unknown  
 Social Security No.:  Unknown  
 Summons was personally served at or mailed to (address):  
 3451 Novak St.  
 Riverside CA 92509

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

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

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

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

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

22.  Continued on attachment 18.

RECORDING REQUESTED BY AND MAIL TO:  
(Name and mailing address, including city, state,  
and Zip code, of requesting party)

AND WHEN RECORDED MAIL TO:

HUNT & HENRIQUES  
ATTORNEYS AT LAW  
151 BERNAL RD STE 8  
SAN JOSE, CA 95119

DOC # 2013-0495318

10/16/2013 04:14P Fee:31.00

Page 1 of 3

Recorded in Official Records  
County of Riverside

Larry W. Ward  
Assessor, County Clerk & Recorder



THIS SPACE FOR RECORDER'S USE ONLY

ABSTRACT OF JUDGMENT  
(PLEASE FILL IN DOCUMENT TITLE(S) ON THIS LINE)

This page added to provide adequate space for recording information  
(Additional recording fee applies)

Gov. code 27361.6

EJ-001

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

Recording requested by and return to:

Michael S. Hunt, Esq. #99804  
Janalie Henriques, Esq. #111589  
151 Bernal Road Suite 8  
San José CA 95119-1306  
Telephone No: (408) 362-2270

ATTORNEY FOR  JUDGMENT CREDITOR  ASSIGNEE OF RECORD

SUPERIOR COURT OF CALIFORNIA, COUNTY OF RIVERSIDE

FOR RECORDER'S USE ONLY

STREET ADDRESS: 4050 Main Street

MAILING ADDRESS:

CITY AND ZIP CODE: Riverside CA 92501

BRANCH NAME: Riverside Division

PLAINTIFF: PORTFOLIO RECOVERY ASSOCIATES, LLC

CASE NUMBER:  
RIC1308228

DEFENDANT: MARIA TORRES

LIMITED

ABSTRACT OF JUDGMENT—CIVIL AND SMALL CLAIMS  Amended

FOR COURT USE ONLY

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

a. Judgment debtor's

Name and last known address

MARIA TORRES  
26235 BEECH DR  
MORENO VALLEY CA 92555

b. Driver's license No. and state:

Unknown

c. Social security No.: \*\*\*-\*\*-3788

Unknown

d. Summons or notice of entry of sister-state judgment was personally served or mailed to (name and address):

MARIA TORRES — 26235 Beech Dr Moreno Valley CA 92555-2240

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

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

3. Judgment creditor (name and address):  
Portfolio Recovery Associates, LLC C/O Hunt & Henriques  
151 Bernal Road Suite 8 San José CA 95119-1306

5.  Original abstract recorded in this county:

a. Date:

b. Instrument No.:

Date: September 24, 2013

Michael S. Hunt

(SIGNATURE OF APPLICANT OF ATTORNEY)

(TYPE OR PRINT NAME)

6. Total amount of judgment as entered or last renewed:  
\$2,726.30

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

a. Amount: \$

b. In favor of (name and address):

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

8. a. Judgment entered on (date): September 20, 2013  
b. Renewal entered on (date):

9.  This judgment is an installment judgment.

11. A stay of enforcement has

a.  not been ordered by the court.

b.  been ordered by the court effective until (date):

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

b.  A certified copy of the judgment is attached.

(SEAL)



This abstract issued on (date):

OCT 01 2013

Clerk, by

Deputy

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

ABSTRACT OF JUDGMENT—CIVIL  
AND SMALL CLAIMS

Page 1 of 2  
College Civil Procedure, §§ 488.480,  
610, 700.190

913645.001



PLAINTIFF:	CASE NUMBER:
DEFENDANT:	

**NAMES AND ADDRESSES OF ADDITIONAL JUDGMENT CREDITORS:**

13. Judgment creditor (name and address):

14. Judgment creditor (name and address):

15.  Continued on Attachment 15.

**INFORMATION ON ADDITIONAL JUDGMENT DEBTORS:**

16. Name and last known address

17. Name and last known address

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

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

18. Name and last known address

19. Name and last known address

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

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

20. Name and last known address

21. Name and last known address

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

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

22.  Continued on Attachment 22.

2013 FEB 5 3 3013

DON KENT  
TAX COLLECTOR  
County Administrative Center  
4080 Lemon St. - 4th Floor  
Riverside, California

Mailing Address  
P.O. Box 12005  
Riverside, CA 92502-2205

DOC # 2014-0037403

01/29/2014 11:41A Fee:NC

Page 1 of 1

Recorded in Official Records

County of Riverside

Larry U. Ward

Assessor, County Clerk & Recorder



(Space above this line for Recorder's use)

### CERTIFICATE OF LIEN

(Filed for Record Pursuant to Section 2191.3 et seq., Revenue and Taxation Code)

STATE OF CALIFORNIA )  
COUNTY OF RIVERSIDE ) §§

NO. **0122277**

I, Don Kent, Tax Collector of the County of Riverside, State of California, do hereby certify that there is on record in my office unpaid delinquent unsecured property taxes, which were duly assessed, computed and levied for the fiscal year 1994, in compliance with the provisions of Division 1, Part 5, of the Revenue and Taxation Code, in the amounts stated herein, together with penalties levied pursuant to sections 2921.5 and 2922 of the Revenue and Taxation Code.

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

NAME AND ADDRESS	TAX RATE AREA	ASSESSMENT NUMBER	TAX	PENALTY
TORRES, MARTIMIANO	009-063	000000597-3	\$917.20	\$91.72
TORRES, MARIA D				
SALAZAR, JOSE GUADALUPE				
SALAZAR, MARIA I				
1756 UNIVERSITY AVE				
RIVERSIDE CA 92507				

From and after the time of filing this certificate of lien for record, the total amount required to be paid by the person or persons named constitutes a lien upon all personal property and real property now owned by said person or persons, or that may subsequently be acquired by them before the date on which this lien expires.

This lien has the force, effect and priority of a judgement lien for ten (10) years from the time of the recording of this instrument, unless sooner released or otherwise discharged.

This "CERTIFICATE OF LIEN" is herewith filed for record for the express purpose of extending that certain lien obtained under the original certificate recorded on 09/10/2004, Document #000020040721751 of Official Records of Riverside County, California.

Dated January 22, 2014.

DON KENT, Tax Collector

By Denise Gonzalez, Deputy

Recorded without acknowledgement pursuant to the provisions of Section 27282 of the Government Code.

TC 119 (11/98)

S120313793

RECORDING REQUESTED BY:

STATE OF CALIFORNIA  
EMPLOYMENT DEVELOPMENT DEPARTMENT  
BENEFIT OVERPAYMENT COLLECTION  
SECTION, MIC 91  
P.O. BOX 826218, SACRAMENTO, CA 94230-6218  
TELEPHONE NO: 1-800-676-5737

WHEN RECORDED MAIL TO:

STATE OF CALIFORNIA  
EMPLOYMENT DEVELOPMENT DEPARTMENT  
BENEFIT OVERPAYMENT COLLECTION  
SECTION, MIC 91  
P.O. BOX 826218, SACRAMENTO, CA 94230-6218

DOC # 2012-0212406  
05/08/2012 04:50P Fee:NC  
Page 1 of 3  
Recorded in Official Records  
County of Riverside  
Larry W. Ward  
Assessor, County Clerk & Recorder



(SPACE ABOVE THIS LINE FOR RECORDER'S USE)

M  
062

ABSTRACT OF JUDGMENT  
DOCUMENT TITLE

SEPARATE PAGE, PURSUANT TO GOVT. CODE 27361.6

ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, address, State Bar number, and telephone number): 1-800-876-3737  
Recording requested by and return to:

S120313793

STATE OF CALIFORNIA, EMPLOYMENT DEVELOPMENT DEPARTMENT  
BENEFIT OVERPAYMENT COLLECTION SECTION, MIC 91  
800 CAPITOL MALL, P.O. BOX 826218, SACRAMENTO, CA 94230-6218

ATTORNEY FOR  JUDGMENT CREDITOR  ASSIGNEE OF RECORD

SUPERIOR COURT OF CALIFORNIA, COUNTY OF SACRAMENTO

STREET ADDRESS: 720 NINTH STREET, ROOM 104  
MAILING ADDRESS: 720 NINTH STREET, ROOM 104  
CITY AND ZIP CODE: SACRAMENTO, CA 95814  
BRANCH NAME: SACRAMENTO - CIVIL

FOR RECORDER'S USE ONLY

PLAINTIFF: STATE OF CALIFORNIA, EMPLOYMENT DEVELOPMENT DEPARTMENT  
DEFENDANT: LOUIS BRISENO

CASE NUMBER:  
34-2012-90013793

ABSTRACT OF JUDGMENT - CIVIL  Amended  
AND SMALL CLAIMS

FOR COURT USE ONLY

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

a. Judgment debtor's

Name and last known address

LOUIS BRISENO  
5977 RODEO DR  
RIVERSIDE CA 92509-0805

b. Driver's license no. (last 4 digits) and state:

Unknown

c. Social security no. (last 4 digits): XXX-XX-7109

Unknown

d. Summons or notice of entry of sister-state judgment was personally served or mailed to (name and address): (Same as line 1.a. above)

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

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

3. Judgment creditor (name and address):

State of California  
Employment Development Department  
P.O. Box 826218, Sacramento, CA 92430-6218

5.  Original abstract recorded in this county:

a. Date:  
b. Instrument No.:

Date: 03/22/12

R. Leon

(TYPE OR PRINT NAME)

(SIGNATURE OF APPLICANT OR ATTORNEY)

6. Total amount of judgment as entered or last renewed:  
\$ 1,159.69

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

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

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

8. a. Judgment entered on (date): 03/22/12  
b. Renewal entered on (date):

11. A stay of enforcement has

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

9.  This judgment is an installment judgment.

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

b.  A certified copy of the judgment is attached.



This abstract issued on (date):

03/22/12

Clerk, by K. Kohler Deputy

PLAINTIFF:	CASE NUMBER:
DEFENDANT: LOUIS BRISENO	

**NAMES AND ADDRESSES OF ADDITIONAL JUDGMENT CREDITORS:**

13. Judgment creditor (name and address):

14. Judgment creditor (name and address):

15.  Continued on Attachment 15.

**INFORMATION ON ADDITIONAL JUDGMENT DEBTORS:**

16. Name and last known address

17. Name and last known address

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

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

Social security no. [last 4 digits]:  Unknown

Social security no. [last 4 digits]:  Unknown

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

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

18. Name and last known address

19. Name and last known address

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

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

Social security no. [last 4 digits]:  Unknown

Social security no. [last 4 digits]:  Unknown

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

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

20.  Continued on Attachment 20.

DOC # 2012-0229376  
05/17/2012 04:43P Fee:NC  
Page 1 of 2  
Recorded in Official Records  
County of Riverside  
Larry W. Ward  
Assessor, County Clerk & Recorder



**RECORDING REQUESTED BY**

LOS ANGELES COUNTY DEPARTMENT OF CHILD SUPPORT SERVICES



COUNTY CODE: 0603710

**WHEN RECORDED MAIL TO**

LOS ANGELES COUNTY DEPARTMENT OF CHILD SUPPORT SERVICES

PO BOX 76803

LOS ANGELES CA 90076-0803

**DOCUMENT TITLE**

**NOTICE OF SUPPORT JUDGMENT**

ATTORNEY OR PARTY WITHOUT ATTORNEY (Name and address): <input checked="" type="checkbox"/> Recording requested by and return to: FESIA DAVENPORT, CHIEF ATTORNEY LOS ANGELES COUNTY DEPARTMENT OF CHILD SUPPORT SERVICES 600 S COMMONWEALTH AVE FL 15 LOS ANGELES CA 90005-4001 TELEPHONE NO.: (866) 901-3212 0690305293693 <input type="checkbox"/> ATTORNEY FOR <input checked="" type="checkbox"/> JUDGMENT CREDITOR <input type="checkbox"/> ASSIGNEE OF RECORD	<b>FOR RECORDER'S USE ONLY</b>
<b>SUPERIOR COURT OF CALIFORNIA, COUNTY OF LOS ANGELES</b> STREET ADDRESS: 600 S COMMONWEALTH AVE MAILING ADDRESS: 600 S COMMONWEALTH AVE CITY AND ZIP CODE: LOS ANGELES 90005-4001 BRANCH NAME: CENTRAL CIVIL WEST	
PETITIONER/PLAINTIFF: COUNTY OF ORANGE RESPONDENT/DEFENDANT: LUIS ANTONIO BRISENO	

<b>ABSTRACT OF SUPPORT JUDGMENT</b>	CASE NUMBER: BL0060837
1. The <input checked="" type="checkbox"/> judgment creditor <input type="checkbox"/> assignee of record applies for an abstract of a support judgment and represents the following: a. Judgment debtor's name and last known address LUIS ANTONIO BRISENO 614 S PANDORA PL ANAHEIM CA 92802-1437  b. Driver's license no. and state: B8302378 CALIFORNIA c. Social security number: XXX-XX-3889 (provide only last four digits) d. Birth date: 07/03/1980  <input type="checkbox"/> Unknown <input type="checkbox"/> Unknown <input type="checkbox"/> Unknown	<b>FOR COURT USE ONLY</b>  This document is a notice under Family Code Section 4506.  <b>Court stamp not required.</b>  Any electronic signature affixed below has been officially adopted by the requesting governmental agency.

Date: 05/07/2012

**FESIA DAVENPORT**  
(TYPE OR PRINT NAME)

  
(SIGNATURE OF APPLICANT OR ATTORNEY)

2. I CERTIFY that the judgment entered in this action contains an order for payment of spousal, family, or child support. 3. Judgment creditor (name): County of LOS ANGELES Department of Child Support Services whose address appears on this form above the court's name. 4. <input checked="" type="checkbox"/> The support is ordered to be paid to the following county officer (name and address): LOS ANGELES PO BOX 989067 WEST SACRAMENTO CA 95798-9067	5. Judgment debtor (full name as it appears in judgment): LUIS ANTONIO BRISENO 6. a. A judgment was entered on (date): 08/29/2007 b. Renewal was entered on (date): c. Renewal was entered on (date): 7. <input type="checkbox"/> An execution lien is endorsed on the judgment as follows: a. Amount: \$ b. In favor of (name and address): 8. A stay of enforcement has a. <input checked="" type="checkbox"/> not been ordered by the court. b. <input type="checkbox"/> been ordered by the court effective until (date): 9. <input type="checkbox"/> This is an installment judgment.  This document is a notice under Family Code Section 4506.  Clerk, by <u>No signature required.</u> Deputy
--	---

[Seal]

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

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

DOC # 2012-0233486  
05/21/2012 02:49P Fee:NC  
Page 1 of 2  
Recorded in Official Records  
County of Riverside  
Larry U. Ward  
Assessor, County Clerk & Recorder



**RECORDING REQUESTED BY**

ORANGE COUNTY DEPARTMENT OF CHILD SUPPORT SERVICES

**COUNTY CODE:** 0605900



**WHEN RECORDED MAIL TO**

ORANGE COUNTY DEPARTMENT OF CHILD SUPPORT SERVICES

PO BOX 22099

SANTA ANA CA 92702-2099

**DOCUMENT TITLE**

**NOTICE OF SUPPORT JUDGMENT**

NOTICE OF SUPPORT JUDGMENT  
DCSS 0239 (12/15/10)

**ABSTRACT OF SUPPORT JUDGMENT**  
(Code of Civil Procedure, §§674, 697.320, 700.100, Family Code § 4506)

STATE OF CALIFORNIA - HEALTH AND HUMAN SERVICES AGENCY  
DEPARTMENT OF CHILD SUPPORT SERVICE

Page 1 of 2  
ENF 1



<b>ATTORNEY OR PARTY WITHOUT ATTORNEY (Name and address):</b> <input checked="" type="checkbox"/> Recording requested by and return to: STEVEN ELDRED, DIRECTOR ORANGE COUNTY DEPARTMENT OF CHILD SUPPORT SERVICES 1055 N MAIN ST SANTA ANA CA 92701-3639  TELEPHONE NO.: (866) 901-3212 <span style="float:right">0590305193269</span> <input type="checkbox"/> ATTORNEY FOR <input checked="" type="checkbox"/> JUDGMENT CREDITOR <input type="checkbox"/> ASSIGNEE OF RECORD	<b>FOR RECORDER'S USE ONLY</b>
<b>SUPERIOR COURT OF CALIFORNIA, COUNTY OF ORANGE</b> STREET ADDRESS: 341 THE CITY DR S MAILING ADDRESS: PO BOX 14169 CITY AND ZIP CODE: ORANGE 92863-1599 BRANCH NAME: LAMOREAUX JUSTICE CENTER	
PETITIONER/PLAINTIFF: COUNTY OF ORANGE RESPONDENT/DEFENDANT: LUIS ANTONIO BRISENO	
<b>ABSTRACT OF SUPPORT JUDGMENT</b>	CASE NUMBER: 06FL101547

1. The  judgment creditor  assignee of record applies for an abstract of a support judgment and represents the following:
- a. Judgment debtor's  
     name and last known address  
     \_\_\_\_\_  
     LUIS ANTONIO BRISENO  
     814 S PANDORA PL  
     ANAHEIM CA 92802-1437  
     \_\_\_\_\_  
     \_\_\_\_\_
- b. Driver's license no. and state: B8302378 CALIFORNIA     Unknown
- c. Social security number: XXX-XX-3889 (provide only last four digits)     Unknown
- d. Birth date: 07/03/1980     Unknown

**FOR COURT USE ONLY**

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

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

Date: 05/07/2012  
 \_\_\_\_\_  
 STEVEN ELDRED  
 (TYPE OR PRINT NAME)

  
 \_\_\_\_\_  
 (SIGNATURE OF APPLICANT OR ATTORNEY)

2. I CERTIFY that the judgment entered in this action contains an order for payment of spousal, family, or child support.
3. Judgment creditor (name): County of ORANGE  
 Department of Child Support Services  
 whose address appears on this form above the court's name.
4.  The support is ordered to be paid to the following county officer (name and address):  
 ORANGE  
 PO BOX 989067  
 WEST SACRAMENTO CA 95798-9067

5. Judgment debtor (full name as it appears in judgment):  
 LUIS ANTONIO BRISENO
6. a. A judgment was entered on (date): 09/15/2006  
 b. Renewal was entered on (date):  
 c. Renewal was entered on (date):
7.  An execution lien is endorsed on the judgment as follows:  
 a. Amount: \$  
 b. In favor of (name and address):
8. A stay of enforcement has  
 a.  not been ordered by the court.  
 b.  been ordered by the court effective until (date):
9.  This is an installment judgment.

(Seal)

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

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

This document is a notice under Family Code Section 4506.  
 Clerk, by No signature required. Deputy



ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, address, State Bar number, and telephone number):  
 Recording requested by and return to:  
 SUPERIOR COURT OF CALIFORNIA,  
 COUNTY OF RIVERSIDE  
 4100 MAIN ST, RIVERSIDE, CA 92501  
 1-877-955-3436

SUPERIOR COURT OF CALIFORNIA, COUNTY OF RIVERSIDE  
 STREET ADDRESS: 4100 MAIN ST  
 MAILING ADDRESS: RIVERSIDE, CA 92501  
 CITY AND ZIP CODE:  
 BRANCH NAME:

FOR RECORDERS'S USE ONLY

053 M 053

PLAINTIFF: SUPERIOR COURT OF CALIFORNIA, COUNTY OF RIVERSIDE  
 DEFENDANT: BRENDA DARLENE SMITH

CASE NUMBER:  
 SWM010510

ABSTRACT OF JUDGMENT - CIVIL AND SMALL CLAIMS  Amended

FOR COURT USE ONLY

1. The  Judgment creditor  Assignee of record applies for an abstract of judgment and represents the following:  
 a. Judgment debtor's  
 Name and last known address  
 BRENDA DARLENE SMITH  
 2204 SAN BERNARDINO  
 HEMET CA 92545  
 b. Driver's license no. and state: CAC1619158  unknown.  
 c. Social Security number: 568-13-2277  unknown.  
 d. Summons or notice of entry of sister-state judgment was personally served or mailed to (name and address):  
 2.  Information on additional judgment debtors is shown on page 2.  
 3. Judgment creditor (name and address): SUPERIOR COURT OF CALIFORNIA, COUNTY OF RIVERSIDE/FINANCIAL SERVICES DIVISION  
 4100 MAIN ST, RIVERSIDE, CA 92501  
 Date: 07-22-08 L J ONES  
 (TYPE OR PRINT NAME)

4.  Information on additional judgment creditors is shown on page 2.  
 5.  Original abstract recorded in this county:  
 a. Date:  
 b. Instrument No.:  
 (SIGNATURE OF APPLICANT OR ATTORNEY)

6. Total amount of judgment as entered or last renewed:  
 \$ 770.00  
 7. All judgment creditors and debtors are listed on this abstract.  
 8. a. Judgment entered on (date): 10-16-02  
 b. Renewal entered on (date):  
 9.  This judgment is an installment judgment.

10.  An  execution lien  attachment lien is endorsed on the judgment as follows:  
 a. Amount: \$ 770.00  
 b. In favor of (name and address):  
 SUPERIOR COURT OF CALIFORNIA, COUNTY OF RIVERSIDE  
 FINANCIAL SERVICES DIVISION  
 4100 MAIN ST  
 RIVERSIDE CA 92501  
 11. A stay of enforcement has  
 a.  not been ordered by the court.  
 b.  been ordered by the court effective until (date):  
 12. a.  I certify that the following is a true and correct abstract of the judgment entered in this action.  
 b.  A certified copy of the judgment is attached.



This abstract issued on (date):  
 07-22-08

Clerk, by Deputy

<b>PLAINTIFF:</b> RIVERSIDE SUPERIOR COURT, COUNTY OF RIVERSIDE <b>DEFENDANT:</b> BRENDA DARLENE SMITH	<b>CASE NUMBER:</b> SWM010510
---	-------------------------------

**NAMES AND ADDRESS OF ADDITIONAL JUDGEMENT CREDITORS:**

13. Judgment creditor (name and address)

14. Judgment creditor (name and address)

15.  Continued on attachment 15.

**INFORMATION ON ADDITIONAL JUDGMENT DEBTORS:**

16.  Name and last known address

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

17.  Name and last known address

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

18.  Name and last known address

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

19.  Name and last known address

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

20.  Name and last known address

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

21.  Name and last known address

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

22.  Continued on attachment 22.

EJ-001

DOC # 2010-0071569  
02/17/2010 08:00A Fee:23.00  
Page 1 of 2

Recorded in Official Records  
County of Riverside  
Larry U. Ward  
Assessor, County Clerk & Recorder



ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, address, State Bar number, and telephone number):  
Recording requested by and return to: EXTREME CARS & TRUCKS  
EXTREME CARS & TRUCKS INC.  
1110 FLORIDA AVE.  
HEMET, CA 92545

909-794-7316

ATTORNEY FOR  JUDGMENT CREDITOR  ASSIGNEE OF RECORD

SUPERIOR COURT OF CALIFORNIA, COUNTY OF RIVERSIDE  
STREET ADDRESS: 880 N. STATE STREET  
MAILING ADDRESS: SAME  
CITY AND ZIP CODE: HEMET, CA 92543  
BRANCH NAME: HEMET BRANCH

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NOTICE SENT						T:	CTY	UNI	043

PLAINTIFF: EXTREME CARS & TRUCKS INC.

DEFENDANT: RAYMOND K. SMITH & BRENDA SMITH

CASE NUMBER:

HES015466

C  
043

**ABSTRACT OF JUDGMENT—CIVIL AND SMALL CLAIMS**  Amended

FOR COURT USE ONLY

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

a. Judgment debtor's

Name and last known address

RAYMOND K. SMITH  
610 E. WASHINGTON AVENUE  
SAN JACINTO, CA 92583

b. Driver's license no. [last 4 digits] and state: 1796LA  Unknown

c. Social security no. [last 4 digits]: 6314  Unknown

d. Summons or notice of entry of sister-state judgment was personally served or mailed to (name and address): RAYMOND K. SMITH  
610 E. WASHINGTON AVENUE  
SAN JACINTO, CA 92583

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

3. Judgment creditor (name and address):  
EXTREME CARS & TRUCKS, INC.  
1110 FLORIDA AVE., HEMET, CA 92545

Date: 1/12/10

SCOTT CORRALES, A.A.

(TYPE OR PRINT NAME)

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

5.  Original abstract recorded in this county:

a. Date:

b. Instrument No:

(SIGNATURE OF APPLICANT OR ATTORNEY)

6. Total amount of judgment as entered or last renewed:  
\$ 499.00

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

8. a. Judgment entered on (date): 12/4/2009

b. Renewal entered on (date):

9.  This judgment is an installment judgment.

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

a. Amount: \$ 0.00

b. In favor of (name and address):

11. A stay of enforcement has

a.  not been ordered by the court.

b.  been ordered by the court effective until (date):

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

b.  A certified copy of the judgment is attached.

Clerk by Scott Corrales Deputy



This abstract issued on (date):

FEB 05 2010

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

**ABSTRACT OF JUDGMENT—CIVIL AND SMALL CLAIMS**

Legal Solutions & Plus

Page 1 of 2  
Code of Civil Procedure, §§ 438.480, 674, 700.190

PLAINTIFF: EXTREME CARS & TRUCKS INC.	CASE NUMBER
DEFENDANT: RAYMOND K. SMITH & BRENDA SMITH	HES015466

**NAMES AND ADDRESSES OF ADDITIONAL JUDGMENT CREDITORS:**

13. Judgment creditor (name and address):
14. Judgment creditor (name and address):

15.  Continued on Attachment 15.

**INFORMATION ON ADDITIONAL JUDGMENT DEBTORS:**

<p>16. Name and last known address</p> <p>BRENDA SMITH 610 E. WASHINGTON AVE. SAN JACINTO, CA 92583</p> <p>Driver's license no. [last 4 digits] and state: 7185 AZ <input type="checkbox"/> Unknown</p> <p>Social security no. [last 4 digits]: 7185 <input type="checkbox"/> Unknown</p> <p>Summons was personally served at or mailed to (address):</p> <p>BRENDA SMITH 610 E. WASHINGTON AVE. SAN JACINTO, CA 92583</p>	<p>17. Name and last known address</p> <p>Driver's license no. [last 4 digits] and state: <input type="checkbox"/> Unknown</p> <p>Social security no. [last 4 digits]: <input type="checkbox"/> Unknown</p> <p>Summons was personally served at or mailed to (address):</p>
--	---

<p>18. Name and last known address</p> <p>Driver's license no. [last 4 digits] and state: <input type="checkbox"/> Unknown</p> <p>Social security no. [last 4 digits]: <input type="checkbox"/> Unknown</p> <p>Summons was personally served at or mailed to (address):</p>	<p>19. Name and last known address</p> <p>Driver's license no. [last 4 digits] and state: <input type="checkbox"/> Unknown</p> <p>Social security no. [last 4 digits]: <input type="checkbox"/> Unknown</p> <p>Summons was personally served at or mailed to (address):</p>
---	---

20.  Continued on Attachment 20.

DOC # 2007-0459655  
07/16/2007 08:00A Fee:15.00  
Page 1 of 2

Recorded in Official Records  
County of Riverside  
Larry W. Ward  
Assessor, County Clerk & Recorder



EJ-001

ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, address, State Bar number, and telephone number):  
Recording requested by and return to:

Paula Kranz  
36317 Avenida Caylee  
Homeland, CA. 92548

ATTORNEY FOR  JUDGMENT CREDITOR  ASSIGNEE OF RECORD

S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
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M	A	L	465	426	PCOR	NCOR	SMF	NCHG	EXAM 702

NOTICE SENT

SUPERIOR COURT OF CALIFORNIA  
STREET ADDRESS: Superior Court of Calif  
County of Riverside  
MAILING ADDRESS: 880 N. State Street  
CITY AND ZIP CODE: Hemet, CA 92543  
BRANCH NAME:

PLAINTIFF: Paula Kranz  
DEFENDANT: Anabel Hernandez

CASE NUMBER:  
HES012502

18  
C  
702

ABSTRACT OF JUDGMENT—CIVIL AND SMALL CLAIMS  Amended

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

a. Judgment debtor's  
Name and last known address  
Anabel Hernandez  
% Hemet San Jacinto Property Managers  
2290 E. Florida Ave.  
Hemet, CA 92544

- b. Driver's license No. and state: CALIFORNIA  Unknown  
c. Social security No.:  Unknown  
d. Summons or notice of entry of sister-state judgment was personally served or mailed to (name and address):

2.  Information on additional judgment debtors is shown on page 2.  
3. Judgment creditor (name and address):  
4.  Information on additional judgment creditors is shown on page 2.  
5.  Original abstract recorded in this county:  
a. Date:  
b. Instrument No.:

Date: Paula Kranz 7/13/07  
(TYPE OR PRINT NAME)

Paula Kranz  
(SIGNATURE OF APPLICANT OR ATTORNEY)

6. Total amount of judgment as entered or last renewed:  
\$ 2851.00  
7. All judgment creditors and debtors are listed on this abstract.  
8. a. Judgment entered on (date): 6/8/07  
b. Renewal entered on (date):  
9.  This judgment is an installment judgment.  
10.  An  execution lien  attachment lien is endorsed on the judgment as follows:  
a. Amount: \$  
b. In favor of (name and address):  
11. A stay of enforcement has  
a.  not been ordered by the court.  
b.  been ordered by the court effective until (date):  
12. a.  I certify that this is a true and correct abstract of the judgment entered in this action  
b.  A certified copy of the judgment is attached.



This abstract issued on (date):  
JUL 13 2007

Clerk, by J. Comeau Deputy

ABSTRACT OF JUDGMENT—CIVIL AND SMALL CLAIMS

Page 1 of 2  
Code of Civil Procedure, §§ 498.480, 674, 700, 190

American LegalNet, Inc.  
www.USCourtForms.com

PLAINTIFF: Paula Kranz	CASE NUMBER:
DEFENDANT: Anabel Hernandez	HES 012 502

**NAMES AND ADDRESSES OF ADDITIONAL JUDGMENT CREDITORS:**

13. Judgment creditor (name and address):

Paula Kranz  
30317 Avenida Caylee  
Homeland, CA 92548

14. Judgment creditor (name and address):

15.  Continued on Attachment 15.

**INFORMATION ON ADDITIONAL JUDGMENT DEBTORS:**

16. Name and last known address

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

17. Name and last known address

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

18. Name and last known address

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

19. Name and last known address

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

20. Name and last known address

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

21. Name and last known address

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

22.  Continued on Attachment 22.





EJ-001

ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, address, State Bar number, and telephone number):  
 Recording requested by and return to:  
 Paula Kranz  
 30317 Avenida Caylee  
 Homeland, CA 92548

ATTORNEY FOR  JUDGMENT CREDITOR  ASSIGNEE OF RECORD

S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
			2						
M	A	L	465	426	PCOR	NCOR	SMF	NCHG	EXAM
NOTICE SENT					T:	CTY	UNI	012	

C  
012  
15

SUPERIOR COURT OF CALIFORNIA, COUNTY OF  
 STREET ADDRESS: Superior Court of Calif.  
 MAILING ADDRESS: County of Riverside  
 CITY AND ZIP CODE: 880 N. State Street  
 BRANCH NAME: Hemet, CA 92543

PLAINTIFF: Paula Kranz  
 DEFENDANT: Anabel Hernandez

CASE NUMBER: HCS  
 012502

ABSTRACT OF JUDGMENT—CIVIL AND SMALL CLAIMS  Amended

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

a. Judgment debtor's  
 Name and last known address  
 Anabel Hernandez  
 30329 Avenida Caylee  
 Homeland, CA 92548  
 C.A.  Unknown  Unknown

b. Driver's license No. and state:  
 c. Social security No.:  
 d. Summons or notice of entry of sister-state judgment was personally served or mailed to (name and address):

2.  Information on additional judgment debtors is shown on page 2.  
 3. Judgment creditor (name and address):  
 Paula Kranz  
 30317 Avenida Caylee, Homeland CA 92548  
 Date: 7/17/07 Paula Kranz Paula Kranz  
 (TYPE OR PRINT NAME)

FOR COURT USE ONLY

6. Total amount of judgment as entered or last renewed:  
 \$ 2851.00

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

8. a. Judgment entered on (date): 6/8/07  
 b. Renewal entered on (date):

9.  This judgment is an installment judgment.

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

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

12. a.  I certify that this is a true and correct abstract of the judgment entered in this action.  
 b.  A certified copy of the judgment is attached.

Clerk, by Paula Kranz, Deputy



This abstract issued on (date):  
**JUL 17 2007**

Form Adopted for Mandatory Use  
 Judicial Council of California  
 EJ-001 (Rev. January 1, 2006)

ABSTRACT OF JUDGMENT—CIVIL AND SMALL CLAIMS







PLAINTIFF:	CASE NUMBER:
DEFENDANT:	HeS 012502

**NAMES AND ADDRESSES OF ADDITIONAL JUDGMENT CREDITORS:**

13. Judgment creditor (name and address):

14. Judgment creditor (name and address):

15.  Continued on Attachment 15.

**INFORMATION ON ADDITIONAL JUDGMENT DEBTORS:**

16. Name and last known address

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

17. Name and last known address

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

18. Name and last known address

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

19. Name and last known address

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

20. Name and last known address

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

21. Name and last known address

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

22.  Continued on Attachment 22.



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

## Lot Book Report

Order Number: **30455**

**Customer:**

RIVERSIDE COUNTY TLMA-CODE ENFORCEMENT

4080 Lemon Street

Riverside

CA 92501

Attn:

Brent Steele

Reference:

CV13-01367/Rosa Morales

IN RE:

BRISENO, LUIS

Order Date: 11/21/2013

Dated as of: 11/19/2013

County Name: Riverside

FEE(s):

Report: \$120.00

Property Address: 23179 Mountain Ave.

Perris

CA 92570

Assessor's Parcel No. : 342-170-005-0

**Assessments:**

Land Value:	\$30,000.00
Improvement Value:	\$55,000.00
Exemption Value:	\$0.00
Total Value:	\$85,000.00

## Tax Information

Property Taxes for the Fiscal Year	2013-2014
First Installment	\$1,251.92
Penalty	\$0.00
Status	OPEN NOT-PAID (DUE DATE 12/10/2013)
Second Installment	\$1,251.92
Penalty	\$0.00
Status	OPEN NOT-PAID (DUE DATE 04/10/2014)



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Fax # (714) 783-3038

Order Number: 30455

Reference: CV13-01367/Rosa

## Property Vesting

The last recorded document(s) transferring title of said property

Document Type	Grant Deed
Dated	01/11/2007
Recorded	01/25/2007
Document No.	2007-0057990
D.T.T.	\$0.00
Grantor	Luis Briseno, an unmarried man and Mercedes Briseno, an unmarried woman as joint tenants
Grantee	Luis Briseno, a married man as his sole and separate property

Document Type	Grant Deed
Dated	10/08/2012
Recorded	12/10/2012
Document No.	2012-0597627
D.T.T.	\$0.00
Grantor	Luis Briseno, a married man as his sole and separate property
Grantee	Alberto Soto, a single man and Anabel Hernandez, a single woman

Document Type	Grant Deed
Dated	12/08/2012
Recorded	07/11/2013
Document No.	2013-0335307
D.T.T.	\$0.00
Grantor	Luis Briseno, a married man as his sole and separate property
Grantee	Maria Torres a single woman and Brenda Smith, a single woman
Property Now Vested as	Luis Briseno, a married man as his sole and separate property; Alberto Soto, a single man and Anabel Hernandez, a single woman; Maria Torres, a single woman and Brenda Smith, a single woman



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## Deeds of Trust

Position No.	1st
A Deed of Trust Dated	01/18/2007
Recorded	01/25/2007
Document No.	2007-0057991
Amount	\$266,250.00
Trustor	Luis Briseno, a married man as his sole and separate property
Trustee	First American Title Company, a California Corporation
Beneficiary	Mortgage Electronic Registration Systems, Inc., acting as a nominee for Golden Empire Mortgage Inc.
Assignment Dated	06/28/2011
Recorded	07/12/2011
Document No.	2011-0304245
Assigned to	Deutsche Bank National Trust Company, as Trustee for the Registered Holders of Morgan Stanley ABS Capital 1 Inc. Trust 2007-HE6 Mortgage Pass-Through Certificates, Series 2007-HE6
Substitution of Trustee Recorded	12/01/2011
Document No.	2011-0530618
Trustee	Western Progressive, LLC
Notice of Default Recorded	07/26/2012
Document No.	2012-0350869
Substitution of Trustee Recorded	11/21/2012
Document No.	2012-0563782
Trustee	Western Progressive, LLC
Notice of Trustee's Sale Recorded	10/15/2013
Document No.	2013-0491478
Date of Sale	10/28/2013



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Order Number: 30455  
Reference: CV13-01367/Rosa

## Additional Information

Notice of Non-Compliance filed by County of Riverside Code Enforcement Department  
In the matter of the property of Luis Briseno  
Case No. CV10-07637  
Recorded 02/28/2011  
Document No. 2011-0088944

A Notice of Administrative Proceedings by the  
City of Perris  
County of Riverside  
Recorded 07/20/2011  
Document No. 2011- 0317237

A Notice of Administrative Proceedings by the  
City of Perris  
County of Riverside  
Recorded 05/01/2012  
Document No. 2012-0197246

A Notice of Administrative Proceedings by the  
City of Perris  
County of Riverside  
Recorded 11/18/2013  
Document No. 2013-0544368

### JUDGMENT AND/OR LIEN DOCUMENTS LISTED AS FOLLOWS:

Document Type Abstract of Judgment  
Document No. 2004-0050698  
Recorded 01/23/2004  
Document Type Abstract of Judgment  
Document No. 2004-0288784



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Recorded	04/21/2004
Document Type	Abstract of Support Judgment
Document No.	2004-0365669
Recorded	05/17/2004
Document Type	Abstract of Judgment
Document No.	2004-0454035
Recorded	06/14/2004
Document Type	Abstract of Judgment
Document No.	2004-0483726
Recorded	06/23/2004
Document Type	Notice of State Tax Lien
Document No.	2004-0656614
Recorded	08/19/2004
Document Type	Certificate of Lien
Document No.	2004-0721751
Recorded	09/10/2004
Document Type	Notice of State Tax Lien
Document No.	2005-0038326
Recorded	01/13/2005
Document Type	Abstract of Judgment
Document No.	2006-0055010
Recorded	01/24/2006
Document Type	Certificate of Lien
Document No.	2006-0821911
Recorded	11/07/2006
Document Type	Abstract of Judgment
Document No.	2007-0074066
Recorded	01/31/2007
Document Type	Abstract of Judgment
Document No.	2007-0680782
Recorded	11/08/2007
Document Type	Certificate of Lien
Document No.	2007-0688907

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Recorded	11/13/2007
Document Type	Notice Regarding Payment of Support - Substitution of Payee
Document No.	2008-0050612
Recorded	01/31/2008
Document Type	Certificate of Lien
Document No.	2008-0226391
Recorded	05/01/2008
Document Type	Abstract of Judgment
Document No.	2008-0263972
Recorded	05/16/2008
Document Type	Abstract of Judgment
Document No.	2008-0351024
Recorded	06/27/2008
Document Type	Abstract of Judgment
Document No.	2008-0485316
Recorded	09/03/2008
Document Type	Abstract of Judgment
Document No.	2008-0564621
Recorded	10/22/2008
Document Type	Abstract of Judgment
Document No.	2008-0592649
Recorded	11/07/2008
Document Type	Certificate of Lien
Document No.	2008-0614379
Recorded	11/19/2008
Document Type	Abstract of Judgment
Document No.	2008-0678921
Recorded	12/30/2008
Document Type	Certificate of Lien for Delinquent Water Charges
Document No.	2009-0031590
Recorded	01/22/2009
Document Type	Notice of State Tax Lien
Document No.	2009-0095049

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Recorded	02/27/2009
Document Type	Abstract of Support Judgment
Document No.	2009-0452895
Recorded	08/31/2009
Document Type	Notice of State Tax Lien
Document No.	2009-0526645
Recorded	10/09/2009
Document Type	Abstract of Judgment
Document No.	2010-0492711
Recorded	10/14/2010
Document Type	Abstract of Judgment
Document No.	2010-0562251
Recorded	11/23/2010
Document Type	Notice of State Tax Lien
Document No.	2010-0570251
Recorded	11/30/2010
Document Type	Abstract of Judgment
Document No.	2011-0469697
Recorded	10/25/2011
Document Type	Notice of State Tax Lien
Document No.	2011-0534701
Recorded	12/05/2011
Document Type	Notice of State Tax Lien
Document No.	2011-0534731
Recorded	12/05/2011
Document Type	Notice of State Tax Lien
Document No.	2012-0141569
Recorded	03/27/2012
Document Type	Notice of State Tax Lien
Document No.	2012-0436964
Recorded	09/13/2012
Document Type	Abstract of Judgment
Document No.	2013-0495318

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Recorded	10/16/2013
Document Type	Abstract of Support Judgment
Document No.	2012-0229376
Recorded	05/17/2012
Document Type	Abstract of Support Judgment
Document No.	2012-0233486
Recorded	05/21/2012
Document Type	Abstract of Judgment
Document No.	2008-0425350
Recorded	08/01/2008
Document Type	Abstract of Judgment
Document No.	2010-0071569
Recorded	02/17/2010
Document Type	Abstract of Judgment
Document No.	2007-0459655
Recorded	07/16/2007
Document Type	Abstract of Judgment
Document No.	2007-0464973
Recorded	07/18/2007
A Bankruptcy filed by	Maria Torres
Social Security Number(s)	None Shown
Date filed	07/01/2004
Case No.	17901
A Bankruptcy filed by	Maria Torres
Social Security Number(s)	None Shown
Date filed	08/12/2004
Case No.	19378
A Bankruptcy filed by	Mary M Torres
Social Security Number(s)	None Shown
Date filed	03/03/2005
Case No.	11886

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Fax # (714) 783-3038

Order Number: 30455  
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A Bankruptcy filed by Maria Isabel Torres  
Social Security Number(s) None Shown  
Date filed 08/10/2005  
Case No. 18149

A Bankruptcy filed by Mary Margaret Torres  
Social Security Number(s) None Shown  
Date filed 08/22/2005  
Case No. 18622

A Bankruptcy filed by Maria Rosario Torres  
Social Security Number(s) None Shown  
Date filed 10/11/2005  
Case No. 22341

A Bankruptcy filed by Maria C Torres  
Social Security Number(s) None Shown  
Date filed 10/24/2005  
Case No. 26046

A Bankruptcy filed by Maria Trinidad Torres  
Social Security Number(s) None Shown  
Date filed 08/17/2007  
Case No. 14917

A Bankruptcy filed by Maria Carmen Torres  
Social Security Number(s) None Shown  
Date filed 03/03/2008  
Case No. 12228

A Bankruptcy filed by Maria Delaluz Torres  
Social Security Number(s) None Shown  
Date filed 11/07/2008  
Case No. 25584



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A Bankruptcy filed by Maria Jesus Torres  
Social Security Number(s) None Shown  
Date filed 11/29/2008  
Case No. 26929

A Bankruptcy filed by Maria Rosario Torres  
Social Security Number(s) None Shown  
Date filed 12/27/2008  
Case No. 28551

A Bankruptcy filed by Maria Cardenas Torres  
Social Security Number(s) None Shown  
Date filed 02/05/2009  
Case No. 12043

A Bankruptcy filed by Maria Torres  
Social Security Number(s) None Shown  
Date filed 03/30/2009  
Case No. 16006

A Bankruptcy filed by Mary Ann Torres  
Social Security Number(s) None Shown  
Date filed 05/14/2009  
Case No. 20151

A Bankruptcy filed by Maria Guadalupe Torres  
Social Security Number(s) None Shown  
Date filed 05/18/2009  
Case No. 20505

A Bankruptcy filed by Maria Guadalupe Torres  
Social Security Number(s) None Shown  
Date filed 06/05/2009  
Case No. 22267

A Bankruptcy filed by Maria Torres



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Fax # (714) 783-3038

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Social Security Number(s)	None Shown
Date filed	08/20/2009
Case No.	29256
A Bankruptcy filed by	Maria Elaine Torres
Social Security Number(s)	None Shown
Date filed	10/02/2009
Case No.	33413
A Bankruptcy filed by	Maria Carmen Torres
Social Security Number(s)	None Shown
Date filed	10/03/2009
Case No.	33505
A Bankruptcy filed by	Maria Torres
Social Security Number(s)	None Shown
Date filed	10/23/1996
Case No.	35286
A Bankruptcy filed by	Maria Isabel Torres
Social Security Number(s)	None Shown
Date filed	12/10/2009
Case No.	39976
A Bankruptcy filed by	Maria Dolores Torres
Social Security Number(s)	None Shown
Date filed	03/30/2010
Case No.	19258
A Bankruptcy filed by	Maria Guadalupe Torres
Social Security Number(s)	None Shown
Date filed	04/13/2010
Case No.	20921
A Bankruptcy filed by	Maria Estella Torres
Social Security Number(s)	None Shown

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Whittier, CA 90609  
Tel # (562) 325-8351  
Fax # (714) 783-3038

Order Number: 30455  
Reference: CV13-01367/Rosa

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Date filed	05/24/2010
Case No.	23477
A Bankruptcy filed by	Maria Torres
Social Security Number(s)	None Shown
Date filed	05/20/2010
Case No.	25424
A Bankruptcy filed by	Maria Dejesus Torres
Social Security Number(s)	None Shown
Date filed	06/02/2010
Case No.	27085
A Bankruptcy filed by	Maria T Torres
Social Security Number(s)	None Shown
Date filed	06/17/2010
Case No.	28769
A Bankruptcy filed by	Maria E Torres
Social Security Number(s)	None Shown
Date filed	06/18/2010
Case No.	28951
A Bankruptcy filed by	Maria Santos Torres
Social Security Number(s)	None Shown
Date filed	07/09/2010
Case No.	31348
A Bankruptcy filed by	Maria D Torres
Social Security Number(s)	None Shown
Date filed	07/27/2010
Case No.	33467
A Bankruptcy filed by	Maria Christina Torres
Social Security Number(s)	None Shown
Date filed	08/31/2010

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Whittier, CA 90609  
Tel # (562) 325-8351  
Fax # (714) 783-3038

Order Number: 30455  
Reference: CV13-01367/Rosa

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Case No.	37957
A Bankruptcy filed by	Maria Delcarmen Torres
Social Security Number(s)	None Shown
Date filed	09/08/2010
Case No.	38869
A Bankruptcy filed by	Maria Ines Torres
Social Security Number(s)	None Shown
Date filed	09/10/2010
Case No.	39138
A Bankruptcy filed by	Maria Delacruz Torres
Social Security Number(s)	None Shown
Date filed	09/25/2010
Case No.	41038
A Bankruptcy filed by	Maria Rocio Torres
Social Security Number(s)	None Shown
Date filed	12/09/2010
Case No.	49655
A Bankruptcy filed by	Maria Teresa Torres
Social Security Number(s)	None Shown
Date filed	01/25/2011
Case No.	12571
A Bankruptcy filed by	Maria Elena Torres
Social Security Number(s)	None Shown
Date filed	02/11/2011
Case No.	14573
A Bankruptcy filed by	Maria Monica Torres
Social Security Number(s)	None Shown
Date filed	03/04/2011
Case No.	17185

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

Order Number: 30455  
Reference: CV13-01367/Rosa

---

A Bankruptcy filed by Maria Torres  
Social Security Number(s) None Shown  
Date filed 03/04/2011  
Case No. 17143

A Bankruptcy filed by Maria Guadalupe Torrez  
Social Security Number(s) None Shown  
Date filed 04/29/2011  
Case No. 24130

A Bankruptcy filed by Maria Lizet Torres  
Social Security Number(s) None Shown  
Date filed 06/10/2011  
Case No. 28995

A Bankruptcy filed by Maria Del Carmen Torres  
Social Security Number(s) None Shown  
Date filed 10/28/2011  
Case No. 43481

A Bankruptcy filed by Maria Luisa Torres  
Social Security Number(s) None Shown  
Date filed 12/19/2011  
Case No. 47943

A Bankruptcy filed by Maria Socorro Torres  
Social Security Number(s) None Shown  
Date filed 12/31/2011  
Case No. 48952

A Bankruptcy filed by Maria Lisa Torrez  
Social Security Number(s) None Shown  
Date filed 01/31/2012  
Case No. 12343



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Order Number: 30455  
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---

A Bankruptcy filed by	Maria Torres
Social Security Number(s)	None Shown
Date filed	02/22/2012
Case No.	14390
A Bankruptcy filed by	Maria Angela Torres
Social Security Number(s)	None Shown
Date filed	02/22/2012
Case No.	14315
A Bankruptcy filed by	Maria Luisa Torres
Social Security Number(s)	None Shown
Date filed	03/30/2012
Case No.	17955
A Bankruptcy filed by	Maria Torres
Social Security Number(s)	None Shown
Date filed	04/12/2012
Case No.	19052
A Bankruptcy filed by	Maria G Torres
Social Security Number(s)	None Shown
Date filed	06/15/2012
Case No.	24480
A Bankruptcy filed by	Maria Delcarmen Torres
Social Security Number(s)	None Shown
Date filed	07/09/2012
Case No.	26141
A Bankruptcy filed by	Maria Torres Consuelo
Social Security Number(s)	None Shown
Date filed	07/30/2012
Case No.	27747
A Bankruptcy filed by	Maria Torres

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Fax # (714) 783-3038

Order Number: 30455  
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Social Security Number(s)	None Shown
Date filed	09/08/2012
Case No.	30836
A Bankruptcy filed by	Maria Torres
Social Security Number(s)	None Shown
Date filed	11/01/2012
Case No.	34663
A Bankruptcy filed by	Maria Torres
Social Security Number(s)	None Shown
Date filed	11/21/2012
Case No.	36040
A Bankruptcy filed by	Maria G Torres
Social Security Number(s)	XXXXX4674
Date filed	12/14/2012
Case No.	37422
A Bankruptcy filed by	Maria Torres
Social Security Number(s)	XXXXX2549
Date filed	03/13/0136
Case No.	14405
A Bankruptcy filed by	Mary Torres
Social Security Number(s)	XXXXX1332
Date filed	07/31/2013
Case No.	23158
A Bankruptcy filed by	Maria Torres
Social Security Number(s)	XXXXX1290
Date filed	08/18/2013
Case No.	24668
A Bankruptcy filed by	Maria Guadalupe Torres
Social Security Number(s)	XXXXX8177

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Fax # (714) 783-3038

Order Number: 30455  
Reference: CV13-01367/Rosa

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Date filed	10/10/2013
Case No.	26848
A Bankruptcy filed by	Brenda Lee Smith
Social Security Number(s)	None Shown
Date filed	10/07/2009
Case No.	33825
A Bankruptcy filed by	Brenda Kay Smith
Social Security Number(s)	None Shown
Date filed	12/04/2009
Case No.	39400
A Bankruptcy filed by	Brenda Carol Smith
Social Security Number(s)	None Shown
Date filed	03/31/2010
Case No.	19333
A Bankruptcy filed by	Brenda F Smith
Social Security Number(s)	None Shown
Date filed	12/07/2011
Case No.	46975
A Bankruptcy filed by	Brenda Dawn Smith
Social Security Number(s)	None Shown
Date filed	03/23/2012
Case No.	17358
A Bankruptcy filed by	Annabell Hernandez
Social Security Number(s)	None Shown
Date filed	07/13/2012
Case No.	26512
A Bankruptcy filed by	Alberto Soto
Social Security Number(s)	None Shown
Date filed	03/16/2012

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

Order Number: 30455

Reference: CV13-01367/Rosa

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Case No.

16692

## Legal Description

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

PARCEL 64 IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS SHOWN ON RECORD OF SURVEY ENTITLED "TURNER POULTRY FARMS RECORD OF SURVEY THE SOUTHWEST 1/4 AND PORTION OF THE NORTHWEST 1/4 OF SECTION 1, TOWN 5 SOUTH, RANCH 4 WEST, SAN BERNARDINO BASE AND MERIDIAN, FILE IN BOOK 14 PAGES 73 AND 74 RECORDS FROM THE COUNTY RECORDER OF SAID COUNTY.

RECORDING REQUESTED BY  
Western Progressive, LLC

AND WHEN RECORDED MAIL TO:  
Western Progressive, LLC  
2002 Summit Blvd, Suite 600  
Atlanta, GA 30319

SPACE ABOVE THIS LINE FOR RECORDER'S USE

T.S. No.: 2012-20973      Loan No.: 70897178

## NOTICE OF TRUSTEE'S SALE

PURSUANT TO CIVIL CODE § 2923.3(a), THE SUMMARY OF INFORMATION REFERRED TO BELOW IS NOT ATTACHED TO THE RECORDED COPY OF THIS DOCUMENT BUT ONLY TO THE COPIES PROVIDED TO THE TRUSTOR.

NOTE: THERE IS A SUMMARY OF THE INFORMATION IN THIS DOCUMENT ATTACHED

注：本文件包含一个信息摘要

참고사항: 본 첨부 문서에 정보 요약서가 있습니다

NOTA: SE ADJUNTA UN RESUMEN DE LA INFORMACIÓN DE ESTE DOCUMENTO  
TALA: MAYROONG BUOD NG IMPORMASYON SA DOKUMENTONG ITO NA NAKALAKIP  
LƯU Ý: KÈM THEO ĐÂY LÀ BẢN TRÌNH BÀY TÓM LƯỢC VỀ THÔNG TIN TRONG TÀI LIỆU NÀY

**YOU ARE IN DEFAULT UNDER A DEED OF TRUST DATED 1/18/2007. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE. IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER.**

A public auction sale to the highest bidder for cash, cashier's check drawn on a state or national bank, check drawn by a state or federal credit union, or a check drawn by a state or federal savings and loan association, or savings association, or savings bank specified in Section 5102 of the Financial Code and authorized to do business in this state will be held by the duly appointed trustee as shown below, of all right, title, and interest conveyed to and now held by the trustee in the hereinafter described property under and pursuant to a Deed of Trust described below. The sale will be made, but without covenant or warranty, expressed or implied, regarding title, possession, or encumbrances, to pay the remaining principal sum of the note(s) secured by the Deed of Trust, with interest and late charges thereon, as provided in the note(s), advances, under the terms of the Deed of Trust, interest thereon, fees, charges and expenses of the Trustee for the total amount (at the time of the initial publication of the Notice of Sale) reasonably estimated to be set forth below. The amount may be greater on the day of sale.

Trustor: **LUIS BRISENO, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY**

Duly Appointed Trustee: **Western Progressive, LLC**

Recorded 1/25/2007 as Instrument No. 2007-0057991 in book ---, page --- and rerecorded on --- as --- of Official Records in the office of the Recorder of Riverside County, California,

Date of Sale: 10/28/2013 at 9:00 AM

Place of Sale: **THE BOTTOM OF THE STAIRWAY TO THE BUILDING LOCATED AT 849 W. SIXTH STREET, CORONA CA**

Amount of unpaid balance and other charges: \$292,572.20

Street Address or other common designation of real property: **23179 MOUNTAIN AVENUE, AREA OF PERRIS, CALIFORNIA 92570**

P.N.: **342-170-005-0**

The undersigned Trustee disclaims any liability for any incorrectness of the street address or other common designation, if any, shown above. If no street address or other common designation is shown, directions to the location of the property may be obtained by sending a written request to the beneficiary within 10 days of the date of this publication of this Notice of Sale.

## Summary of Notice of Sale

### NOTICE OF SALE SUMMARY OF KEY INFORMATION

The attached notice of sale was sent to LUIS BRISENO, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY, in relation to 23179 MOUNTAIN AVENUE, AREA OF PERRIS, CALIFORNIA 92570.

YOU ARE IN DEFAULT UNDER A DEED OF TRUST OR MORTGAGE DATED 1/18/2007. UNLESS YOU TAKE ACTION TO PROTECT YOUR PROPERTY, IT MAY BE SOLD AT A PUBLIC SALE.

IF YOU NEED AN EXPLANATION OF THE NATURE OF THE PROCEEDING AGAINST YOU, YOU SHOULD CONTACT A LAWYER.

The total amount due in the notice of sale is \$292,572.20.

Your property is scheduled to be sold on 10/28/2013 at 9:00 AM at THE BOTTOM OF THE STAIRWAY TO THE BUILDING LOCATED AT 849 W. SIXTH STREET, CORONA CA.

However, the sale date shown on the attached notice of sale may be postponed one or more times by the mortgagee, beneficiary, trustee, or a court, pursuant to Section 2924g of the California Civil Code. The law requires that information about trustee sale postponements be made available to you and to the public, as a courtesy to those not present at the sale. If you wish to learn whether your sale date has been postponed, and, if applicable, the rescheduled time and date for the sale of this property, you may call (866) 960-8299 or visit this Internet Web site address <http://www.aitisource.com/MortgageServices/DefaultManagement/TrusteeServices.aspx>, using the file number assigned to this case 2012-20973. Information about postponements that are very short in duration or that occur close in time to the scheduled sale may not immediately be reflected in the telephone information or on the Internet Web site. The best way to verify postponement information is to attend the scheduled sale.

If you would like additional copies of this summary, you may obtain them by calling (866) 960-8299.

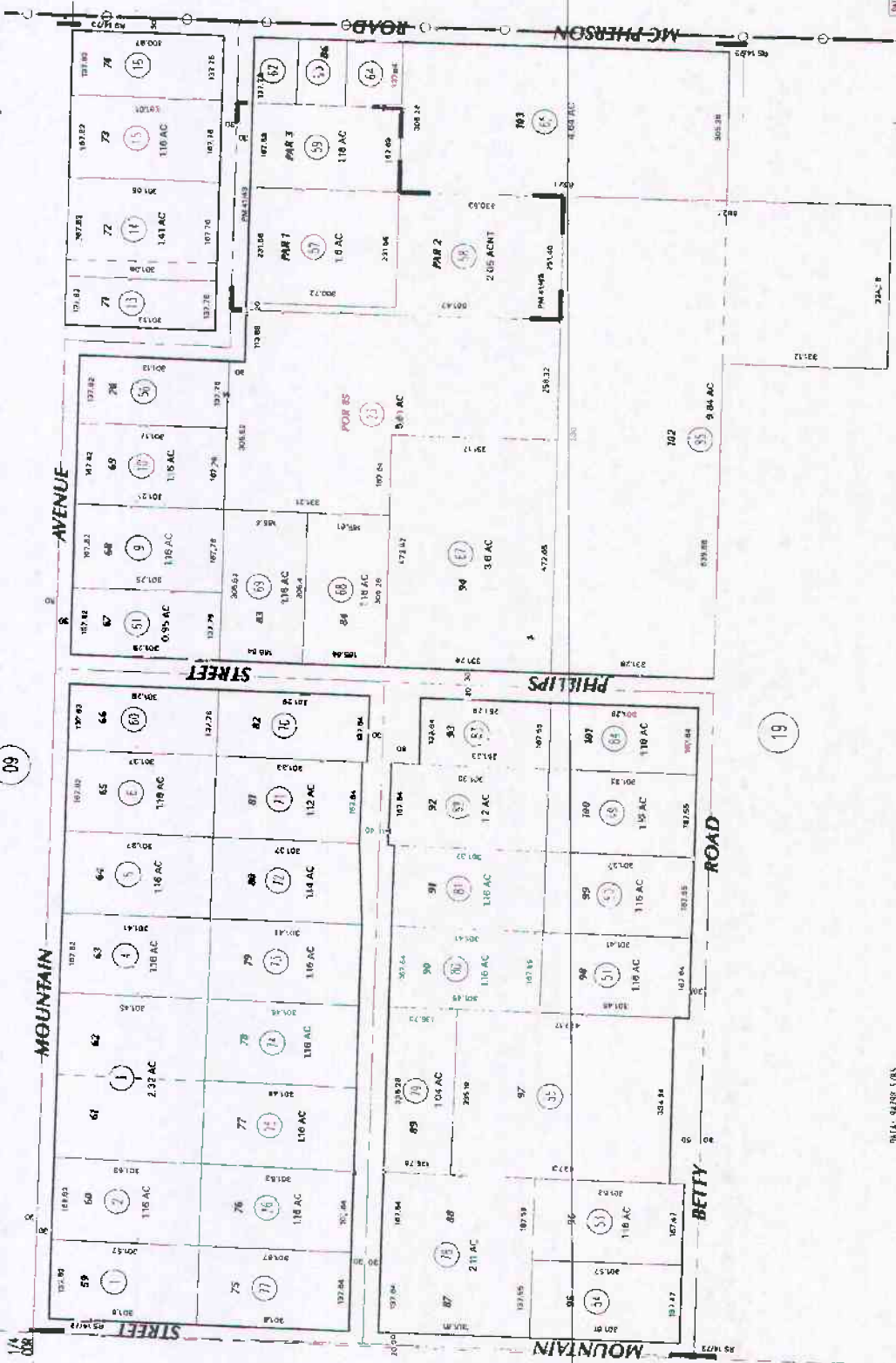


342-17  
15-16

I. R. A. 087-014

POR. SW 1 T. 5S., R. 4W

THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSES ONLY. NO LIABILITY IS ASSUMED FOR THE ACCURACY OF THE DATA. SPOON ASSessor'S PARCEL MAP NOT COMPATIBLE WITH LOCAL LOT-SPLITTING ORDINANCES.



PARCEL	OLD MAP#	NEW MAP#
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100	15200	15200

RS 14/73-74  
PM 41/43 PARCEL MAP 8548

ASSESSOR'S MAP BK342 PG. 7  
Riverside County, Calif. 92503

Map 2001

AREA SURVEYED FOR THIS MAP

Return Address:  
Luis Briseno  
23179 Mountain Ave.  
Perris CA 92570

DOC # 2012-0597627  
12/10/2012 08:15A Fee:25.00  
Page 1 of 1  
Recorded in Official Records  
County of Riverside  
Larry W. Ward  
Assessor, County Clerk & Recorder



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**GRANT DEED**

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**THIS GRANT DEED, Executed this 8<sup>th</sup> day of October 2012**  
by first party, Grantor(s), **Luis Briseno, a married man as his Sole and Separate Property**  
whose post office address is **21311 Wren Dr. Nuevo CA 92567**  
to second party, Grantee, **Alberto Soto, a single man and Anabel Hernandez, a single woman**  
whose post office address is **23179 Mountain Ave. Perris CA 92570**

**THIS IS A BONIFIED GIFT SELLER RECEIVED NOTHING IN RETURN.**

**WITNESSETH**, That the said first party/Grantor, for a valuable consideration, receipt of which is hereby acknowledged, do hereby remise, release and grants unto the said second party/Grantee, 5% of the right, title, interest and claim which the said first party/Grantor has in and to the following described parcel of land, and improvements and appurtenances thereto in the County of Riverside, State of CALIFORNIA, to wit:

**LEGAL DESCRIPTION:** Parcel 64 as shown on Record of Survey entitled Turner Poultry Farms Record of Survey the SW ¼ and portion of the NW ¼ of Section 1, T5s, R4W, SBM, Riverside County, Calif. on file in Book 14, Page(s) 73 and 74 Records of Survey Riverside County Records.  
**Property Address: 23179 Mountain Ave Perris CA 92570**  
**APN #: 342-170-005-0**

Grantor(s) **Luis Briseno**

State of California

County of Riverside

On October 8, 2012 before me, Filiverto Gomez, Notary Public

personally appeared Luis Briseno  
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/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

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

WITNESS my hand and official seal.

(SIGNATURE OF NOTARY) (SEAL)



12  
 CAS  
 FIRST AMERICAN TITLE COMPANY LOS ANGELES

RECORDING REQUESTED BY

AND WHEN RECORDED MAIL TO:  
 Luis Briseno  
 P.O. Box 1088  
 Perris, CA 92572



S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
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									033

A.P.N.: 342-170-005

Order No.: 2638659 - 43

Escrow No.: 27163-CC

TR:008

GRANT DEED

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"This is a bonafide gift and the grantor received nothing in return, R & T 11911"

THE UNDERSIGNED GRANTOR(S) DECLARE(S) THAT DOCUMENTARY TRANSFER TAX IS: COUNTY R  
 computed on full value of property conveyed, or  
 computed on full value less value of liens or encumbrances remaining at time of sale,  
 unincorporated area:  City of Perris, and

FOR A VALUABLE CONSIDERATION, Receipt of which is hereby acknowledged,  
 Luis Briseno, an unmarried man and Mercedes Briseno, an unmarried woman as joint tenants

hereby GRANT(S) to Luis Briseno, a married man as his sole and separate property

the following described property in the City of Perris, County of Riverside State of California;

Parcel 64 as shown on Record of Survey entitled "Turner Poultry Farms Record of Survey the SW 1/4 and portion of the NW 1/4 of Section 1, T5s, R4W, SBM, Riverside County, Calif. on file in Book 14, Page(s) 73 and 74, Record of Survey, Riverside County Records.

Luis Briseno  
 Luis Briseno

Mercedes Briseno  
 Mercedes Briseno

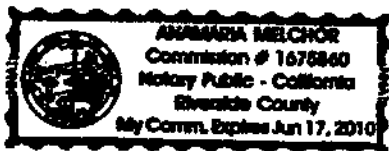
Document Date: January 11, 2007

STATE OF CALIFORNIA )  
 COUNTY OF Riverside )  
 On January 11, 2007 before me, Anamaria Melchor "Notary Public"  
 personally appeared Luis Briseno, Mercedes Briseno  
 personally known to me (or presented to me on the basis of the facts stated below) 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 Anamaria Melchor

Mail Tax Statements to: SAME AS ABOVE or Address Noted Below

(This area for official notarial seal.)



Public Record



RECORDER  
P.O. BOX 751  
RIVERSIDE, CA 92502-0751  
(909) 486-7000

LARRY W. WARD  
COUNTY OF RIVERSIDE  
ASSESSOR-COUNTY CLERK RECORDER

NOTARY CLARITY

UNDER THE PROVISION OF GOVERNMENT CODE 27361.7, I CERTIFY  
UNDER THE PENALTY OF PERJURY THAT THE NOTARY SEAL ON THE  
DOCUMENT TO WHICH THIS STATEMENT IS ATTACHED READS AS  
FOLLOWS:

NAME OF NOTARY: Anamaria Melchor

COMMISSION #: 1675860

PLACE OF EXECUTION: O.C. (R.V.) S.B. S.D. L.A. VENTURA.

DATE COMMISSION EXPIRES: Jun 17, 2010

DATE: 1/25/2007

SIGNATURE: [Handwritten Signature]

PRINT NAME: Hector Madrigal

ACR 186P-AS4RE0(EST. 05/2003)

Public Record

Loan Number: 1600700001

Date: JANUARY 18, 2007

Property Address: 23179 MOUNTAIN AVENUE, AREA OF PERRIS, CALIFORNIA  
92570

**EXHIBIT "A"**

**LEGAL DESCRIPTION**

Real property in the unincorporated area of the County of Riverside, State of California, described as follows:

THAT PORTION OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 1, TOWNSHIP 5 SOUTH, RANGE 4 WEST, SAN BERNARDINO BASE AND MERIDIAN, DESCRIBED AS FOLLOWS:

PARCEL 64 AS SHOWN ON RECORD OF SURVEY ENTITLED "TURNER POULTRY FARMS RECORD OF SURVEY THE SW 1/4 AND PORTION OF THE NORTHWEST 1/4 OF SECTION 1, T5S, R4W, SBM, RIVERSIDE, COUNTY, CALIFORNIA ON FILE IN BOOK 14 PAGES 73 AND 74 OF RECORDS OF SURVEY, RIVERSIDE COUNTY RECORDS.

A.P.N. # : 342-170-005

*DocuMagic eForms 800-645-1262  
www.docmagic.com*

Public Record

Return Address:  
Luis Briseno  
23179 Mountain Ave.  
Perris CA 92570

DOC # 2013-0335307  
07/11/2013 01:10P Fee:25.00  
Page 1 of 1  
Recorded in Official Records  
County of Riverside  
Larry U. Ward  
Assessor, County Clerk & Recorder



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**GRANT DEED**

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**THIS GRANT DEED, Executed this 8<sup>th</sup> day of December 2012**  
by first party, Grantor(s), **Luis Briseno, a married man as his Sole and Separate Property**  
whose post office address is **23179 Mountain Ave Perris, CA 92570**  
to second party, Grantee, **Maria Torres, a single Woman and Brenda Smith, a single woman**  
whose post office address is **23179 Mountain Ave. Perris CA 92570**

**THIS IS A BONIFIED GIFT SELLER RECEIVED NOTHING IN RETURN.**

WITNESSETH, That the said first party/Grantor, for a valuable consideration, receipt of which is hereby acknowledged, do hereby remise, release and grants unto the said second party/Grantee, 5% of the right, title, interest and claim which the said first party/Grantor has in and to the following described parcel of land, and improvements and appurtenances thereto in the County of Riverside, State of CALIFORNIA, to wit:

**LEGAL DESCRIPTION:** Parcel 64 as shown on Record of Survey entitled Turner Poultry Farms Record of Survey the SW ¼ and portion of the NW ¼ of Section 1, T5s, R4W, SBM, Riverside County, Calif. on file in Book 14, Page(s) 73 and 74 Records of Survey Riverside County Records.  
Property Address: 23179 Mountain Ave Perris CA 92570  
APN #: 342-170-005-0

Grantor(s) **Luis Briseno**

State of California  
County of Riverside

On December 8, 2012 before me, Filiverto Gomez, Notary Public  
personally appeared Luis Briseno  
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.

(SIGNATURE OF NOTARY) (SEAL)



Public Record

13

**FIRST AMERICAN TITLE COMPANY LOS ANGELES**

Recording Requested By:  
**GOLDEN EMPIRE MORTGAGE INC.**

**DOC # 2007-0057991**  
01/25/2007 08:00A Fee:72.00  
Page 1 of 22  
Recorded in Official Records  
County of Riverside  
Larry U. Ward  
Assessor, County Clerk & Recorder



And After Recording Return To:  
**SECURITY CONNECTIONS, INC**  
1935 INTERNATIONAL WAY, DEPT. 210  
IDAHO FALLS, IDAHO 83402  
Loan Number: 1600700001

342-170-005

263 8659.43

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### DEED OF TRUST

72

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MIN: 100055507010079560

#### DEFINITIONS

Words used in multiple sections of this document are defined below and other words are defined in Sections 3, 11, 13, 18, 20 and 21. Certain rules regarding the usage of words used in this document are also provided in Section 16.

- (A) "Security Instrument" means this document, which is dated **JANUARY 18, 2007**, together with all Riders to this document.
- (B) "Borrower" is **LUIS BRISENO, A MARRIED MAN AS HIS SOLE AND SEPARATE PROPERTY**

Borrower is the trustor under this Security Instrument.  
(C) "Lender" is **GOLDEN EMPIRE MORTGAGE INC.**

Lender is a **CALIFORNIA CORPORATION** organized and existing under the laws of **CALIFORNIA**  
Lender's address is **1200 DISCOVERY DRIVE SUITE 300, BAKERSFIELD, CALIFORNIA 93309**

(D) "Trustee" is **FIRST AMERICAN TITLE COMPANY, A CALIFORNIA CORPORATION**  
**4540 CALIFORNIA AVENUE, STE. 100, BAKERSFIELD, CALIFORNIA 93309**

(E) "MERS" is Mortgage Electronic Registration Systems, Inc. MERS is a separate corporation that is acting solely as a nominee for Lender and Lender's successors and assigns. MERS is the beneficiary under this Security Instrument. MERS is organized and existing under the laws of Delaware, and has an address and telephone number of P.O. Box 2026, Flint, MI 48501-2026, tel. (888) 679-MERS.

(F) "Note" means the promissory note signed by Borrower and dated **JANUARY 18, 2007**  
The Note states that Borrower owes Lender **TWO HUNDRED SIXTY-SIX THOUSAND TWO HUNDRED FIFTY AND 00/100** Dollars (U.S. \$ **266,250.00**) plus interest.

Ca3005.mxd

Public Record

Borrower has promised to pay this debt in regular Periodic Payments and to pay the debt in full not later than FEBRUARY 1, 2037

(G) "Property" means the property that is described below under the heading "Transfer of Rights in the Property."

(H) "Loan" means the debt evidenced by the Note, plus interest, any prepayment charges and late charges due under the Note, and all sums due under this Security Instrument, plus interest.

(I) "Riders" means all Riders to this Security Instrument that are executed by Borrower. The following Riders are to be executed by Borrower [check box as applicable]:

- |   |   |
|---|---|
| <input checked="" type="checkbox"/> Adjustable Rate Rider | <input type="checkbox"/> Planned Unit Development Rider |
| <input checked="" type="checkbox"/> Balloon Rider         | <input type="checkbox"/> Biweekly Payment Rider         |
| <input type="checkbox"/> 1-4 Family Rider                 | <input type="checkbox"/> Second Home Rider              |
| <input type="checkbox"/> Condominium Rider                | <input checked="" type="checkbox"/> Other(s) [specify]  |

PREPAYMENT RIDER

(J) "Applicable Law" means all controlling applicable federal, state and local statutes, regulations, ordinances and administrative rules and orders (that have the effect of law) as well as all applicable final, non-appealable judicial opinions.

(K) "Community Association Dues, Fees, and Assessments" means all dues, fees, assessments and other charges that are imposed on Borrower or the Property by a condominium association, homeowners association or similar organization.

(L) "Electronic Funds Transfer" means any transfer of funds, other than a transaction originated by check, draft, or similar paper instrument, which is initiated through an electronic terminal, telephonic instrument, computer, or magnetic tape so as to order, instruct, or authorize a financial institution to debit or credit an account. Such term includes, but is not limited to, point-of-sale transfers, automated teller machine transactions, transfers initiated by telephone, wire transfers, and automated clearinghouse transfers.

(M) "Escrow Items" means those items that are described in Section 3.

(N) "Miscellaneous Proceeds" means any compensation, settlement, award of damages, or proceeds paid by any third party (other than insurance proceeds paid under the coverages described in Section 5) for: (i) damage to, or destruction of, the Property; (ii) condemnation or other taking of all or any part of the Property; (iii) conveyance in lieu of condemnation; or (iv) misrepresentations of, or omissions as to, the value and/or condition of the Property.

(O) "Mortgage Insurance" means insurance protecting Lender against the nonpayment of, or default on, the Loan.

(P) "Periodic Payment" means the regularly scheduled amount due for (i) principal and interest under the Note, plus (ii) any amounts under Section 3 of this Security Instrument.

(Q) "RESPA" means the Real Estate Settlement Procedures Act (12 U.S.C. §2601 et seq.) and its implementing regulation, Regulation X (24 C.F.R. Part 3500), as they might be amended from time to time, or any additional or successor legislation or regulation that governs the same subject matter. As used in this Security Instrument, "RESPA" refers to all requirements and restrictions that are imposed in regard to a "federally related mortgage loan" even if the Loan does not qualify as a "federally related mortgage loan" under RESPA.

(R) "Successor in Interest of Borrower" means any party that has taken title to the Property, whether or not that party has assumed Borrower's obligations under the Note and/or this Security Instrument.

#### TRANSFER OF RIGHTS IN THE PROPERTY

The beneficiary of this Security Instrument is MERS (solely as nominee for Lender and Lender's successors and assigns) and the successors and assigns of MERS. This Security Instrument secures to Lender: (i) the repayment of the Loan, and all renewals, extensions and modifications of the Note; and (ii) 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 the

COUNTY of RIVERSIDE :  
[Type of Recording Jurisdiction] [Name of Recording Jurisdiction]

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF AS EXHIBIT "A".  
A.P.N. : 342-170-005

which currently has the address of 23179 MOUNTAIN AVENUE  
[Street]

AREA OF PERRIS, California 92570 ("Property Address");  
[City] [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 understands and agrees that MERS holds only legal title to the interests granted by Borrower in this Security Instrument, but, if necessary to comply with law or custom, MERS (as nominee for Lender and Lender's successors and assigns) has the right: to exercise any or all of those interests, including, but not limited to, the right to foreclose and sell the Property; and to take any action required of Lender including, but not limited to, releasing and canceling this Security Instrument.

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.

**UNIFORM COVENANTS.** Borrower and Lender covenant and agree as follows:

1. **Payment of Principal, Interest, Escrow Items, Prepayment Charges, and Late Charges.** Borrower shall pay when due the principal of, and interest on, the debt evidenced by the Note and any prepayment charges and late charges due under the Note. Borrower shall also pay funds for Escrow Items pursuant to Section 3. Payments due under the Note and this Security Instrument shall be made in U.S. currency. However, if any check or other instrument received by Lender as payment under the Note or this Security Instrument is returned to Lender unpaid, Lender may require that any or all subsequent payments due under the Note and this Security Instrument be made in one or more of the following forms, as selected by Lender: (a) cash; (b) money order; (c) certified check, bank check, treasurer's check or cashier's check, provided any such check is drawn upon an institution whose deposits are insured by a federal agency, instrumentality, or entity; or (d) Electronic Funds Transfer.

Payments are deemed received by Lender when received at the location designated in the Note or at such other location as may be designated by Lender in accordance with the notice provisions in Section 15. Lender may return any payment or partial payment if the payment or partial payments are insufficient to bring the Loan current. Lender may accept any payment or partial payment insufficient to bring the Loan current, without waiver of any rights hereunder or prejudice to its rights to refuse such payment or partial payments in the future, but Lender is not

obligated to apply such payments at the time such payments are accepted. If each Periodic Payment is applied as of its scheduled due date, then Lender need not pay interest on unapplied funds. Lender may hold such unapplied funds until Borrower makes payment to bring the Loan current. If Borrower does not do so within a reasonable period of time, Lender shall either apply such funds or return them to Borrower. If not applied earlier, such funds will be applied to the outstanding principal balance under the Note immediately prior to foreclosure. No offset or claim which Borrower might have now or in the future against Lender shall relieve Borrower from making payments due under the Note and this Security Instrument or performing the covenants and agreements secured by this Security Instrument.

**2. Application of Payments or Proceeds.** Except as otherwise described in this Section 2, all payments accepted and applied by Lender shall be applied in the following order of priority: (a) interest due under the Note; (b) principal due under the Note; (c) amounts due under Section 3. Such payments shall be applied to each Periodic Payment in the order in which it became due. Any remaining amounts shall be applied first to late charges, second to any other amounts due under this Security Instrument, and then to reduce the principal balance of the Note.

If Lender receives a payment from Borrower for a delinquent Periodic Payment which includes a sufficient amount to pay any late charge due, the payment may be applied to the delinquent payment and the late charge. If more than one Periodic Payment is outstanding, Lender may apply any payment received from Borrower to the repayment of the Periodic Payments if, and to the extent that, each payment can be paid in full. To the extent that any excess exists after the payment is applied to the full payment of one or more Periodic Payments, such excess may be applied to any late charges due. Voluntary prepayments shall be applied first to any prepayment charges and then as described in the Note.

Any application of payments, insurance proceeds, or Miscellaneous Proceeds to principal due under the Note shall not extend or postpone the due date, or change the amount, of the Periodic Payments.

**3. Funds for Escrow Items.** Borrower shall pay to Lender on the day Periodic Payments are due under the Note, until the Note is paid in full, a sum (the "Funds") to provide for payment of amounts due for: (a) taxes and assessments and other items which can attain priority over this Security Instrument as a lien or encumbrance on the Property; (b) leasehold payments or ground rents on the Property, if any; (c) premiums for any and all insurance required by Lender under Section 5; and (d) Mortgage Insurance premiums, if any, or any sums payable by Borrower to Lender in lieu of the payment of Mortgage Insurance premiums in accordance with the provisions of Section 10. These items are called "Escrow Items." At origination or at any time during the term of the Loan, Lender may require that Community Association Dues, Fees, and Assessments, if any, be escrowed by Borrower, and such dues, fees and assessments shall be an Escrow Item. Borrower shall promptly furnish to Lender all notices of amounts to be paid under this Section. Borrower shall pay Lender the Funds for Escrow Items unless Lender waives Borrower's obligation to pay the Funds for any or all Escrow Items. Lender may waive Borrower's obligation to pay to Lender Funds for any or all Escrow Items at any time. Any such waiver may only be in writing. In the event of such waiver, Borrower shall pay directly, when and where payable, the amounts due for any Escrow Items for which payment of Funds has been waived by Lender and, if Lender requires, shall furnish to Lender receipts evidencing such payment within such time period as Lender may require. Borrower's obligation to make such payments and to provide receipts shall for all purposes be deemed to be a covenant and agreement contained in this Security Instrument, as the phrase "covenant and agreement" is used in Section 9. If Borrower is obligated to pay Escrow Items directly, pursuant to a waiver, and Borrower fails to pay the amount due for an Escrow Item, Lender may exercise its rights under Section 9 and pay such amount and Borrower shall then be obligated under Section 9 to repay to Lender any such amount. Lender may revoke the waiver as to any or all Escrow Items at any time by a notice given in accordance with Section 15 and, upon such revocation, Borrower shall pay to Lender all Funds, and in such amounts, that are then required under this Section 3.

Lender may, at any time, collect and hold Funds in an amount (a) sufficient to permit Lender to apply the Funds at the time specified under RESPA, and (b) not to exceed the maximum amount a lender can require under RESPA. Lender shall 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 an institution whose deposits are so insured) or in any Federal Home Loan Bank. Lender shall apply the Funds to pay the Escrow Items no later than the time specified under RESPA. Lender

shall 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. Unless an agreement is made in writing or Applicable Law requires interest to be paid on the Funds, Lender shall not be required to pay Borrower any interest or earnings on the Funds. Borrower and Lender can 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 as required by RESPA.

If there is a surplus of Funds held in escrow, as defined under RESPA, Lender shall account to Borrower for the excess funds in accordance with RESPA. If there is a shortage of Funds held in escrow, as defined under RESPA, Lender shall notify Borrower as required by RESPA, and Borrower shall pay to Lender the amount necessary to make up the shortage in accordance with RESPA, but in no more than 12 monthly payments. If there is a deficiency of Funds held in escrow, as defined under RESPA, Lender shall notify Borrower as required by RESPA, and Borrower shall pay to Lender the amount necessary to make up the deficiency in accordance with RESPA, but in no more than 12 monthly payments.

Upon payment in full of all sums secured by this Security Instrument, Lender shall promptly refund to Borrower any Funds held by Lender.

**4. Charges; Liens.** Borrower shall pay all taxes, assessments, charges, fines, and impositions attributable to the Property which can attain priority over this Security Instrument, leasehold payments or ground rents on the Property, if any, and Community Association Dues, Fees, and Assessments, if any. To the extent that these items are Escrow Items, Borrower shall pay them in the manner provided in Section 3.

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, but only so long as Borrower is performing such agreement; (b) contests the lien in good faith by, or defends against enforcement of the lien in, legal proceedings which in Lender's opinion operate to prevent the enforcement of the lien while those proceedings are pending, but only until such proceedings are concluded; 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 can attain priority over this Security Instrument, Lender may give Borrower a notice identifying the lien. Within 10 days of the date on which that notice is given, Borrower shall satisfy the lien or take one or more of the actions set forth above in this Section 4.

Lender may require Borrower to pay a one-time charge for a real estate tax verification and/or reporting service used by Lender in connection with this Loan.

**5. 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, but not limited to, earthquakes and floods, for which Lender requires insurance. This insurance shall be maintained in the amounts (including deductible levels) and for the periods that Lender requires. What Lender requires pursuant to the preceding sentences can change during the term of the Loan. The insurance carrier providing the insurance shall be chosen by Borrower subject to Lender's right to disapprove Borrower's choice, which right shall not be exercised unreasonably. Lender may require Borrower to pay, in connection with this Loan, either: (a) a one-time charge for flood zone determination, certification and tracking services; or (b) a one-time charge for flood zone determination and certification services and subsequent charges each time remappings or similar changes occur which reasonably might affect such determination or certification. Borrower shall also be responsible for the payment of any fees imposed by the Federal Emergency Management Agency in connection with the review of any flood zone determination resulting from an objection by Borrower.

If Borrower fails to maintain any of the coverages described above, Lender may obtain insurance coverage, at Lender's option and Borrower's expense. Lender is under no obligation to purchase any particular type or amount of coverage. Therefore, such coverage shall cover Lender, but might or might not protect Borrower, Borrower's equity in the Property, or the contents of the Property, against any risk, hazard or liability and might provide greater or lesser coverage than was previously in effect. Borrower acknowledges that the cost of the insurance coverage so obtained might significantly exceed the cost of insurance that Borrower could have obtained. Any amounts disbursed by Lender under this Section 5 shall become additional debt of Borrower secured by this Security Instrument. These amounts shall bear interest at the Note rate from the date of disbursement and shall be payable, with such interest, upon notice from Lender to Borrower requesting payment.



All insurance policies required by Lender and renewals of such policies shall be subject to Lender's right to disapprove such policies, shall include a standard mortgage clause, and shall name Lender as mortgagee and/or as an additional loss payee and Borrower further agrees to generally assign rights to insurance proceeds to the holder of the Note up to the amount of the outstanding loan balance. Lender shall have the right to hold the policies and renewal certificates. If Lender requires, Borrower shall promptly give to Lender all receipts of paid premiums and renewal notices. If Borrower obtains any form of insurance coverage, not otherwise required by Lender, for damage to, or destruction of, the Property, such policy shall include a standard mortgage clause and shall name Lender as mortgagee and/or as an additional loss payee and Borrower further agrees to generally assign rights to insurance proceeds to the holder of the Note up to the amount of the outstanding loan balance.

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. Unless Lender and Borrower otherwise agree in writing, any insurance proceeds, whether or not the underlying insurance was required by Lender, shall be applied to restoration or repair of the Property, if the restoration or repair is economically feasible and Lender's security is not lessened. During such repair and restoration period, Lender shall have the right to hold such insurance proceeds until Lender has had an opportunity to inspect such Property to ensure the work has been completed to Lender's satisfaction, provided that such inspection shall be undertaken promptly. Lender may disburse proceeds for the repairs and restoration in a single payment or in a series of progress payments as the work is completed. Unless an agreement is made in writing or Applicable Law requires interest to be paid on such insurance proceeds, Lender shall not be required to pay Borrower any interest or earnings on such proceeds. Fees for public adjusters, or other third parties, retained by Borrower shall not be paid out of the insurance proceeds and shall be the sole obligation of Borrower. 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 the excess, if any, paid to Borrower. Such insurance proceeds shall be applied in the order provided for in Section 2.

If Borrower abandons the Property, Lender may file, negotiate and settle any available insurance claim and related matters. If Borrower does not respond within 30 days to a notice from Lender that the insurance carrier has offered to settle a claim, then Lender may negotiate and settle the claim. The 30-day period will begin when the notice is given. In either event, or if Lender acquires the Property under Section 22 or otherwise, Borrower hereby assigns to Lender (a) Borrower's rights to any insurance proceeds in an amount not to exceed the amounts unpaid under the Note or this Security Instrument, and (b) any other of Borrower's rights (other than the right to any refund of unearned premiums paid by Borrower) under all insurance policies covering the Property, insofar as such rights are applicable to the coverage of the Property. Lender may use the insurance proceeds either to repair or restore the Property or to pay amounts unpaid under the Note or this Security Instrument, whether or not then due.

**6. Occupancy.** Borrower shall occupy, establish, and use the Property as Borrower's principal residence within 60 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.

**7. Preservation, Maintenance and Protection of the Property; Inspections.** Borrower shall not destroy, damage or impair the Property, allow the Property to deteriorate or commit waste on the Property. Whether or not Borrower is residing in the Property, Borrower shall maintain the Property in order to prevent the Property from deteriorating or decreasing in value due to its condition. Unless it is determined pursuant to Section 5 that repair or restoration is not economically feasible, Borrower shall promptly repair the Property if damaged to avoid further deterioration or damage. If insurance or condemnation proceeds are paid in connection with damage to, or the taking of, the Property, Borrower shall be responsible for repairing or restoring the Property only if Lender has released proceeds for such purposes. Lender may disburse proceeds for the repairs and restoration in a single payment or in a series of progress payments as the work is completed. If the insurance or condemnation proceeds are not sufficient to repair or restore the Property, Borrower is not relieved of Borrower's obligation for the completion of such repair or restoration.

Lender or its agent may make reasonable entries upon and inspections of the Property. If it has reasonable cause, Lender may inspect the interior of the improvements on the Property. Lender shall give Borrower notice at the time of or prior to such an interior inspection specifying such reasonable cause.

**8. Borrower's Loan Application.** Borrower shall be in default if, during the Loan application process, Borrower or any persons or entities acting at the direction of Borrower or with Borrower's knowledge or consent gave materially false, misleading, or inaccurate information or statements to Lender (or failed to provide Lender with material information) in connection with the Loan. Material representations include, but are not limited to, representations concerning Borrower's occupancy of the Property as Borrower's principal residence.

**9. Protection of Lender's Interest in the Property and Rights Under this Security Instrument.** If (a) Borrower fails to perform the covenants and agreements contained in this Security Instrument, (b) there is a legal proceeding that might significantly affect Lender's interest in the Property and/or rights under this Security Instrument (such as a proceeding in bankruptcy, probate, for condemnation or forfeiture, for enforcement of a lien which may attain priority over this Security Instrument or to enforce laws or regulations), or (c) Borrower has abandoned the Property, then Lender may do and pay for whatever is reasonable or appropriate to protect Lender's interest in the Property and rights under this Security Instrument, including protecting and/or assessing the value of the Property, and securing and/or repairing the Property. Lender's actions can include, but are not limited to: (a) paying any sums secured by a lien which has priority over this Security Instrument; (b) appearing in court; and (c) paying reasonable attorneys' fees to protect its interest in the Property and/or rights under this Security Instrument, including its secured position in a bankruptcy proceeding. Securing the Property includes, but is not limited to, entering the Property to make repairs, change locks, replace or board up doors and windows, drain water from pipes, eliminate building or other code violations or dangerous conditions, and have utilities turned on or off. Although Lender may take action under this Section 9, Lender does not have to do so and is not under any duty or obligation to do so. It is agreed that Lender incurs no liability for not taking any or all actions authorized under this Section 9.

Any amounts disbursed by Lender under this Section 9 shall become additional debt of Borrower secured by this Security Instrument. These amounts shall bear interest at the Note rate from the date of disbursement and shall be payable, with such interest, upon notice from Lender to Borrower requesting payment.

If this Security Instrument is on a leasehold, Borrower shall comply with all the provisions of the lease. Borrower shall not surrender the leasehold estate and interests herein conveyed or terminate or cancel the ground lease. Borrower shall not, without the express written consent of Lender, alter or amend the ground 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.

**10. Mortgage Insurance.** If Lender required Mortgage Insurance as a condition of making the Loan, Borrower shall pay the premiums required to maintain the Mortgage Insurance in effect. If, for any reason, the Mortgage Insurance coverage required by Lender ceases to be available from the mortgage insurer that previously provided such insurance and Borrower was required to make separately designated payments toward the premiums for Mortgage Insurance, 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 selected by Lender. If substantially equivalent Mortgage Insurance coverage is not available, Borrower shall continue to pay to Lender the amount of the separately designated payments that were due when the insurance coverage ceased to be in effect. Lender will accept, use and retain these payments as a non-refundable loss reserve in lieu of Mortgage Insurance. Such loss reserve shall be non-refundable, notwithstanding the fact that the Loan is ultimately paid in full, and Lender shall not be required to pay Borrower any interest or earnings on such loss reserve. Lender can no longer require loss reserve payments if Mortgage Insurance coverage (in the amount and for the period that Lender requires) provided by an insurer selected by Lender again becomes available, is obtained, and Lender requires separately designated payments toward the premiums for Mortgage Insurance. If Lender required Mortgage Insurance as a condition of making the Loan and Borrower was required to make separately designated payments toward the premiums for Mortgage Insurance, Borrower shall pay the premiums required to maintain Mortgage Insurance in effect, or to provide a non-refundable loss reserve, until Lender's requirement for Mortgage Insurance ends in accordance with any written agreement between Borrower and Lender providing for such termination or until termination is required by Applicable Law. Nothing in this Section 10 affects Borrower's obligation to pay interest at the rate provided in the Note.

Mortgage Insurance reimburses Lender (or any entity that purchases the Note) for certain losses it may incur if Borrower does not repay the Loan as agreed. Borrower is not a party to the Mortgage Insurance.

Mortgage insurers evaluate their total risk on all such insurance in force from time to time, and may enter into agreements with other parties that share or modify their risk, or reduce losses. These agreements are on terms and conditions that are satisfactory to the mortgage insurer and the other party (or parties) to these agreements. These agreements may require the mortgage insurer to make payments using any source of funds that the mortgage insurer may have available (which may include funds obtained from Mortgage Insurance premiums).

As a result of these agreements, Lender, any purchaser of the Note, another insurer, any reinsurer, any other entity, or any affiliate of any of the foregoing, may receive (directly or indirectly) amounts that derive from (or might be characterized as) a portion of Borrower's payments for Mortgage Insurance, in exchange for sharing or modifying the mortgage insurer's risk, or reducing losses. If such agreement provides that an affiliate of Lender takes a share of the insurer's risk in exchange for a share of the premiums paid to the insurer, the arrangement is often termed "captive reinsurance." Further:

(a) Any such agreements will not affect the amounts that Borrower has agreed to pay for Mortgage Insurance, or any other terms of the Loan. Such agreements will not increase the amount Borrower will owe for Mortgage Insurance, and they will not entitle Borrower to any refund.

(b) Any such agreements will not affect the rights Borrower has - if any - with respect to the Mortgage Insurance under the Homeowners Protection Act of 1998 or any other law. These rights may include the right to receive certain disclosures, to request and obtain cancellation of the Mortgage Insurance, to have the Mortgage Insurance terminated automatically, and/or to receive a refund of any Mortgage Insurance premiums that were unearned at the time of such cancellation or termination.

**11. Assignment of Miscellaneous Proceeds; Forfeiture.** All Miscellaneous Proceeds are hereby assigned to and shall be paid to Lender.

If the Property is damaged, such Miscellaneous Proceeds shall be applied to restoration or repair of the Property, if the restoration or repair is economically feasible and Lender's security is not lessened. During such repair and restoration period, Lender shall have the right to hold such Miscellaneous Proceeds until Lender has had an opportunity to inspect such Property to ensure the work has been completed to Lender's satisfaction, provided that such inspection shall be undertaken promptly. Lender may pay for the repairs and restoration in a single disbursement or in a series of progress payments as the work is completed. Unless an agreement is made in writing or Applicable Law requires interest to be paid on such Miscellaneous Proceeds, Lender shall not be required to pay Borrower any interest or earnings on such Miscellaneous Proceeds. If the restoration or repair is not economically feasible or Lender's security would be lessened, the Miscellaneous Proceeds shall be applied to the sums secured by this Security Instrument, whether or not then due, with the excess, if any, paid to Borrower. Such Miscellaneous Proceeds shall be applied in the order provided for in Section 2.

In the event of a total taking, destruction, or loss in value of the Property, the Miscellaneous Proceeds shall be applied to the sums secured by this Security Instrument, whether or not then due, with the excess, if any, paid to Borrower.

In the event of a partial taking, destruction, or loss in value of the Property in which the fair market value of the Property immediately before the partial taking, destruction, or loss in value is equal to or greater than the amount of the sums secured by this Security Instrument immediately before the partial taking, destruction, or loss in value, unless Borrower and Lender otherwise agree in writing, the sums secured by this Security Instrument shall be reduced by the amount of the Miscellaneous Proceeds multiplied by the following fraction: (a) the total amount of the sums secured immediately before the partial taking, destruction, or loss in value divided by (b) the fair market value of the Property immediately before the partial taking, destruction, or loss in value. Any balance shall be paid to Borrower.

In the event of a partial taking, destruction, or loss in value of the Property in which the fair market value of the Property immediately before the partial taking, destruction, or loss in value is less than the amount of the sums secured immediately before the partial taking, destruction, or loss in value, unless Borrower and Lender otherwise agree in writing, the Miscellaneous 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 Opposing Party (as defined in the next sentence) offers to make an award to 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 Miscellaneous Proceeds either to restoration or repair of the Property or to the sums secured by this Security Instrument, whether