

FORM APPROVED COUNTY COUNSEL 1/14/16  
BY: GREGORY P. PRIAMOS DATE

Deputy and Concurrence

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

4229



FROM: Don Kent, Treasurer-Tax Collector

SUBMITTAL DATE:

JAN 4 2016

SUBJECT: Recommendation for Distribution of Excess Proceeds for Tax Sale No. 199, Item 379. Last assessed to: Eexcel Communities, Inc. District 4 [\$0].

RECOMMENDED MOTION: That the Board of Supervisors:

1. Deny the claim from Eexcel Communities, Inc., last assessee for payment of excess proceeds resulting from the Tax Collector's public auction sale associated with parcel 680397001-8;
- (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	\$ 0	\$ 0	\$ 0	\$ 0	Consent <input type="checkbox"/> Policy <input checked="" type="checkbox"/>
NET COUNTY COST	\$ 0	\$ 0	\$ 0	\$ 0	

SOURCE OF FUNDS:

Budget Adjustment: N/A

For Fiscal Year: 15/16

C.E.O. RECOMMENDATION:

APPROVE

BY: 1/14/16  
Samuel Wong

County Executive Office Signature

MINUTES OF THE BOARD OF SUPERVISORS

On motion of Supervisor Ashley, seconded by Supervisor Washington 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: January 26, 2016  
xc: Treasurer

Kecia Harper-Ihem  
Clerk of the Board  
By: Deputy

Prev. Agn. Ref.:

District: 4

Agenda Number:

9-11

☐ 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. 199, Item 379. Last assessed to:

Eexcel Communities, Inc. District 4 [\$0].

**DATE:** JAN 4 2016

**PAGE:** Page 2 of 2

**RECOMMENDED MOTION:**

2. Deny the claim, unless an appeal has been filed in Superior Court, pursuant to the California Revenue and Taxation Code Section 4675.
3. Authorize and direct the Treasurer-Tax Collector to transfer the unclaimed excess proceeds in the amount of \$10,189.38 to the county general fund pursuant to Revenue and Taxation Code Section 4674.

**BACKGROUND:**

**Summary (continued)**

Revenue and Taxation Code 4676 (b) states that the county shall make reasonable effort to obtain the name and last known mailing address of the parties of interest. Then, if the address of the party of interest cannot be obtained, the county shall publish notice of the right to claim excess proceeds in a newspaper of general circulation in the county as per Revenue and Taxation Code 4676 (c). The Treasurer-Tax Collector's Office has made it a policy to take the following actions to locate the rightful party of the excess proceeds.

- Examined title reports to notify all parties of interest attached to the parcel.
- Researched all last assessee's through the County's Property Tax System for any parties of interest.
- Used Accurant (people finder) to notify any new addresses that may be listed for our parties of interest.
- Advertised in newspapers for three consecutive weeks in the Desert Sun, Palo Verde Valley Times and the Press Enterprise referring any parties of interest to file a claim for the excess proceeds.
- Sent out a certified mailing within 90 days as required by Revenue and Taxation Code 4675.

According to Revenue and Taxation Code 4675 (a) Any party of interest in the property may file with the county a claim for the excess proceeds, in proportion to his or her interest held with others of equal priority in the property at the time of the sale, at any time prior to the expiration of the one year following the recordation of the Tax Collector's deed to the Purchaser, which was recorded on March 21, 2014.

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

1. Claim from Eexcel Communities, Inc. based on a Quitclaim Deed recorded May 21, 2004 as Instrument No. 2004-0385438.

Pursuant to Section 4675 of the California Revenue and Taxation Code, it is the recommendation of this office that Eexcel Communities, Inc. be denied since at the time the claim was filed and at all relevant times since the corporation was SOS/FTB suspended which deprives it of all rights, privileges, and powers and it has no right or authority to file an administrative claim for the excess proceeds. Since there are no other claimants, the excess proceeds in the amount of \$10,189.38 will be transferred to the county general fund. 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**

The excess proceeds are being transferred to the county general fund.

**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-Tax Collector

Re: Claim for Excess Proceeds

TC 199 Item 379 Assessment No.: 680397001-8

Assessee: EEXCEL COMMUNITIES INC

Situs:

Date Sold: February 4, 2014

Date Deed to Purchaser Recorded: March 21, 2014

Final Date to Submit Claim: March 23, 2015

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$ 6,165.46 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. 2004-0385438, recorded on 5/21/2004. 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.

QUIT CLAIM DEED DOC #: 2004-0385438 recorded on 5/21/04

If the property is held in Joint Tenancy, the taxsale process has severed this Joint Tenancy, and all Joint Tenants 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 28 day of APRIL, 2014 at ORANGE COUNTY, CALIFORNIA  
County, State

Signature of Claimant

KENT SALVESON

Print Name

2549 EAST BLUFF DR. #B459

Street Address

NEWPORT BEACH, CA 92660

City, State, Zip

949-291-7393

Phone Number

Signature of Claimant

Print Name

Street Address

City, State, Zip

Phone Number

RECEIVED

2014 APR 30 AM 10:44

RIVERSIDE COUNTY  
TREAS-TAX COLLECTOR

# ORANGE COAST TITLE CO.

RECORDING REQUESTED BY:

AND WHEN RECORDED, MAIL TO:  
EEXCEL COMMUNITIES, INC.  
P.O. BOX 907  
SAN JUAN CAPISTRANO, CA 92693

DOC # 2004-0385438

05/21/2004 08:00A Fee:30.00

Page 1 of 2

Recorded in Official Records

County of Riverside

Gary L. Orso

Assessor, County Clerk & Recorder



M	S	U	PAGE	SIZE	DA	PCOR	NOCOR	SMF	MISC.
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A	R	L			COPY	LONG	REFUND	NCHG	EXAM

## QUITCLAIM DEED

ASSESSOR'S PARCEL NO  
680-397-001

The undersigned Grantor(s) declare that the DOCUMENT TRANSFER TAX IS: NONE

Tra: 019

- computed on the full value of the interest of property conveyed, or
- computed on the full value less the value of liens or encumbrances remaining thereon at the time of sale.
- OR transfer is EXEMPT from tax for the following reason:

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, TAMMIE L. MEIGS, SINGLE WOMAN

T  
AC (30)

hereby REMISES, RELEASES and QUITCLAIMS to EEXCEL COMMUNITIES, INC.

all that real property situated in the City of CATHEDRAL CITY, County of Riverside, State of CA, described as:

LOT 98 OF TRACT EL RANCHO GRANDE, AS PER MAP RECORDED IN BOOK 29, PAGES 85 & 86 INCLUSIVE OF MAPS. IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

Dated April 15, 2004

State of California

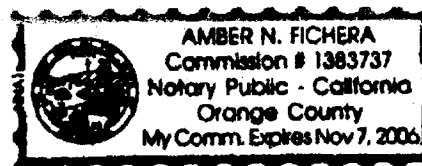
County ~~Riverside~~ Orange

THIS DOCUMENT FILED FOR  
RECORD BY ORANGE COAST TITLE  
COMPANY AS AN ACCOMODATION  
ONLY. IT HAS NOT BEEN EXAMINED  
AS TO ITS EXECUTION OR AS TO  
ITS EFFECT UPON THE TITLE

*Tammie L Meigs*  
TAMMIE L. MEIGS

On April 20, 2004 before me, Amber N. Fichera, Notary Public,  
personally appeared Tammie L. Meigs  
personally known to me (or proved to me on the basis of satisfactory evidence) to  
be the person(s) whose name(s) is/are subscribed to the within instrument and  
acknowledged to me that he/she/they executed the same in his/her/their authorized  
capacity(ies), and that by his/her/their signature(s) on the instrument the person(s),  
or the entity upon behalf of which the person(s) acted, executed the instrument.  
WITNESS my hand and official seal

SIGNATURE



MAIL TAX STATEMENTS TO:

(This area for official notary seal)

Recorder  
P.O. Box 751  
Riverside, CA 92502-0751  
(909) 486-7000

<http://riverside.asrelkrec.com>

GARY L. ORSO  
COUNTY OF RIVERSIDE  
ASSESSOR-COUNTY CLERK-RECORDER

### NOTARY CLARITY

Under the provisions of Government Code 27361.7, I certify under penalty of perjury that the notary seal on the document to which this statement is attached reads as follows:

Name of Notary: Amber N. Fichera

Commission #: 1383737

Place of Execution: Orange Ca

Date Commission Expires: 11-7-06


Date: 5-21-04

Signature: 

September 24, 2015

Eexcel Communities, Inc.  
C/O Kent Salveson  
2549 East Bluff Dr., #B459  
Newport Beach, CA 92660

Re: APN: 680397001-8  
TC 199 Item 379  
Date of Sale: February 4, 2014

SENDER: COMPLETE THIS SECTION		COMPLETE THIS SECTION ON DELIVERY	
<ul style="list-style-type: none"><li>■ Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.</li><li>■ Print your name and address on the reverse so that we can return the card to you.</li><li>■ Attach this card to the back of the mailpiece, or on the front if space permits.</li></ul>		<p>A. Signature  <input type="checkbox"/> Agent <input type="checkbox"/> Addressee</p> <p>B. Received by (Printed Name) _____ C. Date of Delivery <u>9/26</u></p> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No</p> <p>3. Service Type <input checked="" type="checkbox"/> Certified Mail <input type="checkbox"/> Express Mail <input type="checkbox"/> Registered <input type="checkbox"/> Return Receipt for Merchandise <input type="checkbox"/> Insured Mail <input type="checkbox"/> C.O.D.</p> <p>4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
1. Article Addressed to:  Eexcel Communities, Inc. C/O Kent Salveson 2549 East Bluff Dr., #B459 Newport Beach, CA 92660			
2. Article Number (Transfer from service label)  <b>EP 199-379</b>		7003 2260 0004 1558 9220	

PS Form 3811, August 2001 Domestic Return Receipt 102595-02-M-154

To Whom It May Concern:

This office is in receipt of your claim for excess proceeds from the above-mentioned tax sale. The documentation you have provided is insufficient to establish your claim.

**Please submit the necessary proof to establish your right to claim the excess proceeds. The document(s) listed below may assist the Tax Collector in making the determination.**

- \_\_\_ Notarized Affidavit for Collection of Personal Property under California Probate Code 13100
- \_\_\_ Notarized Statement of different/misspelled
- \_\_\_ Notarized Statement Giving Authorization to claim on behalf of
- \_\_\_ Certified Death Certificate for
- \_\_\_ Copy of Birth Certificates for
- \_\_\_ Copy of Marriage Certificate for
- \_\_\_ Original Note/Payment Book

- \_\_\_ Updated Statement of Monies Owed (as of date of tax sale)
- X** **Articles of Incorporation (if applicable Statement by Domestic Stock)**
- \_\_\_ Court Order Appointing Administrator
- \_\_\_ Deed (Quitclaim/Grant etc...)
- X** **Other – Proof of company's good standings with the Secretary of State of California. Current status with the Secretary of State of California is SOS/FTB Suspended.**

Please send in all documents within 30 days (**October 26, 2015**). If you should have any questions, please contact me at the number listed below.

Sincerely,

Jennifer Pazicni  
Tax Sale Operations Unit  
(951) 955-3336  
(951) 955-3990 Fax  
[jpazicni@co.riverside.ca.us](mailto:jpazicni@co.riverside.ca.us)

November 2, 2015

Eexcel Communities, Inc.  
C/O Kent Salvesson  
2549 East Bluff Dr., #B459  
Newport Beach, CA 92660

Re: APN: 680397001-8  
TC 199 Item 379  
Date of Sale: February 4, 2014

To Whom It May Concern:

This office is in receipt of your claim for excess proceeds from the above-mentioned tax sale. The documentation you have provided is insufficient to establish your claim.

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- \_\_\_ Updated Statement of Monies Owed (as of date of tax sale)
- X **Articles of Incorporation (if applicable Statement by Domestic Stock)**
- \_\_\_ Court Order Appointing Administrator
- \_\_\_ Deed (Quitclaim/Grant etc...)
- X **Other – Proof of company's good standings with the Secretary of State of California. Current status with the Secretary of State of California is SOS/FTB Suspended.**

**If your documentation is not received within 15 days (November 17, 2015), your claim will be denied.**

If you should have any questions, please contact me at the number listed below.

Sincerely,

Jennifer Pazicni  
Tax Sale Operations Unit  
(951) 955-3336  
(951) 955-3990 Fax  
[jpazicni@RivCoTTC.org](mailto:jpazicni@RivCoTTC.org)

**SENDER: COMPLETE THIS SECTION**

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Eexcel Communities, Inc.  
C/O Kent Salvesson  
2549 East Bluff Dr., #B459  
Newport Beach, CA 92660

2. Article Number

(Transfer from service label)

*EP 199-379*

7015 0640 0006 1626 4288

PS Form 3811, August 2001

Domestic Return Receipt

102595-02-M-154

**COMPLETE THIS SECTION ON DELIVERY**

A. Signature

X

☐ Agent

☐ Addressee

B. Received by (Printed Name)

C. Date of Delivery

11/5

D. Is delivery address different from item 1? ☐ Yes

If YES, enter delivery address below: ☐ No

3. Service Type

☒ Certified Mail

☐ Express Mail

☐ Registered

☐ Return Receipt for Merchandise

☐ Insured Mail

☐ C.O.D.

4. Restricted Delivery? (Extra Fee)

☐ Yes

## Business Entity Detail

Data is updated to the California Business Search on Wednesday and Saturday mornings. Results reflect work processed through Friday, November 27, 2015. Please refer to Processing Times for the received dates of filings currently being processed. The data provided is not a complete or certified record of an entity.

Entity Name:	EEXCEL COMMUNITIES
Entity Number:	C1963633
Date Filed:	03/13/1996
Status:	SOS/FTB SUSPENDED
Jurisdiction:	CALIFORNIA
Entity Address:	PO BOX 907
Entity City, State, Zip:	SAN JUAN CAPISTRANO CA 92693
Agent for Service of Process:	KENT SALVSON
Agent Address:	33-368 CAMPUS LANE
Agent City, State, Zip:	CATHEDRAL CITY CA 92234

\* Indicates the information is not contained in the California Secretary of State's database.

- If the status of the corporation is "Surrender," the agent for service of process is automatically revoked. Please refer to California Corporations Code section 2114 for information relating to service upon corporations that have surrendered.
- For information on checking or reserving a name, refer to Name Availability.
- For information on ordering certificates, copies of documents and/or status reports or to request a more extensive search, refer to Information Requests.
- For help with searching an entity name, refer to Search Tips.
- For descriptions of the various fields and status types, refer to Field Descriptions and Status Definitions.

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