

FORM APPROVED COUNTY COUNSEL 10/1/15
 DATE
 BY: GREGORY P. PRAMOS

Departmental Concurrence

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

629 A



FROM: Don Kent, Treasurer-Tax Collector

SUBMITTAL DATE:
OCT 01 2015

SUBJECT: Recommendation for Distribution of Excess Proceeds for Tax Sale No. 199, Item 145. Last assessed to: Floyd C. Jewett and Carolyn F. Jewett, husband and wife as joint tenants. District 1 [\$19]. Fund 65595 Excess Proceeds from Tax Sale.

RECOMMENDED MOTION: That the Board of Supervisors:


1. Approve the claim from Floyd C. Jewett, last assessee for payment of excess proceeds resulting from the Tax Collector's public auction sale associated with parcel 361238014-6;
- (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 February 4, 2014 public auction sale. The deed conveying title to the purchasers at the auction was recorded March 21, 2014. Further, as required by Section 4676 of the California Revenue and Taxation Code, notice of the right to claim excess proceeds was given on April 22, 2014 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 | \$ 19 | \$ 0 | \$ 19 | \$ 0 | Consent <input type="checkbox"/> Policy <input checked="" type="checkbox"/> |
| NET COUNTY COST | \$ 0 | \$ 0 | \$ 0 | \$ 0 | |
| SOURCE OF FUNDS: Fund 65595 Excess Proceeds from Tax Sale | | | | Budget Adjustment: N/A | |
| | | | | For Fiscal Year: 15/16 | |

C.E.O. RECOMMENDATION: APPROVE

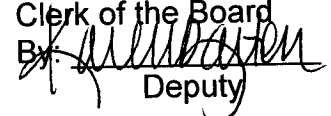
BY: 
 Samuel Wong

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: November 3, 2015
 xc: Treasurer

Kecia Harper-Ihem
 Clerk of the Board
 BY: 
 Deputy

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

9-31

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

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

FORM 11: Recommendation for Distribution of Excess Proceeds for Tax Sale No. 199, Item 145. Last assessed to: Floyd C. Jewett and Carolyn F. Jewett, husband and wife as joint tenants. District 1 [\$19]. Fund 65595 Excess Proceeds from Tax Sale.

DATE: OCT 01 2015

PAGE: Page 2 of 2

RECOMMENDED MOTION:

2. Authorize and direct the Auditor-Controller to issue a warrant to Floyd C. Jewett in the amount of \$19.92, no sooner than ninety days from the date of this order, unless an appeal has been filed in Superior Court, pursuant to the California Revenue and Taxation Code Section 4675.

BACKGROUND:

Summary (continued)

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

1. Claim from Floyd C. Jewett based on a Grant Deed recorded January 22, 1990 as Instrument No. 025747 and the death certificate of Carolyn Fay Jewett.

Pursuant to Section 4675 of the California Revenue and Taxation Code, it is the recommendation of this office that Floyd C. Jewett be awarded excess proceeds in the amount of \$19.92. Supporting documentation has been provided. The Tax Collector requests approval of the above recommended motion. Notice of this recommendation was sent to the claimant by certified mail.

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 are 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

TC199Item145Assessment No.:361238014-6

Assessee: JEWETT, FLOYD C. AND CAROLYN F.

Situs:

Date Sold: FEBRUARY 4, 2014

Date Deed to Purchaser Recorded: MARCH 21, 2014

Final Date to Submit Claim: MARCH 23, 2015

TREASURER-TAX COLLECTOR

MAR 23 2015

RECEIVED

I/we, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$ 927.63 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. 025748; recorded on 1/22/1990. 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.

- * 1/22/1990 Deed of Trust between Floyd & Carolyn Jewett & Richard Warner (lot 23) APN 361238014-6
- * 4/15/1999 Assignment of Deed of Trust by Riverside County Public Administrator, Larry Smith.
- * 4/5/2000 Reconveyance by Successor Trustee to F. Jewett

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 23rd day of March, 2015 at Riverside County
County, State

[Signature]
Signature of Claimant

Signature of Claimant

Floyd C. Jewett
Print Name

Carolyn Jewett
Print Name

6124 Harold Street
Street Address

Street Address

Riverside CA 92503
City, State, Zip

City, State, Zip

951/352-1504
Phone Number

Phone Number

*Deceased
see attached -*

021 7

RECORDING REQUESTED BY

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

NAME Mr. & Mrs. Floyd C. Jewett
 STREET ADDRESS c/o Fay Jones
 CITY 28450 Red Gum
 STATE Lake Elsinore, Ca. 92330
 ZIP

Title Order No. _____ Escrow No. 7222-LJ

PAID
 Doc Transfer Tax
 WILLIAM E. CONERLY
 Riv. Co. Recorder

RECEIVED FOR RECORD
 Min. Post. 400000 Jm.

JAN 22 1990
 Recorded in Official Record
 of Riverside County, California
 William E. Conerly
 Recorder

SPACE ABOVE THIS LINE FOR RECORDER'S USE

GRANT DEED

JOINT TENANCY

DOCUMENTARY TRANSFER TAX \$ 22.00
 computed on full value of property conveyed, or
 computed on full value less liens and encumbrances remaining at time of sale.

Signature of Declarant or Agent Determining Tax. _____ Firm Name _____

1661460.2

7-4-747723

FOR VALUABLE CONSIDERATION, receipt of which is acknowledged, I (We), Richard Warner and Willie D. King
 grant to Floyd C. Jewett AND Carolyn F. Jewett
HUSBAND AND WIFE, AS JOINT TENANTS,

all that real property situated in the City of unincorporated area
 (or in an unincorporated area of) Riverside County, California,

described as follows (insert legal description):
 LOT TWENTY THREE (23), IN BLOCK FORTY ONE (41), OF LAKE ELSINORE COUNTRY CLUB HOME ACRES, AS SHOWN BY MAP ON FILE IN BOOK THIRTEEN (13), PAGES 2 AND 3 OF MAPS OF RECORD IN THE ASSESSORS OFFICES IN THE COUNTY OF RIVERSIDE, RIVERSIDE, CALIFORNIA.
 WATER RIGHTS GRANTED AS RESERVED OF RECORD FROM CONVEYANCE OF LOT 2 AND WELL THEREON, AS DESCRIBED. SUBJECT TO ANY EASEMENTS OF RECORD.

Assessor's parcel No. 361-238-010-2
 Executed on January 1, 1990, at Riverside, California

Willie D. King
Richard Warner
 RICHARD WARNER

STATE OF CALIFORNIA }
 COUNTY OF Riverside } ss.
 On this 4th day of January, in the year 1990,
 before me, the undersigned, a Notary Public in and for said State, personally appeared Willie D. King and Richard Warner

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person whose name s are subscribed to the within instrument, and acknowledged to me that he y executed it.

WITNESS my hand and official seal.

Dorothy E. Thissen
 Notary Public in and for said State.
 Dorothy E. Thissen



MAIL TAX STATEMENTS TO same as above

DEED - GRANT - JOINT TENANTS
 WOLCOTT'S FORM 708 - Rev. 7-83 (Price Class 2)
 © 1983 WOLCOTT'S INC. This Standard form is intended for the typical situations encountered in the land indicated. However, before you sign, read it in its entirety and make whatever changes are appropriate and necessary to your particular transaction. Consult a lawyer if you doubt the form's fitness for your purpose and use.

RECORDING REQUESTED BY

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

NAME Mr. & Mrs. Floyd C. Jewett
STATE ADDRESS c/o Fay Jones
CITY 28450 Red Gum
STATE ZIP Lake Elsinore, Ca. 92330

This Order No. Escrow No. 7222-1

SPACE ABOVE THIS LINE FOR RECORDER'S USE

GRANT DEED

JOINT TENANCY

DOCUMENTARY TRANSFER TAX \$ 22.00

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

Signature of Declarant or Agent Determining Tax. Firm Name

FOR VALUABLE CONSIDERATION, receipt of which is acknowledged, I (We),

grant to Richard Warner and Willie D King
Floyd C. Jewett AND Carolyn F. Jewett
HUSBAND AND WIFE AS JOINT TENANTS,

all that real property situated in the City of unincorporated area
(or in an unincorporated area of) Riverside County, California,

described as follows (insert legal description):

LOT TWENTY THREE (23), IN BLOCK FORTY ONE (41), OF LAKE ELSINORE COUNTRY CLUB HOME ACRES, AS SHOWN BY MAP ON FILE IN BOOK THIRTEEN (13), PAGES 2 AND 3 OF MAPS OF RECORD IN THE ASSESSORS OFFICES IN THE COUNTY OF RIVERSIDE, RIVERSIDE, CALIFORNIA. WATER RIGHTS GRANTED AS RESERVED OF RECORD FROM CONVEYANCE OF LOT 2 AND WELL THEREON, AS DESCRIBED. SUBJECT TO ANY EASEMENTS OF RECORD.

Assessor's parcel No. 361-238-010-2

Executed on JANUARY 1, 1990, at Riverside, California

Willie D. King
Richard Warner
RICHARD WARNER

STATE OF CALIFORNIA }
COUNTY OF Riverside } ss.

On this 4th day of January, in the year 1990, before me, the undersigned, a Notary Public in and for said State, personally appeared Willie D. King and Richard Warner

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

WITNESS my hand and official seal.



Dorothy E. Thissen
Notary Public in and for said State.
Dorothy E. Thissen

MAIL TAX STATEMENTS TO same as above

DEED - GRANT - JOINT TENANTS
WOLCOTT'S Form 768 - Rev. 3-83 (print class 2)
© 1983 WOLCOTT'S, INC. This standard form is intended for the typical situations encountered in the form indicated. However, before you sign, read it. Not in all states, and make whatever changes are appropriate and necessary in your particular transaction. Consult a lawyer if you doubt the form is fit for your purpose and use.

161460.2
20257747

CERTIFICATION OF VITAL RECORD

COUNTY OF RIVERSIDE

RIVERSIDE, CALIFORNIA

CERTIFICATE OF DEATH

3200933010609

Form containing fields for decedent's personal data, usual residence, informant, spouse and parent information, funeral director, place of death, cause of death, physician's certification, and coroner's use only.

CERTIFIED COPY OF VITAL RECORDS

STATE OF CALIFORNIA }
COUNTY OF RIVERSIDE } SS

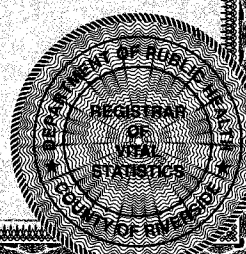
This is a true and exact reproduction of the document officially registered and placed on file in the office of the County of Riverside, Department of Health.

Nov 19, 2009

Eric Frykman, M.D., Local Registrar
RIVERSIDE COUNTY, CALIFORNIA

DATE ISSUED

This copy not valid unless prepared on engraved border displaying seal and signature of Registrar.



000806849

COUNTY OF RIVERSIDE

RIVERSIDE, CALIFORNIA

AFFIDAVIT TO AMEND A RECORD

NO ERASURES, WHITEOUTS, PHOTOCOPIES, OR ALTERATIONS

3200933010609

STATE FILE NUMBER

1.1

LOCAL REGISTRATION NUMBER

BIRTH DEATH FETAL DEATH

TYPE OR PRINT CLEARLY IN BLACK INK ONLY - THIS AMENDMENT BECOMES AN ACTUAL PART OF THE OFFICIAL RECORD

PART I INFORMATION TO LOCATE RECORD

| | | | |
|--|---------------------------------|---|--|
| INFORMATION AS IT APPEARS ON ORIGINAL RECORD | 1A. NAME—FIRST CAROLYN | 1B. MIDDLE FAY | 1C. LAST JEWETT |
| | 2. SEX F | 3. DATE OF EVENT—MM/DD/CCYY 10/25/2009 | 4. CITY OF EVENT PERRIS |
| | 5. COUNTY OF EVENT RIVERSIDE | | 6. FULL NAME OF FATHER/PARENT AS STATED ON ORIGINAL RECORD FLOYD SECIL JEWETT |
| 7. FULL NAME OF MOTHER/PARENT AS STATED ON ORIGINAL RECORD MURIEL ELAINE TIMM | | | |

PART II STATEMENT OF CORRECTIONS TO BIRTH, DEATH, OR FETAL DEATH RECORD

| 8. ITEM NUMBER TO BE CORRECTED | 9. INCORRECT INFORMATION THAT APPEARS ON ORIGINAL RECORD | 10. CORRECTED INFORMATION AS IT SHOULD APPEAR |
|--------------------------------|--|---|
| 31 | FLOYD | CARL |
| 32 | SECIL | CLIFTON |
| 33 | JEWETT | JONES |
| 34 | IN | OK |
| 35 | MURIEL | WILMA |
| 36 | ELAINE | FAY |
| 37 | TIMM | MILLSAP |
| 38 | MI | OK |

JOEY

11. TO CORRECT THE RECORD.

REASON FOR CORRECTION

We, the undersigned, hereby certify under penalty of perjury that we have personal knowledge of the above facts and that the information given above is true and correct.

| | | | |
|--|--|--|---|
| AFFIDAVITS AND SIGNATURES | 12A. SIGNATURE OF FIRST PERSON BRENDA MIRAMONTES | 12B. PRINTED NAME BRENDA MIRAMONTES | 12C. TITLE/RELATIONSHIP TO PERSON IN PART I DOCUMENT SECRETARY |
| | 12D. ADDRESS (STREET and NUMBER, CITY, STATE, ZIP) 26245 PALOMAR ROAD, ROMOLAND, CA 92585 | 12E. DATE SIGNED—MM/DD/CCYY 11/11/2009 | |
| TWO PERSONS MUST SIGN THIS FORM TO CORRECT A BIRTH, DEATH, OR FETAL DEATH RECORD | 13A. SIGNATURE OF SECOND PERSON KIMBERLY JONES | 13B. PRINTED NAME KIMBERLY JONES | 13C. TITLE/RELATIONSHIP TO PERSON IN PART I DOCUMENT SECRETARY |
| | 13D. ADDRESS (STREET and NUMBER, CITY, STATE, ZIP) 26245 PALOMAR RD, ROMOLAND, CA 92585 | 13E. DATE SIGNED—MM/DD/CCYY 11/11/2009 | |
| STATE/LOCAL REGISTRAR USE ONLY | 14. OFFICE OF VITAL RECORDS OR LOCAL REGISTRAR ERIC K. FRYKMAN, M.D. | 15. DATE ACCEPTED FOR REGISTRATION 11/12/2009 | |

STATE OF CALIFORNIA, DEPARTMENT OF PUBLIC HEALTH, OFFICE OF VITAL RECORDS



FORM VS 24e (REV. 1/08)

1.1

CERTIFIED COPY OF VITAL RECORDS

STATE OF CALIFORNIA }
COUNTY OF RIVERSIDE } SS

This is a true and exact reproduction of the document officially registered and placed on file in the office of the County of Riverside, Department of Health.

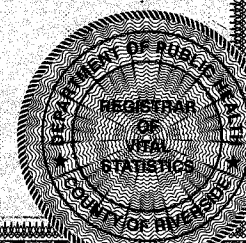


DATE ISSUED **Nov 19, 2009**

Eric Frykman, M.D., Local Registrar
RIVERSIDE COUNTY, CALIFORNIA

DATE ISSUED

This copy not valid unless prepared on engraved border displaying seal and signature of Registrar.



RECORDING REQUESTED BY

WHEN RECORDED MAIL TO

Mr. Richard E. Warner
P.O. Box 70286
Riverside, Ca. 92503-9996

025748

RECEIVED FOR RECORD

Min. Paid 4.00

JAN 22 1990

Recorded in Official Records
of Riverside County, California

William E. Brown
Recorder

SPACE ABOVE THIS LINE FOR RECORDER'S USE

DEED OF TRUST AND ASSIGNMENT OF RENTS

By this DEED OF TRUST, made this 19th day of January, 1990, between
FLOYD C. JEWETT AND CAROLYN F. JEWETT, husband and wife as joint tenants

whose address is 22863 Kirby, San Jacinto, Ca. 92383 (City) (State—Zip)

SMTD Corporation, a California corporation, herein called Trustee, and
RICHARD WARNER, an unmarried man

, herein called Beneficiary,

Trustor grants, transfers and assigns to trustee, in trust, with power of sale, that property in
Riverside County, California, described as:

Lot 23 in Block 41 of Lake Elsinore Country Club Acres as per map recorded in Book 13
Pages 2 and 3 of Maps in the Office of the County Recorder of Riverside County.

Also, all shares of the capital stock of any water company, standing in the name of or owned by one or more of Trustor, and representing water used on said property or evidencing any water right connected therewith. Trustor also assigns to Beneficiary absolutely, and not as security, all rents, issues and profits of said property reserving the right to collect and use the same except during continuance of default hereunder and during continuance of such default authorizing Beneficiary to collect and enforce the same by any lawful means in the name of any party hereto.

For the purpose of securing: 1. Payment of the indebtedness evidenced by one or more promissory notes in the total principal sum of \$ 19,800.00 of even date herewith, payable to Beneficiary, and any extensions or renewals thereof; 2. the payment of any money that may be advanced by the Beneficiary to Trustor, or his successors, with interest thereon, evidenced by additional notes (indicating they are so secured) or by endorsement on the original note(s), executed by Trustor or his successor; 3. performance of each agreement of Trustor incorporated by reference or contained herein.

On October 25, 1973, identical fictitious Deeds of Trust were recorded in the offices of the County Recorders of the Counties of the State of California, the first page thereof appearing in the book and at the page of the records of the respective County Recorder as follows:

| COUNTY | BOOK | PAGE | COUNTY | BOOK | PAGE | COUNTY | BOOK | PAGE | COUNTY | BOOK | PAGE |
|--------------|------|------|-------------|-------|------|-----------------|--------|--------|------------|------|-----------|
| Alameda | 3540 | 89 | Kings | 1018 | 394 | Piacer | 1528 | 440 | Siskiyou | 697 | 407 |
| Alpine | 18 | 753 | Lake | 743 | 552 | Plumas | 227 | 443 | Solano | 1880 | 591 |
| Almodor | 250 | 243 | Lassen | 271 | 357 | Riverside | 1973 | 139405 | Sonoma | 2810 | 875 |
| Butte | 1870 | 678 | Los Angeles | 78512 | 751 | Sacramento | 731025 | 59 | Stanislaus | 2897 | 332 |
| Celaveras | 388 | 92 | Madera | 1176 | 234 | San Benito | 388 | 94 | Sutter | 817 | 182 |
| Colusa | 409 | 347 | Marin | 2736 | 463 | San Bernardino | 8284 | 877 | Tahama | 630 | 522 |
| Contra Costa | 7077 | 178 | Mariposa | 143 | 717 | San Francisco | 8820 | 585 | Trinity | 161 | 393 |
| Del Norte | 174 | 528 | Mendocino | 942 | 242 | San Joaquin | 3813 | 6 | Tulare | 3137 | 567 |
| El Dorado | 1229 | 594 | Merced | 1940 | 361 | San Luis Obispo | 1750 | 491 | Tuolumne | 398 | 309 |
| Fresno | 6227 | 411 | Modoc | 225 | 669 | San Mateo | 6491 | 800 | Ventura | 4182 | 662 |
| Glenn | 505 | 290 | Mono | 160 | 215 | Santa Barbara | 2488 | 1244 | Yolo | 1061 | 335 |
| Humboldt | 1213 | 31 | Monterey | 877 | 243 | Santa Clara | 0623 | 713 | Yuba | 594 | 163 |
| Imperial | 1385 | 801 | Napa | 922 | 96 | Santa Cruz | 2358 | 744 | | | |
| Inyo | 205 | 860 | Nevada | 985 | 303 | Shasta | 1195 | 283 | San Diego | | 73-299568 |
| Kern | 4809 | 2381 | Orange | 10981 | 398 | Sierra | 69 | 439 | | | |

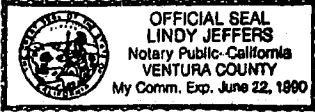
The provisions contained in Section A, including paragraphs 1 through 5, and the provisions contained in Section B, including paragraphs 1 through 9 of said fictitious Deeds of Trust are incorporated herein as fully as though set forth at length and in full herein. Trustor hereby requests that a copy of any notice of default and a copy of any notice of sale under this Deed of Trust be mailed and addressed to Trustor at "General Delivery" at the City in which this Deed of Trust is recorded, which is hereby adopted as Trustor's address unless another address is set out above in which latter event Trustor adopts the address set out above as his address and requests that a copy of each such notice be mailed to Trustor at such address. Trustor shall pay a reasonable charge not to exceed fifty dollars, or such greater amount as may then be permitted under applicable law, to Beneficiary for each statement requested by Trustor from Beneficiary regarding the obligation secured by this Deed of Trust. Trustor authorizes Trustee to destroy the original note(s) and Trust Deed upon issuance of a full reconveyance unless Trustee receives from Trustor within not more than three months after the date of recordation of the said reconveyance a written request for the return of said instruments.

STATE OF CALIFORNIA
COUNTY OF Riverside)^{ss}
On Jan. 19, 1990 before me, the
undersigned, a Notary Public in and for the above named County and State,
personally appeared Floyd C. Jewett and
Carolyn F. Jewett
personally known to me (or proved to me on the basis of satisfactory evidence)
to be the person s whose name s are
subscribed to the within instrument, and acknowledged to me that
they executed the same.

IN WITNESS WHEREOF, Trustor has executed this instrument

Floyd C. Jewett
FLOYD C. JEWETT
Carolyn F. Jewett
CAROLYN F. JEWETT

WITNESS my hand and official seal.
Lindy Jeffers
Notary Public in and for said County and State



END RECORDED DOCUMENT

RECORDING REQUESTED BY

SWARNER & FITZGERALD

WHEN RECORDED MAIL TO

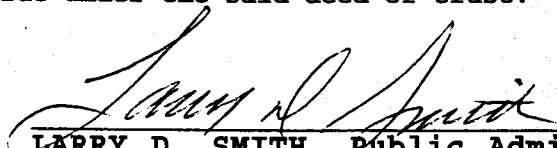
SWARNER & FITZGERALD
P.O. BOX 827
RIVERSIDE, Ca 92502

SPACE ABOVE THIS LINE FOR RECORDER'S USE

ASSIGNMENT OF DEED OF TRUST

In conformity with AMENDED JUDGMENT DETERMINING ENTITLEMENT AND FOR [] DISTRIBUTION filed April 1, 1999, in the SUPERIOR COURT OF THE STATE OF CALIFORNIA FOR THE COUNTY OF RIVERSIDE, in case no. 072521 entitled " Estate of RICHARD EDWARD WARNER, also known as EUGENE VIRGIL PURGSON, Deceased", the undersigned grants, assigns and transfers to EUDINE SHELDON all interest under that certain deed of trust made January 19, 1990, recorded January 22, 1990 as instrument no. 025748 in Official Records of Riverside County, California, executed by FLOYD C. JEWETT AND CAROLYN F. JEWETT, husband and wife as joint tenants, as TRUSTOR, together with the note therein described or referred to, the money due and to become due on the said note with interest and all rights accrued or to accrue under the said deed of trust.

Dated: April 15, 1999

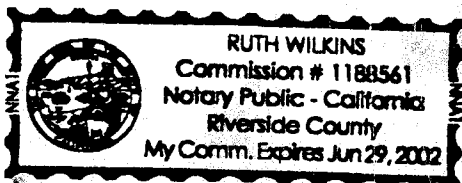


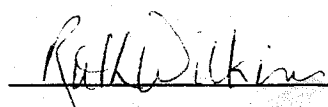
LARRY D. SMITH, Public Administrator of Riverside County, acting summarily with respect to the estate of RICHARD EDWARD WARNER, also known as EUGENE VIRGIL PURGSON, deceased

STATE OF CALIFORNIA)
) ss.
COUNTY OF Riverside)

On April 15, 1999, before me, the undersigned, a Notary Public in and for the said County and State, personally appeared LARRY D. SMITH, personally known to me OR 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 he executed the same in his authorized capacity and that by his signature on the instrument the persons or the entities upon behalf of which the person acted, executed the instrument.

Witness my hand and official seal.




Notary Public in and for the said County and State

RECORDING REQUESTED BY:
RICHARD B. MACGURN
Attorney at Law

When recorded mail to:
Floyd and Carolyn Jewett
P.O. Box 1135
Lake Elsinore CA 92530



23

| M | S | U | PAGE | SIZE | DA | PCOR | NOCOR | SMF | MISC. |
|---|---|---|------|------|------|------|--------|------|-------|
| ✓ | 2 | | 2 | | 1 | | | | |
| | | | | | 4 | | | | DP |
| A | R | L | | | COPY | LONG | REFUND | NCHG | EXAM |

SUBSTITUTION OF TRUSTEE AND DEED OF RECONVEYANCE

THE UNDERSIGNED, EUDINE SHELDON, as the owner and holder of the Note Secured by Deed of Trust dated January 19, 1990, made by FLOYD C. JEWETT and CAROLYN F. JEWETT, Trustors to SMTD Corporation, a California corporation, Trustee, for RICHARD WARNER, Beneficiary, which deed of trust was recorded on January 22, 1990, File No. 025748, Official Records, Riverside County, California, and assigned to EUDINE SHELDON by Assignment of Deed of Trust dated April 15, 1999 and recorded June 28, 1999 at 288085, Official Records, Riverside County, California, hereby substitutes EUDINE SHELDON as Trustee in lieu of the Trustee therein.

C
DP

EUDINE SHELDON hereby accepts said appointment as Trustee under the above deed of trust, and as successor Trustee, and pursuant to the request of said owner and holder, and in accordance with the provisions of said deed of trust, does hereby RECONVEY WITHOUT WARRANTY, TO THE PERSON OR PERSONS LEGALLY ENTITLED THERETO, ALL the estate now held by it under said Deed of Trust.

IN WITNESS WHEREOF, the owner and holder above named, and EUDINE SHELDON, as successor Trustee, have caused this instrument to be executed, each in its respective interest.

Dated: 4/05/2000

Eudine Sheldon

EUDINE SHELDON, Owner

Eudine Sheldon

EUDINE SHELDON, Successor Trustee

ORIGINAL

STATE OF CALIFORNIA)
) SS:
COUNTY OF)

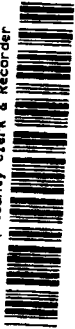
On April 5, 2000, before me, the undersigned, a Notary Public in and for said State, personally appeared EUDINE SHELDON, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument, and acknowledged to me that he/she/they executed the same 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.

Cynthia E. Chandler

Notary Public in and for said
County and State



DOC # 2014-0104712
 03/21/2014 10:55A Fee:18.00
 Page 1 of 2 Doc T Tax Paid
 Recorded in Official Records
 County of Riverside
 Assessor, County Clerk & Recorder
 Larry W. Ward



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

19
 C 042

REQUESTED BY:
 TREASURER-TAX COLLECTOR
 1110 DON KENT TAX COLLECTOR
 380 LEMON ST-4TH FLOOR
 RIVERSIDE, CALIFORNIA 92501

ASHGAR KHATIBI
 03 HURFORD TERRACE
 RIVERSIDE, CA 92501

RA 025-001
 Don Kent, Tax Collector
 Signature of Declarant

Loc. Trans. Tax - computed on full value of property conveyed \$ 6.05

TAX DEED TO PURCHASER OF TAX-DEFAULTED PROPERTY

On which the legally levied taxes were a lien for Fiscal Year 2007-2008
 and for nonpayment were duly declared to be in default 2008-361238014-0000
 Default Number

is deed, between the Tax Collector of RIVERSIDE County ("SELLER") and **ALIASHGAR KHATIBI A MARRIED MAN AS IS SOLE AND SEPARATE PROP** ("PURCHASER") conveys to the PURCHASER free of all encumbrances of any kind arising before the sale, except those referred to in §3712 of the Revenue and Taxation Code, to the real property described herein which the SELLER sold to the PURCHASER at a public auction held on FEBRUARY 4, 2014 pursuant to a statutory power of sale in accordance with the provisions of Division 1, Part 6, Chapter 7, Revenue and Taxation Code, for the sum of \$5,190.00.

TAXING AGENCY objected to the sale.

accordance with law, the SELLER, hereby grants to the PURCHASER that real property situated in said county, State of California, last assessed to **JEWETT, FLOYD C. & CAROLYN E.** described as follows:

Assessor's Parcel Number **361238014-6**

THE CITY OF WILDOMAR

SEE PAGE 2 ENTITLED "LEGAL DESCRIPTION"

Don Kent
 Tax Collector

Executed on FEBRUARY 4, 2014 By _____
 Deputy

March 5, 2014, before me, Larry W. Ward, Assessor, Clerk-Recorder, personally appeared Don Kent, Treasurer and Tax Collector for Riverside County, 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 he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity on 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.

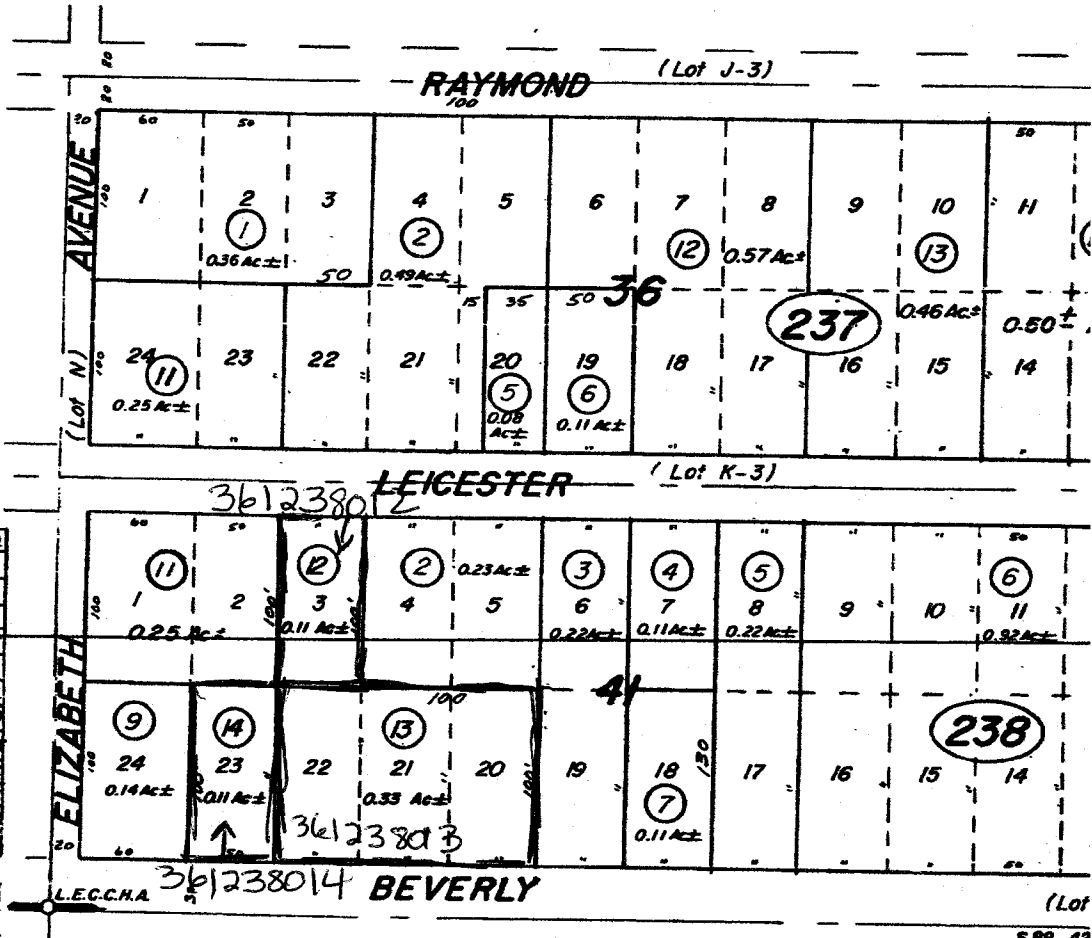


WITNESS my hand and official seal.

my W. Ward, Assessor, Clerk Recorder

L. Ward
 Deputy
 Seal

N
1" = 100'



22

| DATE | OLD NO. | NEW NO. |
|------|------------|------------------------|
| 4/78 | 231-234 | 235 |
| 4/78 | 235-5, 6 | 48 |
| 6/82 | 235-10 | 49, 52 |
| " | 235-21-30 | 50-52, 51 |
| " | 235-49 | 236-1 |
| " | 235-11-20 | 236-2-11 |
| " | 235-50-63 | 236-12-24 |
| " | 235-1-4 | 237-1, 4, 5 |
| " | 235-7-9 | 237-5, 7, 8, 9 |
| " | 235-18 | 237-8, 9 |
| " | 235-34, 40 | 238-1, 7, 8, 9, 10, 11 |
| " | 235-41-47 | 238-1, 7, 8, 9, 10, 11 |

| DATE | OLD NO. | NEW NO. |
|-------|----------|------------|
| 8/82 | 238-1 | 8, 9 |
| 11-84 | 237-4 | 8, 9 |
| " | 237-7, 9 | 10 |
| 2/85 | 238-8 | 238-10, 11 |
| 2/87 | 237-3 | 12, 13 |
| 3/90 | 238-10 | 12-14 |
| 8/90 | 8-10 | 237-14 |
| | | |
| | | |
| | | |
| | | |
| | | |
| | | |
| | | |
| | | |
| | | |
| | | |
| | | |
| | | |
| | | |
| | | |
| | | |

M.B.13/283, Lake Elsinore Country Club Home Acres

APRIL 1981