

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

327A



**FROM:** Don Kent, Treasurer/Tax Collector

**SUBMITTAL DATE:  
JAN 14 2015**

**SUBJECT:** Recommendation for Distribution of Excess Proceeds for Tax Sale No. 182, Item 35. Last assessed to: Victor J Holchak. District 1 [\$14,766] Fund 65595 Excess Proceeds from Tax Sale.

**RECOMMENDED MOTION:** That the Board of Supervisors:

1. Approve the claim from Victor J. Holchak, last assessee for payment of excess proceeds resulting from the Tax Collector's public auction sale associated with parcel 271210007-6;

(continued on page two)

**BACKGROUND:**

**Summary**

In accordance with Section 3691 et seq. of the California Revenue and Taxation Code, and with prior approval of the Board of Supervisors, The Tax Collector conducted the March 16, 2009 public auction sale. The deed conveying title to the purchasers at the auction was recorded May 05, 2009. Further, as required by Section 4676 of the California Revenue and Taxation Code, notice of the right to claim excess proceeds was given on June 4, 2009, to parties of interest as defined in Section 4675 of said code. Parties of interest have been determined by an examination of lot book reports as well as Assessor's and Recorder's records, and various research methods were used to obtain current mailing addresses for these parties of interest.

(continued on page two)

\_\_\_\_\_  
Don Kent  
Treasurer-Tax Collector

FINANCIAL DATA	Current Fiscal Year:	Next Fiscal Year:	Total Cost:	Ongoing Cost:	POLICY/CONSENT (per Exec. Office)
COST	\$ 14,766	\$ 0	\$ 14,766	\$ 0	Consent <input type="checkbox"/> Policy <input checked="" type="checkbox"/>
NET COUNTY COST	\$ 0	\$ 0	\$ 0	\$ 0	
<b>SOURCE OF FUNDS:</b> Fund 65595 Excess Proceeds from Tax Sale				<b>Budget Adjustment:</b> N/A	
				<b>For Fiscal Year:</b> 14/15	

**C.E.O. RECOMMENDATION:** APPROVE

BY:   
Samuel Wong

County Executive Office Signature

**MINUTES OF THE BOARD OF SUPERVISORS**

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

Ayes: Jeffries, Tavaglione, Washington, Benoit and Ashley  
Nays: None  
Absent: None  
Date: March 24, 2015  
xc: Treasurer, Auditor

Kecia Harper-Ihem  
Clerk of the Board  
By:   
Deputy

Prev. Agn. Ref.: \_\_\_\_\_ District: 1 \_\_\_\_\_ Agenda Number: \_\_\_\_\_

**9-16**

FORM APPROVED COUNTY COUNSEL  
DATE 1/14/15  
BY: GREGORY P. PRIAMOS

Departmental Concurrence

- A-30
- Positions Added
- 4/5 Vote
- Change Order

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

**FORM 11:** Recommendation for Distribution of Excess Proceeds for Tax Sale No. 182, Item 35. Last assessed to: Victor J. Holchak District 1 [\$14,766] Fund 65595 Excess Proceeds from Tax Sale.

**DATE:** JAN 14 2015

**PAGE:** Page 2 of 2

**RECOMMENDED MOTION:**

2. Authorize and direct the Auditor-Controller to issue a warrant to Victor J. Holchak in the amount of \$14,766.64 no sooner than ninety days from the date of this order, unless pursuant to the California Revenue and Taxation Code Section 4675, an appeal has been filed in Superior Court.

**BACKGROUND:**

**Summary (continued)**

The Treasurer-Tax Collector has received one claim for excess proceeds:

1. Claim from Victor J. Holchak based on a Spousal Property Order recorded November 12, 1991 as Instrument No. 391845, a Trust Transfer Deed recorded December 13, 1991 as Instrument No. 431963, and Grant Deed recorded October 20, 1995 as Instrument No. 350272.

Pursuant to Section 4675 (a) of the California Revenue and Taxation Code, it is the recommendation of this office that Victor J. Holchak be awarded excess proceeds in the amount of \$14,766.64. Supporting documentation has been provided. The Tax Collector requests approval of the above recommended motion.

**Impact on Citizens and Businesses**

Excess proceeds are being released to the last assessee of the property.

**ATTACHMENTS (if needed, in this order):**

A Copy of the Excess Proceeds Claim form and supporting documentation is attached.

CLAIM FOR EXCESS PROCEEDS FROM THE SALE OF TAX-DEFAULTED PROPERTY  
(SEE REVERSE SIDE FOR FURTHER INSTRUCTIONS)

To: Don Kent, Treasurer and Tax Collector

Re: Claim for Excess Proceeds

TC 182 Item 35 Assessment No.: 271210007-6

Assessee: DOUGLAS, JOHN C & DOROTHY

Situs:

Date Sold: March 16, 2009

Date Deed to Purchaser Recorded: May 5, 2009

Final Date to Submit Claim: May 5, 2010

RECEIVED  
2010 MAY - 3 AM 10: 04  
RIVERSIDE COUNTY  
TREAS - TAX COLLECTOR

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$ 14,766.64 from the sale of the above mentioned real property. I/We were the  lienholder(s),  property owner(s) [check in one box] at the time of the sale of the property as is evidenced by Riverside County Recorder's Document No. 350272; recorded on 10-20-95. A copy of this document is attached hereto. I/We are the rightful claimants by virtue of the attached assignment of interest. I/We have listed below and attached hereto each item of documentation supporting the claim submitted.

NOTE: YOUR CLAIM WILL NOT BE CONSIDERED UNLESS THE DOCUMENTATION IS ATTACHED.

GRANT DEED, DATED JULY 31, 1995

If the property is held in Joint Tenancy, the taxsale process has severed this Joint Tenancy, and all Joint Tentants will have to sign the claim unless the claimant submits proof that he or she is entitled to the full amount of the claim, the claimant may only receive his or her respective portion of the claim.

I/We affirm under penalty of perjury that the foregoing is true and correct.

Executed this 1st day of MAY, 2010 at LOS ANGELES COUNTY, CA  
County, State

Victor J. Holchak  
Signature of Claimant

\_\_\_\_\_  
Signature of Claimant

VICTOR J. HOLCHAK  
Print Name

\_\_\_\_\_  
Print Name

P.O. Box 46039  
Street Address

\_\_\_\_\_  
Street Address

LOS ANGELES, CA 90046  
City, State, Zip

\_\_\_\_\_  
City, State, Zip

(323) 821-8792  
Phone Number

\_\_\_\_\_  
Phone Number

WHEN RECORDED MAIL TO:  
Riordan & McKinzie  
Jeffrey L. Glassman  
300 S. Grand Ave., 29th Floor  
Los Angeles, CA 90071

MAIL TAX STATEMENTS TO:  
Victor J. Holchak  
914 N. LaJolla  
Los Angeles, CA 90036

COPY of Document Recorded  
on OCT 20 1995 for No.  
has not been compared with  
original. 350272  
FRANK K. JOHNSON  
County Recorder  
RIVERSIDE COUNTY CALIFORNIA

DOCUMENTARY TRANSFER TAX \$0.00 - This is a bonafide gift and the grantor received nothing in return, R&T 11911.

SPACE ABOVE THIS LINE FOR RECORDER'S USE

.....Computed on the consideration or value of property conveyed; OR  
.....Computed on the consideration or value less liens or encumbrances remaining at time of sale.

Signature of Declarant or Agent determining tax

**GRANT DEED**

A.P.N. 271210007-6

FOR NO CONSIDERATION, Victor J. Holchak, Trustee of the Declaration of Trust of Norma Irene Holchak, dated August 6, 1991

hereby GRANT(S) to Victor J. Holchak,  
the following unimproved real property in the County of Riverside, State of California, described as:  
.19 AC. M/L in Lot 26 AM 002/014 Assessors Map 55 of the County of Riverside, State of California  
Commencing at a point One Hundred (100) feet West of the Northeast corner of the Northeast Quarter of the Southeast Quarter of the Southwest Quarter (NE 1/4 SE 1/4 SW 1/4) of Section Twenty-Eight (28), Township Three (3) South, Range Five (5) West, S. B. B. & M., Rancho El Sobrante De San Jacinto, in Riverside County, California; thence in a southerly direction following a line parallel with the West line of said Section Twenty-Eight (28) a distance of One Hundred and Sixty-Five (165) feet to a stake; thence in a Westerly direction following a line parallel with the North line of said Section Twenty-Eight (28) a distance of Fifty (50) feet to a stake; thence in a Northerly direction following a line parallel with the West line of said Section Twenty-Eight (28) a distance of One Hundred and Sixty-Five (165) feet to a stake; thence in an Easterly direction following a line parallel with the North line of said Section Twenty-Eight (28) a distance of Fifty (50) feet to a stake, which is the point of beginning, reserving therefrom a strip of land Thirty (30) feet wide over and across the North end of said parcel of land for road easement purposes only.

Dated July 31, 1995

*Victor J. Holchak*  
\_\_\_\_\_  
Victor J. Holchak

STATE OF CALIFORNIA )  
COUNTY OF LOS ANGELES )

On July 31, 1995 before me, Linda Amaya, personally appeared Victor J. Holchak personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose names(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/het/their authorized capacity(ies), and that by his/het/their signatures(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

LINDA AMAYA  
COMM. # 978062  
Notary Public - California  
LOS ANGELES COUNTY  
My Comm. Expires NOV 18, 1996

WITNESS my hand and official seal.

Signature  
*Linda Amaya*  
\_\_\_\_\_

(This area for official notarial seal)

**PRELIMINARY CHANGE OF OWNERSHIP REPORT**

[To be completed by transferee (buyer) prior to transfer of subject property in accordance with Section 480.3 of the Revenue and Taxation Code.] A Preliminary Change of Ownership Report must be filed with each conveyance in the County Recorder's office for the county where the property is located; this particular form may be used in all 58 counties of California.

THIS REPORT IS NOT A PUBLIC DOCUMENT

SELLER/TRANSFEROR: Victor J. Holchak, Trustee

BUYER/TRANSFeree: Victor J. Holchak

ASSESSOR'S PARCEL NUMBER(S): 271210007-6

PROPERTY ADDRESS OR LOCATION: Unimproved real property

MAIL TAX INFORMATION TO: Name Victor J. Holchak  
Address 914 N. LaJolla Ave.  
Los Angeles, CA 90046

NOTICE: A lien for property taxes applies to your property on March 1 of each year for the taxes owing in the following fiscal year, July 1 through June 30. One-half of these taxes is due November 1, and one-half is due February 1. The first installment becomes delinquent on December 10, and the second installment becomes delinquent on April 10. One tax bill is mailed before November 1 to the owner of record. IF THIS TRANSFER OCCURS AFTER MARCH 1 AND ON OR BEFORE DECEMBER 31, YOU MAY BE RESPONSIBLE FOR THE SECOND INSTALLMENT OF TAXES DUE FEBRUARY 1.

The property which you acquired may be subject to a supplemental assessment in an amount to be determined by the **Riverside** County Assessor. For further information on your supplemental roll obligation, please call the **Riverside** County Assessor at

**PART I: TRANSFER INFORMATION**

Please answer all questions

Yes No

- A. Is this transfer solely between husband and wife? (Addition of a spouse, death of a spouse, divorce settlement, etc.)?
- B. Is this transaction only a correction of the name(s) of the person(s) holding title to the property (For example, a name change upon marriage)?
- C. Is this document recorded to create, terminate, or reconvey a lender's interest in the property?
- D. Is this transaction recorded only to create, terminate, or reconvey a security interest (e.g., cosigner)?
- E. Is this document recorded to substitute a trustee under a deed of trust, mortgage, or other similar document?
- F. Did this transfer result in the creation of a joint tenancy in which the seller (transferor) remains as one of the joint tenants?
- G. Does this transfer return property to the person who created the joint tenancy (original transferor)?
- H. Is this transfer of property:
  - 1. to a trust for the benefit of the grantor, or grantor's spouse?
  - 2. to a trust revocable by the transferor?
  - 3. to a trust from which the property reverts to the grantor within 12 years?
- I. If this property is subject to a lease, is the remaining lease term 35 years or more including written options?
- J. Is this a transfer from parents to children or from children to parents?
- K. Is this transaction to replace a principal residence by a person 55 years of age or older?
- L. Is this transaction to replace a principal residence by a person who is severely disabled as defined by Revenue and Taxation Code Section 69.5?

If you checked yes to J, K, or L, an applicable claim form must be filed with the County Assessor. Please provide any other information that would help the Assessor to understand the nature of the transfer.

IF YOU HAVE ANSWERED "YES TO ANY OF THE ABOVE QUESTIONS EXCEPT J, K, OR L, PLEASE SIGN AND DATE, OTHERWISE COMPLETE BALANCE OF THE FORM

**PART II: OTHER TRANSFER INFORMATION**

A. Date of transfer if other than recording date:

B. Type of transfer. Please check appropriate box.

- Purchase     Foreclosure     Gift     Trade or Exchange     Merger, Stock, or Partnership Acquisition
- Contract of Sale -- Date of Contract
- Inheritance -- Date of Death **March 25, 1995**     Other: Please explain:
- Creation of Lease     Assignment of a Lease     Termination of a Lease

Date lease began  
Original term in years (including written options):  
Remaining term in years (including written options):

C. Was only a partial interest in the property transferred?     Yes     No

If yes, indicate the percentage transferred:    %

PRELIMINARY CHANGE OF OWNERSHIP REPORT

Please answer, to the best of your knowledge, all applicable questions, sign and date. If a question does not apply, indicate with "N/A."

PART III: PURCHASE PRICE AND TERMS OF SALE

A. CASH DOWN PAYMENT OR Value of Trade or Exchange (excluding closing costs) Amount \$
B. FIRST DEED OF TRUST @ % interest for years. Pymts./Mo. = \$ (Prin. & Int. only) Amount \$
C. SECOND DEED OF TRUST @ % interest for years. Pymts./Mo. = \$ (Prin. & Int. only) Amount \$
D. OTHER FINANCING: Is other financing involved not covered in (b) or (c) above?
E. IMPROVEMENT BOND
F. TOTAL PURCHASE PRICE (or acquisition price, if traded or exchanged, include real estate commission if paid.)
G. PROPERTY PURCHASED:

If purchased through a broker, provide broker's name and phone no.:

Please explain any special terms or financing and any other information that would help the Assessor understand the purchase price and terms of sale.

PART IV: PROPERTY INFORMATION

A. IS PERSONAL PROPERTY INCLUDED IN THE PURCHASE PRICE?
B. IS THIS PROPERTY INTENDED AS YOUR PRINCIPAL RESIDENCE?
C. TYPE OF PROPERTY TRANSFERRED:
D. DOES THE PROPERTY PRODUCE INCOME?
E. IF THE ANSWER TO QUESTION D IS YES, IS THE INCOME FROM:
F. WHAT WAS THE CONDITION OF THE PROPERTY AT THE TIME OF SALE?

I certify that the foregoing is true, correct and complete to the best of my knowledge and belief.
Signed: Victor J. Holchak
Date: 7/31/95
New Owner/Corporate Officer

Please Print Name of New Owner/Corporate Officer: Victor J. Holchak
Phone Number where you are available from 8:00 a.m. -- 5:00 p.m.:

(NOTE: The Assessor may contact you for further information)

If a document evidencing a change of ownership is presented to the recorder for recordation without the concurrent filing of a preliminary change of ownership report, the recorder may charge an additional recording fee of twenty dollars (\$20).

FROM: VICTOR HOLCHAK 323-821-8792

TO: SHAWANA GREEN 951-955-3990

RE: 271-21-000-7-6

Ms. Green

Thank you for assisting me in the above matter. Pursuant to your request, I have attached a copy of the Trust Transfer Deed and the Spousal Property Order.

Please contact Linda Amaya, a friend, at 562-221-0823 if you require additional information to facilitate this matter.

RECORDED MAIL TO

Name: Jeffrey L. GLENNON  
 Address: RJordan & McKinzie  
 300 South Grand Avenue, 20th Fl  
 Los Angeles, California 90071

MAIL TAX STATEMENTS TO

Name: Victor J. Holchak, Trustee  
 Address: 914 N. LaJolla  
 Los Angeles, CA 90036

RECEIVED FOR RECORD  
 AT 11:08 CLOCK A.M.

DEC 13 1991

NOTARY PUBLIC - CALIFORNIA  
 LOS ANGELES COUNTY  
 MY COMMISSION EXP. FEBRUARY 5, 1992

DEC 13 1991

Trust Transfer Deed

A.P.N. 279210007-5

Grant Deed (Excluded from Reappraisal Under Proposition 13, i.e., Calif. Const. Art. 13A(1) et. seq.)

The undersigned Grantor(s) declare(s) under penalty of perjury that the following is true and correct: THERE IS NO CONSIDERATION FOR THIS TRANSFER.

- Documentary transfer tax is \$-0-
- Computed on full value of property conveyed, or  computed on (a) value less of liens and encumbrances remaining at time of sale or transfer.
  - There is no Documentary transfer tax due. (state reason and give Code of Ordinance number)
- This conveyance transfers the grantor's interest into her revocable living trust, R & T 1991.
- Jurisdictional area: City of \_\_\_\_\_ and \_\_\_\_\_
- This is a Trust Transfer under 602 of the Revenue and Taxation Code and Grantor(s) has (have) checked the applicable exclusion:
- Transfer to a revocable trust;
  - Transfer to a short-term trust not exceeding 12 years with trustee holding life reversion;
  - Transfer to a trust where the trustee or the trustee's spouse is the sole beneficiary;
  - Change of trustee holding title;
  - Transfer from trust to trustee or the trustee's spouse where prior transfer to trust was excluded from reappraisal and for a valuable consideration, receipt of which is acknowledged.
  - Other: \_\_\_\_\_

GRANTOR(S): Norma I. Holchak, who acquired title as Norma Holchak hereby GRANT(S) to Victor J. Holchak, Trustee of the Declaration of Trust of Norma Irene Holchak, dated August 6, 1991

the following described unimproved real property in the County of Riverside, State of California:

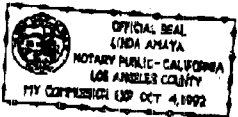
19 AC. M/L in Lot 26 AM 002/014 Assessor's Map 55 of the County of Riverside, State of California - Commencing at a point One Hundred (100) feet West of the Northeast corner of the Northeast Quarter of the Southeast Quarter of the Southwest Quarter (NE 1/4 SE 1/4 SW 1/4) of Section Twenty-Eight (28), Township Three (3) South, Range Five (5) West, S. R. 8. & M., Rancho El Sobrante De San Jacinto, in Riverside County, California; thence in a southerly direction following a line parallel with the West line of said Section Twenty-Eight (28) a distance of One Hundred and Sixty-Five (165) feet to a stake; thence in a Westerly direction following a line parallel with the North line of said Section Twenty-Eight (28) a distance of Fifty (50) feet to a stake; thence in a Northerly direction following a line parallel with the West line of said Section Twenty-Eight (28) a distance of One Hundred and Sixty-Five (165) feet to a stake; thence in an Easterly direction following a line parallel with the North line of said Section Twenty-Eight (28) a distance of Fifty (50) feet to a stake, which is the point of beginning, reserving therefrom a strip of land Thirty (30) feet wide over and across the North end of said parcel of land for road easement purposes only.

Dated Oct 9, 1991

Norma I. Holchak  
 Norma I. Holchak

State of California  
 County of Los Angeles  
 On Oct 9, 1991 before me,  
 personally appeared Norma I. Holchak 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.  
 WITNESS my hand and official seal

Grantor - Trustor(s)



Signature Rinda Amaya

(This area for official notarial seal)

MAIL TAX STATEMENTS AS DIRECTED ABOVE



391845

VICTOR HOLCHAK  
914 NORTH LA JOLLA AVE.  
LOS ANGELES, CA 90046

RECEIVED FOR RECORD

NOV 12 1991

U.S. POST SERVICE  
COMMUNICATIONS CENTER  
LOS ANGELES, CA 90011

55-50-1-404

NOV 12 1991

9911845

NOV 12 1991

Attorney of Party without Authority (Name and Address): <b>Riordan &amp; McKinzie</b> <b>Jeffrey L. Glassman</b> <b>390 South Grand Avenue, Twenty-Ninth Floor</b> <b>Los Angeles, California 90071</b> Attorney of Decedent: <b>Norma I. Holchak</b>	(213) 629-4824	FOR COURT USE ONLY <b>FILED</b> <b>OCT 31 1991</b> <b>JAMES H. DEWITT, CLERK</b> <b>C. Ashman</b> OF THE SUPERIOR COURT
SUPERIOR COURT OF CALIFORNIA, COUNTY OF <b>Los Angeles</b> STREET ADDRESS: <b>111 North Hill Street</b> MAILING ADDRESS: <b>Same</b> CITY AND ZIP CODE: <b>Los Angeles, California 90012</b> BRANCH NAME: <b>Central District</b>		
ESTATE OF (NAME) <b>Victor A. Holchak, aka Victor Alvin Holchak, aka Victor Holchak</b> Decedent		
<b>SPOUSAL PROPERTY ORDER</b>		Case Number: <b>BP011129</b>

1. Date of hearing: 10/29/91 Time: 9:15 A.M. Dept: 5 Room:

THE COURT FINDS

- 2. All notices required by law have been given.
- 3. Decedent died on (date): **July 7, 1989**
  - a.  a resident of the California County named above.
  - b.  a nonresident of California and left an estate in the county named above.
  - c.  intestate  testate.

THE COURT FURTHER FINDS AND ORDERS

- 4. a.  The property described in attachment 4a is property passing to the surviving spouse (name): **Norma I. Holchak**, and no administration of it is necessary.
- b.  See attachment 4b for further order respecting transfer of the property to the surviving spouse.
- 5.  To protect the interests of the creditors of (business name):  
 an unincorporated trade or business, a list of all its known creditors and the amount owed each is on file.  
 a.  Within (specify) \_\_\_\_\_ days from this date, the surviving spouse shall file an undertaking in the amount of \$ \_\_\_\_\_ upon condition that the surviving spouse pay the known creditors of the business.  
 b.  See attachment 5b for further order protecting the interests of creditors of the business.
- 6. a.  The property described in attachment 6a is property that belongs to the surviving spouse, (name): **Norma I. Holchak**, under Probate Code sections 100 and 101, and the surviving spouse's ownership is hereby confirmed.
- b.  See attachment 6b for further order respecting transfer of the property to the surviving spouse.
- 7.  All property described in the Spousal Property Petition that is not determined to be property passing to the surviving spouse, under Probate Code section 13600, or confirmed as belonging to the surviving spouse under Probate Code sections 100 and 101, shall be subject to administration in the estate.  described in attachment 7.
- 8.  Other (specify): \_\_\_\_\_

Date:

JUDGE OF THE SUPERIOR COURT  
 X  
 (Signature/Seal/Stamp)

9.  Number of pages attached: 12

Form Approved by U.S. Judicial Branch as of 10/1/88

SPOUSAL PROPERTY ORDER (PROBATE)

Probate Code, § 13600

1991-11-12

NOV 12 1991

Estate of Victor A. Halchak

SPOUSAL PROPERTY ORDER

CASE NO. EP011129

Attachment 4a and 6a

THE DECEASED SPOUSE'S COMMUNITY PROPERTY  
PASSING TO THE SURVIVING SPOUSE AND THE PROPERTY  
THAT BELONGS TO THE SURVIVING SPOUSE

1. Unimproved real property legally described as follows:  
Lots 68, 69 and 74 of Clifton Heights, in the City of  
Riverside, County of Riverside, State of California, as  
per map on file in book 7, page 32 of Maps, Riverside  
County records  
A.P.N. 190067001-6; 190067002-7; 190067007-2
2. Unimproved real property legally described as follows:  
Lots 2 and 3 of Riscos Addition, in the County of  
Riverside, State of California, as per map on file in  
book 12, page 15 of Maps, Riverside County records  
A.P.N. 230222002-9; 230222003-0
3. Unimproved real property legally described as follows:  
.41 Acres more or less in Portion of Lot 20 of Glen  
Valley Farms Tract #1, in the County of Riverside,  
State of California, as per map on file in book 16,  
page 16 of Maps, Riverside County records  
A.P.N. 266252002-3
4. Unimproved real property legally described as follows:  
Sec. 28 T3S R5W R0 E1 Sohranta MB 1/8 SB Beg 200 ft W &  
495 ft S of NE Cor of SE 1/4 of NW 1/4 of NW 1/4 W 50'  
X S 165 ft now Lot 191 of Assessors Map No. 56 AMB  
2/15; R0 E1 Sohrante MB 1/8 SB Beg 495 ft S & 400 ft W  
of NE Cor of NE 1/4 of SW 1/4 of NW 1/4 S 165 ft X W 50  
ft now Lot 132 of Assessors Map No. 57 AMB 2/21, of the  
County of Riverside, State of California, as per map on  
file in Book 2, page 14 of Maps, Riverside County  
records  
A.P.N. 271080026-2
5. Unimproved real property legally described as follows:  
SW 1/2 of SW 1/4 of NE 1/4 of NE 1/4 of SE 1/4 Sec. 28  
T3S R5W of the County of Riverside, State of  
California.  
A.P.N. 271160006-1

56-187-5

NOV 12 1991

Estate of Victor A. Kolchak

SPOUSAL PROPERTY ORDER

Attachment 4a and 6a (continued)

- 6. Unimproved real property legally described as follows:  
 .19 AC. M/L in Lot 26 AM 002/014 Assessors Map 55 of  
 the County of Riverside, State of California  
 Commencing at a point One Hundred (100) feet West of  
 the Northeast corner of the Northeast Quarter of the  
 Southeast Quarter of the Southwest Quarter (NE 1/4 SE  
 1/4 SW 1/4) of Section Twenty-Eight (28), Township  
 Three (3) South, Range Five (5) West, S. B. B. & M.,  
 Rancho El Sobrante De San Jacinto, in Riverside County,  
 California; thence in a southerly direction following a  
 line parallel with the West line of said Section  
 Twenty-Eight (28) a distance of One Hundred and Sixty-  
 Five (165) feet to a stake; thence in a Westerly  
 direction following a line parallel with the North line  
 of said Section Twenty-Eight (28) a distance of Fifty  
 (50) feet to a stake; thence in a Northerly direction  
 following a line parallel with the West line of said  
 Section Twenty-Eight (28) a distance of One Hundred and  
 Sixty-Five (165) feet to a stake; thence in an Easterly  
 direction following a line parallel with the North line  
 of said Section Twenty-Eight (28) a distance of Fifty  
 (50) feet to a stake, which is the point of beginning,  
 reserving therefrom a strip of land Thirty (30) feet  
 wide over and across the North end of said parcel of  
 land for road easement purposes only.  
 A.F.S. 271210007-6
  
- 7. Unimproved real property legally described as follows:  
 .19 AC. M/L in Lot 49 AM 002/014 Assessors Map 55 of  
 the County of Riverside, State of California  
 Commencing at a point One Hundred and Sixty-Five (165)  
 feet South and Five Hundred and Fifty (550) feet West  
 of the Northeast corner of the Northwest Quarter of the  
 Southwest Quarter of the Southwest Quarter (NW1/4 SW1/4  
 SW1/4) of Section Twenty-Eight (28) Township Three (3)  
 South, Range Five (5) West, S.B.B. & M., Rancho El  
 Sourente de San Jacinto, in Riverside County,  
 California; thence in a Southerly direction following a  
 line parallel with the West line of said section  
 Twenty-Eight (28) a distance of One Hundred and Sixty-  
 Five (165) feet to a stake; thence in a Westerly  
 direction following a line parallel with the North line  
 of said Section Twenty-Eight (28) a distance of Fifty  
 (50) feet to a stake; thence in a Northerly direction  
 following a line parallel with the West line of said  
 Section Twenty-Eight (28) a distance of One Hundred and

55-500-193

NOV 12 1991

Estate of Victor A. Holchak

SPOUSAL PROPERTY ORDER

Attachment 4a and 6a (continued)

Sixty-Five (65) feet to a stake; thence in an Easterly direction following a line parallel with the North line of said Section Twenty-Eight (28) a distance of Fifty (50) feet to a stake, which is the point of beginning. RESERVING THEREFROM a strip of land Thirty (30) feet wide ever and across the South end of said parcel of land for road easement purposes only.  
A.P.N. 27130007-5

- 8. Unimproved real property legally described as follows:  
Sec. 28 T1S R5W Re El Sobrante MB 1/8 SB Beg 330' S & 350' W of NE Cor of NE 1/4 of SE 1/4 of SW 1/4 S 165' X W 50' now Lot 60; Beg 165' S & 150' W of NE Cor of SE 1/4 of SE 1/4 of SW 1/4 S 165' X W 50' now Lot 119; Beg 330' S & 50' W of NE Cor of SE 1/4 of SE 1/4 of SE 1/4 S 165' X W 50' & Beg 495' S & 200' W of NE Cor of SE 1/4 of SE 1/4 of SW 1/4 S 168' X W 50' now Lots 169 & 175, all of Assessors Map No. 55, of the County of Riverside, State of California, as per map on file in Book 2, page 14 of Maps, Riverside County records  
A.P.N. 271210017-5; 271230013-3; 271230026-5; 271230033-1
- 9. Unimproved real property legally described as follows:  
Sec 28 T1S R5W Beg 330' S & 350' W of NE Cor of SE 1/4 of SW 1/4 of SW 1/4 S 165' X W 50' now Lot 147 of Assessors Map No. 55 of the County of Riverside, State of California, as per map on file in Book 2, page 14 of Maps, Riverside County records  
A.P.N. 271240008-0
- 10. Unimproved real property legally described as follows:  
Portion of Lot 69 of Resthaven Acres, in the County of Riverside, State of California, as per map on file in book 15, page 49 of Maps, Riverside County records  
A.P.N. 318032005-6
- 11. Unimproved real property legally described as follows:  
Lot 168 of Upton Acres No. 4, in the County of Riverside, State of California, as per map on file in book 14, page 69 of Maps, Riverside County records  
A.P.N. 319142014-1

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Estate of Victor A. Holchak  
SPOUSAL PROPERTY ORDER  
Attachment 4a and 6a (continued)

- 12. Unimproved real property legally described as follows:  
NW 1/4 of Sec. 29 T5S R3W less W 1/2 of S 1/5 of S 1/2  
of SE 1/4 of S 1/2 of W 1/2 of NW 1/4 -- E 1/2 of S 1/2  
of N 2/5 of N 1/2 of SW 1/4 of SE 1/4 of W 1/2 of NW  
1/4 -- E 1/2 of N 1/2 of S 2/5 of S 1/2 of W 1/2 of NW  
1/2 of S 1/2 of W 1/2 of NW 1/4 -- W 1/2 of S 1/2 of N  
2/5 of S 1/2 of SW 1/4 of S 1/2 of E 1/2 of W 1/2 of NW  
1/4 -- E 1/2 of S 1/3 of N 3/5 of N 1/2 of SE 1/4 of N  
1/2 of W 1/2 of NW 1/4 -- S 1/2 of NE 1/4 of NW 1/4 & N  
1/2 of SE 1/4 of NW 1/4 -- E 1/2 of W 1/2 of S 1/2 of N  
2/5 of S 1/2 of SW 1/4 of E 1/2 of NW 1/4, 218 ac. M/L,  
Riverside County Records  
A.P.N. 339020002-9
- 13. Unimproved real property legally described as follows:  
Lots 16 & 17 of Block 5 in Elsinore Lake Wildwood, in  
the County of Riverside, State of California, as per  
map on file in book 12, page 34 of Maps, Riverside  
County records  
A.P.N. 361043015-5; 361043014-4
- 14. Unimproved real property legally described as follows:  
Lots 1 thru 20 of Block 26 in Elsinore Lake Wildwood,  
in the County of Riverside, State of California, as per  
map on file in book 13, page 34-35 of Maps, Riverside  
County records  
A.P.N. 361102001-4; 361102002-5; 361102003-6;  
361102004-7; 361102005-8; 361102006-9; 361102007-0;  
361102008-1; 361102009-2; 361102010-2; 361102020-1;  
361102019-1; 361102018-0; 361102017-9; 361102016-8;  
361102015-7; 361102014-6; 361102013-5; 361102012-4;  
361102011-3
- 15. Unimproved real property legally described as follows:  
Lots 2 & 3 of Block F in Dunwoedie Park Tract #1, in  
the County of Riverside, State of California, as per  
map on file in book 12, page 90-91 of Maps, Riverside  
County records  
A.P.N. 361132002-8; 361132003-9



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Estate of Victor A. Holchak  
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Attachment 4a and 6a (continued)

- 16. Unimproved real property legally described as follows:  
Lots 13 thru 18 of Block F in Dunwoodie Park Tract #1,  
in the County of Riverside, State of California, as per  
map on file in book 12, page 90-91 of Maps, Riverside  
County records  
A.P.N. 361132008-4; 361132009-5; 361132010-5;  
361132011-6; 361132012-7; 361132013-8
- 17. Unimproved real property legally described as follows:  
Lots 13 thru 24 of Block S in Lake Elsinore County Club  
Home Acres, in the County of Riverside, State of  
California, as per map on file in book 13, page 2-3 of  
Maps, Riverside County records  
A.P.N. 361174013-8; 361174014-9; 361174015-0;  
361174016-1; 361174017-2; 361174018-3; 361174019-4;  
361174020-4; 361174021-5; 361174022-6; 361174023-7;  
361174024-8
- 18. Unimproved real property legally described as follows:  
Lot 39, Block 12, Unit 3, of Country Club Heights, in  
the City of Elsinore, County of Riverside, State of  
California, as per map recorded in Book 709 page 89 of  
official records of the County of Riverside, State of  
California  
A.P.N. 373123003-8
- 19. Unimproved real property legally described as follows:  
Lot 40 of Block 12 in Country Club Hts Unit 3, in the  
County of Riverside, State of California, as per map on  
file in book 11, page 34 of Maps, Riverside County  
records  
A.P.N. 373123004-9
- 20. Unimproved real property legally described as follows:  
Lot 24 of Block 10 in Country Club Hts Unit 3, in the  
County of Riverside, State of California, as per map on  
file in book 11, page 34 of Maps, Riverside County  
records  
A.P.N. 373134023-0
- 21. Unimproved real property legally described as follows:  
SW 1/2 of Lot 9 in Country Club Hts Unit 22, in the  
County of Riverside, State of California, as per map on  
file in book 15, page 81 of Maps, Riverside County  
records  
A.P.N. 375311003-1

Estate of Victor A. Holchak

SPOUSAL PROPERTY ORDER

Attachment 4a and 5a (continued)

- 22. Unimproved real property legally described as follows:  
Lots 8 & 9 of Block 111, Lot 8 of Block 135 and Lot 4 of Block 139, Block 74 West of Elm Ave. Prod. of the City of Beaumont, County of Riverside, State of California, as per map on file in Book 6, pages 16-17 of Maps, San Bernardino County records  
A.P.N. 417041001-4; 417140003-2; 417122016-8
- 23. Unimproved real property legally described as follows:  
Parcels 10, 11, 17 & 18 of Lot 6 Section 7 T3S R1W of the County of Riverside, State of California  
A.P.N. 421040005-6; 421040006-7; 421050014-5; 421050015-6
- 24. Unimproved real property legally described as follows:  
Homeland No. 2 MB 13/74 - Lots 8, 9 & 10 of the County of Riverside, State of California  
A.P.N. 459201011-3; 459201012-4; 459201013-5
- 25. Unimproved real property legally described as follows:  
Lots 47 thru 55 of Homeland No. 2 of the County of Riverside, State of California, as per map on file in Book 13, page 74 of Maps, Riverside County records  
A.P.N. 459211009-3; 459211010-3; 459211011-4; 459211012-5; 459211013-6; 459211014-7; 459211015-8; 459211016-9; 459211017-0
- 26. Unimproved real property legally described as follows:  
Lot 12 in Block 9 of Winchester of the County of Riverside, State of California, as per map on file in Book 2, page 11 of Maps, Riverside County records  
A.P.N. 463076032-7
- 27. Unimproved real property legally described as follows:  
Com 1224.16' S & 219.33' E of NW Cor of SW 1/4 th E 150' X S 100' Parcel 14 R/S 6/71 -  
Beg 1224.16' S & 218.67' E of NW Cor of SW 1/4 S 100' X E 150' Parcel 15 R/S 6/71 -  
Beg 842.61' S & 218.98' E of NW Cor of SW 1/4 E 150/41' S 5509' W 150' N to beg being Parcel 18 R/S 6/71 -  
Beg 210' E & 100' S of NW Cor of SW 1/4 E 150' X S 100' being Parcel 25 R/S 6/71 -  
Beg 1124.16' S & 183.57' E of NW Cor of SW 1/4 S 100' X E 150' Parcel 37 R/S 6/71 -  
Com 1224.16' S & 384.33' E of NW Cor of SW 1/4 E 150' X S 100' Parcel 38 R/S 6/71 -

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Estate of Victor A. Nelchak

SPOUSAL PROPERTY ORDER

Attachment 4a and 6a (continued)

all in Sec. 9 T3S R3E, Riverside County records  
A.P.N. 516070013-0; 516070014-0; 516070015-1;  
516070016-2; 516070024-9

28. Unimproved real property legally described as follows:  
All that portion of the Northwest quarter of the  
Southwest quarter of Section 9, Township 3 South, Range  
3 East, San Bernardino Base and Meridian, as shown by  
United States Government Survey, particularly described  
as follows:

Commencing at a point on the North line of the  
Southwest quarter of said Section 9, distant 210 feet  
Easterly from the West quarter corner thereof;  
Thence South 0° 10' 54" East, (formerly recorded South  
0° 06' West), a distance of 200 feet for the true point  
of beginning; said point being the Southwest corner of  
Lot 25 as shown on Record of Survey on file in Book 6  
page 71 of Records of Survey on file in the office of  
the Recorder of Riverside County, California;  
Thence continuing South 0° 10' 54" East, a distance of  
50 feet;  
Thence North 89° 49' 06" East (formerly recorded North  
89° 54' East), a distance of 150 feet;  
Thence North 0° 10' 54" West (formerly recorded North  
0° 06' East), a distance of 50 feet to the Southeast  
corner of said Lot 25;  
Thence South 89° 49' 06" West (formerly recorded South  
89° 54' West), along the South line of said Lot 25, a  
distance of 150 feet to the true point of beginning.  
Said property also being the North half of Lot 24 as  
shown on Record of Survey on file in Book 6 Page 71 of  
Records of Survey in the office of the Recorder of  
Riverside County, California.  
A.P.N. 516070003-0

29. Unimproved real property legally described as follows:  
Beg. 260' S & 299' E of NW Cor E 60' X S 200' of Lot  
115 in Cabazon Ro. Sub 1 of the County of Riverside,  
State of California, as per map on file in Book 8, page  
6 of Maps, Riverside County records  
A.P.N. 526170017-5

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Estate of Victor A. Holchak  
SPOUSAL PROPERTY ORDER  
Attachment 4a and 6a (continued)

- 30. Unimproved real property legally described as follows:  
S 1/2 of E 1/2 of W 1/2 of Block 156 in  
Banning of the County of Riverside, State of  
California, as per map on file in Book 5, page 186 of  
Maps, Riverside County records  
A.P.N. 541055012-5
- 31. Unimproved real property legally described as follows:  
Lots 47 & 48 of Block F in Pine Cove No. 1 of the  
County of Riverside, State of California, as per map on  
file in Book 11, page 91 of Maps, Riverside County  
records  
A.P.N. 559092007-5; 559092006-4
- 32. Unimproved real property legally described as follows:  
Lot 10 of Block 3 in Palm Springs Add No. 2 of the  
County of Riverside, State of California, as per map on  
file in Book 2, page 30 of Maps, Riverside County  
records  
A.P.N. 680111030-0
- 33. Unimproved real property legally described as follows:  
SW 1/4 of NE 1/4 of NW 1/4 of Sec. 20 T6S R22E of the  
County of Riverside, State of California  
A.P.N. 821080026-3
- 34. Unimproved real property legally described as follows:  
NW 1/4 of NE 1/4 of Sec. 14 T6S R21E of the county of  
Riverside, State of California  
A.P.N. 879240005-9
- 35. Unimproved real property legally described as follows:  
Beg 234 ft NW of S Cor NW 264 ft X NE 135 ft of Lot 160  
and Beg 300 ft SW of E Cor NW 264 ft X SW 330 ft of Lot  
162 of Tenacula Land & Water Co. of the County of  
Riverside, State of California, as per map on file in  
Book 8, page 359 of Maps, Riverside County records  
A.P.N. 911130020-9; 911130008-4
- 36. Unimproved real property legally described as follows:  
Alpine Springs, as per Book 13, Pages 10-11 of Maps  
Records of Los Angeles County. Lot 1 Block 17.  
A.P.N. 3053-014-013

Estate of Victor A. Holchak

SPOUSAL PROPERTY ORDER

Attachment 4a and 6a (continued)

- 37. Unimproved real property legally described as follows:  
Alpine Springs, as per Book 13, Pages 10-11 of Maps  
Records of Los Angeles County. Lot 2 Block 17.  
A.P.N. 3053-014-014
- 38. Unimproved real property legally described as follows:  
Alpine Springs, as per Book 13, Pages 10-11 of Maps  
Records of Los Angeles County, Lot 3 Block 17.  
A.P.N. 3053-014-015
- 39. Unimproved real property legally described as follows:  
Alpine Springs, as per Book 13, Pages 10-11 of Maps  
Records of Los Angeles County. NWly 1/2 of Lot 4 Block  
17.  
A.P.N. 3053-014-016
- 40. Unimproved real property legally described as follows:  
Alpine Springs, as per Book 13, Pages 10-11 of Maps  
Records of Los Angeles County, SE 25 ft. of Lot 4 Block  
17.  
A.P.N. 3053-014-017
- 41. Unimproved real property legally described as follows:  
Alpine Springs, as per Book 13, Pages 10-11 of Maps  
Records of Los Angeles County. Lot 5 Block 17.  
A.P.N. 3053-014-018
- 42. Unimproved real property legally described as follows:  
Alpine Springs, as per Book 13, Pages 10-11 of Maps  
Records of Los Angeles County. Lot 7 Block 17.  
A.P.N. 3053-014-020
- 43. Unimproved real property legally described as follows:  
Alpine Springs, as per Book 13, Pages 10-11 of Maps  
Records of Los Angeles County. Lot 8 Block 17.  
A.P.N. 3053-014-021
- 44. Unimproved real property legally described as follows:  
Alpine Springs, as per Book 13, Pages 10-11 of Maps  
Records of Los Angeles County. Lot 9 Block 17.  
A.P.N. 3053-014-022
- 45. Unimproved real property legally described as follows:  
Alpine Springs, as per Book 13, Pages 10-11 of Maps  
Records of Los Angeles County. Lot 10 Block 17.  
A.P.N. 3053-014-023

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Estate of Victor A. Holchak  
SPOUSAL PROPERTY ORDER  
Attachment 4a and 6a (continued)

- 46. Unimproved real property legally described as follows:  
Alpine Springs, as per Book 13, Pages 10-11 of Maps  
Records of Los Angeles County. Lot 11 Block 17.  
A.P.N. 3053-014-024
- 47. Unimproved real property legally described as follows:  
Lot 63 of the McCarthy Co.'s Addition No. 1 Greater Los  
Angeles Lot Com at NE Cor of Lot 38 Th E on S Line of  
71st St to E Line of Lot 63 Th S thereon 101.98 ft Th W  
to W Line of SD Lot 63 Th N Thereon 102 ft to Beg Part  
of Lot 63 as per map recorded in Book 10 Page 17 of  
Maps in the office of the County Recorder of said  
County.  
A.P.N. 6011-007-052
- 48. Improved real property commonly known as 6504 S.  
Broadway, Los Angeles, CA legally described as follows:  
Lot 103 of Winton and McLeod's Figueroa Street Tract  
No. 5, as per map recorded in Book 9, Page 68 of Maps,  
in the office of the County Recorder of said County;  
EXCEPT the Westerly 10 feet thereof condemned by the  
City of Los Angeles for widening Moneta Avenue.  
A.P.N. 6012-001-002
- 49. Improved real property commonly known as 6510 S.  
Broadway, Los Angeles, CA legally described as follows:  
Lot 104 of Winton and McLeod's Figueroa Street Tract  
No. 5, as per map recorded in Book 9, Page 68 of Maps,  
in the office of the County Recorder of said County;  
EXCEPT the Westerly 10 feet thereof condemned by the  
City of Los Angeles for widening Moneta Avenue.  
A.P.N. 6012-001-003
- 50. Improved real property commonly known as 3102 W. 59th  
Place, Los Angeles, CA legally described as follows:  
Lot 1 of Tallewanda Tract, as per map recorded in Book  
21 Page 127 of Maps, in the office of the County  
Recorder of said County.  
A.P.N. 4005-008-001

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Estate of Victor A. Helchak

SPOUSAL PROPERTY ORDER

Attachment 4a and 6a (continued)

- 51. Improved real property commonly known as 1447 W. 184th Street, Gardena, CA legally described as follows:  
Lot 50 of Tract No. 4782 in the City of Los Angeles, County of Los Angeles, State of California, as per map recorded in Book 60 Page 90 of Maps in the office of the County Recorder of said County.  
A.P.N. 6108-016-022
- 52. Improved real property commonly known as 10816 Lou Dillon Avenue, Los Angeles, CA legally described as follows:  
Lot 120 of Tract No. 5432 in the City of Los Angeles, County of Los Angeles, State of California as per map recorded in Book 67 Pages 61 & 62 of Maps in the office of the County Recorder of said County.  
A.P.N. 6068-004-011
- 53. Improved real property commonly known as 6727 3rd Avenue, Los Angeles, CA legally described as follows:  
Lot 22 of Block 2 of Tract 5721 as per map recorded in Book 63 Page 31 of Maps Records in the office of the county recorder of Los Angeles County.  
A.P.N. 4008-015-023
- 54. Improved real property commonly known as 2674 Gage Ave., El Monte, CA legally described as follows:  
Lot commencing at SW corner of Lot 1, Tract No. 10811 then S 89°27'40" E 239.24 ft. then S 89°26' to W Line of Lexington Ave. Th N Thru on and NW on SW Line of Owens Way to N Prolongation of E Line of SD Lot Th S on SD Prolongation to NE Line of Gage Ave. TH S to Beg Part of Lot 56 and Lot 1 Block B of Tract No. 10811, in the County of Los Angeles, State of California, as per map recorded in Book 187, pages 34 and 35 of Maps, in the Office of the County Recorder of said County.  
A.P.N. 8104-010-020
- 55. Improved real property commonly known as 11443 Lee Lane, El Monte, CA legally described as follows:  
Lot 6 of Tract 9149, in the city of El Monte, County of Los Angeles, State of California, as per map recorded in Book 125, page 42, of Maps, in the office of the County Recorder of said County.  
A.P.N. 8567-023-024

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Estate of Victor A. Holchek  
SPOUSAL PROPERTY ORDER  
Attachment 4a and 6a (continued)

- 36. Improved real property commonly known as 5644 Fulcher Avenue, North Hollywood, CA legally described as follows:  
Lot 27 of Tract 6345 as per map recorded in Book 65, Page 99 of Maps, in the office of the County Recorder of said County.  
A.P.N. 2337-029-011
- 57. Promissory Note payable to decedent, executed by Jose R. Gonzales and Eloise Martinez Gonzalez, dated May 27, 1958 in original amount of \$10,519.00, secured by first deed of trust recorded June 16, 1958 in Book T213 Page 356, on Lot 120, Tract No. 5432, City of Los Angeles, County of Los Angeles

Date: OCT 31 1991

*Robert J. Graylock*  
JUDGE OF THE SUPERIOR COURT

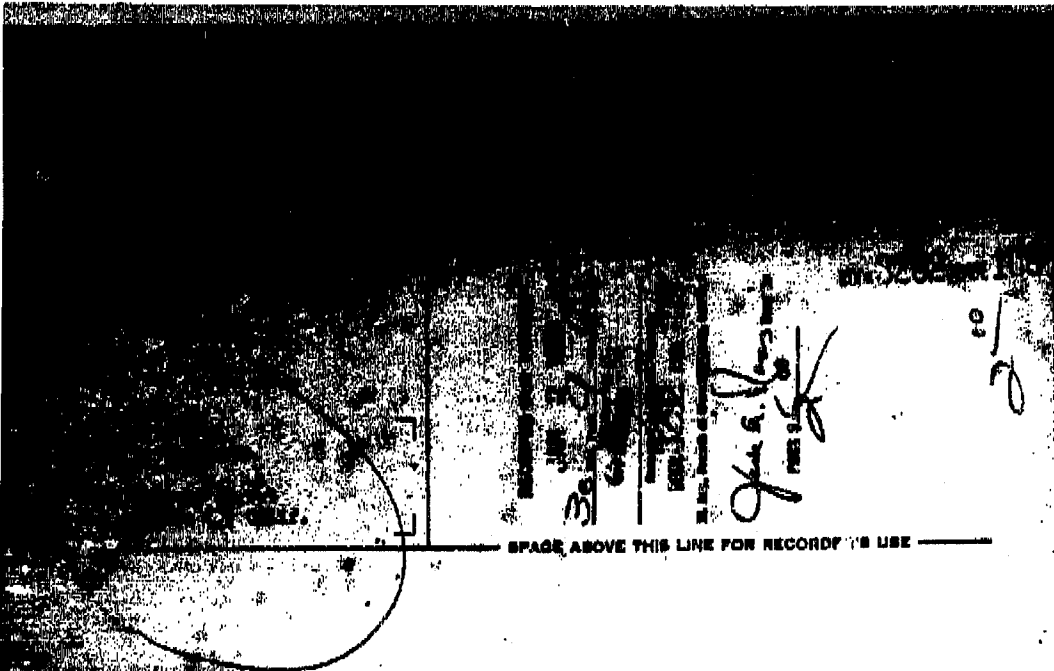
Robert J. Graylock

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

OCT 31 1991

ATTEST

JAMES N. DENBNEY  
Executive Officer/Clerk of the Superior Court of California, County of Los Angeles.  
By *[Signature]* Deputy



SPACE ABOVE THIS LINE FOR RECORD OFFICE USE

APPENDIX R.S. #..... IN THIS SPACE

### Grant Deed

FORMS FURNISHED BY TITLE INSURANCE AND TRUST COMPANY

WU.P.U. of love and affection, WU.P.U.  
 FOR CONSIDERATION/receipt of which is hereby acknowledged,  
 Victor A. Holchak and Norma F. Holchak, husband and wife as joint tenants,  
 hereby GRANT(S) and give to  
 WU.P.U.  
 Victor John Holchak, a single man, and Norma F. Holchak, his mother, a married woman,  
 as joint tenants,  
 the following described real property in the  
 county of Riverside state of California:  
 Portion of 8% of 8 1/4 of Sec. 28 T3S 10W, Now described as  
 Assessor's Map No. 55 AMB 2/14 Lots 5, 8, 9, 10, 11, 12, 13, 14, 15, 16, 19, 20, 27,  
 28, 29, 30, 31, 32, 33, 36, 37, 39, 41, 42, 43, 44, 45, 46, 47, 48, 50, 51, 52, 53, 54,  
 55, 56, 57, 58, 59, 61, 62, 63, 64, 65, 66, 67, 68, 69, 70, 71, 74, 77, 78, 79, 80, 82,  
 83, 84, 87, 88, 89, 91, 92, 93, 94, 95, 96, 97, 98, 99, 100, 104, 105, 106, 108, 111,  
 112, 116, 118, 121, 122, 123, 126, 127, 128, 129, 130, 131, 132, 134, 135, 136, 137,  
 140, 141, 142, 143, 144, 145, 146, 148, 150, 151, 152, 156, 157, 158, 159, 160, 163,  
 166, 168, 170, 171, 172, 173, 176, 177, 179, 182, 184, 185, 186, 189, 190, 191, 192,  
 193, 194, 195, 196, 197, 201, 202, 203,  
 65 acres M/L  
 (88-06-10-05- 007-14)

Dated: December 24, 1962

STATE OF CALIFORNIA }  
 COUNTY OF Los Angeles } SS.  
 On December 31, 1962 before me, the under-  
 signed, a Notary Public in and for said County and State, personally  
 appeared: Victor A. Holchak and  
Norma F. Holchak

Victor A. Holchak  
Norma F. Holchak

known to me  
 to be the person(s) whose name(s) is/are subscribed in the within  
 instrument and acknowledged that they/they are the owner(s) of the same.  
 WITNESS my hand and official seal.

(Seal)  
 Signature: [Signature]

Title Order No. \_\_\_\_\_  
 Escrow No. \_\_\_\_\_