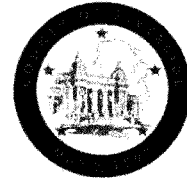


**SUBMITTAL TO THE BOARD OF SUPERVISORS
COUNTY OF RIVERSIDE, STATE OF CALIFORNIA**



ITEM
9.5
(ID # 5874)

MEETING DATE:

Tuesday, January 23, 2018

FROM : TREASURER-TAX COLLECTOR:

SUBJECT: TREASURER-TAX COLLECTOR: Public Hearing on the Recommendation for Distribution of Excess Proceeds for Tax Sale No. 207, Item 1043. Last assessed to: Mark Anderson, a married man, as his sole and separate property, District 4. [\$49,375-Fund 65595 Excess Proceeds from Tax Sale]

RECOMMENDED MOTION: That the Board of Supervisors:

1. Approve the claim from Phil Mark Turner for payment of excess proceeds resulting from the Tax Collector's public auction sale associated with parcel 869160066-4;
2. Deny the claim from LBS Financial CU;
3. Deny the claim from Mark S Anderson, last assessee;
4. Authorize and direct the Auditor-Controller to issue a warrant to Phil Mark Turner in the amount of \$49,375.43, no sooner than ninety days from the date of this order, unless an appeal has been filed in Superior Court, pursuant to the California Revenue and Taxation Code Section 4675.

ACTION: Policy

Jon Christensen, Treasurer-Tax Collector 1/4/2018

MINUTES OF THE BOARD OF SUPERVISORS

On motion of Supervisor Jeffries, seconded by Supervisor Ashley 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: January 23, 2018
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	\$49,375	\$ 0	\$49,375	\$ 0
NET COUNTY COST	\$ 0	\$ 0	\$ 0	\$ 0
SOURCE OF FUNDS: Fund 65595 Excess Proceeds from Tax Sale.			Budget Adjustment:	N/A
			For Fiscal Year:	17/18

C.E.O. RECOMMENDATION: Approve

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 May 24, 2016 public auction sale. The deed conveying title to the purchasers at the auction was recorded July 14, 2016. Further, as required by Section 4676 of the California Revenue and Taxation Code, notice of the right to claim excess proceeds was given on August 10, 2016, 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.

The Treasurer-Tax Collector has received three claims for excess proceeds:

1. Claim from Phil Mark Turner based on a Deed of Trust with Assignment of Rents recorded March 05, 2009 as Instrument No. 2009-0106683.
2. Claim from LBS Financial CU based on Abstract of Judgment recorded December 16, 2015 as Instrument No. 2015-0544868.
3. Claim from Mark S Anderson based on Grant Deed recorded March 05, 2009 as Instrument No. 2009-0106681.

Pursuant to Section 4675 of the California Revenue and Taxation Code, it is the recommendation of this office that Phil Mark Turner be awarded excess proceeds in the amount of \$49,375.43. Since the amount claimed by Phil Mark Turner exceeds the amount of excess proceeds available, there are no funds available for consideration for the claims from LBS Financial CU and Mark S Anderson. Supporting documentation has been provided. The Tax Collector requests approval of the above recommended motion. Notice of this recommendation was sent to the claimants by certified mail.

Impact on Residents and Businesses

Excess proceeds are being released to the deed of trust holder of the property.

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

ATTACHMENTS (if any, in this order):

ATTACHMENT A. Claim Turner

ATTACHMENT B. Claim LBS

ATTACHMENT C. Claim Anderson


Stephanie P. Rossi 1/12/2018

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

RECEIVED

To: Don Kent, Treasurer-Tax Collector

2017 JUL 14 PM 4:18

Re: Claim for Excess Proceeds

RIVERSIDE COUNTY
TREAS-TAX COLLECTOR

TC 207 Item 1043 Assessment No.: 869160066-4

Assessee: ANDERSON, MARK

Situs: 633 WILLIAMS RD BLYTHE 92225

Date Sold: May 24, 2016

Date Deed to Purchaser Recorded: July 14, 2016

Final Date to Submit Claim: July 14, 2017

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$ 99,850.76 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. 2009-0106683; recorded on 03/05/2009. 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.

<u>Personal Statement</u>	<u>Loan Servicing Documentation</u>
<u>Trust Deed Doc # 2009-0106683</u>	<u>Copies of my identification</u>
<u>Installment Note</u>	
<u>Modification Agreement</u>	

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 10th day of July, 2017 at Collier County, FL
County, State

Phil Mark Turner
Signature of Claimant

Signature of Claimant

Phil Mark Turner
Print Name

Print Name

168 Cypress View Drive
Street Address

Street Address

Naples, Florida 34113
City, State, Zip

City, State, Zip

951-642-9058
Phone Number

Phone Number

DOC # 2009-0106683
03/05/2009 08:00A Fee:33.00
Page 1 of 5

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



RECORDING REQUESTED BY:
Nations Title
ORDER # 1306918
ESCROW # 1016

WHEN RECORDED MAIL TO:
Phil Mark Turner

6923 Hillside Avenue
Riverside, Ca 92504

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

APN: 86-160-066

And 869-160-066-4

**DEED OF TRUST WITH ASSIGNMENT OF RENTS
(SHORT FORM)**

This DEED OF TRUST, made, February 9, 2009, between,
Mark Anderson, a married man, as his sole and separate property
herein called TRUSTOR,
Whose address is 14233 Lewis Road, Blythe, CA 92225, AND

Nations Title Company, a California corporation, herein called TRUSTEE, AND

Phil Mark Turner, a single man, herein called BENEFICIARY,

WITNESSED: That Trustor IRREVOCABLY GRANTS, TRANSFERS AND ASSIGNS to Trustee in trust,
WITH POWER OF SALE, that property in Riverside County, California, described as:

See Attached *EXHIBIT A*

Together with the rents, issues and profits thereof, subject, however to the right, power and authority
given to and conferred upon Beneficiary to collect and apply such rents, issues and profits.

For the Purpose of Securing: 1. Payment of the sum of \$130,000.00 with interest thereon according to
the terms of a promissory note or notes of even date, herewith made Trustor, payable to order of
Beneficiary, and extensions or renewals thereof, and (2) the performance of each agreement of Trustor
incorporated by reference or contained herein (3) Payment of additional sums and interest thereon which
may hereafter be loaned to Trustor, or his successors r assigns, when evidenced by a promissory note or
notes reciting that they are secured by this Deed of Trust.

23



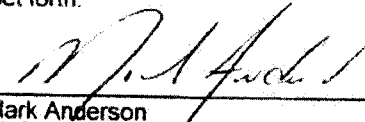
To Protect the Security of this Deed of Trust, Trustor Agrees: By the execution and delivery of this Deed of Trust and the note secured hereby, that provisions (1) to (14), inclusive, of the fictitious deed of trust recorded in Santa Barbara County and Sonoma County October 18, 1961, and in all other counties October 22, 1961, in the book and at the page of Official Records in the office of the county recorder of the county where said property is located, noted below opposite the name of such county, viz.

County	Book	Page	County	Book	Page	County	Book	Page
Alameda	435	684	Madera	810	170	San Luis Obispo	1151	12
Alpine	1	250	Marin	1508	339	San Mateo	4078	420
Amador	104	348	Mariposa	77	292	Santa Barbara	1878	860
Butte	1145	1	Mendocino	579	530	Santa Clara	5336	341
Calaveras	145	152	Merced	1547	538	Santa Cruz	1431	494
Colusa	296	617	Modoc	184	851	Shasta	684	528
Contra Costa	3978	47	Mono	52	429	San Diego Series 2	1951	183887
Del Norte	78	414	Monterey	2194	538	Sierra	29	335
El Dorado	568	456	Napa	639	86	Siskiyou	468	181
Fresno	4626	572	Nevada	305	320	Soloano	1105	182
Glenn	422	184	Orange	5889	611	Sonoma	1851	689
Humboldt	657	527	Placer	895	301	Stanislaus	1715	456
Imperial	1091	501	Plumas	151	5	Sutter	572	297
Inyo	147	598	Riverside	3005	523	Tehama	401	289
Kern	3427	60	Sacramento	4331	62	Trinity	93	366
Kings	792	833	San Benito	271	383	Tulare	2294	275
Lake	362	39	San Bernardino	5567	61	Tuolumne	135	47
Lassen	171	471	San Francisco	A332	905	Ventura	2062	386
Los Angeles	T2055	899	San Joaquin	2470	311	Yolo	553	245
						Yuba	334	486

Shall insure to and bind the parties hereto respect to the property above described. Said agreements, terms and provisions contained in said subdivision A and B. (identical in all counties and printed on the reversed side hereof) are by the within reference thereto, incorporated herein and made a part of this Deed of Trust for all purposes fully as if set forth herein, and Beneficiary may charge for a statement regarding the obligation secured Hereby, provided the charge therefore does not exceed the maximum allowed by law.

The undersigned Trustor requests that a copy of any Notice of Default and of any Notice of Sale hereunder be mailed to him at his address hereinbefore set forth.

Date: February 9, 2009



 Mark Anderson

STATE OF CALIFORNIA
 COUNTY OF Riverside
 On 2-17-2009 before me, Kathy Spraggins
MARK ANDERSON a notary public, personally appeared

, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

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

Witness my hand and official seal.

Signature Kathy N. Spraggins
 Title Order No. 1306918

Escrow or Loan No. 1016



(This area for official notarial seal)

DO NOT RECORD

The following is a copy of provisions (1) to (14), inclusive, of the fictitious deed of trust recorded in each county in California, as stated in the foregoing Deed of Trust and incorporated by reference in said Deed of Trust as being a part thereof as if set forth at length therein.

TO PROTECT THE SECURITY OF THIS DEED OF TRUST, TRUSTOR AGREES:

- (1) To keep said property in good condition and repair; not to remove or demolish any building thereon; to complete or restore promptly and in good and workmanlike manner any building which may be constructed, damaged or destroyed thereon and to pay when due all claims for labor performed and furnished therefore; to comply with all laws affecting said property or requiring any alterations or improvements to be made thereon; not to commit or permit waste thereof; not to commit, suffer or permit any act upon said property in violation of law; to cultivate, irrigate, fertilize, fumigate, prune and do all other acts which from the character or use of said property may be reasonably necessary, the specific enumerations herein not excluding the general.
- (2) To provide, maintain and deliver to Beneficiary fire insurance satisfactory to and with loss payable to Beneficiary. The amount collected under any fire or other insurance policy may be applied by Beneficiary upon any indebtedness secured hereby and in such order as Beneficiary may determine, or at option of Beneficiary the entire amount so collected or any part thereof may be released to Trustor. Such application or release shall not cure or waive any default or notice of default hereunder or invalidate any act done pursuant to such notice.
- (3) To appear in and defend any action or proceeding purporting to affect the security hereof or the rights or powers of Beneficiary or Trustee; and to pay all costs and expenses, including cost of evidence of title and attorney's fees in a reasonable sum, in any such action or proceeding in which Beneficiary or Trustee may appear, and in any suit brought by Beneficiary to foreclose this Deed.
- (4) To pay: at least ten days before delinquency all taxes and assessments affecting said property, including assessments on appurtenant water stock; when due, all encumbrances, charges and liens, with interest, on said property or any part thereof, which appear to be prior or superior hereto; all costs, fees and expenses of this Trust. Should Trustor fail to make any payment or to do any act as herein provided, then Beneficiary or Trustee, but without obligation so to do and without notice to or demand upon Trustor and without releasing Trustor from any obligation hereof, may, make or do the same in such manner and to such extent as either may deem necessary to protect the security hereof, Beneficiary or Trustee being authorized to enter upon said property for such purposes; appear in and defend any action or proceeding purporting to affect the security hereof or the rights or powers of Beneficiary or Trustee; pay, purchase, contest or compromise any encumbrance, charge or lien which in the judgment of either appears to be prior or superior hereto; and, in exercising any such powers, pay necessary expenses, employ counsel and pay his reasonable fees.
- (5) To pay immediately and without demand all sums so expended by Beneficiary or Trustee with interest from date of expenditure at the amount allowed by law in effect at the date hereof, and to pay for any statement provided for by law in effect at the date hereof regarding the obligation secured hereby any amount demanded by the Beneficiary not to exceed the maximum allowed by law at the time when said statement is demanded.
- (6) That any award of damages in connection with any condemnation for public use of or injury to said property or any part thereof is hereby assigned and shall be paid to Beneficiary who may apply or release such moneys received by him in the same manner and with the same effect as above provided for disposition of proceeds of fire or other insurance.
- (7) That by accepting payment of any sum secured hereby after its due date, Beneficiary does not waive his right either to require prompt payment when due of all other sums so secured or to declare default for failure so to pay.
- (8) That at any time or from time to time, without liability therefore and without notice, upon written request of Beneficiary and presentation of this Deed and said note for endorsement and without affecting the personal liability of any person for payment of the indebtedness secured hereby, Trustee may: reconvey any part of said property; consent to the making of any map or plat thereof; join in granting any easement thereon; or join in any extension agreement or any agreement subordinating the lien or charge hereof.
- (9) That upon written request of Beneficiary stating that all sums secured hereby have been paid, and upon surrender of this Deed and said note to Trustee for cancellation and retention and upon payment of its fees Trustee shall reconvey, without warranty, the property then held hereunder. The recitals in such reconveyance of any matters or facts shall be conclusive proof of the truthfulness thereof. The Grantee in such reconveyance may be described as the person or persons legally entitled thereto. Five years after issuance of such full reconveyance, Trustee may destroy said note and this Deed unless directed in such request to retain them).
- (10) That as additional security, Trustor hereby gives to and confers upon Beneficiary the right, power and authority, during the continuance of these Trusts, to collect the rents, issues and profits of said property, reserving unto Trustor the right, prior to any default by Trustor in payment of any indebtedness secured hereby or in performance of any agreement hereunder, to collect and retain such rents, issues and profits of said property, reserving unto Trustor the right, prior to any default by Trustor in payment of any indebtedness secured hereby or in performance of any agreement hereunder, to collect and such rents, issues and profits as they become due and payable. Upon any such default, Beneficiary may at any time without notice, either in person, by agent, or by a receiver to be appointed by a court, and without regard to the adequacy of any security for the indebtedness hereby secured enter upon and take possession of said property or any part thereof, in his own name sue for or other wise collect such, rents issues, and profits, including those past due and unpaid, and apply the same, less costs and expenses of operation and collection, including reasonable attorney's fees, upon any indebtedness secured hereby, and in such order as Beneficiary may determine. The entering upon and taking possession of said property, the collection of such rents, issues and profits and the application thereof as aforesaid, shall not cure or waive any default or notice of default hereunder or invalidate any act done pursuant to such notice.
- (11) That upon default by Trustor in payment of any indebtedness secured hereby or in performance of any agreement hereunder, Beneficiary may declare all sums secured hereby immediately due and payable by delivery to Trustee of written declaration of default and demand for sale and of written notice of default and of election to cause to be sold said property, which notice Trusts, shall cause to be filed for record. Beneficiary also shall deposit with Trustee this Deed, said note and all documents evidencing expenditures secured hereby.

After the lapse of such time as may then be required by law following the recordation of said notice of default, and notice of sale having been given as then required by law, Trustee, without demand on Trustor, shall sell said property at the time and place fixed by it in said notice of sale, either as a whole or in separate parcels, and in such order as it may determine, at public auction to the highest bidder for cash of lawful money of the United States, payable at time of sale. Trustee may postpone sale of all or any portion of said property by public announcement at such time and place of sale, and from time to time thereafter may postpone such sale by public announcement at the time fixed by the proceeding postponement. Trustee shall deliver to such purchaser its deed conveying the property so sold, but without any covenant or warranty express or implied. The recitals in such deed of any matters or facts shall be conclusive proof of the truthfulness thereof. Any person, including Trustor, Trustee, or Beneficiary as hereinafter defined, may purchase at such sale.

After deducting all costs, fees and expenses of Trustee and of this Trust, including cost of evidence of title in connection with sale, Trustee shall apply the proceeds of sale to payment of: all sums expended under the terms hereof, not then repaid, with accrued interest at the amount allowed by law in effect at the date hereof: all other sums then secured hereby: and the remainder, if any, to the person or persons legally entitled thereto.

(12) Beneficiary, or any successor in ownership of any indebtedness secured hereby, may from time to time by instrument in writing, substitute a successor or successors to any Trustee named herein or acting hereunder, which instrument, executed by the Beneficiary and duly acknowledged and recorded in the office of county recorder of the county or counties where said property is situated, shall be conclusive proof of proper substitution of such successor Trustee or Trustees, who shall, without conveyance from the Trustee predecessor succeed to all its title, estate, rights, powers and duties. Said instrument must contain the name of the original Trustor, Trustee and Beneficiary hereunder, the book and pages where this Deed is recorded and the name and address of the new Trustee.

(13) That this Deed applies to, inures to the benefit of, and binds all parties hereto their heirs, legatees, devisees, administrators, executors, successors and assigns. The term Beneficiary shall mean the owner and holder, including pledgees, of the note secured hereby, whether or not named as Beneficiary herein. In this Deed, whenever the context so requires, the masculine gender includes the feminine and/or neuter, and the singular number includes the plural.

(14) That Trustee accepts this Trust when this Deed, duly executed and acknowledged, is made a public record as provided by law. Trustee is not obligated to notify any party hereto of pending sale under any other Deed of Trust or of any action or proceeding in which Trustor, Beneficiary or Trustee shall be a party unless brought by Trustee.

INITIALS _____

REQUEST FOR FULL RECONVEYANCE

TO: Nations Title Company, TRUSTEE:

The undersigned is the legal owner and holder of all indebtedness secured by the within Deed of Trust. All sums secured by said Deed or Trust have been fully paid and satisfied: and you are hereby requested and directed, on payment to you of any sums owing to you under the terms of said Deed of Trust, to cancel all evidences of indebtedness, secured by said Deed to Trust, delivered to you herewith, together with the said Deed of Trust, and to reconvey, without warranty, to the parties designated by the terms of said Deed of Trust all the estate now held by you under the same.

Dated _____

By: _____

By: _____

Please mail Reconveyance to:

Do not lose or destroy this Deed of Trust OR THE NOTE which it secures. Both original documents must be delivered to the Trustee for cancellation before reconveyance will be made.

STATE OF CALIFORNIA
COUNTY OF _____

ON _____ before me, _____ personally appeared

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 _____

EXHIBIT "A"

All that certain real property situated in the County of RIVERSIDE, State of CALIFORNIA, described as follows:

A PORTION OF LOT 3, BEING A PORTION OF THE NORTH EAST $\frac{1}{4}$ OF THE NORTHWEST $\frac{1}{4}$ OF SECTION 4, TOWNSHIP 7 SOUTH, RANGE 23 EAST, BEGINNING 894.5 FEET SOUTH OF THE NORTHWEST CORNER; THENCE EAST 150 FEET THENCE SOUTH 215 FEET, THENCE WEST 150 FEET; THENCE NORTH 215 FEET TO THE POINT OF BEGINNING.

Assessor Parcel No(s): 869-160-066-4

INSTALLMENT NOTE
(INTEREST INCLUDED)

Escrow No: 1016

\$130,000.00

February 9, 2009

For value received, Mark Anderson, **Trustor**, promise to pay to Phil Mark Turner, a single man, **Beneficiary**, or order, at the sum of \$ 130,000.00 DOLLARS, (**ONE HUNDRED THIRTY THOUSAND & NO/100**). With interest from March 1, 2009 on unpaid principal at the rate of 7.00 per cent per annum; principal and interest payable in installments of \$905.31 Dollars or more on the 1ST day of each month, beginning on the 1ST day of March, 2009, and continuing until the 1st day of February, 2019, at which time all sums then remaining unpaid, **PRINCIPAL AND INTEREST**, shall become due and payable.

Trustor agrees to pay a late charge of 5% of the installment amount for any payment made more than 10 days past due date.

"This note is subject to Section 2966 of the **Civil Code**, which provides that the holder of this note shall give written notice to the trustor, or his successor in interest, of perscribed information at least 90 and not more than 150 days before any **balloon** payment is due.

Should suit be commenced to collect this note or any portion thereof, such sum as the Court may deem reasonable shall be added hereto as attorney's fees. Principal and interest payable in lawful money of the United States.

This note is secured by a certain **DEED OF TRUST** to Nations Title Company of California, as **TRUSTEE**.



Mark Anderson

DO NOT DESTROY THIS NOTE:

When paid, this note and the Deed of Trust must be surrendered to the Trustee with request for reconveyance.

MODIFICATION AGREEMENT

(is not a refinance)

Loan #

NAMES: Mark Anderson

Property: 14233 Lewis Road Blythe, CA 92225

This agreement has been negotiated between lender and borrower and is made and entered into this 29th day of December 2010, between Phil Mark Turner as first party and Mark Anderson as second party.

WITNESSETH THAT

WHEREAS The First party is the owner and holder of a promissory note and Deed of Trust dated February 9th, 2009 secured by a deed of trust recorded as instrument 2009-0106683, in the Official Records of County of Riverside, State of

WHEREAS, Second party is the owner of the real property described in said deed of trust subject to the lien thereof, and

WHEREAS, the parties hereto desire to change and modify the terms of said promissory note

NOW THEREFORE, in consideration of the premises and covenants herein contained it is mutually agreed as follows

1. The unpaid balance of principal now due upon said promissory note is the sum of \$127,938.56 with interest thereon at the rate of 7.0% per annum from 05-01-2010. The current payments are \$905.31 per month. The loan is past due for seven months: June 1st, 2010 through December 1st, 2010. Accrued and unpaid late charges currently due are \$747.25.

2. The balance due upon said promissory note as aforesaid shall be paid in the following manner and the terms of said promissory note changed and modified as follows to wit:

- The principal balance will be reduced by \$29,938.56. The new balance will be \$98,000.
- The loan interest rate will be reduced to 6.5%. The new principal and interest, partially amortized payment will be \$620.00 per month. There are no impounds on this account.
- Lender requires \$905.00 be paid with the return of this document before the loan will be brought current. This represents the administrative fee of \$545.00 for the preparation of this negotiated agreement and \$360.00 as a portion of the service fees, NSF fees and late charges due to FCI Lender Services. Once paid, the loan will be brought current. All other unpaid late charges and unpaid interest will be eliminated. The next due date will be January 1st, 2011.
- The maturity date of this loan will continue to be February 1st, 2019.
- Any extra funds received will be applied first to unpaid interest, then to unpaid charges with the balance going towards principle reduction.

Initials PT

Loan # _____
NAMES: Mark Anderson
Property: 14233 Lewis Road Blythe, Ca 92225

Failure to make future monthly payments in a timely manner over the next six months ending June 30th, 2011 will be considered a default under this Agreement and this agreement shall become null and void. The Beneficiary reserves the right to return to the terms of the original note and Deed of Trust.

That in all other respects said note and said mortgage shall remain unaffected, unchanged and unimpaired by reason of the execution of this agreement

That second party agrees to pay said promissory note according to the terms thereof as herein changed and modified and agrees to perform all of the acts to be performed by the Trustor under the terms of said deed of trust

During the term of this agreement, borrower must continue to timely perform all the Borrower's obligations under the Note and Deed of Trust including but not limited to the payment of taxes and insurance as provided in the Note and Deed of Trust. Nothing in this Agreement shall affect or impair Lenders rights or powers under the Note and Mortgage to recover any sum due, together with interest and cost

This agreement has been solely negotiated between the borrower and lender FCI lender Services will not be liable for any disputes arising out of this expedited agreement. Each party will hold harmless and indemnify FCI Lender Services, Inc for the facilitation of this document

No changes to the FCI system will be made without the signed agreements from the Borrowers and the majority approval of the Lenders

IN WITNESS WHEREOF, the parties hereto have executed this agreement the day and year first above written

SIGNATURE _____ Date _____
Mark Anderson: Second party

SIGNATURE:  Date: 12/30/2010
Phil Mark Turner First Party

It will be the Beneficiaries (First Party) responsibility to notify the Servicer of any needed changes to the servicing system

MODIFICATION AGREEMENT
(This is not a refinance)

Loan #
NAMES: Mark Anderson
Property: 14233 Lewis Road Blythe, Ca. 92225

This agreement has been negotiated between lender and borrower and is made and entered into this 29th day of December 2010, between Phil Mark Turner as first party, and Mark Anderson as second party.

WITNESSETH THAT:

WHEREAS: The First party is the owner and holder of a promissory note and Deed of Trust dated February 9th, 2009 secured by a deed of trust recorded as instrument 2009-0106683, in the Official Records of County of Riverside, State of.

WHEREAS, Second party is the owner of the real property described in said deed of trust subject to the lien thereof, and

WHEREAS, the parties hereto desire to change and modify the terms of said promissory note.

NOW THEREFORE, in consideration of the premises and covenants herein contained it is mutually agreed as follows:

1. The unpaid balance of principal now due upon said promissory note is the sum of \$127,938.56 with interest thereon at the rate of 7.0% per annum from 05-01-2010. The current payments are \$905.31 per month. The loan is past due for seven months: June 1st, 2010 through December 1st, 2010. Accrued and unpaid late charges currently due are \$747.25.

2. The balance due upon said promissory note as aforesaid shall be paid in the following manner and the terms of said promissory note changed and modified as follows to wit:

- The principal balance will be reduced by \$29,938.56. The new balance will be \$98,000.
- The loan interest rate will be reduced to 6.5%. The new principal and interest, partially amortized payment will be \$620.00 per month. There are no impounds on this account.
- Lender requires \$905.00 be paid with the return of this document before the loan will be brought current. This represents the administrative fee of \$545.00 for the preparation of this negotiated agreement and \$360.00 as a portion of the service fees, NSF fees and late charges due to FCI Lender Services. Once paid, the loan will be brought current. All other unpaid late charges and unpaid interest will be eliminated. The next due date will be January 1st, 2011.
- The maturity date of this loan will continue to be February 1st, 2019.
- Any extra funds received will be applied first to unpaid interest, then to unpaid charges with the balance going towards principle reduction.

Initials MA

Loan # _____
NAMES: Mark Anderson
Property: 14233 Lewis Road Blythe, Ca. 92225

Failure to make future monthly payments in a timely manner over the next six months ending June 30th, 2011 will be considered a default under this Agreement and this agreement shall become null and void. The Beneficiary reserves the right to return to the terms of the original note and Deed of Trust.

That in all other respects said note and said mortgage shall remain unaffected, unchanged and unimpaired by reason of the execution of this agreement.


That second party agrees to pay said promissory note according to the terms thereof as herein changed and modified and agrees to perform all of the acts to be performed by the Trustor under the terms of said deed of trust.

During the term of this agreement, borrower must continue to timely perform all the Borrower's obligations under the Note and Deed of Trust including but not limited to the payment of taxes and insurance as provided in the Note and Deed of Trust. Nothing in this Agreement shall affect or impair Lenders rights or powers under the Note and Mortgage to recover any sum due, together with interest and cost

This agreement has been solely negotiated between the borrower and lender. FCI lender Services will not be liable for any disputes arising out of this expedited agreement. Each party will hold harmless and indemnify FCI Lender Services, Inc. for the facilitation of this document.

No changes to the FCI system will be made without the signed agreements from the Borrowers and the majority approval of the Lenders.

IN WITNESS WHEREOF, the parties hereto have executed this agreement the day and year first above written.

SIGNATURE:  Date: 12/30/2010
Mark Anderson: Second party

SIGNATURE: _____ Date: _____
Phil Mark Turner: First Party

It will be the Beneficiaries (First Party) responsibility to notify the Servicer of any needed changes to the servicing system.

Hello Phil and FCI,

Please note that I am signing the modification agreement today (December 30, 2010). The only issue I have is paying the 1st Month payment by January 1, 2011. Today is the 30th and that will not be possible in 1 day. I am requesting that my first payment be received by the 15th of January 2011 and all other payments will be received as requested before the 1st of each Month beginning February 2011.

Thank you,
Mark Anderson
760-899-1810
mrmark01@aol.com

Phil Turner

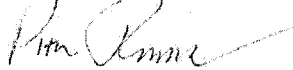
168 Cypress View Drive
Naples, Florida 34113
951-642-9058
philmarkturner@gmail.com

November 16, 2017

To Who It May Concern,

I, Phil Turner, have not received from any source any money or payments of any kind regarding or associated with the property or the loan on the property in Blythe with the Assessor's Parcel Number 869160066-4 after May 24, 2016 when it was sold in tax auction, nor for several years prior.

Sincerely yours,

A handwritten signature in cursive script, appearing to read "Phil Turner", written in dark ink.

Phil Mark Turner



Lender Information Reporting System

Loan Portfolio Display Filters

Display Status:
 Display State:

Primary loans

Only On Hold
 Include Previous Account
 Include Original Lender

Loan Number	Prev. Account	Orig. Lender	Loan Details	Name	City	State	Maturity Date	Original Balance	Current Balance	Days Late	Next Due Date	Note Rate	Investor Rate	Total Payment	Loan Status
			<small>UNIT 31</small>	Anderson, Mark	Blythe	CA		\$130,000.00	\$0.00			6.500%	6.500%	\$0.00	Assigned

Loan Information															
Original Loan Amount		\$130,000.00	Loan Position	1	Accrued Late Charges		\$0.00								
Current Loan Amount		\$0.00	Escrow Balance		Loan Charges		\$0.00								
Note Rate11		6.500%	Suspense Balance		Unpaid Interest		\$0.00								\$0.00
Date Information															
Paid To		02/01/2013	Loan Maturity												
Next Payment Due		03/01/2013	Loan Payoff				02/01/2019	Loan Origination							03/05/2009
Payment Information															
Total Payment		\$620.00	Escrow Payment	\$0.00	Grace Days		10	Late Charge							\$31.00
Principal & Interest		\$620.00	Suspense Payment	\$0.00	Minimum Late Charge		\$0.00								
Borrower Information															
Loan #			Type	Single Family Res	APN			869-160-066-4	Fax						
Borrower		Mark Anderson	Occupancy	Primary Borrower	LTV			\$0.00	Email						
TIN			Appr. Value	\$0.00	Home			(760)899-1810							
			Appr. Date		Work			(760)347-4911							
			Appr. Source	System.String[]	Mobile			(951)642-9058							
Totals for 1 Loans															
							\$130,000.00	\$0.00				6.500%	6.500%		\$0.00

Attention: Data provided on this page is for informational purposes only and not to be used for tax purposes. FCI does not warrant or represent that the information contained herein is accurate. Please call Customer Service for account details.

FCI Loan Information & Reporting Service, Version
 Copyright © 2003—2017 FCI Lender Services, Inc.
 All Rights Reserved. (Build 06/29/2017 08:18:58 PM)

8180 East Kaiser Blvd.
 Anaheim Hills
 California 92808

Toll Free 800.931.2424
 Local 714.282.2424
 Fax 714.282.2425

Developed for FCI by FCI



FCI Lender Services, Inc.

Customer Service: (800) 931-2424 Fax: 714-282-2429

Customer Information: www.trustfci.com NMLS #4920, BRE #01022780

Statement Date: 05/03/2016

Investor Statement of Account

Investor	Phil Mark Turner 6923 Hillside Avenue Riverside, CA 92504	Summary	Statement Period	04/01/2016 - 04/30/2016
			Account Number	
			Portfolio Balance:	\$95,850.76
			Portfolio Yield:	6.50%
			Interest Paid:	\$0.00
			Principal Paid:	\$0.00
		Interest Paid YTD	\$0.00	

Please advise us immediately of any discrepancies in the transactions or investment activity on your statement of account or if you contemplate changing your address. When making inquiries by telephone or in writing, please provide your account number. We urge you to keep this statement with your investment records.

INVESTMENT PORTFOLIO AS OF 04/30/2016										
Account	Last Name	% Owned	Interest	Maturity	Paid To Date	Next Due	Days Delinquent	Reg. Pmt	Loan Balance	
	Anderson	100.000%	6.500%	02/01/2019	02/01/2013	03/01/2013	1156	\$605.00	\$95,850.76	
Current Portfolio Yield: 6.50%		Total Number of Loans: 1							\$605.00	\$95,850.76



FCI Lender Services, Inc.

Customer Service: (800) 931-2424 Fax: 714-282-2429
Customer Information: www.trustfci.com NMLS #4920, BRE #01022780

Statement Date: 06/01/2016

Investor Statement of Account

Summary	Statement Period	05/01/2016 - 05/31/2016
	Account Number	
	Portfolio Balance:	\$95,850.76
	Portfolio Yield:	6.50%
	Interest Paid:	\$0.00
	Principal Paid:	\$0.00
	Interest Paid YTD	\$0.00

Investor Phil Mark Turner
6923 Hillside Avenue
Riverside CA 92504

Please advise us immediately of any discrepancies in the transactions or investment activity on your statement of account or if you contemplate changing your address. When making inquiries by telephone or in writing, please provide your account number. We urge you to keep this statement with your investment records.

INVESTMENT PORTFOLIO AS OF 05/31/2016									
Account	Last Name	% Owned	Interest	Maturity	Paid To Date	Next Due	Days Delinquent	Reg. Pmt	Loan Balance
	Anderson	100.000%	6.500%	02/01/2019	02/01/2013	03/01/2013	1187	\$605.00	\$95,850.76
Current Portfolio Yield: 6.50%				Total Number of Loans: 1				\$605.00	\$95,850.76

07/10/2017

Phil Mark Turner
168 Cypress View Drive
Naples, FL 34109
951-642-9058
SSN:

To Whom It May Concern:

In February of 2009 I sold my property with APN #869-160-066-4 to Mark Anderson for \$130,000. The property's address at that time was 14233 Lewis Road, Blythe, CA 92225, and was subsequently changed to 633 Williams Rd. The property is located at the corner of Lewis and Williams.

Please find the Trust Deed attached with Recorder's Doc #2009-0106683.

Also find attached the promissory note dated February 9, 2009 for \$130,000.

In December of 2010, the note was reduced from the remaining balance of \$127,938.56 to \$98,000 to help Mr Anderson keep up with payments.

Please find the Modification Agreement attached.

I contracted with FCI Lender Services to service the note. Their loan number for the note is [REDACTED]. Their contact info is:

FCI Lender Services, Inc.
PO Box 27370
Anaheim, CA 92809-0112

Please find attached a printed copy of the loan overview as well as the statements for April 2016 and May 2016. As you can see the balance of the loan at the time of the tax sale was \$95850.76.

Sincerely,



Phil Mark Turner

CLAIM FOR EXCESS PROCEEDS FROM THE SALE OF TAX-DEFAULTED PROPERTY

To: Don Kent, Treasurer-Tax Collector

Re: Claim for Excess Proceeds

TC 207 Item 1043 Assessment Number: 869160066-4

Assessee: ANDERSON, MARK

Situs: 633 WILLIAMS RD BLYTHE 92225

Date Sold: May 24, 2016

Date Deed to Purchaser Recorded: July 14, 2016

Final Date to Submit Claim: July 14, 2017

RECEIVED
2016 AUG 30 AM 7:46
RIVERSIDE COUNTY
TREASURER-TAX COLLECTOR

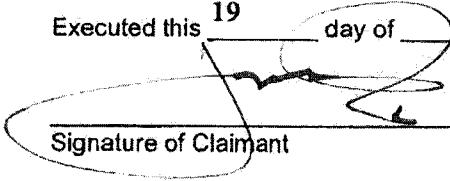
I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$ 27,856.43 from the sale of the above mentioned real property. I/We were the lienholder(s), property owner(s) [check in one box] at the time of the sale of the property as is evidenced by Riverside County Recorder's Document No. 2015-0544868; recorded on 12/16/2015. 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.
RECORDED ABSTRACT OF JUDGMENT ATTACHED

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 19 day of AUGUST, 2016 at ORANGE COUNTY, CA.
County, State



Signature of Claimant

Signature of Claimant

JUAN FLORES C/O LBS FINANCIAL CU

Print Name

5505 GARDEN GROVE BLVD

Street Address

WESTMINSTER CA 92683

City, State, Zip

714 893 5111

Phone Number

Print Name

Street Address

City, State, Zip

Phone Number

REV

2015-0544868

12/16/2015 04:27 PM Fee: \$ 31.00

Page 1 of 3

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



PLEASE COMPLETE THIS INFORMATION
RECORDING REQUESTED BY:

PRENOVOST, NORMANDIN, BERGH & DAWE

AND WHEN RECORDED MAIL TO:

PRENOVOST, NORMANDIN, BERGH & DAWE
2122 North Broadway, Suite 200
Santa Ana, CA 92706-2614

8381-2097

3					R	A	Exam:	914		
Page	DA	PCOR	Misc	Long	RFD	1st Pg	Adtl Pg	Cert	CC	
3	1									
SIZE	NCOR	SMF	NCHG T:							

TRA:
DTT:

ABSTRACT OF JUDGMENT

31

Title of Document

THIS AREA FOR
RECORDER'S
USE ONLY

THIS PAGE ADDED TO PROVIDE ADEQUATE SPACE FOR RECORDING INFORMATION
(\$3.00 Additional Recording Fee Applies)

* file by Sam *

8381 2097

EJ-001

ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, address, and State Bar number):
After recording, return to:

THOMAS J. PRENOVOST, JR., SBN 77813
KAREL ROCHA, SBN 212413
PRENOVOST, NORMANDIN, BERGH & DAWE
2122 NORTH BROADWAY, SUITE 200
SANTA ANA, CA 92706-2614

TEL NO.: 714-547-244 FAX NO. (optional): 714-835-288

E-MAIL ADDRESS (Optional): KRocho@pnbd.com

ATTORNEY FOR JUDGMENT CREDITOR ASSIGNEE OF RECORD

SUPERIOR COURT OF CALIFORNIA, COUNTY OF RIVERSIDE

STREET ADDRESS: 265 N. BROADWAY

MAILING ADDRESS:

CITY AND ZIP CODE: BLYTHE, CA 92225

BRANCH NAME: BLYTHE COURT

FOR RECORDER'S USE ONLY

PLAINTIFF: LBS FINANCIAL CU, a California corporation
DEFENDANT: MARK QUINN ANDERSON, an individual

CASE NUMBER:

BLC1500079

ABSTRACT OF JUDGMENT—CIVIL AND SMALL CLAIMS Amended

FOR COURT USE ONLY

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

a. Judgment debtor's

Name and last known address

MARK QUINN ANDERSON, an individual
781 AURORA WAY
BLYTHE, CA 92225

b. Driver's license no. (last 4 digits) and state: CA Unknown
c. Social security no. (last 4 digits): XXX-XX- Unknown

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

MARK QUINN ANDERSON, an individual
781 AURORA WAY, BLYTHE, CA 92225

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

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

3. Judgment creditor (name and address):

LBS FINANCIAL CU, a California corporation
P.O. BOX 4860, LONG BEACH, CA 90804

5. Original abstract recorded in this county:

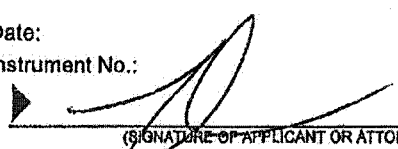
Date: OCTOBER 27, 2015

a. Date:

b. Instrument No.:

KAREL ROCHA

(TYPE OR PRINT NAME)


(SIGNATURE OF APPLICANT OR ATTORNEY)

6. Total amount of judgment as entered or last renewed:
\$ 27,856.43

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

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

a. Amount: \$

8. a. Judgment entered on (date): 10/19/15

b. In favor of (name and address):

b. Renewal entered on (date):

9. This judgment is an installment judgment.

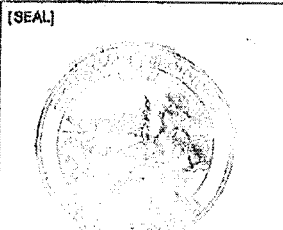
11. A stay of enforcement has

a. not been ordered by the court.

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

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

b. A certified copy of the judgment is attached.



This abstract issued on (date):

NOV 17 2015

Clerk, by 

Deputy

PLAINTIFF: DEFENDANT:	COURT CASE NO.:
--------------------------	-----------------

NAMES AND ADDRESSES OF ADDITIONAL JUDGMENT CREDITORS:

13. Judgment creditor (name and address):

14. Judgment creditor (name and address):

15. Continued on Attachment 15.

INFORMATION ON ADDITIONAL JUDGMENT DEBTORS:

16. Name and last known address

[] []

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

Social security no. [last 4 digits]: Unknown

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

17. Name and last known address

[] []

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

Social security no. [last 4 digits]: Unknown

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

18. Name and last known address

[] []

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

Social security no. [last 4 digits]: Unknown

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

19. Name and last known address

[] []

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

Social security no. [last 4 digits]: Unknown

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

20. Continued on Attachment 20.

COUNTY OF RIVERSIDE
TREASURER - TAX COLLECTOR
County Administrative Center-4th Floor
4080 Lemon Street, P.O. Box 12005
Riverside, CA 92502-2205

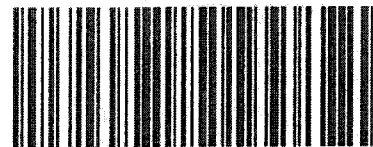


Satellite Offices

Palm Desert Office
38-686 El Cerrito Rd
Palm Desert, CA 92211

Temecula Office
40935 County Center Dr, Suite C
Temecula, CA 92591

951-955-3900
951-955-3990 - Fax
www.countytreasurer.org
E-mail: ttc@rivcotc.org



7114 7344 2820 2557 4563



REF: 0713 7344 2820 2557 ITEM: 1043 - EPRC
LBS FINANCIAL CU
CASE# BLC1500079
P.O. BOX 4860
LONG BEACH CA 90804

August 10, 2016

EXCESS PROCEEDS FROM THE SALE OF TAX-DEFAULTED PROPERTY

Assessment Number 869160066-4 TC: 207 ITEM: 1043
Situs Address: 633 WILLIAMS RD BLYTHE 92225
Assessee: ANDERSON, MARK
Date Sold: May 24, 2016
Deed to Purchaser Recorded: July 14, 2016
Final Date to Submit Claim: July 14, 2017

Dear Sir or Madame:

The property referenced above was declared subject to the Tax Collector's power of sale for non-payment of taxes and later sold. Parties of Interest, as defined in Section 4675 of the California Revenue and Taxation Code (e.g., the last assessee and any lienholders of record), have a right to file a claim for any excess proceeds that remain after the tax liens and the costs of the sale have been satisfied. Our records indicate that you may be a party of interest, and we have enclosed a claim form for your convenience. Please note that your claim must be filed within one year from the date the deed to the purchaser was recorded (shown above). By law, we cannot accept claims after the one year period from this recording date. Claims submitted will be evaluated by our legal counsel and awarded in accordance with state law. The submission of a claim merely initiates that review.

The enclosed form is relatively simple and we must stress that most applicants will be able to fill it out without help. However, if you need help, please feel free to contact our office by mail, telephone or in person and we will help you without charge. You may telephone us at (951) 955-3336.

If you prefer to have an agent file your claim for you, or if you should decide to sell your claim (often referred to as "assignment") so that the purchaser of the claim may receive the funds, please advise us and we will send the proper form.

In addition, please note that the statutory procedures and the County's internal procedures dictate that most claims will not be processed until at least twenty (20) months following the date of recordation of the tax deed.

Sincerely,

DON KENT
TREASURER-TAX COLLECTOR
TAX SALE OPERATIONS

CLAIM FOR EXCESS PROCEEDS FROM THE SALE OF TAX-DEFAULTED PROPERTY

RECEIVED

2016 AUG 30 AM 8:11

RIVERSIDE COUNTY
TREAS-TAX COLLECTOR

To: Don Kent, Treasurer-Tax Collector

Re: Claim for Excess Proceeds

TC 207 Item 1043 Assessment Number: 869160066-4

Assessee: ANDERSON, MARK

Situs: 633 WILLIAMS RD BLYTHE 92225

Date Sold: May 24, 2016

Date Deed to Purchaser Recorded: July 14, 2016

Final Date to Submit Claim: July 14, 2017

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$_____ 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. 2016-0122373 recorded on 3/30/2016. 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.

DOC # 2016-0122373, GRANT DEED

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 23RD day of AUG, 2016 at _____ County, State

Mark Anderson
Signature of Claimant

Signature of Claimant

MARK S. ANDERSON
Print Name

Print Name

74064 CHANOOK CIR
Street Address

Street Address

PALM DESERT, CA, 92211
City, State, Zip

City, State, Zip

408 771-7747
Phone Number

Phone Number

COUNTY OF RIVERSIDE
TREASURER - TAX COLLECTOR
County Administrative Center-4th Floor
4080 Lemon Street, P.O. Box 12005
Riverside, CA 92502-2205



Satellite Offices

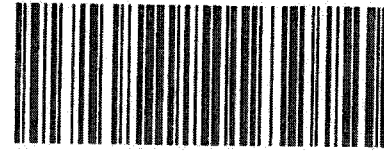
Palm Desert Office
38-686 El Cerrito Rd
Palm Desert, CA 92211

Temecula Office
40935 County Center Dr, Suite C
Temecula, CA 92591

951-955-3900
951-955-3990 - Fax
www.countytreasurer.org
E-mail: ttc@rivcotc.org



6699712011490 207 ITEM: 1043-EPFD
ANDERSON, MARK
C/O ANDERSON, MARK S
74064 CHINOOK CIR
PALM DESERT CA 92211



7114 7344 2820 2557 4440

AUG 23 2016
JB

August 10, 2016

EXCESS PROCEEDS FROM THE SALE OF TAX-DEFAULTED PROPERTY

Assessment Number 869160066-4 TC: 207 ITEM: 1043
Situs Address: 633 WILLIAMS RD BLYTHE 92225
Assessee: ANDERSON, MARK
Date Sold: May 24, 2016
Deed to Purchaser Recorded: July 14, 2016
Final Date to Submit Claim: July 14, 2017

Dear Sir or Madame:

The property referenced above was declared subject to the Tax Collector's power of sale for non-payment of taxes and later sold. Parties of Interest, as defined in Section 4675 of the California Revenue and Taxation Code (e.g., the last assessee and any lienholders of record), have a right to file a claim for any excess proceeds that remain after the tax liens and the costs of the sale have been satisfied. Our records indicate that you may be a party of interest, and we have enclosed a claim form for your convenience. Please note that your claim must be filed within one year from the date the deed to the purchaser was recorded (shown above). By law, we cannot accept claims after the one year period from this recording date. Claims submitted will be evaluated by our legal counsel and awarded in accordance with state law. The submission of a claim merely initiates that review.

The enclosed form is relatively simple and we must stress that most applicants will be able to fill it out without help. However, if you need help, please feel free to contact our office by mail, telephone or in person and we will help you without charge. You may telephone us at (951) 955-3336.

If you prefer to have an agent file your claim for you, or if you should decide to sell your claim (often referred to as "assignment") so that the purchaser of the claim may receive the funds, please advise us and we will send the proper form.

In addition, please note that the statutory procedures and the County's internal procedures dictate that most claims will not be processed until at least twenty (20) months following the date of recordation of the tax deed.

Sincerely,

DON KENT
TREASURER-TAX COLLECTOR
TAX SALE OPERATIONS

RECORDING REQUESTED BY:
Ticor Title Company

WHEN RECORDED MAIL TO:
MAIL TAX STATEMENTS TO:

Mark S. Anderson
74064 Chinook Circle
Palm Desert, CA 92211

**This document was electronically submitted
to the County of Riverside for recording**
Received by: CAROL #914

THIS SPACE FOR RECORDER'S USE ONLY:

Order No. 381815 Escrow No. 065581-TT
APN: 694-231-014-8 TRA: 018-357

GRANT DEED

THE UNDERSIGNED GRANTOR(S) DECLARE(S) DOCUMENTARY TRANSFER TAX is \$ 517.00
[X] computed on full value of property conveyed, or
[] computed on full value less value of liens or encumbrances remaining at time of sale.
[] Unincorporated area [X] City of Palm Desert AND

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged: David R. Hunter and Evelyn M. Hunter, Husband and Wife as Joint Tenants

hereby GRANT(s) to: Mark S. Anderson, a Single Man

the real property in the City of Palm Desert, County of Riverside, State of California, described as:
Lot 29 of Tract 30216, as shown by Map on file in Book 310, Pages 1 to 4, inclusive of Maps, in the office of the County Recorder of Riverside County, California.

David Hunter
David R. Hunter

Dated: February 27, 2016

Evelyn M. Hunter
Evelyn M. Hunter

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
COUNTY OF Riverside

On March 10, 2016 before me, Tracy A. Thiel A Notary Public

personally appeared David R. Hunter and Evelyn M. Hunter
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) are subscribed to the within instrument and acknowledged to me that ~~he/she/they~~ executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.
I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.
WITNESS my hand and official seal.



Signature Tracy A. Thiel (Seal)

MAIL TAX STATEMENTS TO ADDRESS REFLECTED ABOVE

RECORDING REQUESTED BY:
Ticor Title Company

WHEN RECORDED MAIL TO:
MAIL TAX STATEMENTS TO:

Mark S. Anderson
74064 Chinook Circle
Palm Desert, CA 92211

THIS SPACE FOR RECORDER'S USE ONLY:

Order No. 381815 Escrow No. 065581-TT
APN: 694-231-014-8 TRA: 018-357

GRANT DEED

THE UNDERSIGNED GRANTOR(S) DECLARE(S) **DOCUMENTARY TRANSFER TAX is \$ 517.00**
[X] computed on full value of property conveyed, or
[] computed on full value less value of liens or encumbrances remaining at time of sale.
[] Unincorporated area [X] City of Palm Desert **AND**

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged: **David R. Hunter and Evelyn M. Hunter, Husband and Wife as Joint Tenants**

hereby GRANT(s) to: **Mark S. Anderson, a Single Man**

the real property in the City of Palm Desert, County of Riverside, State of California, described as:
Lot 29 of Tract 30216, as shown by Map on file in Book 310, Pages 1 to 4, inclusive of Maps, in the office of the County Recorder of Riverside County, California.

David R. Hunter
David R. Hunter

Dated: February 27, 2016

Evelyn M. Hunter
Evelyn M. Hunter

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
COUNTY OF Riverside

On March 10, 2016 before me, Tracy A. Thiel A Notary Public

personally appeared David R. Hunter and Evelyn M. Hunter
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) ~~are~~ subscribed to the within instrument and acknowledged to me that ~~he/she/they~~ executed the same in ~~his/her/their~~ authorized capacity(ies), and that by ~~his/her/their~~ signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.
WITNESS my hand and official seal.



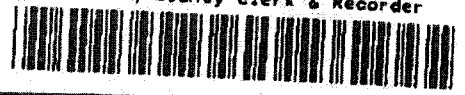
Signature Tracy A. Thiel (Seal)

MAIL TAX STATEMENTS TO ADDRESS REFLECTED ABOVE

DOC # 2009-0106681 ✓
03/05/2009 08:00A Fee:22.00

Page 1 of 2 Doc T Tax Paid
Recorded in Official Records
County of Riverside

Larry W. Ward
Assessor, County Clerk & Recorder



RECORDING REQUESTED BY:

Nations Title Company

WHEN RECORDED MAIL TO:

Mark Anderson

14233 Lewis Road
Blythe, CA 92225 ✓

S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
1			2						
M	A	L	465	426	PCOR	NCOR	SME	NCHG	EXAM
						VT: 3	CTY	UNI	006

GRANT DEED ✓

The undersigned Grantor(s) declare(s):

Documentary transfer tax is \$ 143.00

CITY TAX IS \$0.00

(x) computed on full value of property conveyed, OR

ESCROW NO.: 1016

TITLE ORDER NO.: 1306918

ASSESSOR'S PARCEL NO.: ~~86-160-066-400~~ ⁸⁶⁹⁻¹⁶⁰⁻⁰⁶⁶⁻⁴¹

TRA: 003-033

() computed on the full value less liens of encumbrances remaining at the time of sale.

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged:
Phil Mark Turner, a single man ✓

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

The following real property in the City of Blythe, County of Riverside, State of California:

described as: See Attached EXHIBIT A

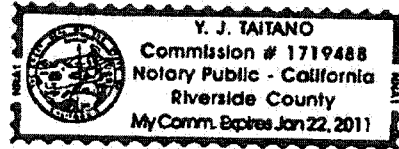
More commonly known as: 14233 Lewis Road, Blythe, CA 92225 ✓

Date: February 4, 2009

Phil Mark Turner

STATE OF CALIFORNIA
COUNTY OF Riverside ✓

On February 24, 2009 before me,
Y. J. Taitano a notary public, Personally
appeared Phil Mark Turner



, who proved to me on the basis of satisfactory evidence to be the person(y) 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(y) or the entity upon behalf of which the person(y) acted, executed the instrument.

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

Witness my hand and official seal.

Signature

(This area for official notrial seal)

MAIL TAX STATEMENTS AS DIRECTED ABOVE

EXHIBIT "A"

All that certain real property situated in the County of RIVERSIDE, State of CALIFORNIA, described as follows:

A PORTION OF LOT 3, BEING A PORTION OF THE NORTH EAST $\frac{1}{4}$ OF THE NORTHWEST $\frac{1}{4}$ OF SECTION 4, TOWNSHIP 7 SOUTH, RANGE 23 EAST, BEGINNING 894.5 FEET SOUTH OF THE NORTHWEST CORNER; THENCE EAST 150 FEET THENCE SOUTH 215 FEET, THENCE WEST 150 FEET; THENCE NORTH 215 FEET TO THE POINT OF BEGINNING.

Assessor Parcel No(s): 869-160-066-4