

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



ITEM
3.26
(ID # 5109)

MEETING DATE:

Tuesday, September 26, 2017

FROM : TREASURER-TAX COLLECTOR:

SUBJECT: TREASURER-TAX COLLECTOR: Proposed Sale of Tax-Defaulted Land to the Friends of the Desert Mountains, a California non-profit corporation, by Agreement to Purchase Tax-Defaulted Property Number 4444, District(s) 4. [\$0].

RECOMMENDED MOTION: That the Board of Supervisors:

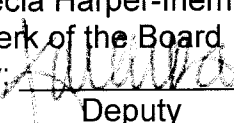
1. Approve the sale of tax-defaulted parcel(s) 686162001-4, 715180031-0, 719160013-0, 745330010-3, 750250003-8, 750250004-9, and 753130001-6, to the Friends of the Desert Mountains, a California non-profit corporation.
2. Authorize the Chairman of the Board to sign both Agreements and have them returned along with the supporting documentation (Exhibits "A" through "E") to the Treasurer-Tax Collector for transmittal to the State Controller.

ACTION: Policy

MINUTES OF THE BOARD OF SUPERVISORS

On motion of Supervisor Jeffries, 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, Perez and Ashley
Nays: None
Absent: None
Date: September 26, 2017
xc: Treasurer

Kecia Harper-Ihem
Clerk of the Board
By: 
Deputy

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

FINANCIAL DATA	Current Fiscal Year:	Next Fiscal Year:	Total Cost:	Ongoing Cost
COST	\$ 0	\$ 0	\$ 0	\$ 0
NET COUNTY COST	\$ 0	\$ 0	\$ 0	\$ 0
			Budget Adjustment:	N/A
			For Fiscal Year:	2017-2018

C.E.O. RECOMMENDATION: Approve

BACKGROUND:

Summary

Sales to public agencies of this type of property, subject to a recorded Notice of Power to Sell for non-payment of property taxes as required by law, are provided for pursuant to Chapter 8 of the California Revenue and Taxation Code, Section 3771 et. seq. The Agreement to Purchase Tax-Defaulted Property, including Exhibit "A" through Exhibit "E", are attached. These exhibits include Resolution 2017.1.25.V.b (Exhibit "E") from the Friends of the Desert Mountains, California non-profit corporation.

Parcel number 686162001-4 is located in the City of Cathedral City in District #4.

Parcel number 715180031-0 is located outside the City in District #4.

Parcel number 719160013-0 is located outside the City in District #4.

Parcel number 745330010-3 is located outside the City in District #4.

Parcel number 750250003-8 is located outside the City in District #4.

Parcel number 750250004-9 is located outside the City in District #4.

Parcel number 753130001-6 is located outside the City in District #4.

The purchase price of \$54,974.64 was determined pursuant to Section 3793.1 of the California Revenue and Taxation Code, State of California, which represents the full redemption amount. The purchase price includes the cost of advertising, pursuant to Section 3793.1 (a) of the California Revenue and Taxation Code.

Please note that even after approval by the Board of Supervisors and authorization by the State Controller, the right of redemption on these properties remains until the effective date of the Agreement.

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

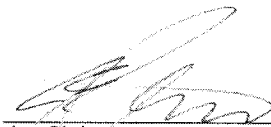
Impact on Residents and Businesses

Friends of the Desert Mountains, a California non-profit corporation, is purchasing these properties to be used as preservation of open space.

ATTACHMENTS (if needed, in this order):

A copy of the Assessor's map numbered 686-16, 715-18, 719-16, 745-33, 750-25, and 753-13 pertaining to the parcels listed above is attached for reference.

Two (2) Agreements both numbered 4444 being executed in counterparts, each of which constitutes an original and one (1) copy of the supporting documentation labeled exhibits "A" through "E".


Jon Christensen

9/11/2017


Stephanie P. Rossi

9/19/2017

CLERK'S COPY

to Riverside County Clerk of the Board, Stop 1010

Post Office Box 1147, Riverside, Ca 92502-1147

Thank you.

AGREEMENT TO PURCHASE TAX-DEFAULTED PROPERTY

This Agreement 4444 by and between the County of Riverside and the Friends of the Desert Mountains, a California non-profit corporation ("Purchaser"), pursuant to the provisions of Division 1, Part 6, Chapter 8, of the Revenue & Taxation Code, a nonprofit Corporation organized in accordance with the provisions of California Law, as identified in (Exhibit "A") of this Agreement, for the purpose of preservation of open space is made on this _____ day of _____, 20____.

On November 10, 2016, the Friends of the Desert Mountains, a California non-profit corporation objected to the tax sale of the subject property (Exhibit "B").

The County of Riverside (hereinafter "COUNTY"), subject to the State Controller's approval, does hereby agree to sell to the nonprofit corporation, Friends of the Desert Mountains, a California non-profit corporation (hereinafter "PURCHASER") that real property described in (Exhibit "C") of this Agreement, which was tax-defaulted for nonpayment of taxes and is now subject to the Treasurer-Tax Collector's Power of Sale (Exhibit "D").

Payment Conditions:

PURCHASER agrees to pay the sum of \$54,974.64 for the real property described in (Exhibit "C") within fourteen (14) days from the written request of the Treasurer-Tax Collector. Additionally, PURCHASER agrees to pay the cost of sale, as provided in Section 3793.1 (a)(3) of the California Revenue and Taxation Code. Upon payment in full to the Treasurer-Tax Collector, the Treasurer-Tax Collector shall execute and record the Tax Deed to Purchaser of Tax-Defaulted Property. PURCHASER agrees that the deed to be issued by the Treasurer-Tax Collector to PURCHASER shall contain certain conditions deemed necessary to effect compliance with this Agreement, including a condition that the real property be used for the public use specified in this Agreement.

It is mutually agreed as follows:

1. PURCHASER shall utilize the land described in (Exhibit "C") as preservation of open space.
2. PURCHASER agrees to comply with the provisions of Section 3791.4 of the California Revenue and Taxation Code.
3. PURCHASER, upon request, will promptly provide proof of progress toward compliance in accordance with regulations established by the COUNTY and/or the State Controller, whether such regulation is now in effect or later enacted or amended.
4. PURCHASER agrees that upon recordation of the deed, PURCHASER will be responsible for the real property described in (Exhibit "C").
5. PURCHASER certifies that they are a non-profit organization incorporated pursuant to Part 2 commencing with Section 5110 of Division 2 Title 1 of the Corporation Code and that certified copies of their Articles of Incorporation are attached as (Exhibit "A") and certified copies of the Resolution authorizing purchase of the property by PURCHASER, are attached as (Exhibit "E") and made a part of this Agreement.
6. PURCHASER agrees to and shall indemnify and hold the COUNTY its officers, agents and employees, free and harmless from all claims, actions, damages and liabilities of whatsoever kind and nature arising from any cause asserted or based upon, or relating to, or in any way connected with the sale and purchase of the real property described in this Agreement of sale or any attachment thereto or with the exercise of control over such property.
7. PURCHASER further agrees to protect, indemnify and defend at its expense including attorney's fees, the COUNTY its officers, agents and employees in a legal action(s) or claim(s) based upon such sale and purchase of the subject property whether the subject action(s) are well-founded, properly filed and pleaded or not commenced in a court of competent jurisdiction.
8. PURCHASER is currently incorporated in the State of California and that its most current articles of incorporation are on file with the Secretary of State and include a statement of purpose as specified in subdivision (b) of Section 3772.5 of the Revenue and Taxation Code.

If all or any portion of any individual parcel described in this agreement is redeemed prior to the effective date of this agreement, this agreement shall be null and void as to that individual parcel.

AGREEMENT 4444
FRIENDS OF THE DESERT MOUNTAINS,
A CALIFORNIA NON-PROFIT CORPORATION

SEP 26 2017 3.26

AGREEMENT TO PURCHASE TAX-DEFAULTED PROPERTY

In witness to this Agreement, the PURCHASER and COUNTY have subscribed the signature of their officers who are duly authorized to complete such document.

This document is being executed in counterpart, each of which constitutes an original.

ATTEST: BOARD OF SUPERVISORS

KECIA HARPER-IHEM

Clerk to the Board of Supervisors

By: _____

JOHN TAVAGLIONE

By: _____

Chairman of the Board

FORM APPROVED COUNTY COUNSEL

BY: _____

DALE A. GARDNER

DATE

FRIENDS OF THE DESERT MOUNTAINS,
A California Non-profit Corporation

FRIENDS OF THE DESERT MOUNTAINS
A California Non-profit Corporation

By: _____

Secretary

By: _____

President/Vice President

Pursuant to the provisions of California Revenue and Taxation Code section 3795, the foregoing agreement on this _____ day of _____, 20____ is approved.

BETTY T. YEE, CALIFORNIA STATE CONTROLLER

By: _____

AGREEMENT 4444
FRIENDS OF THE DESERT MOUNTAINS,
A CALIFORNIA NON-PROFIT CORPORATION

EXHIBIT "A"
ARTICLES OF INCORPORATION
CURRENT LISTING OF BOARD MEMBERS

1588620

A0741057

FILED *RS* MT
Secretary of State
State of California

APR 29 2013

200

**CERTIFICATE OF AMENDMENT OF
ARTICLES OF INCORPORATION**

Friends of the Desert Mountains

The undersigned certify that:

1. They are the **President** and the **Secretary**, respectively, of Friends of the Desert Mountains, a California corporation.

2. ARTICLE V – DIRECTORS, is amended to read as follows:

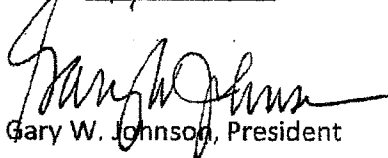
"The powers of this corporation shall be exercised, its properties controlled, and its affairs conducted, by a Board of Directors. The authorized number of Directors shall be 12, or no fewer than required by law, provided, however, that the Board at its discretion may increase the number of directors to no more than 25."

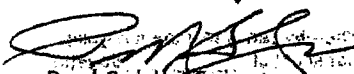
3. The foregoing amendment of Articles of Incorporation has been duly approved by the Board of Directors.

4. The corporation has no members.

We further declare under penalty of perjury under the laws of the State of California that the matters set forth in this certificate are true and correct of our own knowledge.

DATE: 4/12, 2013


Gary W. Johnson, President


Paul Selzer, Secretary

FILED BY YAM

APR 29 2013



I hereby certify that the foregoing
transcript of 1 page(s)
is a full, true and correct copy of the
original record in the custody of the
California Secretary of State's office.

MAY 23 2013 MT

Date: _____

Debra Bowen
DEBRA BOWEN, Secretary of State



FRIENDS OF THE DESERT MOUNTAINS

2017 Board of Directors

Executive Committee

Deborah McGarrey, President – Southern California Gas Company
Public Affairs Manager

Cheryl McKinley, Vice President & Chair, FODM Programs Committee
Trustee, Hazelden Foundation, Counselor, Volunteer

Joan Taylor, Treasurer
Conservation Activist

Buford Crites, Secretary
Former Mayor and council member of the City of Palm Desert
Emeriti Professor of Communication at College of the Desert

Ulrich Sauerbrey, Chair, FODM Property Committee
President, USLandLink Consulting

Board Members

Rebecca Driscoll
Managing Partner, Keith Driscoll Farms

Gordon Fidler
Trails and Conservation Advocate

Bob Hargreaves, President – Best Best & Krieger, Attorneys at Law.
Partner, General Municipal, Land Use & Energy Law, Indian Wells

Kay Hazen – Kay Hazen & Company
Consultant, Coachella Valley-based Public/Government Affairs

Bob Smith – MSA Consulting, Inc.
President, Principal Engineer - Planning, Civil Engineering, Land Surveying

Ruth Watling – The Watling Company
Partner in desert horticulturist-landscape design company; member of Pinyon Community Council and
National Monument Advisory Board; former Garden Curator at The Living Desert

Bob Wright
Managing Director East Valley Coalition; President Desert Sands Educational Foundation;
Board President Coachella Valley Housing Coalition; President Desert Take Five Inc.

Duane Young
Cocopah Nurseries, Inc.

CHAIRMAN EMERITUS

Ted Lennon, Chairman Emeritus – LDD Desert Development, Inc.

Paul Selzer – Retired attorney

A0679490

RECEIVED
JUL 14 2008

State of California
Secretary of State



I, DEBRA BOWEN, Secretary of State of the State of California, hereby certify:

That the attached transcript of 1 page(s) has been compared with the record on file in this office, of which it purports to be a copy, and that it is full, true and correct.



IN WITNESS WHEREOF, I execute this certificate and affix the Great Seal of the State of California this day of

JUL 10 2008

Debra Bowen

DEBRA BOWEN
Secretary of State

A0679490

ENDORSED - FILED
In the office of the Secretary of State
of the State of California

JUN 27 2008

**CERTIFICATE OF AMENDMENT OF
ARTICLES OF INCORPORATION**

Desert Mountains Land Trust

RECEIVED
JUL 14 2008

The undersigned certify that:

1. They are the **President** and the **Secretary**, respectively, of Desert Mountains Land Trust, a California corporation.

2. Article I - Name is amended to read as follows:

"The name of this corporation is the "Friends of the Desert Mountains"

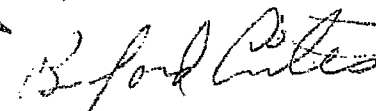
3. The foregoing amendment of Articles of Incorporation has been duly approved by the board of directors.

4. The corporation has no members.

We further declare under penalty of perjury under the laws of the State of California that the matters set forth in this certificate are true and correct of our own knowledge.

DATE: 6/24, 2008


Ted Lennon, President


Buford Crites, Secretary



**CERTIFICATE OF AMENDMENT
AND RESTATEMENT OF
ARTICLES OF INCORPORATION
OF
FRIENDS OF THE DESERT MOUNTAINS
PREVIOUSLY KNOWN AS THE RANCHO MIRAGE CONSERVATORY,
AND COACHELLA VALLEY MOUNTAINS TRUST**

Ronald Meepos, Mayor of the City of Rancho Mirage, California, certifies that:

1. The City of Rancho Mirage is the sole member of that certain California non profit public benefit corporation known as FRIENDS OF THE DESERT MOUNTAINS, which has also been known as "The Rancho Mirage Conservatory", and "Coachella Valley Mountains Trust".
2. The members of the City Council of the City of Rancho Mirage, at a public session, duly called and noticed, have approved, authorized and directed the undersigned, as Mayor, to execute this Certificate of Amendment and Restatement of the Articles of Incorporation of the Friends of the Desert Mountains on behalf of the City of Rancho Mirage.
3. The Articles of Incorporation are hereby amended and restated in their entirety to read as follows:

ARTICLE I--NAME

The name of this corporation is FRIENDS OF THE DESERT MOUNTAINS.

ARTICLE II--PURPOSES

This corporation is a non-profit public benefit corporation and is not organized for the private gain of any person. It is organized under the Non-profit Public Benefit Corporation Law for charitable and public purposes. The public purposes for which the corporation is organized are to acquire and preserve lands within the Coachella Valley and the surrounding mountains and to serve as the support organization for education, conservation and research for the Santa Rosa and San Jacinto Mountains National Monument.

ARTICLE III--POWERS

This corporation shall have all the powers of a natural person, subject only to limitations imposed by these Articles, the Bylaws of this corporation and applicable laws. This corporation is organized and operated exclusively for charitable purposes within the meaning of Section 501(c)(3) of the Internal Revenue Code of 1986, as amended. No substantial part of the activities of this corporation shall consist of carrying on propaganda or otherwise attempting to

influence legislation and the corporation shall not participate or intervene in any political campaign, including the publishing or distribution of statements, on behalf of any candidate for public office.

ARTICLE IV--PRINCIPAL OFFICE

The principal office for the transaction of the business of this corporation is to be located in the County of Riverside, State of California, at such specific locations as may be determined from time to time by the Board of Directors.

ARTICLE V--DIRECTORS

(a) The powers of this corporation shall be exercised, its properties controlled, and its affairs conducted, by a Board of Directors. The authorized number of Directors shall be up to twenty-five (25).

(b) The initial members of the Board of Directors are: Ted Lennon, Buford Crites, Ed Kibbey, Katie Barrows, Joan Taylor, Sue Adams, Bill Havert, Kay Hazen, Paul Selzer and Ruth Watling.

ARTICLE VI--MEMBERS

(a) There shall be two classes of members of this corporation. The first class of members shall be known as Voting Members, and the second class of members shall be known as Associate Members and shall have no vote.

(b) The Voting Members of this corporation shall be the persons who from time to time are the members of the Board of Directors of this corporation. Death, resignation, or removal of any Director as provided in these bylaws automatically terminates membership as a Voting Member.

(c) Any person who contributes funds or other property to this corporation shall be an Associate Member of this corporation.

(d) Each Voting Member of this corporation shall be entitled to one vote, in person or by proxy. Associate Members of this corporation shall not be entitled to vote, and notice of any meeting of the membership or Board of Directors of this corporation need not be given to any Associate Member.

ARTICLE VII--DISSOLUTION

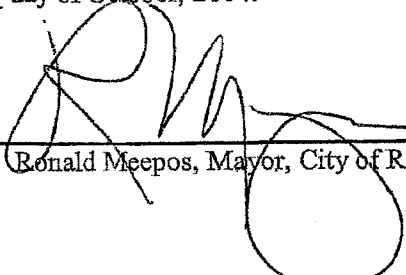
The property of this corporation is irrevocably dedicated to scientific, educational and charitable purposes meeting the requirements for exemption provided by Section 214 of the California Revenue and Taxation Code and Section 501(c)(3) of the Internal Revenue Code of 1986, as in the case of both of said Sections, amended, supplanted or revised. No part of the net

income or assets of the corporation shall inure to the benefit of any individual member, director or officer of the corporation or to the benefit of any private persons. Upon the dissolution or winding up of the corporation, after paying or adequately providing for the debts and obligations thereof, any remaining assets shall be distributed to a unit of government for public purposes or to a non-profit corporation selected by this corporation's Board of Directors which is engaged in activities substantially similar to those of this corporation and which is then so qualified under said Section 501(c)(3) as amended, supplanted or revised and which meets the requirements of California Revenue and Taxation Code, Section 214 as amended, supplanted or revised.

ARTICLE VIII--INITIAL AGENT FOR SERVICE OF PROCESS

The name of the initial agent of the corporation for service of process is Barbara Dohn, whose complete business address is 69-825 Highway 111, Rancho Mirage, California, 92270

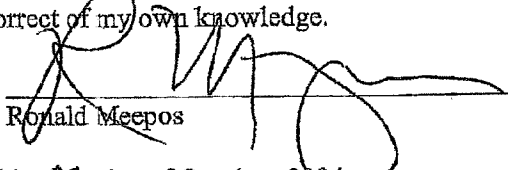
In Witness Whereof, the undersigned, being the Mayor of the City of Rancho Mirage, which city is the sole member of this corporation, has executed this Amended and Restated Articles of Incorporation on this 29 day of October, 2004.



Ronald Meepos, Mayor, City of Rancho Mirage, California

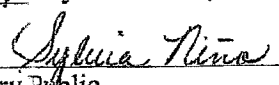
STATE OF CALIFORNIA)
)
COUNTY OF RIVERSIDE)

I declare, under penalty of perjury under the laws of the State of California that the matters set forth in this certificate are true and correct of my own knowledge.



Ronald Meepos

Subscribed and sworn to before me this 29 day of October, 2004



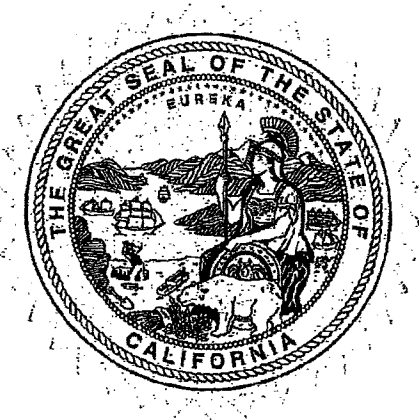
Notary Public



**SECRETARY OF STATE**

I, *BILL JONES*, Secretary of State of the State of California, hereby certify:

That the attached transcript of 2 page(s) has been compared with the record on file in this office, of which it purports to be a copy, and that it is full, true and correct.



IN WITNESS WHEREOF, I execute this certificate and affix the Great Seal of the State of California this day of

JUL 18 2000

Bill Jones

Secretary of State

A0548842

ENDORSED-FILED
IN THE OFFICE OF THE
SECRETARY OF STATE
OF THE STATE OF CALIFORNIA

JUL 11 2000

BILL JONES, SECRETARY OF STATE

**CERTIFICATE OF AMENDMENT OF ARTICLES OF INCORPORATION
OF FRIENDS OF THE DESERT MOUNTAINS**

The undersigned, Ted Lennon and Katherine Barrows certify that:

1. They are the **President** and the **Secretary**, respectively, of Friends of the Desert Mountains, a California non-profit corporation.
2. The Board of Directors has duly adopted the following amendments of the Articles of Incorporation of said corporation:
 - (a) Article II of the Articles of Incorporation of this Corporation is amended to read as follows:

"This corporation is a non-profit public benefit corporation and is not organized for the private gain of any person. It is organized under the Nonprofit Public Benefit Corporation Law for public and charitable purposes. The specific purpose of this corporation is to acquire and conserve lands in and around the mountains of the Coachella Valley to protect their wildlife, scenic, scientific, cultural, educational and recreational values and conduct other such activities as may benefit the preservation of the natural desert landscape. This corporation also supports interpretive and conservation education efforts to increase awareness of the significant natural resources of the mountains and other natural open space lands, mobilizes community support for acquisition and protection of the mountains, and encourages, obtains, and administers donations of funds, properties, bequests, annuities and instruments and properties of value to support the purposes of the Friends and of other conservation efforts and organizations with similar goals."

- (b) Article IV of the Articles of Incorporation of this Corporation is amended to read as follows:
 - A. This corporation is organized and operated exclusively for charitable purposes within the meaning of Section 501(c)(3) of the Internal Revenue Code of 1986, as amended; and

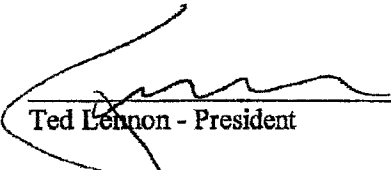
- B. No substantial part of the activities of this corporation shall consist of carrying on propaganda or otherwise attempting to influence legislation, and the corporation shall not participate or intervene in any political campaign (including the publishing or distribution of statements) on behalf of any candidate for public office.
- (d) Article VI of the Articles of Incorporation of this Corporation is amended to read as follows:

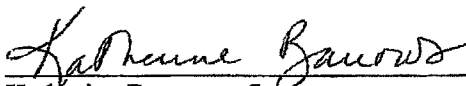
"These Articles may be amended only by unanimous vote of the Board of Directors of the Corporation at a duly-held meeting of the Board or by unanimous written consent of the members of such Board."

3. The foregoing amendment of the Articles of Incorporation has been duly approved by the required vote of the Board of Directors.
4. The foregoing amendment of the Articles of Incorporation has been duly approved by the required vote of the members.

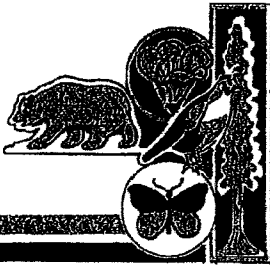
We further declare under penalty of perjury under the laws of the State of California that the matters set forth in this certificate are true and correct of our own knowledge.

DATE: 7/7/00


Ted Lennon - President


Katherine Barrows - Secretary





State
of
California

OFFICE OF THE SECRETARY OF STATE

X A427697

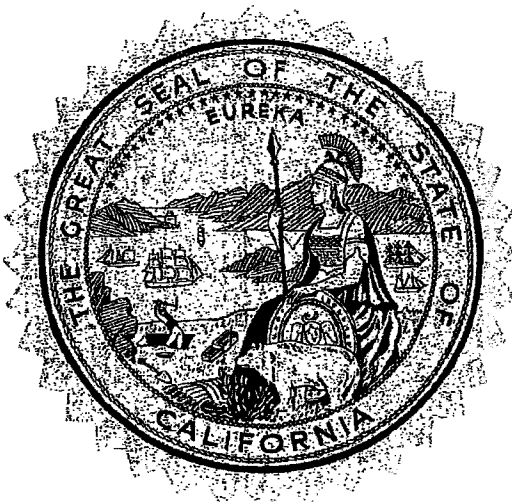
CORPORATION DIVISION

I, *MARCH FONG EU*, Secretary of State of the State of California, hereby certify:

That the annexed transcript has been compared with the corporate record on file in this office, of which it purports to be a copy, and that same is full, true and correct.

IN WITNESS WHEREOF, I execute
this certificate and affix the Great
Seal of the State of California this

JAN 25 1993



March Fong Eu

Secretary of State



A427697 ENDORSED
FILED
In the office of the Secretary of State
of the State of California

JAN 8 1993

MARCH FONG EU, Secretary of State

CERTIFICATE OF AMENDMENT OF ARTICLES OF INCORPORATION
OF RANCHO MIRAGE CONSERVATORY

Ray Baca and Marilyn Glassman certify that:

1. They are the President and Secretary, respectively of Coachella Valley Mountains Trust, a California non-profit corporation.

2. The Board of Directors has duly adopted the following amendment of the Articles of Incorporation of said corporation:

(a) Article I is amended to read as follows:

"The name of this corporation is Friends of the Desert Mountains."

3. The foregoing amendment of articles of incorporation has been duly approved by the required vote of members.

We further declare under penalty of perjury under the laws of the State of California that the matters set forth in this certificate are true and correct of our own knowledge.

Ray Baca
Ray Baca - President

Marilyn Glassman
Marilyn Glassman - Secretary

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE) SS

Ray Baca and Marilyn Glassman each for themselves, depose and say:

That they have read the foregoing certificate and know the contents thereof.

That the matters set forth therein are true of their own knowledge.

Ray Baca
Ray Baca - President

Marilyn Glassman
Marilyn Glassman - Secretary

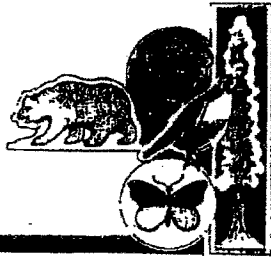
Subscribed and sworn before me this 6th day of January, 1992. 1993

(notarial seal)

Barbara E. Dohm
Notary Public



A374199



State
of
California

OFFICE OF THE SECRETARY OF STATE

CORPORATION DIVISION

I, *MARCH FONG EU*, Secretary of State of the State of California, hereby certify:

That the annexed transcript has been compared with the corporate record on file in this office, of which it purports to be a copy, and that same is full, true and correct.

IN WITNESS WHEREOF, I execute
this certificate and affix the Great
Seal of the State of California this

AUG 11 1989



March Fong Eu

Secretary of State

A374199

ENDORSED
FILE

In the office of the Secretary of State
of the State of California

JUL 26 1989

MARCH FONG EU, Secretary of State

CERTIFICATE OF AMENDMENT OF ARTICLES OF INCORPORATION
OF RANCHO MIRAGE CONSERVATORY

Carl Hatfield, Jr., and Barbara E. Dohn certify that:

1. That they are the President and Secretary, respectively of Rancho Mirage Conservatory, a California non-profit corporation.

2. The Board of Directors has duly adopted the following amendment of the Articles of Incorporation of said corporation:

(a) Article I is amended to read as follows:

"The name of this corporation is Coachella Valley Mountains Trust."

(b) Article II is amended to read as follows:

"This corporation is a non-profit public benefit corporation and is not organized for the private gain of any person. It is organized under the Nonprofit Public Benefit Corporation Law for charitable and public purposes. The public purposes for which the corporation is organized are to acquire and retain land within the Santa Rosa and Santa Jacinto Mountains, that is the natural habitat of the Peninsular Bighorn Sheep, as well as the preservation of mountains surrounding the Coachella Valley in its natural, scenic, historical or open space condition and conducting such other activities as may benefit the preservation of the natural desert landscape in a developing urban area, and to encourage, obtain and administer donations of funds, properties, bequests, annuities and instruments and properties of value in the interest of the preservation of the natural habitat of the Bighorn Sheep as well as the preservation of land in its natural scenic, historical or open space condition."

(c) Article V is amended to read as follows:

"The powers of this corporation shall be exercised, its properties controlled, and its affairs conducted by a Board of Directors. Said Board of Directors will consist of no less than 15 and no more than thirty (30) Directors."

3. The foregoing amendment of articles of incorporation has been duly approved by the required vote of members.

We further declare under penalty of perjury under the laws of the State of California that the matters set forth in this certificate are true and correct of our own knowledge.

Carl Hatfield, Jr.
Carl Hatfield, Jr. - President
Barbara E. Dohn
Barbara E. Dohn - Secretary

STATE OF CALIFORNIA)
COUNTY OF RIVERSIDE) SS

Carl Hatfield, Jr. and Barbara E. Dohn each for themselves, depose and say:

That they have read the foregoing certificate and know the contents thereof.

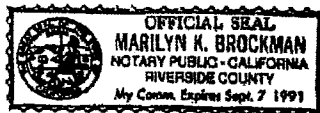
That the matters set forth therein are true of their own knowledge.

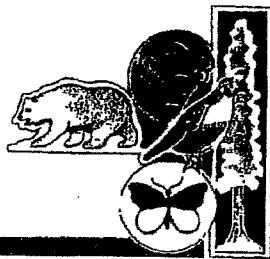
Carl Hatfield, Jr.
Carl Hatfield, Jr.
Barbara E. Dohn
Barbara E. Dohn

Subscribed and sworn before me this 714th day of July, 1989.

(notarial seal)

Marilyn K. Brockman
Notary Public





State of California

OFFICE OF THE SECRETARY OF STATE

CORPORATION DIVISION

I, *MARCH FONG EU*, Secretary of State of the State of California, hereby certify:

That the annexed transcript has been compared with the corporate record on file in this office, of which it purports to be a copy, and that same is full, true and correct.

IN WITNESS WHEREOF, I execute
this certificate and affix the Great
Seal of the State of California this

JUN 16 1987



March Fong Eu

Secretary of State

1588620

ENDORSED
FILED

In the office of the Secretary of State
of the State of California

ARTICLES OF INCORPORATION

ARTICLE I

MAY 28 1987

NAME

MARCH FONG EU, Secretary of State

The name of this corporation is RANCHO MIRAGE CONSERVATORY.

ARTICLE II

PURPOSES

This corporation is a non-profit public benefit corporation and is not organized for the private gain of any person. It is organized under the Nonprofit Public Benefit Corporation Law for charitable and public purposes. The public purposes for which the corporation is organized are to assist the City of Rancho Mirage in the retention and acquisition of land that is the natural habitat of the Bighorn Sheep, as well as the preservation of land in its natural, scenic, historical or open space condition and conducting such other activities as may benefit the preservation of the natural desert landscape in a developing urban area, and to encourage, obtain and administer donations of funds, properties, bequests, annuities and instruments and properties of value in the interest of the preservation of the natural habitat of the Bighorn Sheep as well as the preservation of land in its natural, scenic, historical or open space condition.

ARTICLE III

POWERS

This corporation shall have all the powers of a natural person, subject only to limitations imposed by these Articles, the Bylaws of this corporation and applicable laws.

Notwithstanding any such powers, or any other provision of these Articles, this corporation shall carry on only those activities permitted to be carried on;

(a) by a corporation exempt from Federal income tax under Section 501 (c) (3) of the Internal Revenue Code of 1986, as amended, supplanted or revised, and;

(b) by a corporation contributions to which are deductible under Section 170 (c) (1) of the Internal Revenue Code of 1986, as amended, supplanted or revised, and;

(c) by a corporation meeting the requirements for exemption provided by California Revenue and Taxation Code, Section 214, as amended, supplanted or revised.

No part of the activities of the corporation shall be the carrying on of propaganda or otherwise attempting to influence legislation (except as otherwise provided in Section 501 (h) of the Internal Revenue Code of 1986), and the corporation shall not participate in, or intervene in (including the publication or distribution of statements) any political campaign on behalf of or against any candidate for public office.

ARTICLE IV

PRINCIPAL OFFICE

The principal office for the transaction of the business of this corporation is to be located in the City of Rancho Mirage, County of Riverside, State of California.

ARTICLE V

DIRECTORS

The powers of this corporation shall be exercised, its properties controlled, and its affairs conducted by a Board of Directors. Said Board of Directors will consist of nine (9) Directors.

ARTICLE VI

MEMBERS

The sole member of this corporation shall be the City of Rancho Mirage, a municipal corporation created and existing under the laws of the State of California.

ARTICLE VII

DISSOLUTION

The property of the corporation is irrevocably dedicated to scientific, educational and charitable purposes meeting the requirements for exemption provided by Section 214 of the California Revenue and Taxation Code and Section 501 (c) (3) of the Internal Revenue Code of 1986, as in the case of both of said Sections, amended, supplanted or revised. No part of the net income or assets of the corporation shall inure to the benefit of any individual member, director or officer of the corporation or to the benefit of any private persons. Upon the dissolution or winding up of the corporation, after paying or adequately providing for the debts and obligations thereof, any remaining assets shall be distributed to a unit of government for public purposes or to a non-profit corporation selected by this corporation's Board of Directors which is engaged in activities substantially similar to those of this corporation and which is then so qualified under said Section 501 (c) (3) as amended, supplanted or revised and which meets the requirements of California Revenue and Taxation Code, Section 214 as amended, supplanted or revised.

ARTICLE VIII

INITIAL AGENT FOR SERVICE OF PROCESS

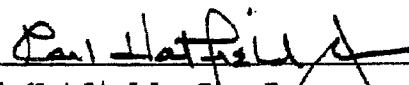
The name of the initial agent of the corporation for service of process is Barbara Dohn, City Clerk, City of Rancho Mirage, whose complete business address is 69-825 Highway 111, Rancho Mirage, Riverside County, California, 92270.

ARTICLE IX

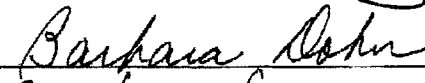
INCORPORATORS

In Witness Whereof, the undersigned, being the Incorporators of Rancho Mirage Conservatory, have executed these Articles of Incorporation on April 29, 1987.

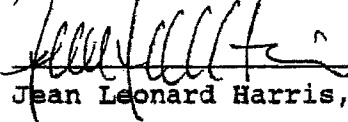
Incorporators:



Carl Hatfield, Jr. Incorporator



Barbara Dohn, Incorporator



Jean Leonard Harris, Incorporator

ACKNOWLEDGMENT

In Witness Whereof, I hereunto set my hand and official seal.

reunto set my hand and official s
Marilyn K. Brockman
Marilyn Brockman

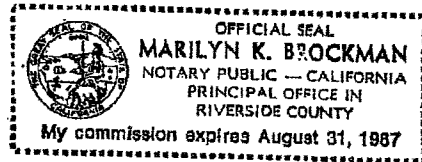


EXHIBIT "B"

PURCHASE APPLICATION

CHAPTER 7 FORM 11 (N/A)

LETTER RE: PUBLICATION & OBJECTION

AGREEMENT 4444
FRIENDS OF THE DESERT MOUNTAINS,
A CALIFORNIA NON-PROFIT CORPORATION

(1) Year 2000

Application to Purchase Tax-Defaulted Property from County

This application must be completed by eligible purchasing entity to commence purchase of tax-defaulted property by Agreement sale from the county under applicable provisions of the California Revenue and Taxation Code. Complete the following sections and supply supporting documentation accordingly. Completion of this application does not guarantee purchase approval.

A. Purchaser Information

1. Name of Organization: FRIENDS OF THE DESERT MOUNTAINS ✓
2. Mailing Address: P.O. Box 1281 Palm Desert, CA 92261 ✓
3. Contact Person: JENNIFER PRADO Phone (760) 568-9918 ✓
4. Corporate Structure – check the appropriate box below and provide the corresponding information:
 - ☒ Nonprofit Organization– provide Articles of Incorporation (if more than ten years old an update is required) ✓
 - ☐ Public Agency– provide Mission Statement on Letterhead and if Redevelopment Agency or Special District, also provide Jurisdiction Map
5. Agency is to acquire title “As” and the taxing status: FRIENDS OF THE DESERT MOUNTAINS, a California non-profit corporation ✓
(Taxing status example: City of Watsonville, a municipal corporation, as a Taxing Agency or Sacramento County Flood Control District, as a Revenue District)

B. Purchasing Information

Check the appropriate box as it relates to the purchasing Entity’s Corporate Structure and the intended use of the parcel:

1. Is the parcel currently approved for a Chapter 7 Tax Sale? ☐ Yes ☒ No ✓
2. The purchase is by (choose only 1 of the 3): (Attach a separate letter objecting to a Chapter 7 tax sale of the parcel)
 - ☐ Purchase by Taxing Agency, Revenue District or Special District (circle only one)
 - ☐ Purchase by State or County (circle only one)
 - ☒ Purchase by Nonprofit ✓
3. The purpose of the purchase is: (check only one box) If additional space is needed attach separate sheet as an exhibit.
 - ☐ To preserve a lien
 - ☐ For low income housing (sell or rent) circle one
 - ☒ To preserve open space for Conservation ✓

Describe public purpose

C. Property Information

Provide the following information. If there is more than one parcel or you need more space for any of the criteria, consolidate the information into a separate “Exhibit” document and attach it to this application:

1. County where the Parcel is located: Riverside County ✓
2. Assessor’s Parcel Number (if only one, list here more than one list on separate sheet): see attached ✓
3. State the purpose and intended use for the Parcel: preservation of open space / Conservation ✓

D. Acknowledgement

Provide the signature of the purchasing entity’s authorized officer

Tammy Martin
Print Name

(760) 568-9918
Contact Number

[Signature]
Authorizing Signature

Executive Director
Title

11/10/16
Date

Exhibit to Application to Purchase Tax-Defaulted Property

APN	COUNTY	Legal Description	Purpose & Intended Use
686162001-4	Riverside Co.	1.22 ACRES M/L IN LOT 1 AM 002/011 ASS'RS MAP 52	Preservation of Open Space
715180031-0	Riverside Co.	18.01 ACRES IN POR NE 1/4 OF SEC 9 T6S R11E	Preservation of Open Space
719160013-0	Riverside Co.	40.00 ACRES IN POR SW 1/4 OF SEC 13 T7S R13E	Preservation of Open Space
745330010-3	Riverside Co.	5.00 ACRES IN POR SE 1/4 OF SEC 21 T4S R8E	Preservation of Open Space
750250003-8	Riverside Co.	40.00 ACRES IN POR SW 1/4 OF SEC 24 T4S R7E	Preservation of Open Space
750250004-9	Riverside Co.	40.00 ACRES IN POR SW 1/4 OF SEC 24 T4S R7E	Preservation of Open Space
753130001-6	Riverside Co.	160.00 ACRES IN POR W 1/2 OF SEC 9 T7S R7E	Preservation of Open Space



Friends of the
Desert Mountains

51-500 Highway 74
P.O. Box 1281
Palm Desert, CA 92261

November 10, 2016

County of Riverside
Treasurer-Tax Collector
Attn: Michelle Bryant-August
Tax Sale Operations Unit
P.O. Box 12005
Riverside, CA 92502

RE: Application to Purchase Tax-Defaulted Property

Dear Ms. Bryant-August,

Enclosed please find our Application to Purchase Tax-Defaulted Property from the County of Riverside, along with the following supporting documents:

1. Exhibit to the Application listing the parcels and our purpose and intended use
2. A copy of our Articles of Incorporation and Amendments thereto

If you need anything else please don't hesitate to contact me.

Sincerely,

Jennifer Prado
Conservation Lands Manager

Enclosures

JON CHRISTENSEN
ASSISTANT TREASURER-TAX COLLECTOR

DEBBIE BASHE
INFORMATION TECHNOLOGY OFFICER

GIOVANE PIZANO
INVESTMENT MANAGER

KIEU NGO
FISCAL MANAGER



DON KENT
TREASURER

MATT JENNINGS
CHIEF DEPUTY TREASURER-TAX COLLECTOR

MELISSA JOHNSON
CHIEF DEPUTY TREASURER-TAX COLLECTOR

ADRIANNA GOMEZ
ADMINISTRATIVE SERVICES MANAGER I

**RE: Friends of the Desert Mountains,
a California non-profit corporation**

Agreement Number: 4444

The parcel numbers listed below were not part of a publication because they were not part of a Chapter 7 tax sale.

PARCEL NO

686162001-4
715180031-0
719160013-0
745330010-3
750250003-8
750250004-9
753130001-6

**AGREEMENT 4444
FRIENDS OF THE DESERT MOUNTAINS,
A CALIFORNIA NON-PROFIT CORPORATION**

COUNTY OF RIVERSIDE, TREASURER-TAX COLLECTOR

4080 LEMON STREET, 4TH FLOOR * P.O. BOX 12005 * RIVERSIDE, CALIFORNIA 92502
WWW.COUNTYTREASURER.ORG * (951) 955-3900 * 1 (877) 748-2689 * FAX (951) 955-3923

EXHIBIT B - PAGE

JON CHRISTENSEN
ASSISTANT TREASURER-TAX COLLECTOR

DEBBIE BASHE
INFORMATION TECHNOLOGY OFFICER

GIOVANE PIZANO
INVESTMENT MANAGER

KIEU NGO
FISCAL MANAGER



DON KENT
TREASURER

MATT JENNINGS
CHIEF DEPUTY TREASURER-TAX COLLECTOR

MELISSA JOHNSON
CHIEF DEPUTY TREASURER-TAX COLLECTOR

ADRIANNA GOMEZ
ADMINISTRATIVE SERVICES MANAGER I

Re: Agreement 4444

The parcel numbers listed below are not part of a Chapter 7 public tax sale, however, the purchasing entity used the word "object" while expressing in their Resolution that they do not want the parcels they are interested in purchasing to be selected for a Chapter 7 public tax sale.

Parcel No.

686162001-4
715180031-0
719160013-0
745330010-3
750250003-8
750250004-9
753130001-6

AGREEMENT 4444
FRIENDS OF THE DESERT MOUNTAINS,
A CALIFORNIA NON-PROFIT CORPORATION

COUNTY OF RIVERSIDE TREASURER-TAX COLLECTOR

4080 LEMON STREET, 4TH FLOOR * P.O. BOX 12005 * RIVERSIDE, CALIFORNIA 92502
WWW.COUNTYTREASURER.ORG * (951) 955-3900 * 1 (877) 748-2689 * FAX (951) 955-3923

EXHIBIT B - PAGE

AGREEMENT TO PURCHASE TAX-DEFAULTED PROPERTY

PARCEL 1

IN THE CITY OF CATHEDRAL CITY

Parcel Number: 686162001-4
First Year Delinquent: 2010-2011
Purchase Price \$7,869.48

Assessment Number: 686162001-4
Default Number: 2011-686162001-0000
TRA 019-007

Situs Address: NONE
Last Assessed to: FARD, SAFIEH

Legal Description.....

THAT PORTION OF THE NORTHWEST QUARTER OF SECTION 4, TOWNSHIP 5 SOUTH, RANGE 5 EAST, SAN BERNARDINO BASE AND MERIDIAN, AS SHOWN BY RECORD OF SURVEY ON FILE IN BOOK 18, PAGES 94 AND 95, LYING NORTHWESTERLY OF THAT CERTAIN RIGHT OF WAY CONVEYED TO THE RIVERSIDE COUNTY FLOOD CONTROL DISTRICT BY INSTRUMENT RECORDED IN BOOK 820, PAGE 197, RIVERSIDE COUNTY RECORDS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID SECTION; THENCE SOUTH 89°55'00" EAST ALONG THE NORTH LINE OF SAID SECTION 4, A DISTANCE OF 324.94 FEET TO A POINT OF INTERSECTION WITH THE NORTHWESTERLY RIGHT OF WAY LINE OF THE RIVERSIDE COUNTY FLOOD CONTROL CHANNEL, 200 FEET IN WIDTH, SAID POINT BEING ON A CURVE CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 2100 FEET AND A RADIAL BEARING OF NORTH 40°37'59" WEST; THENCE SOUTHWESTERLY ALONG SAID RIGHT OF WAY LINE THROUGH A CENTRAL ANGLE OF 13°07'48" AN ARC DISTANCE OF 481.24 FEET TO THE WEST LINE OF SECTION 4; THENCE NORTH 00°13'00" EAST ALONG THE WEST LINE OF SAID SECTION 4, A DISTANCE OF 352.79 FEET TO THE POINT OF BEGINNING.

PARCEL 2

OUTSIDE CITY

Parcel Number: 715180031-0
First Year Delinquent: 2010-2011
Purchase Price \$2,799.93

Assessment Number: 715180031-0
Default Number: 2011-715180031-0000
TRA 058-002

Situs Address: NONE
Last Assessed to: BARBOUR, JOSEPH L & GOLDY L

Legal Description.....

THE WEST HALF OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 9, TOWNSHIP 6 SOUTH, RANGE 11 EAST, SAN BERNARDINO MERIDIAN.

EXCEPTING THAT PORTION LYING SOUTHWESTERLY OF THE NORTHEASTERLY LINE OF THAT RIGHT OF WAY FOR DRAINAGE DITCHES AND LEVEES OVER ALL THOSE PORTIONS OF SAID LAND GRANTED TO THE STATE OF CALIFORNIA BY DEED RECORDED SEPTEMBER 5, 1936, AS INSTRUMENT NO. 4355, IN BOOK 293, PAGES 268 OF OFFICIAL RECORDS, RIVERSIDE COUNTY RECORDS, LYING WITHIN THE WEST HALF OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 9, TOWNSHIP 6 SOUTH, RANGE 11 EAST.

ALSO EXCEPTING THEREFROM FIFTY PER CENT OF ALL MINERALS OF WHATSOEVER KIND OR CHARACTER AND OIL, GAS AND OTHER HYDROCARBON SUBSTANCES IN, ON OR UPON SAID LAND, BUT WITHOUT RIGHT OF SURFACE ENTRY, AS CONVEYED IN THE DEED TO SOUTHLAND ESCROW CORPORATION, AS TRUSTEE.

AGREEMENT 4444
FRIENDS OF THE DESERT MOUNTAINS,
A CALIFORNIA NON-PROFIT CORPORATION

AGREEMENT TO PURCHASE TAX-DEFAULTED PROPERTY

PARCEL 3

Parcel Number: 719160013-0
First Year Delinquent: 2010-2011
Purchase Price \$3,150.27

Situs Address: NONE
Last Assessed to: DIN, SALAH UD

Legal Description.....

THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 13, TOWNSHIP 7 SOUTH, RANGE 13 EAST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

OUTSIDE CITY

Assessment Number: 719160013-0
Default Number: 2011-719160013-0000
TRA 058-001

PARCEL 4

Parcel Number: 745330010-3
First Year Delinquent: 2010-2011
Purchase Price \$1,822.56

Situs Address: NONE
Last Assessed to: RICHARDSON, GOLDIE & MCDANIELS, THOMAS & MCDANIELS, BRIDGETTE

Legal Description.....

THE SOUTH HALF OF THE SOUTHEAST QUARTER, OF THE NORTHEAST QUARTER, OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 4 SOUTH, RANGE 8 EAST, SAN BERNARDINO BASE MERIDIAN AS SHOWN BY UNITED STATES GOVERNMENT SURVEY. CONSISTING OF 5 ACRES, MORE OR LESS. TOGETHER WITH ALL RIGHTS, PRIVILEGES AND APPURTENANCES THEREUNTO BELONGING OR IN ANY WISE APPERTAINING. SUBJECT, HOWEVER, TO EXISTING TAX AND ASSESSMENT LIENS AND TO ANY AND ALL EASEMENTS AND RIGHT OF WAY IN, UPON OR ACROSS SAID LAND.

OUTSIDE CITY

Assessment Number: 745330010-3
Default Number: 2011-745330010-0000
TRA 075-003

PARCEL 5

Parcel Number: 750250003-8
First Year Delinquent: 2010-2011
Purchase Price \$13,650.73

Situs Address: NONE
Last Assessed to: PV BEAUTI 26

Legal Description.....

THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 24, TOWNSHIP 4 SOUTH, RANGE 7 EAST, SAN BERNARDINO BASE AND MERIDIAN;

EXCEPTING AND RESERVING ALL THE OIL, GAS, AND THE RIGHT TO THE PROSPECT FOR, MINE, AND REMOVE SUCH DEPOSITS FROM SAID LAND UPON COMPLIANCE WITH THE CONDITIONS AND SUBJECT TO THE PROVISIONS AND LIMITATIONS OF THE ACT OF JULY 17, 1914 (38 STAT. 509), AS SET FORTH IN THE PATENT RECORDED JUNE 29, 1959 AS INSTRUMENT NO. 56168 OF OFFICIAL RECORDS.

OUTSIDE CITY

Assessment Number: 750250003-8
Default Number: 2011-750250003-0000
TRA 075-003

AGREEMENT 4444
FRIENDS OF THE DESERT MOUNTAINS,
A CALIFORNIA NON-PROFIT CORPORATION

AGREEMENT TO PURCHASE TAX-DEFAULTED PROPERTY

PARCEL 6

OUTSIDE CITY

Parcel Number: 750250004-9
First Year Delinquent: 2010-2011
Purchase Price \$13,856.26

Assessment Number: 750250004-9
Default Number: 2011-750250004-0000
TRA 075-003

Situs Address: NONE
Last Assessed to: INNER BEAUTI DEV INC

Legal Description.....

THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 24, TOWNSHIP 4 SOUTH, RANGE 7 EAST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF;

EXCEPT ALL THE OIL AND GAS IN THE LANDS, ALSO THE RIGHT TO PROSPECT FOR, MINE, AND REMOVE SUCH DEPOSITS FORM THE SAME UPON COMPLIANCE WITH THE CONDITIONS, AND SUBJECT TO THE PROVISIONS AND LIMITATIONS OF THE ACT OF JULY 17, 1914, (38 STAT. 509). THE ENTRY IS MADE UNDER SECTION 29 OF THE ACT OF FEBRUARY 25, 1920 (41 STAT. 437), AND THE ACT OF MARCH 4, 1933 (47 STAT. 1570) AND THE PATENT IS ISSUED SUBJECT TO THE RIGHTS OF PRIOR PERMITTEES OR LESSEES TO USE SO MUCH OF THE SURFACE OF SAID LANDS AS IS REQUIRED FOR MINING OPERATIONS, WITHOUT COMPENSATION TO THE PATENTEE FOR DAMAGES RESULTING FORM PROPER MINING OPERATIONS, AS CONTAINED IN THE PATENT FROM THE U.S.A. RECORDED JUNE 29, 1959 AS INSTRUMENT NO. 56168, OFFICIAL RECORDS.

PARCEL 7

OUTSIDE CITY

Parcel Number: 753130001-6
First Year Delinquent: 2010-2011
Purchase Price \$11,825.41

Assessment Number: 753130001-6
Default Number: 2011-753130001-0000
TRA 058-078

Situs Address: NONE
Last Assessed to: JAMSHASB, JAY TR & TEIMOORI, MARYAM TR & TURNER, RUFUS LEE TR & BABAI, ANTOINE H & ABAIL, SEAN S

Legal Description.....

THE WEST HALF OF THE WEST HALF OF SECTION 9, TOWNSHIP 7 SOUTH, RANGE 7 EAST, SAN BERNARDINO BASE AND MERIDIAN.

AGREEMENT 4444
FRIENDS OF THE DESERT MOUNTAINS,
A CALIFORNIA NON-PROFIT CORPORATION

THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSES ONLY. NO LIABILITY IS ASSUMED FOR THE ACCURACY OF THE DATA SHOWN. ASSESSOR'S PARCEL MAY NOT COMPLY WITH LOCAL LOT SPLIT OR BUILDING SITE ORDINANCES.

FEB 17 2010

POR. N1/2 NW1/4 SEC. 4 T.5S R.5E
CITY OF CATHEDRAL CITY

TRA 019-007
019-017

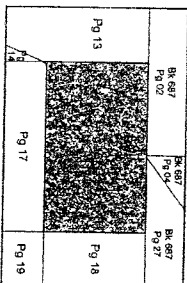
686-16
24-68-26



ASSESSOR'S MAP BK886 PG. 16
Riverside County, Calif.

17 Morgan

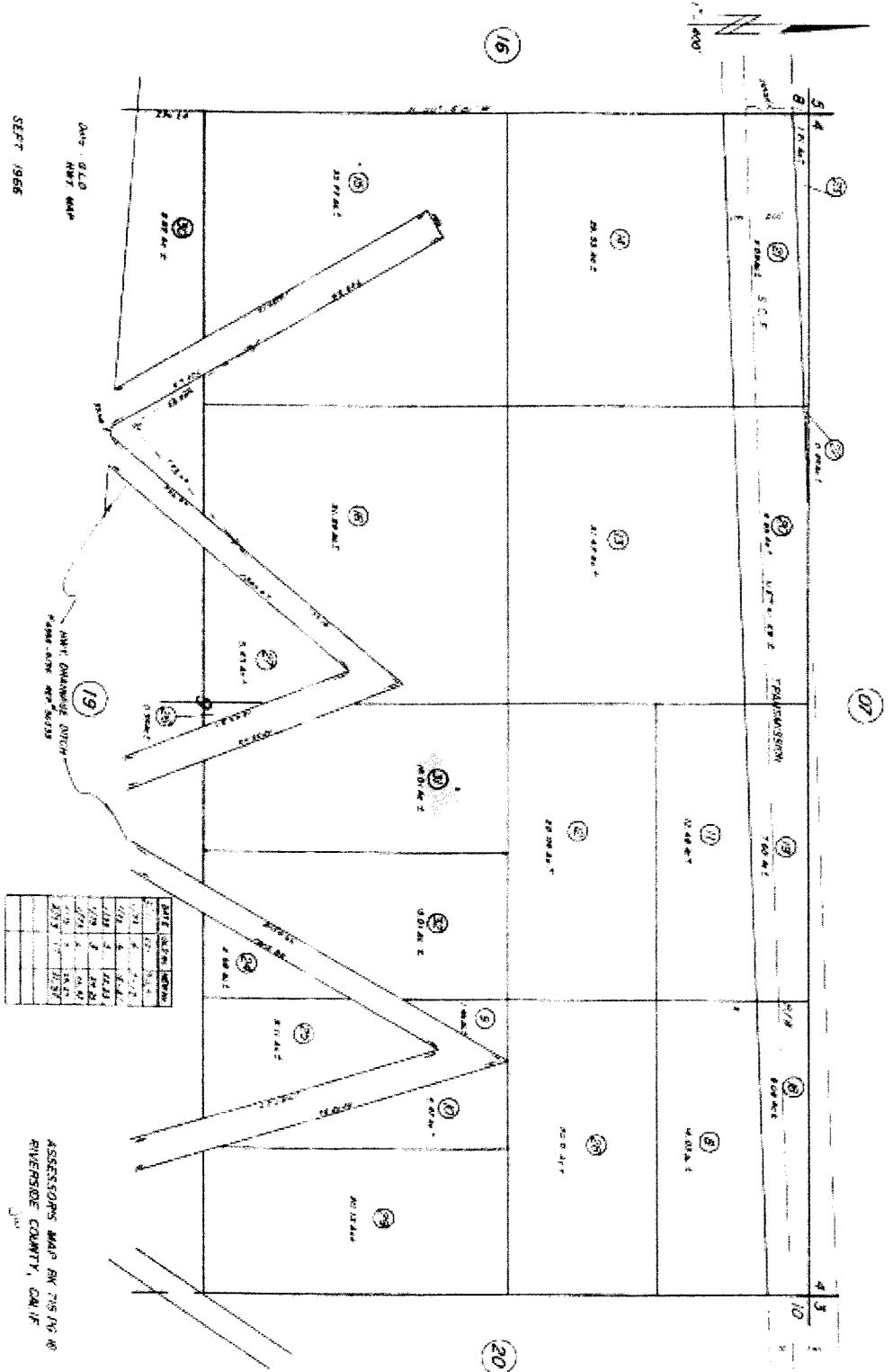
Data
RS 1894, RS 6423



Map Reference
MB 2708 TERRACE HEIGHTS
AM 211 ASSESSOR'S MAP 52
PM 4295 - 99 PARCEL MAP NO. 9435

January 2010

Date	Old Number	New Number
01/17/99	152-014	152-122
01/17/99	152-015	152-123
01/17/99	152-016	152-124
01/17/99	152-017	152-125
01/17/99	152-018	152-126
01/17/99	152-019	152-127
01/17/99	152-020	152-128
01/17/99	152-021	152-129
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01/17/99	152-027	152-135
01/17/99	152-028	152-136
01/17/99	152-029	152-137
01/17/99	152-030	152-138
01/17/99	152-031	152-139
01/17/99	152-032	152-140
01/17/99	152-033	152-141
01/17/99	152-034	152-142
01/17/99	152-035	152-143
01/17/99	152-036	152-144
01/17/99	152-037	152-145
01/17/99	152-038	152-146
01/17/99	152-039	152-147
01/17/99	152-040	152-148
01/17/99	152-041	152-149
01/17/99	152-042	152-150
01/17/99	152-043	152-151
01/17/99	152-044	152-152
01/17/99	152-045	152-153
01/17/99	152-046	152-154
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01/17/99	152-070	152-178
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01/17/99	152-072	152-180
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01/17/99	152-074	152-182
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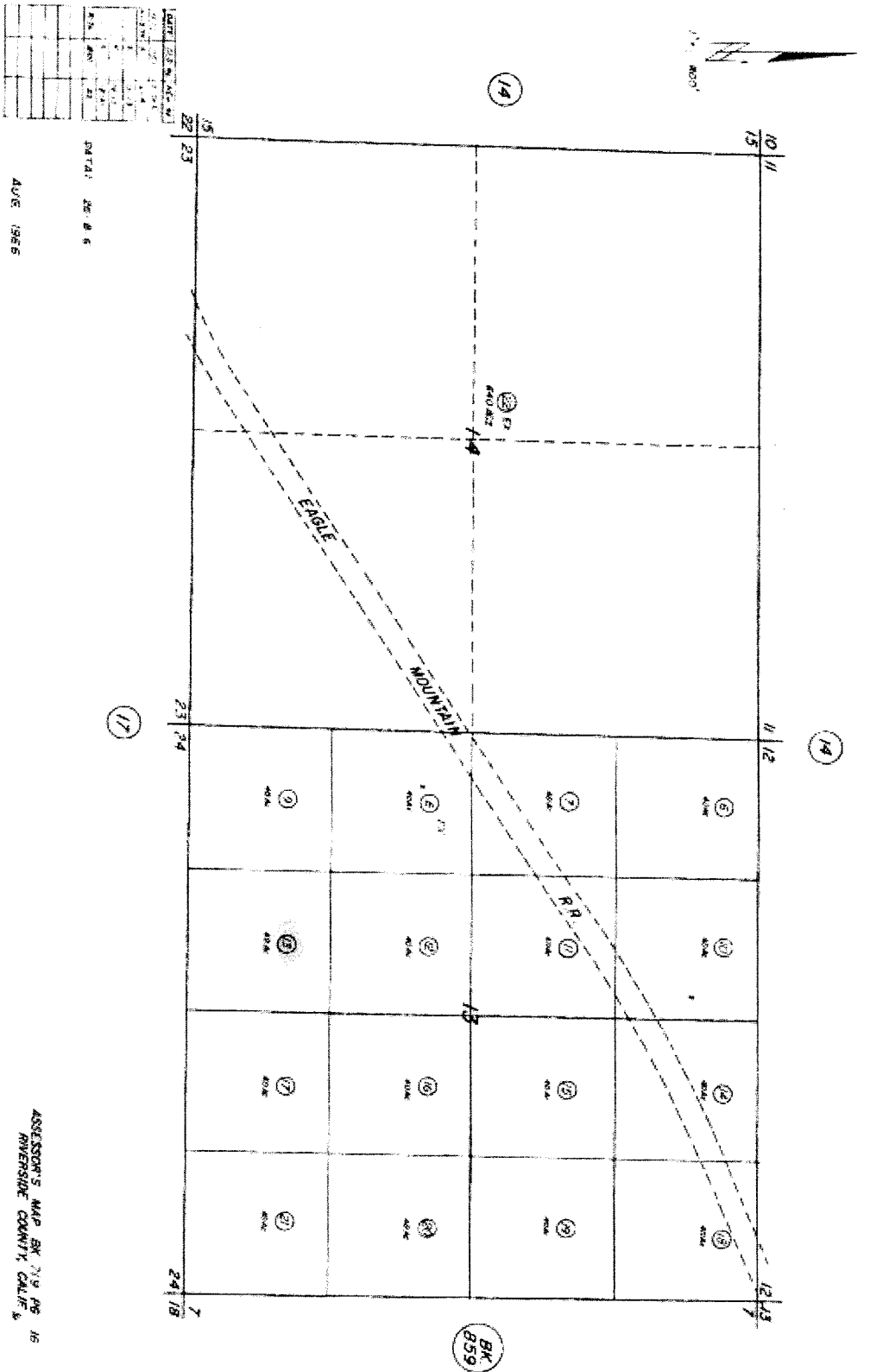


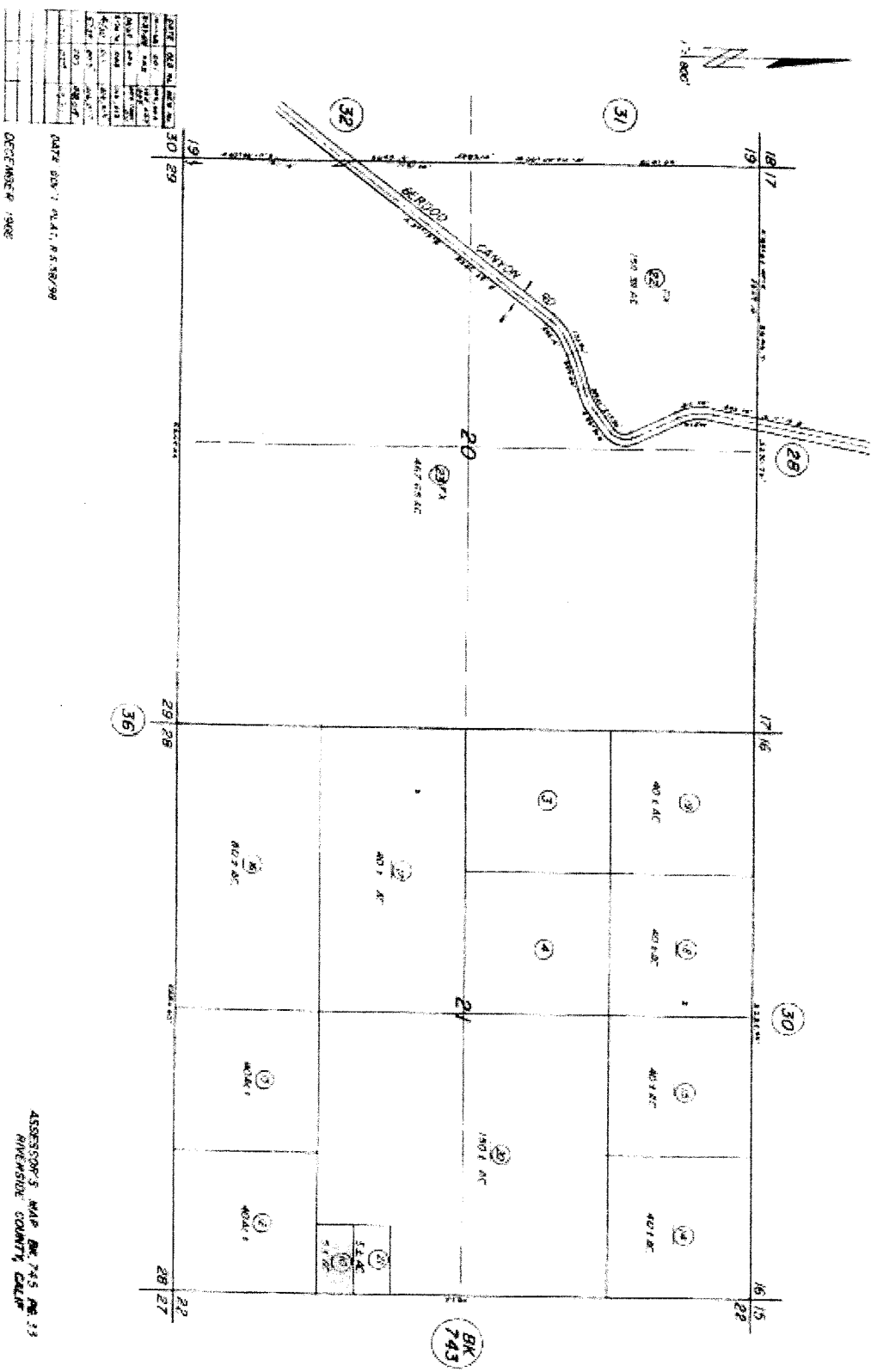
SEPT 1966

ASSESSORS MAP BK 715 PG 40
RIVERSIDE COUNTY, CALIF

719-16

SEC. 13 & 14 T.7S. R.13E.





ASSESSOR'S MAP BK. 745 PG. 33
RIVERSIDE COUNTY, CALIF.

25 47, 25-47-1

753-13

T.C.A. ONE L.P.
COS-175

SEC. 9 & 10 T.7S, R.7E

THIS MAP IS FOR
ASSESSMENT PURPOSES ONLY

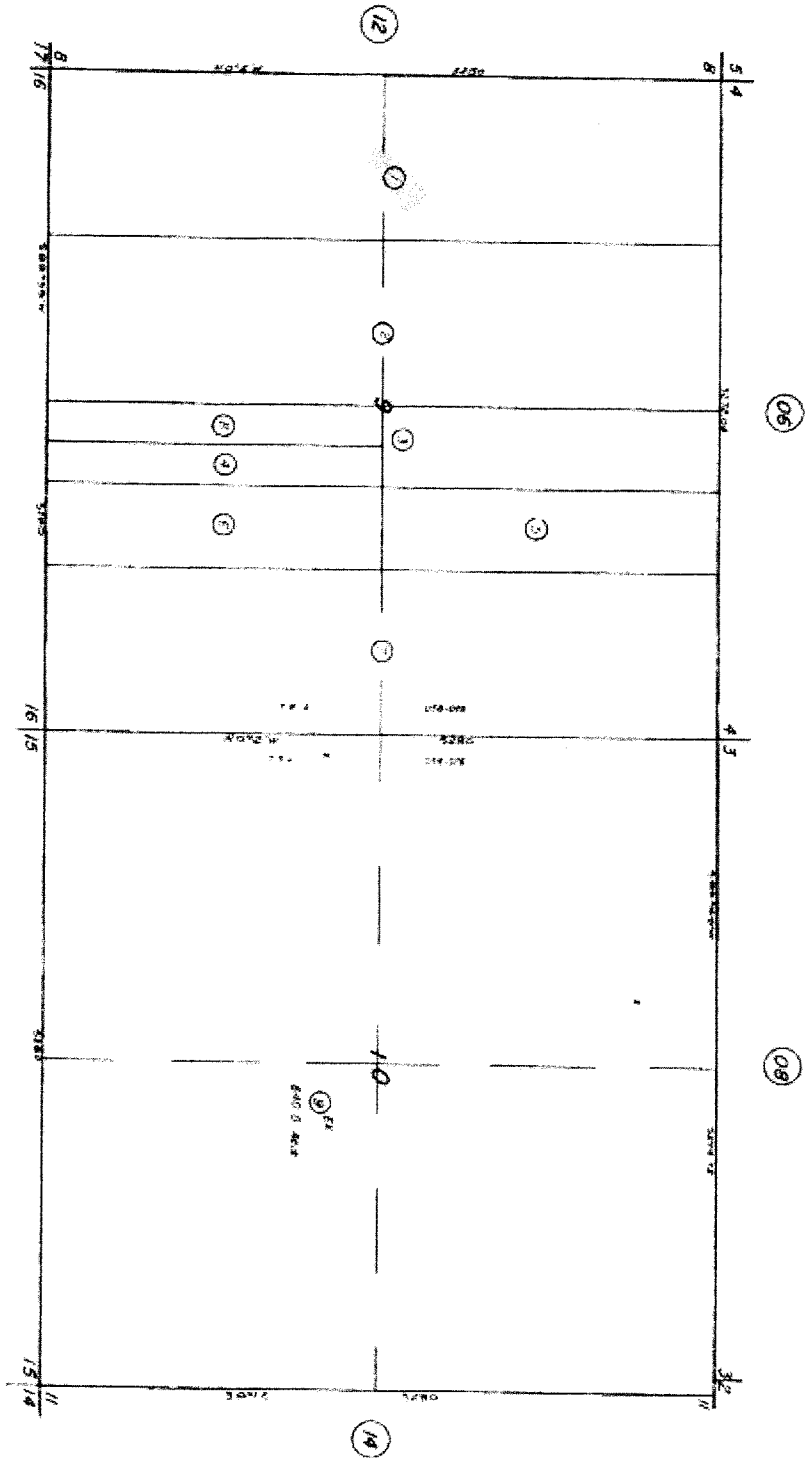


DATE	NO. 1	NO. 2	NO. 3	NO. 4

DEC. 1966

Date: Gov't Map 25-8-88

ASSESSOR'S MAP OF 753 PG. 13
RIVERVIEW COUNTY, CALIF.



TREASURER-TAX COLLECTOR
STOP 1110

DON KENT
TAX COLLECTOR
4080 LEMON ST - 4TH FLOOR
RIVERSIDE, CALIFORNIA 92501

2016-0327563

08/02/2016 01:37 PM Fee: \$ 0.00

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Recorded in Official Records
County of Riverside
Peter Aldana
Assessor-County Clerk-Recorder



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01826 DESERT SUN

NOTICE OF POWER TO SELL TAX-DEFAULTED PROPERTY

Which, pursuant to law was declared to be Tax-Defaulted on JUNE 30, 2011 for the nonpayment of delinquent taxes in the amount of \$449.78 for the fiscal year 2010-2011, Default Number 2011-686162001-0000.

Notice is hereby given by the Tax Collector of RIVERSIDE County that pursuant to Revenue and Taxation Code §3691 the property described herein is subject to sale for nonpayment of taxes and will be sold unless the amount required to redeem the property is paid to the Tax Collector of said County before sale. The real property subject to this notice is assessed to: FARD, SAFIEH and is situated in said county, State of California, described as follows:

Assessor's Parcel Number 686162001-4

SEE PAGE 2 ENTITLED LEGAL DESCRIPTION

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California Executed on
RIVERSIDE County JULY 1, 2016

By

Tax Collector

On 07/11/2016, before me, Peter Aldana, 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 upon behalf of which the person acted, executed the instrument.

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

WITNESS my hand and official seal.
Peter Aldana, Assessor, Clerk Recorder

By:

Deputy

Seal



§§3691, 3691.1, 3691.2 R&T Code

TDL 7-01 (1-98)

LEGAL DESCRIPTION

IN THE CITY OF CATHEDRAL CITY

THAT PORTION OF THE NORTHWEST QUARTER OF SECTION 4, TOWNSHIP 5 SOUTH, RANGE 5 EAST, SAN BERNARDINO BASE AND MERIDIAN, AS SHOWN BY RECORD OF SURVEY ON FILE IN BOOK 18, PAGES 94 AND 95, LYING NORTHWESTERLY OF THAT CERTAIN RIGHT OF WAY CONVEYED TO THE RIVERSIDE COUNTY FLOOD CONTROL DISTRICT BY INSTRUMENT RECORDED IN BOOK 820, PAGE 197, RIVERSIDE COUNTY RECORDS, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID SECTION; THENCE SOUTH 89°55'00" EAST ALONG THE NORTH LINE OF SAID SECTION 4, A DISTANCE OF 324.94 FEET TO A POINT OF INTERSECTION WITH THE NORTHWESTERLY RIGHT OF WAY LINE OF THE RIVERSIDE COUNTY FLOOD CONTROL CHANNEL, 200 FEET IN WIDTH, SAID POINT BEING ON A CURVE CONCAVE SOUTHEASTERLY, HAVING A RADIUS OF 2100 FEET AND A RADIAL BEARING OF NORTH 40°37'59" WEST; THENCE SOUTHWESTERLY ALONG SAID RIGHT OF WAY LINE THROUGH A CENTRAL ANGLE OF 13°07'48" AN ARC DISTANCE OF 481.24 FEET TO THE WEST LINE OF SECTION 4; THENCE NORTH 00°13'00" EAST ALONG THE WEST LINE OF SAID SECTION 4, A DISTANCE OF 352.79 FEET TO THE POINT OF BEGINNING.

TREASURER-TAX COLLECTOR
STOP 1110

DON KENT
TAX COLLECTOR
4080 LEMON ST - 4TH FLOOR
RIVERSIDE, CALIFORNIA 92501

2016-0327649

08/02/2016 01:55 PM Fee: \$ 0.00

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Recorded in Official Records
County of Riverside
Peter Aldana
Assessor-County Clerk-Recorder



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SIZE	NCOR	SMF	NCHG	IT:					

02370 DESERT SUN

NOTICE OF POWER TO SELL TAX-DEFAULTED PROPERTY

Which, pursuant to law was declared to be Tax-Defaulted on JUNE 30, 2011 for the nonpayment of delinquent taxes in the amount of \$100.30 for the fiscal year 2010-2011, Default Number 2011-715180031-0000.

Notice is hereby given by the Tax Collector of RIVERSIDE County that pursuant to Revenue and Taxation Code §3691 the property described herein is subject to sale for nonpayment of taxes and will be sold unless the amount required to redeem the property is paid to the Tax Collector of said County before sale. The real property subject to this notice is assessed to: BARBOUR, JOSEPH L & GOLDY L and is situated in said county, State of California, described as follows:

Assessor's Parcel Number 715180031-0

SEE PAGE 2 ENTITLED LEGAL DESCRIPTION

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California Executed on
RIVERSIDE County JULY 1, 2016 By Don Kent
Tax Collector

On 07/11/2016, before me, Peter Aldana, 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 upon behalf of which the person acted, executed the instrument.

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

WITNESS my hand and official seal.
Peter Aldana, Assessor, Clerk Recorder

By: Peter Aldana Seal
Deputy

§§3691, 3691.1, 3691.2 R&T Code



TDL 7-01 (1-98)

LEGAL DESCRIPTION

OUTSIDE CITY

THE WEST HALF OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 9, TOWNSHIP 6 SOUTH, RANGE 11 EAST, SAN BERNARDINO MERIDIAN.

EXCEPTING THAT PORTION LYING SOUTHWESTERLY OF THE NORTHEASTERLY LINE OF THAT RIGHT OF WAY FOR DRAINAGE DITCHES AND LEVEES OVER ALL THOSE PORTIONS OF SAID LAND GRANTED TO THE STATE OF CALIFORNIA BY DEED RECORDED SEPTEMBER 5, 1936, AS INSTRUMENT NO. 4355, IN BOOK 293, PAGES 268 OF OFFICIAL RECORDS, RIVERSIDE COUNTY RECORDS, LYING WITHIN THE WEST HALF OF THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 9, TOWNSHIP 6 SOUTH, RANGE 11 EAST.

ALSO EXCEPTING THEREFROM FIFTY PER CENT OF ALL MINERALS OF WHATSOEVER KIND OR CHARACTER AND OIL, GAS AND OTHER HYDROCARBON SUBSTANCES IN, ON OR UPON SAID LAND, BUT WITHOUT RIGHT OF SURFACE ENTRY, AS CONVEYED IN THE DEED TO SOUTHLAND ESCROW CORPORATION, AS TRUSTEE.

TREASURER-TAX COLLECTOR
STOP 1110

DON KENT
TAX COLLECTOR
4080 LEMON ST - 4TH FLOOR
RIVERSIDE, CALIFORNIA 92501

2016-0327650

08/02/2016 01:55 PM Fee: \$ 0.00

Page 1 of 2

Recorded in Official Records
County of Riverside
Peter Aldana
Assessor-County Clerk-Recorder



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02365 DESERT SUN

NOTICE OF POWER TO SELL TAX-DEFAULTED PROPERTY

Which, pursuant to law was declared to be Tax-Defaulted on JUNE 30, 2011 for the nonpayment of delinquent taxes in the amount of \$123.44 for the fiscal year 2010-2011, Default Number 2011-719160013-0000.

Notice is hereby given by the Tax Collector of RIVERSIDE County that pursuant to Revenue and Taxation Code §3691 the property described herein is subject to sale for nonpayment of taxes and will be sold unless the amount required to redeem the property is paid to the Tax Collector of said County before sale. The real property subject to this notice is assessed to: DIN, SALAH UD and is situated in said county, State of California, described as follows:

Assessor's Parcel Number 719160013-0

SEE PAGE 2 ENTITLED LEGAL DESCRIPTION

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California Executed on
RIVERSIDE County JULY 1, 2016 By Don Kent
Tax Collector

On 07/11/2016, before me, Peter Aldana, 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 upon behalf of which the person acted, executed the instrument.

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

WITNESS my hand and official seal.
Peter Aldana, Assessor, Clerk Recorder

By: Peter Aldana Seal
Deputy

§§3691, 3691.1, 3691.2 R&T Code



LEGAL DESCRIPTION

OUTSIDE CITY

THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 13, TOWNSHIP 7 SOUTH, RANGE 13 EAST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF.

TREASURER-TAX COLLECTOR
STOP 1110

DON KENT
TAX COLLECTOR
4080 LEMON ST - 4TH FLOOR
RIVERSIDE, CALIFORNIA 92501

2016-0327690

08/02/2016 01:55 PM Fee: \$ 0.00

Page 1 of 2

Recorded in Official Records
County of Riverside
Peter Aldana
Assessor-County Clerk-Recorder



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02996 DESERT SUN

NOTICE OF POWER TO SELL TAX-DEFAULTED PROPERTY

Which, pursuant to law was declared to be Tax-Defaulted on JUNE 30, 2011 for the nonpayment of delinquent taxes in the amount of \$43.44 for the fiscal year 2010-2011, Default Number 2011-745330010-0000.

Notice is hereby given by the Tax Collector of RIVERSIDE County that pursuant to Revenue and Taxation Code §3691 the property described herein is subject to sale for nonpayment of taxes and will be sold unless the amount required to redeem the property is paid to the Tax Collector of said County before sale. The real property subject to this notice is assessed to: RICHARDSON, GOLDIE & MCDANIELS, THOMAS & MCDANIELS, BRIDGETTE and is situated in said county, State of California, described as follows:

Assessor's Parcel Number 745330010-3

SEE PAGE 2 ENTITLED LEGAL DESCRIPTION

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California Executed on
RIVERSIDE County JULY 1, 2016 By Don Kent
Tax Collector

On 07/11/2016, before me, Peter Aldana, 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 upon behalf of which the person acted, executed the instrument.

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

WITNESS my hand and official seal.
Peter Aldana, Assessor, Clerk Recorder

By: Peter Aldana Seal
Deputy

§§3691, 3691.1, 3691.2 R&T Code



TDL 7-01 (1-98)

LEGAL DESCRIPTION

OUTSIDE CITY

THE SOUTH HALF OF THE SOUTHEAST QUARTER, OF THE NORTHEAST QUARTER, OF THE SOUTHEAST QUARTER OF SECTION 21, TOWNSHIP 4 SOUTH, RANGE 8 EAST, SAN BERNARDINO BASE MERIDIAN AS SHOWN BY UNITED STATES GOVERNMENT SURVEY.

CONSISTING OF 5 ACRES, MORE OR LESS.

TOGETHER WITH ALL RIGHTS, PRIVILEGES AND APPURTENANCES THEREUNTO BELONGING OR IN ANY WISE APPERTAINING.

SUBJECT, HOWEVER, TO EXISTING TAX AND ASSESSMENT LIENS AND TO ANY AND ALL EASEMENTS AND RIGHT OF WAY IN, UPON OR ACROSS SAID LAND.

TREASURER-TAX COLLECTOR
STOP 1110

DON KENT
TAX COLLECTOR
4080 LEMON ST - 4TH FLOOR
RIVERSIDE, CALIFORNIA 92501

2016-0327861

08/02/2016 02:43 PM Fee: \$ 0.00

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Recorded in Official Records
County of Riverside
Peter Aldana
Assessor-County Clerk-Recorder



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SIZE	NCOR	SMF	NCHG	T:					

02998 DESERT SUN

NOTICE OF POWER TO SELL TAX-DEFAULTED PROPERTY

Which, pursuant to law was declared to be Tax-Defaulted on JUNE 30, 2011 for the nonpayment of delinquent taxes in the amount of \$2,666.22 for the fiscal year 2010-2011, Default Number 2011-750250003-0000.

Notice is hereby given by the Tax Collector of RIVERSIDE County that pursuant to Revenue and Taxation Code §3691 the property described herein is subject to sale for nonpayment of taxes and will be sold unless the amount required to redeem the property is paid to the Tax Collector of said County before sale. The real property subject to this notice is assessed to: PV BEAUTI 26 and is situated in said county, State of California, described as follows:

Assessor's Parcel Number 750250003-8

SEE PAGE 2 ENTITLED LEGAL DESCRIPTION

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California Executed on
RIVERSIDE County JULY 1, 2016 By Don Kent
Tax Collector

On 07/11/2016, before me, Peter Aldana, 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 upon behalf of which the person acted, executed the instrument.

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

WITNESS my hand and official seal.
Peter Aldana, Assessor, Clerk Recorder

By: Peter Aldana Seal
Deputy

§§3691, 3691.1, 3691.2 R&T Code



TDL 7-01 (1-98)

LEGAL DESCRIPTION

OUTSIDE CITY

THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 24, TOWNSHIP 4 SOUTH, RANGE 7 EAST, SAN BERNARDINO BASE AND MERIDIAN;

EXCEPTING AND RESERVING ALL THE OIL, GAS, AND THE RIGHT TO THE PROSPECT FOR, MINE, AND REMOVE SUCH DEPOSITS FROM SAID LAND UPON COMPLIANCE WITH THE CONDITIONS AND SUBJECT TO THE PROVISIONS AND LIMITATIONS OF THE ACT OF JULY 17, 1914 (38 STAT. 509), AS SET FORTH IN THE PATENT RECORDED JUNE 29, 1959 AS INSTRUMENT NO. 56168 OF OFFICIAL RECORDS.

TREASURER-TAX COLLECTOR
STOP 1110

DON KENT
TAX COLLECTOR
4080 LEMON ST - 4TH FLOOR
RIVERSIDE, CALIFORNIA 92501

2016-0327862

08/02/2016 02:43 PM Fee: \$ 0.00

Page 1 of 2

Recorded in Official Records
County of Riverside
Peter Aldana
Assessor-County Clerk-Recorder



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02999 DESERT SUN

NOTICE OF POWER TO SELL TAX-DEFAULTED PROPERTY

Which, pursuant to law was declared to be Tax-Defaulted on JUNE 30, 2011 for the nonpayment of delinquent taxes in the amount of \$846.16 for the fiscal year 2010-2011, Default Number 2011-750250004-0000.

Notice is hereby given by the Tax Collector of RIVERSIDE County that pursuant to Revenue and Taxation Code §3691 the property described herein is subject to sale for nonpayment of taxes and will be sold unless the amount required to redeem the property is paid to the Tax Collector of said County before sale. The real property subject to this notice is assessed to: INNER BEAUTI DEV INC and is situated in said county, State of California, described as follows:

Assessor's Parcel Number 750250004-9

SEE PAGE 2 ENTITLED LEGAL DESCRIPTION

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California Executed on
RIVERSIDE County JULY 1, 2016 By Don Kent
Tax Collector

On 07/11/2016, before me, Peter Aldana, 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 upon behalf of which the person acted, executed the instrument.

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

WITNESS my hand and official seal.
Peter Aldana, Assessor, Clerk Recorder

By: Peter Aldana Seal
Deputy

§§3691, 3691.1, 3691.2 R&T Code



TDL 7-01 (1-98)

LEGAL DESCRIPTION

OUTSIDE CITY

THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 24, TOWNSHIP 4 SOUTH, RANGE 7 EAST, SAN BERNARDINO MERIDIAN, IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, ACCORDING TO THE OFFICIAL PLAT THEREOF;

EXCEPT ALL THE OIL AND GAS IN THE LANDS, ALSO THE RIGHT TO PROSPECT FOR, MINE, AND REMOVE SUCH DEPOSITS FROM THE SAME UPON COMPLIANCE WITH THE CONDITIONS, AND SUBJECT TO THE PROVISIONS AND LIMITATIONS OF THE ACT OF JULY 17, 1914, (38 STAT. 509). THE ENTRY IS MADE UNDER SECTION 29 OF THE ACT OF FEBRUARY 25, 1920 (41 STAT. 437), AND THE ACT OF MARCH 4, 1933 (47 STAT. 1570) AND THE PATENT IS ISSUED SUBJECT TO THE RIGHTS OF PRIOR PERMITTEES OR LESSEES TO USE SO MUCH OF THE SURFACE OF SAID LANDS AS IS REQUIRED FOR MINING OPERATIONS, WITHOUT COMPENSATION TO THE PATENTEE FOR DAMAGES RESULTING FROM PROPER MINING OPERATIONS, AS CONTAINED IN THE PATENT FROM THE U.S.A. RECORDED JUNE 29, 1959 AS INSTRUMENT NO. 56168, OFFICIAL RECORDS.

TREASURER-TAX COLLECTOR
STOP 1110

DON KENT
TAX COLLECTOR
4080 LEMON ST - 4TH FLOOR
RIVERSIDE, CALIFORNIA 92501

2016-0327865

08/02/2016 02:43 PM Fee: \$ 0.00

Page 1 of 2

Recorded in Official Records
County of Riverside
Peter Aldana
Assessor-County Clerk-Recorder



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SIZE	NCOR	SMF	NCHG	T:					

02395 DESERT SUN

NOTICE OF POWER TO SELL TAX-DEFAULTED PROPERTY

Which, pursuant to law was declared to be Tax-Defaulted on JUNE 30, 2011 for the nonpayment of delinquent taxes in the amount of \$970.92 for the fiscal year 2010-2011, Default Number 2011-753130001-0000.

Notice is hereby given by the Tax Collector of RIVERSIDE County that pursuant to Revenue and Taxation Code §3691 the property described herein is subject to sale for nonpayment of taxes and will be sold unless the amount required to redeem the property is paid to the Tax Collector of said County before sale. The real property subject to this notice is assessed to: JAMSHASB, JAY TR & TEIMOORI, MARYAM TR & TURNER, RUFUS LEE TR & BABAI, ANTOINE H ETAL and is situated in said county, State of California, described as follows:

Assessor's Parcel Number 753130001-6

SEE PAGE 2 ENTITLED LEGAL DESCRIPTION

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California Executed on
RIVERSIDE County JULY 1, 2016 By Don Kent
Tax Collector

On 07/11/2016, before me, Peter Aldana, 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 upon behalf of which the person acted, executed the instrument.

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

WITNESS my hand and official seal.
Peter Aldana, Assessor, Clerk Recorder

By: Peter Aldana Seal
Deputy

§§3691, 3691.1, 3691.2 R&T Code



TDL 7-01 (1-98)

LEGAL DESCRIPTION

OUTSIDE CITY

THE WEST HALF OF THE WEST HALF OF SECTION 9, TOWNSHIP 7 SOUTH, RANGE 7 EAST, SAN BERNARDINO BASE AND MERIDIAN.

FRIENDS OF THE DESERT MOUNTAINS
RESOLUTION 2017.1.25.V.b

AUTHORIZING THE PURCHASE OF TAX DEFAULT PARCELS LISTED IN EXHIBIT A

ADOPTED AT THE REGULAR MEETING
JANUARY 25, 2017

WHEREAS, the Friends of the Desert Mountains is a California nonprofit corporation, recognized as a 501(c)(3) tax exempt organization by the Internal Revenue Service; and

WHEREAS, the purpose of the Friends is to acquire and protect land with natural and cultural resource values; and

WHEREAS, the purchase of the parcels described in Exhibit A, which is hereby incorporated by reference, for any purpose other than resource conservation could result in adverse impacts to their natural and cultural resource values;

NOW, THEREFORE, be it resolved in regular session of the Board of Directors of the Friends of the Desert Mountains that the Friends objects to the public sale of the parcels identified in Exhibit A; and,

FURTHER, the Friends hereby offers to purchase said properties at the prices indicated in Exhibit A through a Chapter 8 Agreement of Sale; and

FURTHER, the Friends agrees to pay the costs of giving notice as part of the Chapter 8 Agreement of Sale; and

FURTHER, the Friends' purpose in acquiring the land would be to conserve it as open space for the protection of its environmental, cultural, scientific, educational, recreational, scenic, and wildlife resources;

FURTHER, the Friends hereby authorizes the Executive Director, or any member of the Executive Committee of the Friends, to execute an Agreement of Sale, Escrow Instructions, Certificate of Acceptance, and any and all other documents that may be necessary to effect the acquisition of this property.

PASSED, APPROVED, AND ADOPTED at a regular meeting of the Board of Directors of the Friends of the Desert Mountains, held on this 25th day of January, 2017, by the following vote, to wit:

AYES: Bob Hargreaves, Buford Crites, Ruth Watling, Deborah McGarrey, Ulrich Sauerbrey, Rebecca Driscoll, Cheryl McKinley, Bob Smith, Duane Young, Gordon Fidler Bob Wright

NOES: None

ABSTENTIONS: None

ABSENT: Joan Taylor, Kay Hazen



Buford Crites, Secretary

Exhibit A
Real Property to be Acquired

APN	Legal Description	Purchase Price	Purpose & Intended Use
686162001-4	1.22 ACRES M/L IN LOT 1 AM 002/011 ASS'RS MAP 52	\$7,869.48	Preservation of Open Space
715180031-0	18.01 ACRES IN POR NE 1/4 OF SEC 9 T6S R11E	\$2,799.93	Preservation of Open Space
719160013-0	40.00 ACRES IN POR SW 1/4 OF SEC 13 T7S R13E	\$3,150.27	Preservation of Open Space
745330010-3	5.00 ACRES IN POR SE 1/4 OF SEC 21 T4S R8E	\$1,822.56	Preservation of Open Space
750250003-8	40.00 ACRES IN POR SW 1/4 OF SEC 24 T4S R7E	\$13,650.73	Preservation of Open Space
750250004-9	40.00 ACRES IN POR SW 1/4 OF SEC 24 T4S R7E	\$13,856.26	Preservation of Open Space
753130001-6	160.00 ACRES IN POR W 1/2 OF SEC 9 T7S R7E	\$11,825.41	Preservation of Open Space
Total		\$54,974.64	



Friends of the
Desert Mountains

51-500 Highway 74
P.O. Box 1281
Palm Desert, CA 92261

Mission Statement

The mission of the *Friends of the Desert Mountains* is to preserve land, to support education, conservation and research in the Coachella Valley and to act as the support organization for the Santa Rosa & San Jacinto Mountains National Monument.

AGREEMENT TO PURCHASE TAX-DEFAULTED PROPERTY

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