

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



**ITEM: 19.10
(ID # 9902)**

MEETING DATE:

Tuesday, April 07, 2020

FROM: TREASURER-TAX COLLECTOR:

SUBJECT: TREASURER-TAX COLLECTOR: Public Hearing on the Recommendation for Distribution of Excess Proceeds for Tax Sale No. 207, Item 66. Last assessed to: Samuel A. Unjian as Trustee of the Samuel A. Unjian Amended and Restated Funded Revocable Living Trust Agreement Dated December 23, 1991 as to an undivided 13.706%; Aristides A. Requicha and Shain A. Requicha, as Trustees under Declaration of Trust entitled The Requicha Family Trust, established on May 19, 2001, as to an undivided 25.381%; Donita Horn, Trustee of the Donita Horn Revocable Trust Agreement Dated October 25, 2002, as to an undivided 15.228%; Luis Enrique Gomez, an unmarried man, as to an undivided 20.812%; Cal-National Bank CFBO Laurie Howard #CHL0550, as to an undivided 14.721% and Julie A. Reinhardt, trustee of the Julie A. Reinhardt separate property trust, dated Jan. 26, 1995, as to an undivided 10.152%. District 1. [\$112,711 - Fund 65595 Excess Proceeds from Tax Sale].

RECOMMENDED MOTION: That the Board of Supervisors:

1. Approve the claim from Allstar Financial Services, Inc., agent for Samuel A. Unjian aka Samuel A. Unjian, Trustee of the Samuel A. Unjian Amended and Restated Funded Revocable Living Trust Agreement Dated December 23, 1991, as to an undivided 13.706%, last assessee for payment of Excess Proceeds resulting from the Tax Collector's public auction sale associated with parcel 286170016-9;

ACTION: Policy



Matthew Jennings, Assistant Treasurer-Tax Collector 3/25/2020

MINUTES OF THE BOARD OF SUPERVISORS

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

Ayes: Jeffries, Spiegel, Washington, Perez and Hewitt
Nays: None
Absent: None
Date: April 7, 2020
xc: Treasurer

Kecia R. Harper
Clerk of the Board

By: 
Deputy

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2. Approve the claim from Allstar Financial Services, Inc., agent for Aristides and Shain Requicha aka Aristides A. Requicha and Shain A. Requicha, Trustees under Declaration of Trust entitled The Requicha Family Trust, established on May 19, 2001, as to an undivided 25.381%, last assessee for payment of Excess Proceeds resulting from the Tax Collector's public auction sale associated with parcel 286170016-9;
3. Approve the claim from Allstar Financial Services, Inc., agent for Donita Horn aka Donita Horn, Trustee of the Donita Horn Revocable Trust Agreement Dated October 25, 2002, as to an undivided 15.228%, last assessee for payment of Excess Proceeds resulting from the Tax Collector's public auction sale associated with parcel 286170016-9;
4. Approve the claim from Allstar Financial Services, Inc., agent for Luis Enrique Gomez, an unmarried man, as to an undivided 20.812%, last assessee for payment of Excess Proceeds resulting from the Tax Collector's public auction sale associated with parcel 286170016-9;
5. Approve the claim from Allstar Financial Services, Inc., agent for Polycomp Trust Company as successor custodian to Cal-National Bank CFBO Laurie Howard #CHL0550 (IRA), as to an undivided 14.721%, last assessee for payment of Excess Proceeds resulting from the Tax Collector's public auction sale associated with 286170016-9;
6. Approve the claim from Allstar Financial Services, Inc., agent for Julie A. Reinhardt aka Julie A. Reinhardt, Trustee of the Julie A. Reinhardt separate property trust, dated January 26, 1995, as to an undivided 10.152%, last assessee for payment of Excess Proceeds resulting from the Tax Collector's public auction sale associated with 286170016-9;
7. Authorize and direct the Auditor-Controller to issue a warrant to Allstar Financial Services, Inc., agent for Samuel A. Unjian aka Samuel A. Unjian, Trustee of the Samuel A. Unjian Amended and Restated Funded Revocable Living Trust Agreement Dated December 23, 1991, as to an undivided 13.706% in the amount of \$15,448.26, Allstar Financial Services, Inc., agent for Aristides and Shain Requicha aka Aristides A. Requicha and Shain A. Requicha, Trustees under Declaration of Trust entitled The Requicha Family Trust, established on May 19, 2001, as to an undivided 25.381% in the amount of \$28,607.34, Allstar Financial Services, Inc., agent for Donita Horn aka Donita Horn, Trustee of the Donita Horn Revocable Trust Agreement Dated October 25, 2002, as to an undivided 15.228%, in the amount of \$17,163.73, Allstar Financial Services, Inc., agent for Luis Enrique Gomez, an unmarried man, as to an undivided 20.812% in the amount of \$23,457.55, Allstar Financial Services, Inc., agent for Polycomp Trust Company as successor custodian to Cal-National Bank CFBO Laurie Howard #CHL0550 (IRA), as to an undivided 14.721% in the amount of \$16,592.28, Allstar Financial Services, Inc., agent for Julie A. Reinhardt aka Julie A. Reinhardt, Trustee of the Julie A. Reinhardt separate property trust, dated January 26, 1995, as to an undivided 10.152%, in the amount of \$11,442.48, 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.

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FINANCIAL DATA	Current Fiscal Year:	Next Fiscal Year:	Total Cost:	Ongoing Cost
COST	\$112,711	\$ 0	\$112,711	\$ 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:	19/20

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 six claims for excess proceeds:

1. Claim from Allstar Financial Services, Inc., agent for Samuel A. Unjian aka Samuel A. Unjian, Trustee of the Samuel A. Unjian Amended and Restated Funded Revocable Living Trust Agreement Dated December 23, 1991, as to an undivided 13.706%, based on an Authorization for Agent to Collect Property Tax Refund dated October 24, 2016, a Trust Transfer Deed recorded June 23, 2010 as Instrument No. 2010-0287807, a Loan Servicing Agreement dated December 8, 2005 and Notarized Certification of Trust dated March 11, 2010.
2. Claim from Allstar Financial Services, Inc., agent for Aristides and Shain Requicha aka Aristides A. Requicha and Shain A. Requicha, Trustees under Declaration of Trust entitled The Requicha Family Trust, established on May 19, 2001, as to an undivided 25.381%, based on an Authorization for Agent to Collect Property Tax Refund dated November 29, 2016, Trustee's Deed Upon Sale recorded May 13, 2009 as Instrument No. 2009-0239104, a Loan Servicing Agreement dated December 15, 2005 and Declaration of Trust dated May 19, 2001.
3. Claim from Allstar Financial Services, Inc., agent for Donita Horn aka Donita Horn, Trustee of the Donita Horn Revocable Trust Agreement Dated October 25, 2002, as to an undivided 15.228%, based on an Authorization for Agent to Collect Property Tax Refund dated October 25, 2016, a Trustee's Deed Upon Sale recorded May 13, 2009 as Instrument No. 2009-0239104, a Loan Servicing Agreement dated

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December 9, 2005 and Notarized First Restatement of the Donita Horn Revocable Trust Agreement dated November 11, 2008.

4. Claim from Allstar Financial Services, Inc., agent for Luis Enrique Gomez, an unmarried man, as to an undivided 20.812%, based on an Authorization for Agent to Collect Property Tax Refund dated October 25, 2016, a Trustee's Deed Upon Sale recorded May 13, 2009 as Instrument No. 2009-0239104 and a Loan Servicing Agreement dated December 15, 2005
5. Claim from Allstar Financial Services, Inc., agent for Polycomp Trust Company as successor custodian to Cal-National Bank CFBO Laurie Howard #CHL0550 (IRA), as to an undivided 14.721%, based on an Authorization for Agent to Collect Property Tax Refund dated October 21, 2016, a Trustee's Deed Upon Sale recorded May 13, 2009 as Instrument No. 2009-0239104, a Loan Servicing Agreement dated December 8, 2005 and a Transfer Agreement and Assignment dated July 21, 2009.
6. Claim from Allstar Financial Services, Inc., agent for Julie A. Reinhardt aka Julie A. Reinhardt, Trustee of the Julie A. Reinhardt separate property trust, dated January 26, 1995, as to an undivided 10.152%, based on an Authorization for Agent to Collect Property Tax Refund dated October 25, 2016, a Trustee's Deed Upon Sale recorded May 13, 2009 as Instrument No. 2009-0239104, a Loan Servicing Agreement dated December 8, 2005 and a Notarized Execution of Trust Amendment dated April 24, 2009.

Pursuant to Section 4675 of the California Revenue and Taxation Code, it is the recommendation of this office that Allstar Financial Services, Inc., agent for Samuel A. Unjian aka Samuel A. Unjian, Trustee of the Samuel A. Unjian Amended and Restated Funded Revocable Living Trust Agreement Dated December 23, 1991, as to an undivided 13.706% be awarded excess proceeds in the amount of \$15,448.26, Allstar Financial Services, Inc., agent for Aristides and Shain Requicha aka Aristides A. Requicha and Shain A. Requicha, Trustees under Declaration of Trust entitled The Requicha Family Trust, established on May 19, 2001, as to an undivided 25.381% be awarded excess proceeds in the amount of \$28,607.34, Allstar Financial Services, Inc., agent for Donita Horn aka Donita Horn, Trustee of the Donita Horn Revocable Trust Agreement Dated October 25, 2002, as to an undivided 15.228% be awarded excess proceeds in the amount of \$17,163.73, Allstar Financial Services, Inc., agent for Luis Enrique Gomez, an unmarried man, as to an undivided 20.812% be awarded excess proceeds in the amount of \$23,457.55, Allstar Financial Services, Inc., agent for Polycomp Trust Company as successor custodian to Cal-National Bank CFBO Laurie Howard #CHL0550 (IRA), as to an undivided 14.721% be awarded excess proceeds in the amount of \$16,592.28, and Allstar Financial Services, Inc., agent for Julie A. Reinhardt aka Julie A. Reinhardt, Trustee of the Julie A. Reinhardt separate property trust, dated January 26, 1995, as to an undivided 10.152% be awarded excess proceeds in the amount of \$11,442.48. Supporting documentation has been provided. The Tax Collector requests approval of the above recommended motion. Notice of this recommendation was sent to claimants by certified mail.

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Impact on Residents and Businesses

Excess proceeds will be released to the last assessees of the property.

ATTACHMENTS (if any, in this order):

ATTACHMENT A. Claim Allstar-Unjian


ATTACHMENT B. Claim Allstar-Requicha

ATTACHMENT C. Claim Allstar-Horn

ATTACHMENT D. Claim Allstar-Gomez

ATTACHMENT E. Claim Allstar-Howard

ATTACHMENT F. Claim Allstar-Reinhardt



Gregory J. Priamos, Director County Counsel 2/10/2020

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

RECEIVED

To: Don Kent, Treasurer-Tax Collector

2017 FEB 27 AM 2:40

Re: Claim for Excess Proceeds

RIVERSIDE COUNTY
TREAS-TAX COLLECTOR

TC 207 Item 66 Assessment Number: 286170016-9

Assessee: UNJIAN, SAMUELA TR & REQUICHA, ARISTIDES A TR & HORN, DONITA TR & GOMEZ, LUIS

Situs: NONE

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 \$ 155,400 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. 2009-0239104; recorded on 5/13/2009. 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.

Trustee's Deed upon Sale recorded on 5/13/09, Riverside County # 2009-0239104

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 24 day of OCTOBER, 2016 at VENTURA COUNTY, CALIF
County, State

Samuel A. Unjian tr.
Signature of Claimant

Signature of Claimant

SAMUEL A. UNJIAN TR.
Print Name

Print Name

1194 PAQUITA ST.
Street Address

Street Address

CAMARILLO, CALIF 93012
City, State, Zip

City, State, Zip

805-389-5430
Phone Number

Phone Number

AUTHORIZATION FOR AGENT TO COLLECT PROPERTY TAX REFUND

To expedite processing of this claim, we would strongly suggest you use this form. For this form to be valid it must be completed in its entirety and documentation establishing the assignor's claim as the rightful claimant must be provided at the time this document is filed with the Treasurer-Tax Collector.

As the rightful claimant, I, the undersigned, do hereby make Allstar Fin'l Services, Inc. my agent to apply for and collect the property tax refund which you are holding and to which I am entitled. I understand that I AM NOT SELLING MY RIGHT TO THE REFUND, but merely naming an agent for collection purposes for my convenience.

I also understand that the total of the property tax refund available is \$ 155,400.00 and that I have a right to file a claim for this refund on my own, without the help of an agent. For valuable consideration received my agent is appointed to act on my behalf.

Samuel A. Unjian
(Signature of Rightful Claimant)

SAMUEL A. UNJIAN
(Name Printed)

1194 PAQUITA ST.
(Address)

STATE OF CALIFORNIA)ss.
COUNTY OF _____)

CAMARILLO CALIF. 93012.
(City/State/Zip)

805-389-5430
(Area Code/Telephone Number)

On _____, before me, _____, 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 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 forgoing paragraph is true and correct.

WITNESS my hand and official seal.

**See attached for
California Notary Certificate**

(Signature of Notary)

I, the undersigned, certify under penalty of perjury that I have disclosed to the rightful claimant, the full amount of property tax refund available and ADVISED HIM OF HIS RIGHT TO FILE A CLAIM ON HIS OWN, WITHOUT THE HELP OF AN AGENT.

Ursula Haberstroh
(Signature of Agent)

Ursula Haberstroh
(Name Printed)

C/O Allstar Financial
20700 Ventura Blvd. # 222
(Address)

STATE OF CALIFORNIA)ss.
COUNTY OF Los Angeles)

Woodland Hills, CA 91364
(City/State/Zip)

On 10-6-16, before me, the undersigned, a Notary Public in and for said State, personally appeared Ursula Haberstroh, 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 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.

Karen Burton
(Signature of Notary)

(This area for official seal)



**CALIFORNIA ALL-PURPOSE
CERTIFICATE OF ACKNOWLEDGMENT
(CALIFORNIA CIVIL CODE § 1189)**

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 Ventura)

On October 24, 2016 before me, EDGAR RODRIGUEZ, Notary Public
(Date) (Here Insert Name and Title of the Officer)

personally appeared SAMUEL A. UNJIAN
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 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.

Edgar Rodriguez
Signature of Notary Public

(Notary Seal)



ADDITIONAL OPTIONAL INFORMATION

Description of Attached Document

Title or Type of Document: Authorization For Agent to collect Document Date: 10/24/16
PAPERIN RETURN TAX

Number of Pages: _____ Signer(s) Other Than Named Above: _____

Additional Information: _____

Recording Requested By
Allstar Financial Services, Inc.

When Recorded Mail To
Allstar Financial Services, Inc.
20700 Ventura Blvd., Suite 222
Woodland Hills, CA 91364

DOC # 2010-0287807 ✓
06/23/2010 08:00A Fee:21.00
Page 1 of 3
Recorded in Official Records
County of Riverside
Larry W. Ward
Assessor, County Clerk & Recorder



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Escrow No. 252134

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059

Trust Transfer Deed ✓

GRANT DEED (Excluded from Reappraisal under Proposition 13) the undersigned Grantor(s) Declare(s) under Penalty of Perjury that the following is true and correct:

- There is no consideration for this transfer
- Computed on full value of property conveyed, AND

42

This is a Trust Transfer under § 62 of the Revenue and Taxation Code and Grantor(s) has (have) checked the applicable exclusion:

- Transfer to a revocable Trust

GRANTOR(S):

Samuel A. Unjian, Trustee of the Samuel A. Unjian Amended and Restated Funded Revocable Living Trust Agreement Dated December 23, 1991, acquired title as Samuel A. Unjian, Trustee of the Samuel A. Unjian Amended and Restated Funded Revocable Living Trust Agreement Dated January 29, 1988 ✓

Hereby GRANT(S) TO:

Samuel A. Unjian, Trustee of the Samuel A. Unjian Amended and Restated Funded Revocable Living Trust Agreement ✓
Dated December 23, 1991

For legal description of the real property, see Exhibit "A" attached hereto and made a part hereof.
Commonly known as: APN 286-170-016-9; Perris, Ca 92570

Dated May 7, 2010

Samuel A. Unjian, Trustee of the Samuel A. Unjian Amended and Restated Funded Revocable Living Trust Agreement Dated ✓
January 29, 1988

STATE OF CALIFORNIA
COUNTY OF

} s.s. Samuel A. Unjian, Trustee
Samuel A. Unjian, Trustee

On May 7, 2010 before me,

Karen Burton
a Notary Public, personally appeared Samuel A. Unjian
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 [Handwritten Signature]

(This area for official notarial seal)

EXHIBIT A

The land referred to is situated in the unincorporated area of the County of Riverside, State of California, and is described as follows:

Lot 58 of Tract 2520, In the County of Riverside, State of California, as shown by map on file in Book 46, Pages 40 through 42, inclusive of Maps, Records of Riverside County, California.

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of Los Angeles

On 5/7/2010
Date

before me,

Karen Burton, a Notary public
Here Insert Name and Title of the Officer

personally appeared

Samuel A. Unjian
Name(s) of Signer(s)



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 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

Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: _____

Document Date: _____

Number of Pages: _____

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____

- Individual
- Corporate Officer — Title(s): _____
- Partner — Limited General
- Attorney in Fact
- Trustee
- Guardian or Conservator
- Other: _____

RIGHT THUMBPRINT OF SIGNER
Top of thumb here

Signer Is Representing: _____

Signer's Name: _____

- Individual
- Corporate Officer — Title(s): _____
- Partner — Limited General
- Attorney in Fact
- Trustee
- Guardian or Conservator
- Other: _____

RIGHT THUMBPRINT OF SIGNER
Top of thumb here

Signer Is Representing: _____

LOAN SERVICING AGREEMENT

Loan No.: 252134100

Borrower

John Myerly, Lilia Myerly

Lender

Samuel A. Unjian, Trustee

This Loan Servicing Agreement (the "Agreement") is dated **December 7, 2005** and is between **Allstar Financial Services, Inc.**, a real estate broker licensed by the State of California ("Broker") and the lender or lenders whose signatures appear below and in counterparts to this Agreement (together, the "Lender"). If the Loan is owned by multiple Lenders, the "Majority" in this Agreement are the Lenders who own more than 50% of the record beneficial interest in the Note evidencing the Loan (more than 50% of the undivided interests in the Note), exclusive of any interest of a licensed real estate broker that is the issuer or servicer of the Loan, or any affiliate of that licensed real estate broker.

The parties agree as follows:

1.0 Scope. Lender retains Broker as Lender's agent to employ commercially reasonable and prudent practices to collect all scheduled payments on the Loan identified above (the "Loan"), including the protection of the security for the Loan. Broker shall consult with and follow instructions from Lender on non-routine collection matters. If the Loan is owned by multiple Lenders (a "Multi-Lender Loan"), Broker shall consult with all Lenders but shall only follow instructions from the Majority. A default upon any interest in the Note shall constitute a default upon all interests. The Majority may determine and direct the actions to be taken on behalf of all lenders in the event of default or with respect to other matters requiring the direction or approval of lenders, including but not limited to, designation of brokers, servicing agents or others acting on their behalf and the sale, encumbrance or lease of any real properties which may be owned by lenders as the result of foreclosure or receipt of a deed in lieu of foreclosure.

2.0 Term and Termination. This Agreement shall begin when the escrow for the Loan closes or the date set forth above, whichever is later. It shall terminate when any of these events occur: (a) payment in full of the Loan and reconveyance of the deed(s) of trust securing the Loan; (b) 30 days' written notice by Broker to Lender and, unless Lender is in breach of this Agreement, the notice shall be accompanied by a written offer from another licensed and qualified real estate broker, or from another qualified loan servicer exempt from licensure as a real estate broker, to service the Loan for Lender under the terms of this Agreement; (c) 30 days' written notice by Lender to Broker, in which case Lender shall immediately pay Broker the present value, assuming a rate of return of , of the sum of Broker's servicing fee for the remaining term of the loan; or (d) unless paragraph 7.0 is checked, recordation of a trustee's deed following a foreclosure of the Loan. Prior to the effectiveness of any termination, Broker shall deliver to Lender all of Lender's funds, an appropriate accounting and all necessary documentation. At termination, Lender shall immediately reimburse Broker for any outstanding advances made pursuant to paragraph 4.0.

3.0 Specific Loan Servicing Functions. Broker shall: (a) issue payment coupons or monthly statements to the borrower directing Loan repayment to Broker; (b) issue payoff demands, beneficiary statements and mortgage ratings; (c) demand, receive and collect all Loan payments, deposit them by the next business day into Broker's trust account and pay them to Lender within 30 days of receipt (within 25 days if the Loan is a Multi-Lender Loan); (d) issue annual income tax statements to the borrower and Lender; (e) answer borrower inquiries, demands and requests; (f) grant appropriate payment deferrals, but not of the maturity of the Loan unless approved by Lender or the Majority in the case of a Multi-Lender Loan; (g) monitor the continued effectiveness and claims on any property insurance listed in the Loan escrow instructions; (h) request and receive notices of default on senior liens; (i) receive notices of property tax delinquencies; and, (j) with the consent of Lender or the Majority, as the case may be, substitute trustees pursuant to Civil Code Section 2934a, initiate and direct judicial or non-judicial foreclosure of the Loan, as Lender or the Majority deem appropriate, and with such consent, communicate to the trustee or sheriff the amount of any credit bid. Broker shall promptly communicate to Lender any material information about collection of the Loan and the source of non-borrower Loan payments. Broker shall furnish to Lender a list of names and addresses of all lenders holding an interest in the Note upon five (5) days written notice. Broker may produce a copy of this Agreement as evidence of its authority.

4.0 Protective Advances. Lender shall make such advances as approved by the Majority or, if Lender is the only owner of the Loan, such advances that are necessary and prudent to protect and to collect Lender's interest in the Loan. If the Loan is a Multi-Lender Loan, and Lender fails to make advances approved by the Majority, other owners of the Loan are authorized to advance the amount Lender failed to advance and to receive payment in full with interest at 10% per annum before any further payments to Lender and, if this box is checked the non-defaulting Loan owners shall also have the option, exercisable within 30 days after Lender's default, to purchase Lender's interest in the Loan at N/A% of what is owed to Lender, payable within 15 days after the election to purchase is made. Broker, in its absolute discretion, may advance its own funds to protect the security of Lender's Loan, including advances to cure senior liens, property insurance, foreclosure expenses, repair, advertising, litigation expenses and similar items, but not Loan payments. Broker shall be reimbursed such advances, with interest at 10% per annum, from the next Loan payments, or within 10 days after a written request to

Lender. To secure Broker's advances, Lender hereby irrevocably assigns to Broker, to the extent of advances owed to Broker, the Loan payments received after an advance is made.

5.0 Loan Documents. Broker shall retain custody as agent for Lender of the original note and deed of trust for the Loan (or assignment thereof), unless the Loan is a Multi-Lender Loan, in which case, the Loan owner with the largest percentage ownership shall hold these documents unless the Majority otherwise direct. If Broker retains custody of the original note and deed of trust for the Loan (or assignment thereof), the deed of trust or assignment shall be recorded in accordance with Business and Professions Code Section 10233.2.

6.0 Compensation. For its services, Broker shall be paid: an annual servicing fee equal to the greater of 0.85% of the regularly scheduled principal Loan balance plus \$0.00, or \$0.00; all fees for beneficiary statements and demands; returned check charges, if applicable; 100.0% of late charges; 0.0% of all prepayment penalties paid; and if this box is checked, see the attached schedule for charges. Broker's compensation is subject to change upon 30 days' written notice to Lender; Lender may avoid changes by terminating this Agreement in writing within the 30 day period.

7.0 Real Estate Owned. If this box is checked, Broker is also Lender's agent to liquidate any real estate acquired by Lender in foreclosure of the Loan (the "Property"). Broker's pre-foreclosure servicing fee shall continue as if the Loan was unpaid. If Lender is the only Loan owner, Lender shall take title to the Property. If this Loan is a Multi-Lender Loan (unless the Majority otherwise direct the broker), Broker shall take title as custodial trustee for the Lender (the deed shall reflect on its face the lender name(s) and the Broker's role as custodial trustee). Broker's custodial trustee authority shall be limited as set forth in Civil Code Section 2941.9 to: (a) arranging appropriate property insurance coverages; (b) managing the Property, including arranging maintenance, repair and security, and tenant relations including negotiating rental or lease agreements; (c) arranging for the valuation and resale of the Property, including hiring a Realtor®, Realist, Real Estate Broker or Broker, at customary commission rates, to list, show and sell the Property; and (d) accepting reasonable offers on the Property on behalf of Lender at the price and terms approved by Lender (or the Majority on a Multi-Lender Loan); and, (e) subject to the approval of the title insurer and the lender (or the Majority on a Multi-Lender Loan), executing all necessary and appropriate documentation to transfer title to a buyer. Advances by Lender or Broker are subject to the terms of paragraph 4.0.

8.0 Arbitration. All disputes between the parties and/or the borrower, and their respective officers, directors, agents, employees and assignees, arising out of this Agreement or relating to the Loan, including, the arranging and servicing of the Loan and any services in connection with Property acquired, shall be determined by binding arbitration under the applicable rules of the American Arbitration Association or Judicial Arbitration and Mediation Services, Inc. ("JAMS"), at the election of the party initiating arbitration. Judgment on the arbitrators' award may be entered in any court having jurisdiction. Lender acknowledges that by agreeing to arbitration, Lender is waiving Lender's right to have the dispute litigated in a court or jury trial, with rights of discovery, application of the rules of evidence and appeal.

NOTICE: IF YOU INITIAL IN THE SPACE BELOW YOU ARE AGREEING TO HAVE ANY DISPUTE ARISING OUT OF THE MATTERS INCLUDED IN THE 'ARBITRATION OF DISPUTES' PROVISION DECIDED BY A NEUTRAL ARBITRATION AS PROVIDED BY CALIFORNIA LAW AND YOU ARE GIVING UP YOUR RIGHT TO HAVE THE DISPUTE LITIGATED IN A COURT OR JURY TRIAL. YOU ARE ALSO GIVING UP YOUR JUDICIAL RIGHTS TO DISCOVERY AND APPEAL. YOUR AGREEMENT TO THIS ARBITRATION PROVISION IS VOLUNTARY. NOTWITHSTANDING YOUR ELECTION TO ARBITRATE, YOU HAVE THE RIGHT TO CONTACT APPROPRIATE REGULATORY AGENCIES TO REGISTER A COMPLAINT ABOUT THE COMPANY OR THIS TRANSACTION.

WE HAVE READ AND UNDERSTAND THE FOREGOING AND AGREE TO SUBMIT DISPUTES ARISING OUT OF THE MATTERS INCLUDED IN THE 'ARBITRATION OF DISPUTES' PROVISION TO NEUTRAL ARBITRATION.

LENDER: INITIAL ONLY IF YOU AGREE TO ARBITRATION:


initial

initial

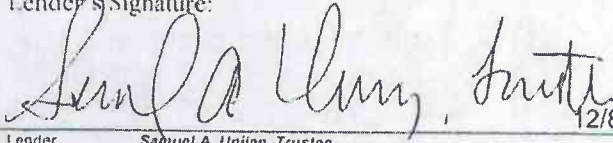
initial

initial

LENDER:

Lender's Vesting	Samuel A. Unjian as Trustee of the Samuel A. Unjian Amended and Restated Funded Revocable Living Trust Agreement Dated 1/29/88
Lender's Address	4540 Natick Ave. #312 Sherman Oaks CA 91403
Lender's Percentage Ownership of Loan	13.706%
Send Payments to	SAMUEL A. UNJIAN, TRUSTEE 4540 NATICK AVE. #312 SHERMAN OAKS, CA 91403
Account Number	1-1086

Lender's Signature:


Lender Samuel A. Unjian, Trustee Date 12/8/05

BROKER: Allstar Financial Services, Inc.

BY: UNJIAN Date 12-06-05

SAMUEL A. UNJIAN FUNDED REVOCABLE TRUST

Certification of Trust (California Probate Code Section 18100.5)

Samuel A. Unjian hereby presents this Certification of Trust, in lieu of providing a copy of the trust instrument, to establish the existence and terms of the trust, as set forth below.

1. **Purpose of Certification of Trust.** This Certification is intended to serve as a "Certification of Trust" under California Probate Code §18100.5, as amended. Its purpose is (1) to certify the existence of the Samuel A. Unjian Funded Revocable Trust (the "Trust"), the identity and powers of the Trustee, and the manner of taking title to assets, and (2) to summarize some of the more important provisions of the Trust so that the Trustee can deal with third parties, such as financial institutions, stock transfer agents, brokerage houses, insurance companies, and others, without disclosing the entire Trust, which is a private and confidential document.

2. **Creation of the Trust.** The trust instrument creating the Trust (the "Trust Agreement") was executed on December 23, 1991, by Samuel A. Unjian, as Settlor and as Trustee and was Amended and Restated on August 7, 2008. The Trust continues in existence.

3. **Trust Revocable.** The Trust is revocable. The Settlor reserved the right to revoke, amend, or modify the trust instrument during his lifetime. The Trust has not been revoked, modified, or amended in any manner that would cause the representations contained in this Certification of Trust to be incorrect.

4. **The Trustees.** The initial trustee of the Trust was Samuel A. Unjian. Samuel A. Unjian (the "Trustee") is the currently serving and acting trustee of the Trust. This Certification of Trust is being signed by all of the currently serving and acting trustees of the Trust.

5. **Title to Trust Assets.** Title to Trust assets shall be taken in the name of Samuel A. Unjian, as trustee of the Samuel A. Unjian Funded Revocable Trust, dated December 23, 1991.

6. **Powers of the Trustee.** The Trustee has all the powers described below, all powers granted by law (including all the powers set forth in Probate Code §16220 et seq.), and all powers reasonably necessary to carry out his or her duties as Trustee to administer, manage, protect, and invest the trust estate.

(a) **To Accept Property.** The Trustee may accept or receive additions and contributions to the trust estate from the Settlor or any other person and hold the property in trust under the provisions of the Trust Agreement. If the Trustee receives property from another fiduciary and if the Trustee believes the action to be in the best interests of the trust estate, the Trustee is authorized to waive an accounting from the fiduciary, to approve his or her actions, to consent to his or her proposed actions, and to consent to his or her discharge.

(b) To Disclaim or Reject Property. The Trustee may renounce or otherwise disclaim all or any part of any interest in property passing to the trust, by gift or bequest, and any right, power, privilege, or discretion granted the Trustee under the Trust Agreement. The Trustee may reject any property or interest in property passing to the trust, including property that by reason of hazardous materials or substance the Trustee determines (after investigation at the expense of the trust) would be detrimental to the trust purpose.

(c) To Retain Property. The Trustee may retain trust property received at the inception of the trust or at any other time, from the Settlor or any other person until, in the judgment of the Trustee, disposition or distribution of the property should be made. The property may be retained even though the property is unproductive, is property in which a Trustee is personally interested or in which the Trustee owns an undivided interest personally or as trustee of another trust, or there is known or later discovered to be hazardous materials or substances requiring remedial action pursuant to environmental laws. Notwithstanding Probate Code §§16048 and 16049, the Trustee shall have no duty to dispose of any part of the trust property included in the trust at the time of its creation, or later added to the trust by the Settlor or another person, that would not be a proper investment for the Trustee to make. The Trustee may, without liability, continue to hold that property. The Trustee may hold trust property in bearer form so that title may pass by delivery, or in the name of any one Trustee or a nominee without indication of any fiduciary capacity by the nominee. The Trustee may keep all or part of the trust property at any place within the United States or abroad.

(d) To Operate a Business. The Trustee may continue or participate in the operation of any business or other enterprise (including a partnership as a general or limited partner) that is part of the trust property for as long as the Trustee deems advisable, at the risk of the trust estate and not at the risk of the Trustee. The Trustee may incorporate, dissolve, or change the form of the organization of the business or enterprise, or operate it as a partnership or in any other form. The profits and losses from any business or other enterprise shall be chargeable to and borne by the trust, and not the Trustee. A Trustee, as an individual, may continue to be a shareholder, director, officer, employee, or partner of any business or enterprise in which the trust holds any interest.

(e) To Invest and Reinvest Trust Property. The Trustee may invest and reinvest trust property (including income and principal) in any kind of property, whether real, personal, or mixed, including (1) real property (including leaseholds; royalty interests; interests in mines, oil and gas wells, timberlands, and other wasting assets), (2) intangible personal property (including common and preferred stock and all other kinds of securities (on margin or otherwise); investment company shares, mutual funds, index funds, common trust funds (including any common trust fund under the management of a corporate trustee) and other sole or collective business and investment vehicles; interests in partnerships (whether as a general or limited partner); commodities; governmental obligations of every kind; obligations of corporations or unincorporated associations; and patents, copyrights, trademarks, and other intangible rights), and (3) tangible personal property (including precious metals, works of art, and other collectibles). The Trustee is authorized to establish and maintain brokerage accounts, including margin accounts, for the purpose of purchasing, acquiring, possessing, pledging, hypothecating, selling and otherwise disposing of, and generally dealing in and with any of the foregoing types of investments.

(f) **To Administer Securities.** The Trustee may purchase, exchange, or sell stocks, bonds, futures contracts, and other securities, and puts, calls, straddles, and other options. The Trustee may maintain brokerage accounts, including margin and commodity accounts, and in connection with such accounts, may borrow, pledge securities, make short sales, and sell on margin or otherwise. With respect to all securities held by in the trust estate, the Trustee may exercise the rights, powers, and privileges, and responsibilities of an owner, including the right to vote; to give general or limited proxies; to pay calls, assessments, and other sums; to participate in voting trusts, pooling arrangements, foreclosures, reorganizations, consolidations, mergers, and liquidations; to deposit securities with and transfer title to any protective or other committee; and to exchange, exercise, or sell stock subscription or conversion rights. The Trustee may also accept and retain as an investment any securities received through the exercise of any of the foregoing powers.

(g) **To Conduct Banking Activities.** The Trustee may establish financial accounts of any kind, including checking, money market, and savings accounts, with any bank, savings and loan association, credit union, brokerage firm, or other financial institution (including such accounts in the banking department of a Trustee that is a corporation or partnership). The Trustee may deposit trust funds into such accounts, withdraw funds from such accounts, and transfer funds among such accounts. The Trustee may designate in writing the persons, whether or not Trustees, who may conduct such banking activities, and the financial institutions may rely, without liability, on such designations.

(h) **To Purchase and Sell Trust Property.** The Trustee may buy, purchase, acquire, sell, convey, dispose of, exchange, or otherwise transfer any trust property, or any interest in property, for cash or on credit, at public or private sale, with or without notice, and for the prices and upon the terms as the Trustee determines.

(i) **To Manage Trust Property.** The Trustee may manage, control, divide, develop, improve, repair, exchange, partition, change the character of, or abandon trust property or any interest in trust property. The Trustee may enter into a lease for any purpose as lessor or lessee with or without the option to purchase or renew and for a term within or extending beyond the term of the trust. The Trustee may amend or extend existing leases. The Trustee may also demolish or remove buildings or other improvements on trust property.

(j) **To Borrow Money and Encumber Trust Property.** The Trustee may borrow money for any trust purpose from any person upon such terms and conditions as may be determined by the Trustee, and obligate the trust to make repayment from trust property. The Settlor or the Trustee may loan or advance funds to the trust, and the loans or advances together with the interest charged shall be treated as a first lien on the trust estate until repaid. The Trustee may also encumber, mortgage, or pledge trust property for a term within or extending beyond the term of the trust in connection with the exercise of any power vested in the Trustee, or to create restrictions, easements, or other servitudes on trust property.

(k) **Providing Guarantees.** The Trustee may guarantee any indebtedness incurred by the Settlor, or by any entity owned directly or indirectly by the Settlor or by the trust, as the Settlor may direct.

(l) **To Make Loans.** The Trustee may loan or advance trust property of any kind (including money) for any trust purpose to any person on terms and conditions as determined by the Trustee, subject to limitations stated in the Trust Agreement. The Trustee may make loans out of trust property to the current beneficiary on terms and conditions that the Trustee determines are fair and reasonable under the circumstances, and guarantee loans to the current beneficiary by encumbrances on trust property.

(m) **To Purchase Liability Insurance.** The Trustee may purchase and pay the premiums on policies to insure the property of the trust estate against damage or loss and to insure the Trustee against liability with respect to third persons. The premiums shall be a proper expense to be charged against the trust.

(n) **To Purchase and Administer Life Insurance.** The Trustee may purchase, own, and pay the premiums on life insurance on the Settlor's life, and collect the proceeds of life insurance policies payable to the trust. The Trustee shall have the power to compromise, arbitrate, or otherwise adjust any claim, dispute, or controversy arising under any policy payable to the trust and shall have authority to initiate, defend, settle, and compromise any legal proceeding necessary in the Trustee's discretion to collect the proceeds of any policy. The Trustee's receipt to any insurer shall be a sufficient release of the insurer. The insurer shall not be under any duty to inquire concerning the Trustee's application of the policy proceeds.

(o) **To Pay, Contest, and Settle Claims.** The Trustee may pay or contest any claim; settle a claim by or against the trust by compromise, arbitration, or otherwise; and release, in whole or in part, any claim belonging to the trust.

(p) **To Litigate.** In accordance with his or her duties to enforce claims and defend actions as set forth in Probate Code §§16010 and 16011, the Trustee may prosecute or defend actions, claims, or proceedings for the protection of the trust estate and the Trustee in the performance of his or her duties.

(q) **To Deal with Environmental Hazards.** The Trustee may deal with matters involving the actual or threatened contamination of trust assets (whether real or personal) by hazardous substances, or involving compliance with environmental laws and regulations, including conducting environmental assessments, audits, and site monitoring, and taking remedial action (whether or not required by governmental authorities) to contain, clean up, or remove any environmental hazard.

(r) **To Pay and Allocate Trust Expenses.** The Trustee may pay taxes and other assessments imposed on the trust estate or trust income; reasonable compensation of the Trustee and of the employees and agents of the trust; and other expenses incurred in the collection, care, management, administration, and protection of the trust estate. In allocating the payment of expenses, the Trustee shall have the power to determine which expenses are chargeable to income or principal or partly to each. The Trustee is authorized, but not directed, to allocate and charge post-death expenses incurred in the administration of the trusts or sub-trusts to post-death income. In particular, all expenses of administration claimed as income tax deductions may be entirely allocated to and charged against post-death income. In making these determinations, the Trustee shall be guided by the principles

set forth in the California Uniform Principal and Income Act, but his or her final determination shall be binding.

(s) To Hire and Employ Persons. The Trustee may hire and employ persons (including individuals, corporations, partnerships, associations, and other companies), including accountants, attorneys, auditors, investment advisers, appraisers, or other agents or experts, even if they are associated or affiliated with a Trustee, to advise or assist the Trustee in the performance of his or her duties and obligations. The Trustee may grant discretionary authority to such persons, but may not delegate either the administration of the trust or acts that are not delegable except as expressly provided in the Trust Agreement.

(t) To Maintain Custody. The Trustee may keep any or all of the trust property at any place in California or elsewhere, within the United States or abroad, or with a depository or custodian at those places. If no bank or trust company is acting as sole or a Cotrustee, the Trustee is authorized to appoint a bank or trust company as custodian for securities and any other trust assets. Any appointment shall terminate when a bank or trust company begins to serve as sole or as a Cotrustee under the Trust Agreement. The custodian shall keep the deposited property; collect and receive the income and principal; and hold, invest, disburse, or otherwise dispose of the property or its proceeds (specifically including selling and purchasing securities and delivering securities sold and receiving securities purchased) upon the order of the Trustee. The custodian shall not be liable to any person interested in the trust for any action taken pursuant to the order or instructions of the Trustee or his or her authorized agents.

(u) To Use a Nominee. The Trustee may hold securities or other property of the trust estate in the name of the Trustee, in the name of a nominee, or in street name accounts with brokers, or in the name of a custodian (or its nominees) selected by the Trustee, with or without disclosure of this Trust Agreement. The Trustee shall be responsible for the acts of such custodian, broker, or nominee affecting such property. The Trustee may also acquire and retain securities in unregistered form so that ownership passes by delivery.

(v) To Execute and Deliver Instruments. The Trustee may execute and deliver all documents and instruments (including checks withdrawing or disbursing trust funds, stock powers, deeds and other conveyances, receipts, releases, contracts, and other agreements and transfer documents) which are needed to accomplish or facilitate the exercise of the powers vested in the Trustee, and to disclose the provisions of the Trust Agreement whenever in the Trustee's discretion disclosure is appropriate.

(w) Other Powers.

- (1) The Trustee may invest in obligations of the United States Government as authorized in Probate Code §16224.
- (2) The Trustee may deposit trust funds at reasonable interest in any of the accounts listed in Probate Code §16225, whether or not the account is insured by a government agency or collateralized. The

accounts may be maintained in the name of any one of the Trustees or in the name of a nominee.

- (3) The Trustee may make repairs, alterations, and improvements, and perform the other acts affecting trust property as authorized in Probate Code §16229.
- (4) The Trustee may develop land in the ways authorized in Probate Code §16230.
- (5) The Trustee may enter into leases and other arrangements regarding minerals as authorized in Probate Code §16232.
- (6) The Trustee may grant or take options as authorized in Probate Code §16233.
- (7) The Trustee may exercise the powers granted in Probate Code §16234 (voting rights), Probate Code §16235 (payment of calls and assessments), Probate Code §16236 (stock subscriptions and conversions), and Probate Code §16237 (consent to change in form of business and participation in voting trusts).
- (8) The Trustee may hold securities as authorized in Probate Code §16238, and deposit securities in a securities depository as authorized in Probate Code §16239.

7. Signature Authority. As the sole currently serving Trustee, Samuel A. Unjian has the power, acting alone, to act on behalf of the Trust and to sign all documents exercising the powers of the Trustee. Under the Trust Agreement, no person other than the sole Trustee is required or needed to sign such documents for them to be effective as to the Trust.

8. Reliance by Third Parties. This Certification contains a true and correct representation of the terms of the Trust. All third parties dealing with the Trustee may rely on this Certification as a true statement of the provisions of the Trust as of the date this Certification is presented to the third party (regardless of the date of execution of this Certification), unless the third party has actual knowledge that the representations contained in this Certification are incorrect. A third party who acts in reliance upon this Certification of Trust without actual knowledge that the representations contained herein are incorrect is not liable to any person for so acting.

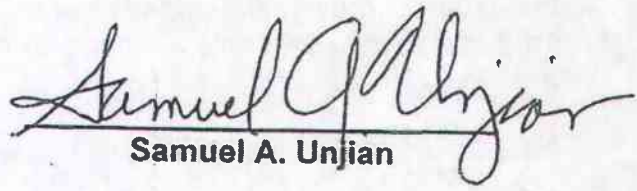
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I declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct. Executed on March 11, 2010, at Northridge, California.


Samuel A. Unjian

STATE OF CALIFORNIA)
COUNTY OF LOS ANGELES)

On March 11, 2010, before me, Lawrence H. Davis, Notary Public, personally appeared Samuel A. Unjian, 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.



NOTARY PUBLIC



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

RECEIVED

To: Don Kent, Treasurer-Tax Collector

Re: Claim for Excess Proceeds

TC 207 Item 66 Assessment Number: 286170016-9

2017 FEB 27 AM 2:41
RIVERSIDE COUNTY
TREAS-TAX COLLECTOR

Assessee: UNJIAN, SAMUEL A TR & REQUICHA, ARISTIDES A TR & HORN, DONITA TR & GOMEZ, LUIS

Situs: NONE

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 \$ 156,400 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. 2009-0239104; recorded on 5/13/2009. 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.

Trustee's Deed upon Sale recorded on 5/13/09, Riverside County, # 2009-0239104

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 30th day of November, 2016 at LOS ANGELES, CA
County, State

Aristides Requicha
Signature of Claimant

Shain Requicha
Signature of Claimant

ARISTIDES REQUICHA
Print Name

SHAIN REQUICHA
Print Name

3614 COOLHEIGHTS DR.
Street Address

3614 COOLHEIGHTS DR.
Street Address

RANCHO PALOS VERDES, CA 90275
City, State, Zip

RANCHO PALOS VERDES, CA 90275
City, State, Zip

(310) 544-8559
Phone Number

(310) 544-8559
Phone Number

AUTHORIZATION FOR AGENT TO COLLECT PROPERTY TAX REFUND

To expedite processing of this claim, we would strongly suggest you use this form. For this form to be valid it must be completed in its entirety and documentation establishing the assignor's claim as the rightful claimant must be provided at the time this document is filed with the Treasurer-Tax Collector.

As the rightful claimant, I, the undersigned, do hereby make Allstar Fin'l Services Inc. my agent to apply for and collect the property tax refund which you are holding and to which I am entitled. I understand that I AM NOT SELLING MY RIGHT TO THE REFUND, but merely naming an agent for collection purposes for my convenience.

I also understand that the total of the property tax refund available is \$ 155,400.00 and that I have a right to file a claim for this refund on my own, without the help of an agent. For valuable consideration received my agent is appointed to act on my behalf.

Aristides Requicha Shain Requicha
(Signature of Rightful Claimant)

ARISTIDES & SHAIN REQUICHA
(Name Printed)

3614 COOLHEIGHTS DR.
(Address)

STATE OF CALIFORNIA)ss.
COUNTY OF LOS ANGELES)

PANCHO PALOS VERDES CA 90275
(City/State/Zip)

(310) 544-8559
(Area Code/Telephone Number)

On _____, before me _____, 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 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 forgoing paragraph is true and correct.

WITNESS my hand and official seal.

See attached California Acknowledgement
(This area for official seal)

(Signature of Notary)

I, the undersigned, certify under penalty of perjury that I have disclosed to the rightful claimant, the full amount of property tax refund available and ADVISED HIM OF HIS RIGHT TO FILE A CLAIM ON HIS OWN, WITHOUT THE HELP OF AN AGENT.

[Signature]
(Signature of Agent)

Ursula Haberstroh
(Name Printed) cp Allstar Financial
20700 Ventura Blvd. #222
(Address)

STATE OF CALIFORNIA)ss.
COUNTY OF Los Angeles)

Woodland Hills, CA 91364
(City/State/Zip)

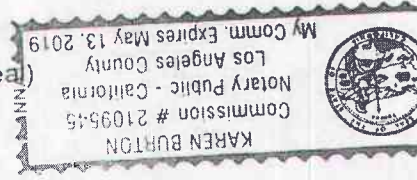
On 10-6-16 before me, the undersigned, a Notary Public in and for said State, personally appeared Ursula Haberstroh, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the 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]
(Signature of Notary)



(This area for official seal)



CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

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 Los Angeles)

On 11.29.2016 before me, Ivette Matienzo-Marin, Notary Public
Date Here Insert Name and Title of the Officer

personally appeared Aristides Requicha & Shain Requiche
Name(s) of Signer(s)

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 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 [Handwritten Signature]
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: Authorization For Agent to Collect Property Tax Refund Document Date: 11.29.16
Number of Pages: 1 Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____
 Corporate Officer -- Title(s): _____
 Partner -- Limited General
 Individual Attorney in Fact
 Trustee Guardian or Conservator
 Other: _____
Signer Is Representing: _____

Signer's Name: _____
 Corporate Officer -- Title(s): _____
 Partner -- Limited General
 Individual Attorney in Fact
 Trustee Guardian or Conservator
 Other: _____
Signer Is Representing: _____

Recorded in Official Records
County of Riverside

Larry W. Ward
Assessor, County Clerk & Recorder



RECORDING REQUESTED BY:
AND WHEN RECORDED MAIL TO

ALLSTAR FINANCIAL SERVICES, INC.
20700 VENTURA BLVD., SUITE 222
WOODLAND HILLS, CA 91364

FORWARD TAX STATEMENTS TO THE ADDRESS
GIVEN ABOVE

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	042

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Order #: 3206-172258

TRUSTEE'S DEED UPON SALE

READ AND APPROVED

APL S.R.

10



The undersigned grantor declares:

1. The Grantee herein Was the foreclosing beneficiary
2. The amount of the unpaid debt together with costs was: \$214,933.18
3. The amount paid by the Grantee at the Trustee's Sale was: \$214,933.18
4. The documentary transfer tax is \$0.00

ALLSTAR FINANCIAL SERVICES, INC., A California Corporation, as the duly appointed Trustee under the Deed of Trust hereinafter described (herein called Trustee), hereby grants and conveys, but without warranty, express or implied, to:

See addendum attached hereto and made a part hereof

(herein called Grantee) but without covenant or warranty, expressed or implied, all right title and interest conveyed to and now held by it as Trustee under the Deed of Trust in and to the property situated in the city of Perris County of Riverside County, State of California, described as follows:

The land referred to is situated in the unincorporated area of the County of Riverside, state of California, and is described as follows:

Lot 58 of tract 2520, in the county of riverside, state of California as shown by map on file in book 46, pages 40 through 42, inclusive of maps, Records of Riverside County, California

This conveyance is made pursuant to the powers conferred upon TRUSTEE by that certain Deed of Trust executed by John Myerly & Lilia Myerly, husband and wife as joint tenants as Trustor (s), recorded, December 8, 2005 as instrument number, 2005-1014168, of Official Records in the office of the Recorder of Riverside County, State of CALIFORNIA, and after fulfillment of the conditions as specified in said Deed of Trust authorizing this conveyance. Default occurred as set forth in a Notice of Default and Election to Sell which was filed for record in the office of the Recorder of said County, and such default still existed at the time of sale. Trustee having complied with all applicable statutory requirements of the State of California and performed all duties required by the Deed of Trust including sending a Notice of Default and Election to Sell within ten days after its recording and a Notice of Sale at least twenty days prior to the Sale Date by certified mail, postage pre-paid to each person entitled to notice in compliance with California Civil Code 2924b.

All requirements per California Statutes regarding the mailing, personal delivery and publication of copies of Notice of Default and Election to Sell under Deed of Trust and Notice of Trustee's Sale, and the posting of copies of the Notice of Trustee's Sale have been complied with. Trustee is in compliance with said Notice of Trustee's sale and in exercise of its powers under said Deed of Trust.

Said property was sold by said Trustee at public auction on May 6, 2009 at the place named in the Notice of Sale, in the county of Riverside, CALIFORNIA, in which the property is situated. Grantee, being the highest bidder at such sale, became the purchaser of said property and paid therefore to said Trustee the amount bid, in lawful money of the United States, or by the satisfaction, pro tanto, of the obligations then secured by said Deed of Trust.

ADDENDUM

Samuel A. Unjian as Trustee of the Samuel A. Unjian Amended and Restated Funded Revocable Living Trust Agreement Dated 1/29/88, as to an undivided 13.706%

Aristides A. Requicha and Shain A. Requicha, as Trustees under Declaration of Turst entitled The Requicha Family Trust, established on May 19, 2001, as to an undivided 25.381%

Donita Horn, Trustee of the Donita Horn Revocable Trust Agreement Dated October 25, 2002, as to an undivided 15.228%

Luis Enrique Gomez, an unmarried man, as to an undivided 20.812%

Cal-National Bank CFBO Laurie Howard #CHL0550, as to an undivided 14.721%

Julie A. Reinhardt, trustee of the Julie A. Reinhardt separate property trust, dated Jan. 26, 1995, as to an undivided 10.152%

LOAN SERVICING AGREEMENT

Loan No.: 252134100

Borrower

John Myerly, Lilia Myerly

Lender

Shain A. Requicha

This Loan Servicing Agreement (the "Agreement") is dated December 6, 2005 and is between Allstar Financial Services, Inc., a real estate broker licensed by the State of California ("Broker") and the lender or lenders whose signatures appear below and in counterparts to this Agreement (together, the "Lender"). If the Loan is owned by multiple Lenders, the "Majority" in this Agreement are the Lenders who own more than 50% of the record beneficial interest in the Note evidencing the Loan (more than 50% of the undivided interests in the Note), exclusive of any interest of a licensed real estate broker that is the issuer or servicer of the Loan, or any affiliate of that licensed real estate broker.

The parties agree as follows:

1.0 Scope. Lender retains Broker as Lender's agent to employ commercially reasonable and prudent practices to collect all scheduled payments on the Loan identified above (the "Loan"), including the protection of the security for the Loan. Broker shall consult with and follow instructions from Lender on non-routine collection matters. If the Loan is owned by multiple Lenders (a "Multi-Lender Loan"), Broker shall consult with all Lenders but shall only follow instructions from the Majority. A default upon any interest in the Note shall constitute a default upon all interests. The Majority may determine and direct the actions to be taken on behalf of all lenders in the event of default or with respect to other matters requiring the direction or approval of lenders, including but not limited to, designation of brokers, servicing agents or others acting on their behalf and the sale, encumbrance or lease of any real properties which may be owned by lenders as the result of foreclosure or receipt of a deed in lieu of foreclosure.

2.0 Term and Termination. This Agreement shall begin when the escrow for the Loan closes or the date set forth above, whichever is later. It shall terminate when any of these events occur: (a) payment in full of the Loan and reconveyance of the deed(s) of trust securing the Loan; (b) 30 days' written notice by Broker to Lender and, unless Lender is in breach of this Agreement, the notice shall be accompanied by a written offer from another licensed and qualified real estate broker, or from another qualified loan servicer exempt from licensure as a real estate broker, to service the Loan for Lender under the terms of this Agreement; (c) 30 days' written notice by Lender to Broker, in which case Lender shall immediately pay Broker the present value, assuming a rate of return of , of the sum of Broker's servicing fee for the remaining term of the loan; or (d) unless paragraph 7.0 is checked, recordation of a trustee's deed following a foreclosure of the Loan. Prior to the effectiveness of any termination, Broker shall deliver to Lender all of Lender's funds, an appropriate accounting and all necessary documentation. At termination, Lender shall immediately reimburse Broker for any outstanding advances made pursuant to paragraph 4.0.

3.0 Specific Loan Servicing Functions. Broker shall: (a) issue payment coupons or monthly statements to the borrower directing Loan repayment to Broker; (b) issue payoff demands, beneficiary statements and mortgage ratings; (c) demand, receive and collect all Loan payments, deposit them by the next business day into Broker's trust account and pay them to Lender within 30 days of receipt (within 25 days if the Loan is a Multi-Lender Loan); (d) issue annual income tax statements to the borrower and Lender; (e) answer borrower inquiries, demands and requests; (f) grant appropriate payment deferrals, but not of the maturity of the Loan unless approved by Lender or the Majority in the case of a Multi-Lender Loan; (g) monitor the continued effectiveness and claims on any property insurance listed in the Loan escrow instructions; (h) request and receive notices of default on senior liens; (i) receive notices of property tax delinquencies; and, (j) with the consent of Lender or the Majority, as the case may be, substitute trustees pursuant to Civil Code Section 2934a, initiate and direct judicial or non-judicial foreclosure of the Loan, as Lender or the Majority deem appropriate, and with such consent, communicate to the trustee or sheriff the amount of any credit bid. Broker shall promptly communicate to Lender any material information about collection of the Loan and the source of non-borrower Loan payments. Broker shall furnish to Lender a list of names and addresses of all lenders holding an interest in the Note upon five (5) days written notice. Broker may produce a copy of this Agreement as evidence of its authority.

4.0 Protective Advances. Lender shall make such advances as approved by the Majority or, if Lender is the only owner of the Loan, such advances that are necessary and prudent to protect and to collect Lender's interest in the Loan. If the Loan is a Multi-Lender Loan, and Lender fails to make advances approved by the Majority, other owners of the Loan are authorized to advance the amount Lender failed to advance and to receive payment in full with interest at 10% per annum before any further payments to Lender and, if this box is checked the non-defaulting Loan owners shall also have the option, exercisable within 30 days after Lender's default, to purchase Lender's interest in the Loan at N/A% of what is owed to Lender, payable within 15 days after the election to purchase is made. Broker, in its absolute discretion, may advance its own funds to protect the security of Lender's Loan, including advances to cure senior liens, property insurance, foreclosure expenses, repair, advertising, litigation expenses and similar items, but not Loan payments. Broker shall be reimbursed such advances, with interest at 10% per annum, from the next Loan payments, or within 10 days after a written request to

Lender. To secure Broker's advances, Lender hereby irrevocably assigns to Broker, to the extent of advances owed to Broker, the Loan payments received after an advance is made.

5.0 Loan Documents. Broker shall retain custody as agent for Lender of the original note and deed of trust for the Loan (or assignment thereof), unless the Loan is a Multi-Lender Loan, in which case, the Loan owner with the largest percentage ownership shall hold these documents unless the Majority otherwise direct. If Broker retains custody of the original note and deed of trust for the Loan (or assignment thereof), the deed of trust or assignment shall be recorded in accordance with Business and Professions Code Section 10233.2.

6.0 Compensation. For its services, Broker shall be paid: an annual servicing fee equal to the greater of 0.85% of the regularly scheduled principal Loan balance plus \$0.00, or \$0.00; all fees for beneficiary statements and demands; returned check charges, if applicable; 100.0% of late charges; 0.0% of all prepayment penalties paid; and if this box is checked, see the attached schedule for charges. Broker's compensation is subject to change upon 30 days' written notice to Lender; Lender may avoid changes by terminating this Agreement in writing within the 30 day period.

7.0 Real Estate Owned. If this box is checked, Broker is also Lender's agent to liquidate any real estate acquired by Lender in foreclosure of the Loan (the "Property"). Broker's pre-foreclosure servicing fee shall continue as if the Loan was unpaid. If Lender is the only Loan owner, Lender shall take title to the Property. If this Loan is a Multi-Lender Loan (unless the Majority otherwise direct the broker), Broker shall take title as custodial trustee for the Lender (the deed shall reflect on its face the lender name(s) and the Broker's role as custodial trustee). Broker's custodial trustee authority shall be limited as set forth in Civil Code Section 2941.9 to: (a) arranging appropriate property insurance coverages; (b) managing the Property, including arranging maintenance, repair and security, and tenant relations including negotiating rental or lease agreements; (c) arranging for the valuation and resale of the Property, including hiring a Realtor®, Realist, Real Estate Broker or Broker, at customary commission rates, to list, show and sell the Property; and (d) accepting reasonable offers on the Property on behalf of Lender at the price and terms approved by Lender (or the Majority on a Multi-Lender Loan); and, (e) subject to the approval of the title insurer and the lender (or the Majority on a Multi-Lender Loan), executing all necessary and appropriate documentation to transfer title to a buyer. Advances by Lender or Broker are subject to the terms of paragraph 4.0.

8.0 Arbitration. All disputes between the parties and/or the borrower, and their respective officers, directors, agents, employees and assignees, arising out of this Agreement or relating to the Loan, including, the arranging and servicing of the Loan and any services in connection with Property acquired, shall be determined by binding arbitration under the applicable rules of the American Arbitration Association or Judicial Arbitration and Mediation Services, Inc. ("JAMS"), at the election of the party initiating arbitration. Judgment on the arbitrators' award may be entered in any court having jurisdiction. Lender acknowledges that by agreeing to arbitration, Lender is waiving Lender's right to have the dispute litigated in a court or jury trial, with rights of discovery, application of the rules of evidence and appeal.

NOTICE: IF YOU INITIAL IN THE SPACE BELOW YOU ARE AGREEING TO HAVE ANY DISPUTE ARISING OUT OF THE MATTERS INCLUDED IN THE 'ARBITRATION OF DISPUTES' PROVISION DECIDED BY A NEUTRAL ARBITRATION AS PROVIDED BY CALIFORNIA LAW AND YOU ARE GIVING UP YOUR RIGHT TO HAVE THE DISPUTE LITIGATED IN A COURT OR JURY TRIAL. YOU ARE ALSO GIVING UP YOUR JUDICIAL RIGHTS TO DISCOVERY AND APPEAL. YOUR AGREEMENT TO THIS ARBITRATION PROVISION IS VOLUNTARY. NOTWITHSTANDING YOUR ELECTION TO ARBITRATE, YOU HAVE THE RIGHT TO CONTACT APPROPRIATE REGULATORY AGENCIES TO REGISTER A COMPLAINT ABOUT THE COMPANY OR THIS TRANSACTION.

WE HAVE READ AND UNDERSTAND THE FOREGOING AND AGREE TO SUBMIT DISPUTES ARISING OUT OF THE MATTERS INCLUDED IN THE 'ARBITRATION OF DISPUTES' PROVISION TO NEUTRAL ARBITRATION.

LENDER: INITIAL ONLY IF YOU AGREE TO ARBITRATION:

S.A.P.
Initial

initial

initial

initial

LENDER:

Lender's Vesting	Aristides A. Requicha and Shain A. Requicha, as Trustees under Declaration of Turst entitled The Requicha Family Trust, established on May 19, 2001
Lender's Address	3614 Coolheights Drive Rancho Palos Verdes CA 90275
Lender's Percentage Ownership of Loan	25.381%
Send Payments to	ARISTIDES A. REQUICHA SHAIN A. REQUICHA 3614 Coolheights Drive Rancho Palos Verdes, CA 90275
Account Number	I-2051

Lender's Signature:

SHAIN HERE

Shain A. Requicha 12/15/05 _____
Lender Shain A. Requicha Date Lender Date

BROKER: Allstar Financial Services, Inc.

BY: _____
Name, Title Date

DECLARATION OF TRUST

BY

ARISTIDES A. G. REQUICHA
SHAIN A. H. REQUICHA

FOR THE BENEFIT OF

ARISTIDES A. G. REQUICHA
SHAIN A. H. REQUICHA
RUTH GLASER SCHRODT
MARIA DO ROSARIO VIEIRA
ANA MARIA LIMA
NANAZ SENEHI
SABRINA SENEHI DAVALOU
JOSE SERRA E MOURA FIGUEIRA
JOAN BERNICE RUBENSTEIN
MARIO PEDRO FALCAO
SYLVIA MARIANNE SCHRODT-MELKI
BEST FRIENDS ANIMAL SANCTUARY
LAST CHANCE FOR ANIMALS

TO BE KNOWN AS THE REQUICHA FAMILY TRUST

ARTICLE I
CREATION OF TRUST

ARISTIDES A. G. REQUICHA and SHAIN A. H. REQUICHA, Co-Trustees (referred to in this instrument as the "Trustee", "Trustees" and/or "Co-Trustees"), declare that ARISTIDES A. G. REQUICHA and SHAIN A. H. REQUICHA, husband and wife (referred to in this instrument as the "Trustors"), have transferred and delivered to the Trustees, without consideration, the property described in Schedule A attached to this instrument.

All property subject to these trusts at any time is sometimes referred to as the "Trust Estate" and shall be held, administered and distributed as provided below. It is the Trustors' intention that all community property transferred to

of the Trust Estate as the Trustee in the Trustee's discretion shall determine. If the surviving spouse is serving as Co-Trustee, then the Co-Trustee other than the surviving spouse shall make the allocation of expense between principal and income and if the surviving Trustor is acting as sole Trustee, then the interest on the promissory note secured by deed of trust on said property, property taxes and maintenance shall be paid from income, to the extent the trust has income available, and the balance of the expenses shall be paid from principal.

7.17 DEFINITION OF INCOMPETENCY: For purposes of the Article of the Trust entitled "Successor Trustees," a person shall be considered "incompetent" if a conservator of the person or estate, or both, of such person has been appointed by a court having jurisdiction over such matters, or if, in the discretion of the Trustee (or Successor Trustee if the Trustee is the incompetent person), and as certified in writing by two (2) licensed physicians, the incompetent person is unable to provide for his or her own personal needs for physical health, food, clothing or shelter, or is substantially unable to manage his or her own financial affairs and resources, whether or not a court of competent jurisdiction has declared the person incompetent, mentally ill, or in need of a guardian or conservator. Once determined incompetent as above, the person shall be considered competent again if in the Trustee's (or Successor Trustee's) discretion, or as certified in writing by two (2) licensed physicians, at least one (1) of whom had also originally certified to the incompetency, or as determined by a court of competent jurisdiction, the person does not meet the standard described above for incompetency.

ARTICLE VIII
GOVERNING LAW

This Trust has been accepted by the Trustee in the State of California, and its validity, construction and all rights thereunder shall be governed by the laws of that State.

EXECUTED this 14 day of May, 2001.

Aristides A. G. Requicha
Trustor

Shain A. H. Regzick
Trustor

Aristides A. G. Requicha
Trustee

Shain A. H. Regzick
Trustee

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

RECEIVED

To: Don Kent, Treasurer-Tax Collector

2017 FEB 27 AM 2:41

Re: Claim for Excess Proceeds

RIVERSIDE COUNTY
TREAS-TAX COLLECTOR

TC 207 Item 66 Assessment Number: 286170016-9

Assessee: UNJIAN, SAMUEL A TR & REQUICHA, ARISTIDES A TR & HORN, DONITA TR & GOMEZ, LUIS

Situs: NONE

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 \$ 155,400 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. 2009-0239104, recorded on 5/13/2009. 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.

Trustee's Deed Upon Sale recorded on 5/13/2009, Riverside County #2009-0239104

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 24th day of October, 2016 at Ventura County, CA
County, State

Signature of Claimant

Donita Horn
Signature of Claimant

Print Name

DONITA HORN
Print Name

Street Address

1194 Paquita St.
Street Address

City, State, Zip

CAMARILLO, CA 93012
City, State, Zip

Phone Number

805-389-5430
Phone Number

AUTHORIZATION FOR AGENT TO COLLECT PROPERTY TAX REFUND

To expedite processing of this claim, we would strongly suggest you use this form. For this form to be valid it must be completed in its entirety and documentation establishing the assignor's claim as the rightful claimant must be provided at the time this document is filed with the Treasurer-Tax Collector.

As the rightful claimant, I, the undersigned, do hereby make Allstar Fin/ Services, Inc. my agent to apply for and collect the property tax refund which you are holding and to which I am entitled. I understand that I AM NOT SELLING MY RIGHT TO THE REFUND, but merely naming an agent for collection purposes for my convenience.

I also understand that the total of the property tax refund available is \$155,400.00 and that I have a right to file a claim for this refund on my own, without the help of an agent. For valuable consideration received my agent is appointed to act on my behalf.

Donita Horn
(Signature of Rightful Claimant)

DONITA HORN
(Name Printed)

1194 PAQUITA ST.
(Address)

STATE OF CALIFORNIA)ss.
COUNTY OF _____)

CAMARILLO, CA 93012
(City/State/Zip)

**See attached for
California Notary Certificate**

805-389-5430
(Area Code/Telephone Number)

On _____, before me, _____, 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 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.

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

WITNESS my hand and official seal.

(Signature of Notary)

(This area for official seal)

, the undersigned, certify under penalty of perjury that I have disclosed to the rightful claimant, the full amount of property tax refund available and ADVISED HIM OF HIS RIGHT TO FILE A CLAIM ON HIS OWN, WITHOUT THE HELP OF AN AGENT.

[Signature]
(Signature of Agent)

Ursula Haberstroh
(Name Printed) C/O Allstar Financial
20700 Ventura Blvd. #222
(Address)

STATE OF CALIFORNIA)ss.
COUNTY OF Los Angeles)

Woodland Hills, CA 91364
(City/State/Zip)

On 10-6-16, before me, the undersigned, a Notary Public in and for said State, personally appeared Ursula Haberstroh, 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 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]
(Signature of Notary)

(This area for official seal)



ACKNOWLEDGMENT

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 VENTURA)

On OCTOBER 25, 2016 before me, YEVETTE N. RHODES NOTARY PUBLIC
(insert name and title of the officer)

personally appeared DONITA HORN,
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 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

Yevette N. Rhodes

(Seal)



Recorded in Official Records
County of Riverside

Larry W. Ward
Assessor, County Clerk & Recorder



RECORDING REQUESTED BY:
AND WHEN RECORDED MAIL TO

ALLSTAR FINANCIAL SERVICES, INC.
20700 VENTURA BLVD., SUITE 222
WOODLAND HILLS, CA 91364

FORWARD TAX STATEMENTS TO THE ADDRESS
GIVEN ABOVE

S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
1			3			1			
M	A	L	465	426	PCOR	NCOR	SMF	NCHG	EXAM
							T:	CTY	UNI 042

SPACE ABOVE THIS LINE FOR RECORDER'S USE -

Order #: 3206-172258

TRUSTEE'S DEED UPON SALE

READ AND APPROVED

16

T
042

The undersigned grantor declares:

1. The Grantee herein Was the foreclosing beneficiary
2. The amount of the unpaid debt together with costs was: \$214,933.18
3. The amount paid by the Grantee at the Trustee's Sale was: \$214,933.18
4. The documentary transfer tax is \$0.00

DA

ALLSTAR FINANCIAL SERVICES, INC., A California Corporation, as the duly appointed Trustee under the Deed of Trust hereinafter described (herein called Trustee), hereby grants and conveys, but without warranty, express or implied, to:

See addendum attached hereto and made a part hereof

(herein called Grantee) but without covenant or warranty, expressed or implied, all right title and interest conveyed to and now held by it as Trustee under the Deed of Trust in and to the property situated in the city of Perris County of Riverside County, State of California, described as follows:

The land referred to is situated in the unincorporated area of the County of Riverside, state of California, and is described as follows:

Lot 58 of tract 2520, in the county of riverside, state of California as shown by map on file in book 46, pages 40 through 42, inclusive of maps, Records of Riverside County, California

This conveyance is made pursuant to the powers conferred upon TRUSTEE by that certain Deed of Trust executed by John Myerly & Lilia Myerly, husband and wife as joint tenants as Trustor (s), recorded, December 8, 2005 as instrument number, 2005-1014168, of Official Records in the office of the Recorder of Riverside County, State of CALIFORNIA, and after fulfillment of the conditions as specified in said Deed of Trust authorizing this conveyance. Default occurred as set forth in a Notice of Default and Election to Sell which was filed for record in the office of the Recorder of said County, and such default still existed at the time of sale. Trustee having complied with all applicable statutory requirements of the State of California and performed all duties required by the Deed of Trust including sending a Notice of Default and Election to Sell within ten days after its recording and a Notice of Sale at least twenty days prior to the Sale Date by certified mail, postage pre-paid to each person entitled to notice in compliance with California Civil Code 2924b.

All requirements per California Statutes regarding the mailing, personal delivery and publication of copies of Notice of Default and Election to Sell under Deed of Trust and Notice of Trustee's Sale, and the posting of copies of the Notice of Trustee's Sale have been complied with. Trustee is in compliance with said Notice of Trustee's sale and in exercise of its powers under said Deed of Trust.

Said property was sold by said Trustee at public auction on May 6, 2009 at the place named in the Notice of Sale, in the county of Riverside, CALIFORNIA, in which the property is situated. Grantee, being the highest bidder at such sale, became the purchaser of said property and paid therefore to said Trustee the amount bid, in lawful money of the United States, or by the satisfaction, pro tanto, of the obligations then secured by said Deed of Trust.

LOAN SERVICING AGREEMENT

Loan No.: 252134100

Borrower

John Myerly, Lilia Myerly

Lender

Donita Horn, Trustee

This Loan Servicing Agreement (the "Agreement") is dated **December 7, 2005** and is between **Allstar Financial Services, Inc.**, a real estate broker licensed by the State of California ("Broker") and the lender or lenders whose signatures appear below and in counterparts to this Agreement (together, the "Lender"). If the Loan is owned by multiple Lenders, the "Majority" in this Agreement are the Lenders who own more than 50% of the record beneficial interest in the Note evidencing the Loan (more than 50% of the undivided interests in the Note), exclusive of any interest of a licensed real estate broker that is the issuer or servicer of the Loan, or any affiliate of that licensed real estate broker.

The parties agree as follows:

1.0 Scope. Lender retains Broker as Lender's agent to employ commercially reasonable and prudent practices to collect all scheduled payments on the Loan identified above (the "Loan"), including the protection of the security for the Loan. Broker shall consult with and follow instructions from Lender on non-routine collection matters. If the Loan is owned by multiple Lenders (a "Multi-Lender Loan"), Broker shall consult with all Lenders but shall only follow instructions from the Majority. A default upon any interest in the Note shall constitute a default upon all interests. The Majority may determine and direct the actions to be taken on behalf of all lenders in the event of default or with respect to other matters requiring the direction or approval of lenders, including but not limited to, designation of brokers, servicing agents or others acting on their behalf and the sale, encumbrance or lease of any real properties which may be owned by lenders as the result of foreclosure or receipt of a deed in lieu of foreclosure.

2.0 Term and Termination. This Agreement shall begin when the escrow for the Loan closes or the date set forth above, whichever is later. It shall terminate when any of these events occur: (a) payment in full of the Loan and reconveyance of the deed(s) of trust securing the Loan; (b) 30 days' written notice by Broker to Lender and, unless Lender is in breach of this Agreement, the notice shall be accompanied by a written offer from another licensed and qualified real estate broker, or from another qualified loan servicer exempt from licensure as a real estate broker, to service the Loan for Lender under the terms of this Agreement; (c) 30 days' written notice by Lender to Broker, in which case Lender shall immediately pay Broker the present value, assuming a rate of return of , of the sum of Broker's servicing fee for the remaining term of the loan; or (d) unless paragraph 7.0 is checked, recordation of a trustee's deed following a foreclosure of the Loan. Prior to the effectiveness of any termination, Broker shall deliver to Lender all of Lender's funds, an appropriate accounting and all necessary documentation. At termination, Lender shall immediately reimburse Broker for any outstanding advances made pursuant to paragraph 4.0.

3.0 Specific Loan Servicing Functions. Broker shall: (a) issue payment coupons or monthly statements to the borrower directing Loan repayment to Broker; (b) issue payoff demands, beneficiary statements and mortgage ratings; (c) demand, receive and collect all Loan payments, deposit them by the next business day into Broker's trust account and pay them to Lender within 30 days of receipt (within 25 days if the Loan is a Multi-Lender Loan); (d) issue annual income tax statements to the borrower and Lender; (e) answer borrower inquiries, demands and requests; (f) grant appropriate payment deferrals, but not of the maturity of the Loan unless approved by Lender or the Majority in the case of a Multi-Lender Loan; (g) monitor the continued effectiveness and claims on any property insurance listed in the Loan escrow instructions; (h) request and receive notices of default on senior liens; (i) receive notices of property tax delinquencies; and, (j) with the consent of Lender or the Majority, as the case may be, substitute trustees pursuant to Civil Code Section 2934a, initiate and direct judicial or non-judicial foreclosure of the Loan, as Lender or the Majority deem appropriate, and with such consent, communicate to the trustee or sheriff the amount of any credit bid. Broker shall promptly communicate to Lender any material information about collection of the Loan and the source of non-borrower Loan payments. Broker shall furnish to Lender a list of names and addresses of all lenders holding an interest in the Note upon five (5) days written notice. Broker may produce a copy of this Agreement as evidence of its authority.

4.0 Protective Advances. Lender shall make such advances as approved by the Majority or, if Lender is the only owner of the Loan, such advances that are necessary and prudent to protect and to collect Lender's interest in the Loan. If the Loan is a Multi-Lender Loan, and Lender fails to make advances approved by the Majority, other owners of the Loan are authorized to advance the amount Lender failed to advance and to receive payment in full with interest at 10% per annum before any further payments to Lender and, if this box is checked the non-defaulting Loan owners shall also have the option, exercisable within 30 days after Lender's default, to purchase Lender's interest in the Loan at N/A% of what is owed to Lender, payable within 15 days after the election to purchase is made. Broker, in its absolute discretion, may advance its own funds to protect the security of Lender's Loan, including advances to cure senior liens, property insurance, foreclosure expenses, repair, advertising, litigation expenses and similar items, but not Loan payments. Broker shall be reimbursed such advances, with interest at 10% per annum, from the next Loan payments, or within 10 days after a written request to

LENDER:

Lender's Vesting	Donita Horn, Trustee of the Donita Horn Revocable Trust Agreement Dated October 25, 2002
Lender's Address	4540 Natick Avenue, #312 Sherman Oaks, CA 91403
Lender's Percentage Ownership of Loan	15.228%
Send Payments to	Donita Horn, Trustee 4540 Natick Avenue #312 Sherman Oaks, CA 91403
Account Number	I-2329

Lender's Signature:

Donita Horn, Trustee 12/9/05
Lender Date Lender Date

BROKER: Allstar Financial Services, Inc.

BY: [Signature]
Name, Title Date

**FIRST RESTATEMENT OF THE
DONITA HORN
REVOCABLE TRUST AGREEMENT**

DATED: OCTOBER 25, 2002

TRUSTOR: DONITA HORN

TRUSTEE: DONITA HORN

Successor Trustees:

**VICKI MARIE SHIRLEY
LISA DEANNE MC ELROY
SAMUEL UNJIAN**

**FIRST RESTATEMENT OF THE
DONITA HORN
REVOCABLE TRUST AGREEMENT**

This is the FIRST RESTATEMENT OF THE DONITA HORN REVOCABLE TRUST AGREEMENT dated October 25, 2002. Pursuant to the rights that she has retained in this Trust, she deletes the Trust in its entirety and restates it as follows:

**ARTICLE I
TRUST PROPERTY**

1.01 The Trustor has transferred and delivered or will transfer and deliver to the Trustee, without consideration, the property described in Schedule A attached hereto. Additional property, real or personal, or any interest therein, acceptable to the Trustee, may be transferred to this Trust by the Trustor or any other person. The Trustee agrees to hold, manage and distribute the property described in Schedule A, the proceeds of any life insurance policies, and all other property hereafter received, as hereinafter provided.

**ARTICLE II
CHARACTER OF PROPERTY**

2.01 The Trustor intends that all property transferred to this Trust and the proceeds thereof (the "community estate") shall remain property of the Trustor during her lifetime.

ARTICLE V

POWERS OF TRUSTEE

5.01 SPECIFIC POWERS: To carry out the purposes of any trust created under this instrument and subject to any additions or limitations stated elsewhere in this Trust agreement, the Trustee is vested with the following powers with respect to the Trust estate and any part of it, in addition to those powers now or hereafter conferred by law:

(a) POWER TO RETAIN PROPERTY: To continue to hold any property that the Trustee receives or acquires under this Trust as long as the Trustee deems advisable; provided, however, that unproductive or underproductive property shall not be held as an asset of the Trust for more than a reasonable time during the lifetime of the Trustor without her consent.

(b) POWER TO OPERATE BUSINESS: To continue or participate in any business or other enterprise at the risk of the Trust estate and to effect incorporation, dissolution or other change in the form of organization of the business or enterprise.

(c) POWER OF SALE, EXCHANGE, REPAIR, ETC.: To manage, control, grant options on, sell (for cash or on deferred payments), convey, exchange, partition, divide, subdivide, improve and repair Trust property; and to create restrictions, easements and other servitudes, with or without considerations.

(d) POWER TO LEASE: To lease Trust property for terms within or beyond the term of the Trust and for any purpose, including exploration for the removal of gas, oil and other minerals; to enter into community oil leases, pooling and unitization

agreements.

(e) **POWER TO BORROW:** To borrow money, and to encumber or hypothecate Trust property by mortgage, deed of trust, pledge or otherwise.

(f) **POWER TO INSURE:** To carry, at the expense of the Trust, insurance of such kinds and in such amounts as the Trustee deems advisable to protect the Trust estate and the Trustee against hazard.

(g) **POWER TO COMMENCE OR DEFEND LITIGATION:** To commence or defend such litigation with respect to the Trust or any property of the Trust estate as the Trustee may deem advisable, at the expense of the Trust.

(h) **POWER TO COMPROMISE CLAIMS:** To compromise or otherwise adjust any claims or litigation against or in favor of the Trust.

(i) **INVESTMENT POWERS:** To invest and reinvest the Trust estate in every kind of property, real, personal or mixed, and every kind of investment, specifically including, but not by way of limitation, corporate obligations of every kind, stocks, preferred or common, shares of investment trusts, investment companies and mutual funds, and mortgage participations, which persons of prudence, discretion and intelligence acquire for their own account.

(j) **POWER TO MANAGE SECURITIES:** With respect to securities held in trust, to have all the rights, powers and privileges of an owner, including, but not by way of limitation, the power to vote, give proxies and pay assessments, foreclosures, reorganizations, consolidations, mergers, liquidations, sales and leases, and incident to such participation to deposit securities with and transfer title to any protective or other committee on such terms as the Trustee may deem advisable; and to exercise or sell

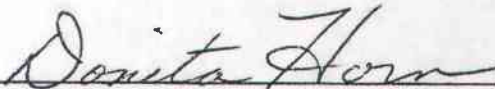
the proceeds of any such plan or such policy on account of any indebtedness secured by either. The Trustee shall have the power to compromise, arbitrate or otherwise adjust any claims arising out of any such policies and plans and to take such action as may in her discretion be necessary and proper for collection of any such insurance and employee benefit proceeds. The expenses of collection shall be payable out of the Trust estate. However, the Trustee shall not be obliged to take any action for collection unless and until it shall have been indemnified to its satisfaction against any loss, liability or expense, including attorney's fees.

ARTICLE IX

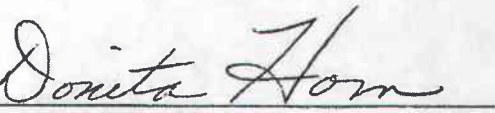
This Trust has been accepted by the Trustee in the State of California, and its validity, construction and all rights thereunder shall be governed by the laws of that state.

Executed as of the day and year first above written.

TRUSTOR


DONITA HORN

TRUSTEE


DONITA HORN

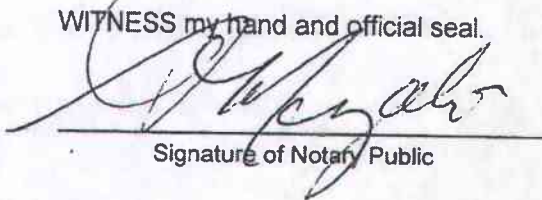
ACKNOWLEDGMENT

STATE OF CALIFORNIA)
)
COUNTY OF LOS ANGELES) ss.

On November 11th, 2008, 2008, before me, Alireza Mazahri, Notary Public, personally appeared DONITA HORN, 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 she executed the same in her authorized capacity, and that by her signature on the instrument the person, or the entity on behalf of which the person acted, executed the instrument.

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

WITNESS my hand and official seal.



Signature of Notary Public



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

RECEIVED

2017 FEB 27 AM 2:42

RIVERSIDE COUNTY
TREAS-TAX COLLECTOR

To: Don Kent, Treasurer-Tax Collector

Re: Claim for Excess Proceeds

TC 207 Item 66 Assessment Number: 286170016-9

Assessee: UNJIAN, SAMUEL A TR & REQUICHA, ARISTIDES A TR & HORN, DONITA TR & GOMEZ, LUIS

Situs: NONE

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 \$ 155,400 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. 2009-0239104; recorded on 5/13/2009. 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.

Trustee's Deed upon Sale recorded on 5/13/2009, Doc # 2009-0239104

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 25 day of October, 2016 at Los Angeles, CA
County, State

Signature of Claimant

Luis Enrique Gomez
Signature of Claimant

Print Name

LUIS ENRIQUE GOMEZ
Print Name

Street Address

P.O. BOX 845
Street Address

City, State, Zip

REDONDO BEACH, CA 90777
City, State, Zip

Phone Number

(714) 287-6608
Phone Number

AUTHORIZATION FOR AGENT TO COLLECT PROPERTY TAX REFUND

To expedite processing of this claim, we would strongly suggest you use this form. For this form to be valid it must be completed in its entirety and documentation establishing the assignor's claim as the rightful claimant must be provided at the time this document is filed with the Treasurer-Tax Collector.

As the rightful claimant, I, the undersigned, do hereby make Allstar Fin'l Services Inc. my agent to apply for and collect the property tax refund which you are holding and to which I am entitled. I understand that I AM NOT SELLING MY RIGHT TO THE REFUND, but merely naming an agent for collection purposes for my convenience.

I also understand that the total of the property tax refund available is \$ 155,400.00 and that I have a right to file a claim for this refund on my own, without the help of an agent. For valuable consideration received my agent is appointed to act on my behalf.

Luis Enrique Gomez (Signature of Rightful Claimant) LUIS ENRIQUE GOMEZ (Name Printed)

*see attached notarial certificate garys york. 10-25-16 P.O. BOX 845 (Address)

STATE OF CALIFORNIA)ss. REJONDO BEACH, CA 90277
COUNTY OF _____) (City/State/Zip)

(714) 287-6608 (Area Code/Telephone Number)

On _____, before me, _____, 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 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 forgoing paragraph is true and correct.

WITNESS my hand and official seal.

(This area for official seal)

(Signature of Notary)

I, the undersigned, certify under penalty of perjury that I have disclosed to the rightful claimant, the full amount of property tax refund available and ADVISED HIM OF HIS RIGHT TO FILE A CLAIM ON HIS OWN, WITHOUT THE HELP OF AN AGENT.

[Signature] (Signature of Agent) Ursula Haberstroh (Name Printed) c/o Allstar Financial
20700 Ventura Blvd. #222 (Address)

STATE OF CALIFORNIA)ss. Woodland Hills, CA 91364
COUNTY OF Los Angeles) (City/State/Zip)

On 10-6-16, before me, the undersigned, a Notary Public in and for said State, personally appeared Ursula Haberstroh, 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 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]
Signature of Notary

(This area for official seal)



CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

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 Los Angeles)

On 10-25-16 before me, Tony Bok York, Notary Public
Date Here Insert Name and Title of the Officer

personally appeared Luis Enrique Gomez
Name(s) of Signer(s)

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 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 Tony B. York
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: Claim Document Date:

Number of Pages: Signer(s) Other Than Named Above:

Capacity(ies) Claimed by Signer(s)

Signer's Name:

Corporate Officer - Title(s):

Partner - Limited General

Individual Attorney in Fact

Trustee Guardian or Conservator

Other:

Signer Is Representing:

Signer's Name:

Corporate Officer - Title(s):

Partner - Limited General

Individual Attorney in Fact

Trustee Guardian or Conservator

Other:

Signer Is Representing:

Recorded in Official Records
County of Riverside
Larry W. Ward

Assessor, County Clerk & Recorder



RECORDING REQUESTED BY:
AND WHEN RECORDED MAIL TO

ALLSTAR FINANCIAL SERVICES, INC.
20700 VENTURA BLVD., SUITE 222
WOODLAND HILLS, CA 91364

FORWARD TAX STATEMENTS TO THE ADDRESS
GIVEN ABOVE

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						T:	CTY	UNI	042

SPACE ABOVE THIS LINE FOR RECORDER'S USE -

Order #: 3206-172258

TRUSTEE'S DEED UPON SALE

The undersigned grantor declares:

1. The Grantee herein Was the foreclosing beneficiary
2. The amount of the unpaid debt together with costs was: \$214,933.18
3. The amount paid by the Grantee at the Trustee's Sale was: \$214,933.18
4. The documentary transfer tax is \$0.00

READ AND APPROVED

LEG

10
T
042

ALLSTAR FINANCIAL SERVICES, INC., A California Corporation, as the duly appointed Trustee under the Deed of Trust hereinafter described (herein called Trustee), hereby grants and conveys, but without warranty, express or implied, to:

See addendum attached hereto and made a part hereof

(herein called Grantee) but without covenant or warranty, expressed or implied, all right title and interest conveyed to and now held by it as Trustee under the Deed of Trust in and to the property situated in the city of Perris County of Riverside County, State of California, described as follows:

The land referred to is situated in the unincorporated area of the County of Riverside, state of California, and is described as follows:

Lot 58 of tract 2520, in the county of riverside, state of California as shown by map on file in book 46, pages 40 through 42, inclusive of maps, Records of Riverside County, California

This conveyance is made pursuant to the powers conferred upon TRUSTEE by that certain Deed of Trust executed by John Myerly & Lilia Myerly, husband and wife as joint tenants as Trustor (s), recorded, December 8, 2005 as instrument number, 2005-1014168, of Official Records in the office of the Recorder of Riverside County, State of CALIFORNIA, and after fulfillment of the conditions as specified in said Deed of Trust authorizing this conveyance. Default occurred as set forth in a Notice of Default and Election to Sell which was filed for record in the office of the Recorder of said County, and such default still existed at the time of sale. Trustee having complied with all applicable statutory requirements of the State of California and performed all duties required by the Deed of Trust including sending a Notice of Default and Election to Sell within ten days after its recording and a Notice of Sale at least twenty days prior to the Sale Date by certified mail, postage pre-paid to each person entitled to notice in compliance with California Civil Code 2924b.

All requirements per California Statutes regarding the mailing, personal delivery and publication of copies of Notice of Default and Election to Sell under Deed of Trust and Notice of Trustee's Sale, and the posting of copies of the Notice of Trustee's Sale have been complied with. Trustee is in compliance with said Notice of Trustee's sale and in exercise of its powers under said Deed of Trust.

Said property was sold by said Trustee at public auction on May 6, 2009 at the place named in the Notice of Sale, in the county of Riverside, CALIFORNIA, in which the property is situated. Grantee, being the highest bidder at such sale, became the purchaser of said property and paid therefore to said Trustee the amount bid, in lawful money of the United States, or by the satisfaction, pro tanto, of the obligations then secured by said Deed of Trust.

ADDENDUM

Samuel A. Unjian as Trustee of the Samuel A. Unjian Amended and Restated Funded Revocable Living Trust Agreement Dated 1/29/88, as to an undivided 13.706%

Aristides A. Requicha and Shain A. Requicha, as Trustees under Declaration of Turst entitled The Requicha Family Trust, established on May 19, 2001, as to an undivided 25.381%

Donita Horn, Trustee of the Donita Horn Revocable Trust Agreement Dated October 25, 2002, as to an undivided 15.228%

Luis Enrique Gomez, an unmarried man, as to an undivided 20.812%

Cal-National Bank CFBO Laurie Howard #CHL0550, as to an undivided 14.721%

Julie A. Reinhardt, trustee of the Julie A. Reinhardt separate property trust, dated Jan. 26, 1995, as to an undivided 10.152%

LOAN SERVICING AGREEMENT

Loan No.: 252134100

Borrower

John Myerly, Lilia Myerly

Lender

Luis Enrique Gomez

This Loan Servicing Agreement (the "Agreement") is dated **December 5, 2005** and is between **Allstar Financial Services, Inc.**, a real estate broker licensed by the State of California ("Broker") and the lender or lenders whose signatures appear below and in counterparts to this Agreement (together, the "Lender"). If the Loan is owned by multiple Lenders, the "Majority" in this Agreement are the Lenders who own more than 50% of the record beneficial interest in the Note evidencing the Loan (more than 50% of the undivided interests in the Note), exclusive of any interest of a licensed real estate broker that is the issuer or servicer of the Loan, or any affiliate of that licensed real estate broker.

The parties agree as follows:

1.0 Scope. Lender retains Broker as Lender's agent to employ commercially reasonable and prudent practices to collect all scheduled payments on the Loan identified above (the "Loan"), including the protection of the security for the Loan. Broker shall consult with and follow instructions from Lender on non-routine collection matters. If the Loan is owned by multiple Lenders (a "Multi-Lender Loan"), Broker shall consult with all Lenders but shall only follow instructions from the Majority. A default upon any interest in the Note shall constitute a default upon all interests. The Majority may determine and direct the actions to be taken on behalf of all lenders in the event of default or with respect to other matters requiring the direction or approval of lenders, including but not limited to, designation of brokers, servicing agents or others acting on their behalf and the sale, encumbrance or lease of any real properties which may be owned by lenders as the result of foreclosure or receipt of a deed in lieu of foreclosure.

2.0 Term and Termination. This Agreement shall begin when the escrow for the Loan closes or the date set forth above, whichever is later. It shall terminate when any of these events occur: (a) payment in full of the Loan and reconveyance of the deed(s) of trust securing the Loan; (b) 30 days' written notice by Broker to Lender and, unless Lender is in breach of this Agreement, the notice shall be accompanied by a written offer from another licensed and qualified real estate broker, or from another qualified loan servicer exempt from licensure as a real estate broker, to service the Loan for Lender under the terms of this Agreement; (c) 30 days' written notice by Lender to Broker, in which case Lender shall immediately pay Broker the present value, assuming a rate of return of , of the sum of Broker's servicing fee for the remaining term of the loan; or (d) unless paragraph 7.0 is checked, recordation of a trustee's deed following a foreclosure of the Loan. Prior to the effectiveness of any termination, Broker shall deliver to Lender all of Lender's funds, an appropriate accounting and all necessary documentation. At termination, Lender shall immediately reimburse Broker for any outstanding advances made pursuant to paragraph 4.0.

3.0 Specific Loan Servicing Functions. Broker shall: (a) issue payment coupons or monthly statements to the borrower directing Loan repayment to Broker; (b) issue payoff demands, beneficiary statements and mortgage ratings; (c) demand, receive and collect all Loan payments, deposit them by the next business day into Broker's trust account and pay them to Lender within 30 days of receipt (within 25 days if the Loan is a Multi-Lender Loan); (d) issue annual income tax statements to the borrower and Lender; (e) answer borrower inquiries, demands and requests; (f) grant appropriate payment deferrals, but not of the maturity of the Loan unless approved by Lender or the Majority in the case of a Multi-Lender Loan; (g) monitor the continued effectiveness and claims on any property insurance listed in the Loan escrow instructions; (h) request and receive notices of default on senior liens; (i) receive notices of property tax delinquencies; and, (j) with the consent of Lender or the Majority, as the case may be, substitute trustees pursuant to Civil Code Section 2934a, initiate and direct judicial or non-judicial foreclosure of the Loan, as Lender or the Majority deem appropriate, and with such consent, communicate to the trustee or sheriff the amount of any credit bid. Broker shall promptly communicate to Lender any material information about collection of the Loan and the source of non-borrower Loan payments. Broker shall furnish to Lender a list of names and addresses of all lenders holding an interest in the Note upon five (5) days written notice. Broker may produce a copy of this Agreement as evidence of its authority.

4.0 Protective Advances. Lender shall make such advances as approved by the Majority or, if Lender is the only owner of the Loan, such advances that are necessary and prudent to protect and to collect Lender's interest in the Loan. If the Loan is a Multi-Lender Loan, and Lender fails to make advances approved by the Majority, other owners of the Loan are authorized to advance the amount Lender failed to advance and to receive payment in full with interest at 10% per annum before any further payments to Lender and, if this box is checked the non-defaulting Loan owners shall also have the option, exercisable within 30 days after Lender's default, to purchase Lender's interest in the Loan at N/A% of what is owed to Lender, payable within 15 days after the election to purchase is made. Broker, in its absolute discretion, may advance its own funds to protect the security of Lender's Loan, including advances to cure senior liens, property insurance, foreclosure expenses, repair, advertising, litigation expenses and similar items, but not Loan payments. Broker shall be reimbursed such advances, with interest at 10% per annum, from the next Loan payments, or within 10 days after a written request to

Lender. To secure Broker's advances, Lender hereby irrevocably assigns to Broker, to the extent of advances owed to Broker, the Loan payments received after an advance is made.

5.0 Loan Documents. Broker shall retain custody as agent for Lender of the original note and deed of trust for the Loan (or assignment thereof), unless the Loan is a Multi-Lender Loan, in which case, the Loan owner with the largest percentage ownership shall hold these documents unless the Majority otherwise direct. If Broker retains custody of the original note and deed of trust for the Loan (or assignment thereof), the deed of trust or assignment shall be recorded in accordance with Business and Professions Code Section 10233.2.

6.0 Compensation. For its services, Broker shall be paid: an annual servicing fee equal to the greater of 0.85% of the regularly scheduled principal Loan balance plus \$0.00, or \$0.00; all fees for beneficiary statements and demands; returned check charges, if applicable; 100.0% of late charges; 0.0% of all prepayment penalties paid; and if this box is checked, see the attached schedule for charges. Broker's compensation is subject to change upon 30 days' written notice to Lender; Lender may avoid changes by terminating this Agreement in writing within the 30 day period.

7.0 Real Estate Owned. If this box is checked, Broker is also Lender's agent to liquidate any real estate acquired by Lender in foreclosure of the Loan (the "Property"). Broker's pre-foreclosure servicing fee shall continue as if the Loan was unpaid. If Lender is the only Loan owner, Lender shall take title to the Property. If this Loan is a Multi-Lender Loan (unless the Majority otherwise direct the broker), Broker shall take title as custodial trustee for the Lender (the deed shall reflect on its face the lender name(s) and the Broker's role as custodial trustee). Broker's custodial trustee authority shall be limited as set forth in Civil Code Section 2941.9 to: (a) arranging appropriate property insurance coverages; (b) managing the Property, including arranging maintenance, repair and security, and tenant relations including negotiating rental or lease agreements; (c) arranging for the valuation and resale of the Property, including hiring a Realtor®, Realtist, Real Estate Broker or Broker, at customary commission rates, to list, show and sell the Property; and (d) accepting reasonable offers on the Property on behalf of Lender at the price and terms approved by Lender (or the Majority on a Multi-Lender Loan); and, (e) subject to the approval of the title insurer and the lender (or the Majority on a Multi-Lender Loan), executing all necessary and appropriate documentation to transfer title to a buyer. Advances by Lender or Broker are subject to the terms of paragraph 4.0.

8.0 Arbitration. All disputes between the parties and/or the borrower, and their respective officers, directors, agents, employees and assignees, arising out of this Agreement or relating to the Loan, including, the arranging and servicing of the Loan and any services in connection with Property acquired, shall be determined by binding arbitration under the applicable rules of the American Arbitration Association or Judicial Arbitration and Mediation Services, Inc. ("JAMS"), at the election of the party initiating arbitration. Judgment on the arbitrators' award may be entered in any court having jurisdiction. Lender acknowledges that by agreeing to arbitration, Lender is waiving Lender's right to have the dispute litigated in a court or jury trial, with rights of discovery, application of the rules of evidence and appeal.

NOTICE: IF YOU INITIAL IN THE SPACE BELOW YOU ARE AGREEING TO HAVE ANY DISPUTE ARISING OUT OF THE MATTERS INCLUDED IN THE 'ARBITRATION OF DISPUTES' PROVISION DECIDED BY A NEUTRAL ARBITRATION AS PROVIDED BY CALIFORNIA LAW AND YOU ARE GIVING UP YOUR RIGHT TO HAVE THE DISPUTE LITIGATED IN A COURT OR JURY TRIAL. YOU ARE ALSO GIVING UP YOUR JUDICIAL RIGHTS TO DISCOVERY AND APPEAL. YOUR AGREEMENT TO THIS ARBITRATION PROVISION IS VOLUNTARY. NOTWITHSTANDING YOUR ELECTION TO ARBITRATE, YOU HAVE THE RIGHT TO CONTACT APPROPRIATE REGULATORY AGENCIES TO REGISTER A COMPLAINT ABOUT THE COMPANY OR THIS TRANSACTION.

WE HAVE READ AND UNDERSTAND THE FOREGOING AND AGREE TO SUBMIT DISPUTES ARISING OUT OF THE MATTERS INCLUDED IN THE 'ARBITRATION OF DISPUTES' PROVISION TO NEUTRAL ARBITRATION.

LENDER: INITIAL ONLY IF YOU AGREE TO ARBITRATION:

Initial

LEG
initial

initial

initial

LENDER:

Lender's Vesting	Luis Enrique Gomez, an unmarried man
Lender's Address	P.O. Box 845 Redondo Beach CA 90277-0845
Lender's Percentage Ownership of Loan	20.812%
Send Payments to	Luis Enrique Gomez P.O. Box 845 Redondo Beach, CA 90277-0845
Account Number	I-2730

Lender's Signature:

Luis Enrique Gomez 12/15/05
Lender Luis Enrique Gomez Date Lender Date

BROKER: Allstar Financial Services, Inc.

BY: _____ Date

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

RECEIVED

To: Don Kent, Treasurer-Tax Collector

Re: Claim for Excess Proceeds

2017 FEB 27 AM 2:41

TC 207 Item 66 Assessment Number: 286170016-9

RIVERSIDE COUNTY
TREAS-TAX COLLECTOR

Assessee: UNJIAN, SAMUELA TR & REQUICHA, ARISTIDES A TR & HORN, DONITA TR & GOMEZ, LUIS

Situs: NONE

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 \$155,400.00 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. 2009-0239104 recorded on 5/13/2009. 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.

Trustee's Deed Upon Sale recorded on 5/13/2009, Riverside County # 2009-0239104

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 October, 2016 at Los Angeles, CA
County, State

READ AND APPROVED
[Signature]
Signature of Claimant

Laurie Howard
Print Name

18830 Hatterias St Unit C
Street Address

Tarzana, CA 91356
City, State, Zip

818 346-7827
Phone Number

[Signature]
Signature of Claimant Stephanie Sullivan, Authorized Signer

Polycamp Trust Co. CFBO Laurie Howard IRA
Print Name

6400 Canoga Ave Ste 250
Street Address

Woodland Hills CA 91367
City, State, Zip

800 952-8800
Phone Number

AUTHORIZATION FOR AGENT TO COLLECT PROPERTY TAX REFUND

To expedite processing of this claim, we would strongly suggest you use this form. For this form to be valid it must be completed in its entirety and documentation establishing the assignor's claim as the rightful claimant must be provided at the time this document is filed with the Treasurer-Tax Collector.

As the rightful claimant, I, the undersigned, do hereby make Allstar Fin/ Services, Inc. my agent to apply for and collect the property tax refund which you are holding and to which I am entitled. I understand that I AM NOT SELLING MY RIGHT TO THE REFUND, but merely naming an agent for collection purposes for my convenience.

I also understand that the total of the property tax refund available is \$ 155,400.00 and that I have a right to file a claim for this refund on my own without the help of an agent. For valuable consideration received my agent is appointed to act on my behalf.

Polycomp Trust Company as successor custodian to Cal-National Bank CFBO Laurie Howard #CHL0550 (IRA)

(Name Printed)

6400 Canoga Ave Ste 250

(Address)

Woodland Hills CA 91367

(City/State/Zip)

800-952-8800

(Area Code/Telephone Number)

[Signature]
(Signature of Rightful Claimant)
By Stephanie Sullivan, Authorized Signer

STATE OF CALIFORNIA)ss.
COUNTY OF Los Angeles)

On _____, before me, _____, 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 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 forgoing paragraph is true and correct.

WITNESS my hand and official seal.

See attached

(This area for official seal)

(Signature of Notary)

I, the undersigned, certify under penalty of perjury that I have disclosed to the rightful claimant, the full amount of property tax refund available and ADVISED HIM OF HIS RIGHT TO FILE A CLAIM ON HIS OWN, WITHOUT THE HELP OF AN AGENT.

[Signature]
(Signature of Agent)

Ursula Haberstroh
(Name Printed)

20700 Ventura Blvd Ste 222
(Address)

Woodland Hills, CA 91364
(City/State/Zip)

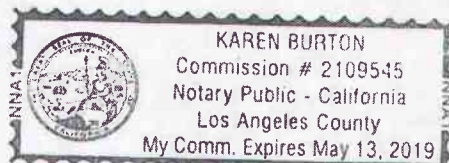
STATE OF CALIFORNIA)ss.
COUNTY OF Los Angeles)

On 10-21-16, before me, the undersigned, a Notary Public in and for said State, personally appeared Ursula Haberstroh, 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 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]
(Signature of Notary)

(This area for official seal)



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.

CALIFORNIA ALL-PURPOSE CERTIFICATE OF ACKNOWLEDGMENT

State of California)
County of Los Angeles)

On October 10, 2016 before me, Jane Clunas, Notary Public,
(here insert name and title of the officer)

personally appeared Stephanie Sullivan

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 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 Jane Clunas



(Seal)

OPTIONAL INFORMATION

Although the information in this section is not required by law, it could prevent fraudulent removal and reattachment of this acknowledgment to an unauthorized document and may prove useful to persons relying on the attached document.

Description of Attached Document

The preceding Certificate of Acknowledgment is attached to a document titled/for the purpose of _____

containing _____ pages, and dated _____

The signer(s) capacity or authority is/are as:

- Individual(s)
- Attorney-in-Fact
- Corporate Officer(s) _____
Title(s) _____

- Guardian/Conservator
- Partner - Limited/General
- Trustee(s)
- Other: _____

representing: _____
Name(s) of Person(s) or Entity(ies) Signer is Representing

Additional Information

Method of Signer Identification

Proved to me on the basis of satisfactory evidence:
 form(s) of identification credible witness(es)

Notarial event is detailed in notary journal on:
Page # _____ Entry # _____

Notary contact: _____

Other

- Additional Signer(s) Signer(s) Thumbprint(s)
- _____

RECORDING REQUESTED BY:
AND WHEN RECORDED MAIL TO

ALLSTAR FINANCIAL SERVICES, INC.
20700 VENTURA BLVD., SUITE 222
WOODLAND HILLS, CA 91364



FORWARD TAX STATEMENTS TO THE ADDRESS
GIVEN ABOVE

S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
1			3			1			
M	A	L	465	426	PCOR	NCOR	SMF	NCHG	EXAM
							T:	CTY	UNI 042

SPACE ABOVE THIS LINE FOR RECORDER'S USE -

Order #: 3206-172258

TRUSTEE'S DEED UPON SALE

The undersigned grantor declares:

1. The Grantee herein Was the foreclosing beneficiary
2. The amount of the unpaid debt together with costs was: \$214,933.18
3. The amount paid by the Grantee at the Trustee's Sale was: \$214,933.18
4. The documentary transfer tax is \$0.00

READ AND APPROVED
FA

T
042

ALLSTAR FINANCIAL SERVICES, INC., A California Corporation, as the duly appointed Trustee under the Deed of Trust hereinafter described (herein called Trustee), hereby grants and conveys, but without warranty, express or implied, to:

See addendum attached hereto and made a part hereof

(herein called Grantee) but without covenant or warranty, expressed or implied, all right title and interest conveyed to and now held by it as Trustee under the Deed of Trust in and to the property situated in the city of Perris County of Riverside County, State of California, described as follows:

The land referred to is situated in the unincorporated area of the County of Riverside, state of California, and is described as follows:

Lot 58 of tract 2520, in the county of riverside, state of California as shown by map on file in book 46, pages 40 through 42, inclusive of maps, Records of Riverside County, California

This conveyance is made pursuant to the powers conferred upon TRUSTEE by that certain Deed of Trust executed by John Myerly & Lilia Myerly, husband and wife as joint tenants as Trustor (s), recorded, December 8, 2005 as instrument number, 2005-1014168, of Official Records in the office of the Recorder of Riverside County, State of CALIFORNIA, and after fulfillment of the conditions as specified in said Deed of Trust authorizing this conveyance. Default occurred as set forth in a Notice of Default and Election to Sell which was filed for record in the office of the Recorder of said County, and such default still existed at the time of sale. Trustee having complied with all applicable statutory requirements of the State of California and performed all duties required by the Deed of Trust including sending a Notice of Default and Election to Sell within ten days after its recording and a Notice of Sale at least twenty days prior to the Sale Date by certified mail, postage pre-paid to each person entitled to notice in compliance with California Civil Code 2924b.

All requirements per California Statutes regarding the mailing, personal delivery and publication of copies of Notice of Default and Election to Sell under Deed of Trust and Notice of Trustee's Sale, and the posting of copies of the Notice of Trustee's Sale have been complied with. Trustee is in compliance with said Notice of Trustee's sale and in exercise of its powers under said Deed of Trust.

Said property was sold by said Trustee at public auction on May 6, 2009 at the place named in the Notice of Sale, in the county of Riverside, CALIFORNIA, in which the property is situated. Grantee, being the highest bidder at such sale, became the purchaser of said property and paid therefore to said Trustee the amount bid, in lawful money of the United States, or by the satisfaction, pro tanto, of the obligations then secured by said Deed of Trust.

In witness thereof, ALLSTAR FINANCIAL SERVICES, INC., as Trustee, has this day caused its name to be hereunto affixed by its officer thereunto duly authorized by its corporation by-laws

Dated: May 11, 2009

RINCON ASSET MANAGEMENT, AS AGENT FOR THE TRUSTEE

By: Erik Haberstroh
ERIK HABERSTROH

STATE OF California)
) SS.
COUNTY OF Los Angeles)

On May 11, 2009 before me Sumana Sur, a Notary Public, personally appeared, Erik Haberstroh, 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 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 this 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

Sumana Sur
NOTARY PUBLIC



ADDENDUM

Samuel A. Unjian as Trustee of the Samuel A. Unjian Amended and Restated Funded Revocable Living Trust Agreement Dated 1/29/88, as to an undivided 13.706%

Aristides A. Requicha and Shain A. Requicha, as Trustees under Declaration of Trust entitled The Requicha Family Trust, established on May 19, 2001, as to an undivided 25.381%

Donita Horn, Trustee of the Donita Horn Revocable Trust Agreement Dated October 25, 2002, as to an undivided 15.228%

Luis Enrique Gomez, an unmarried man, as to an undivided 20.812%

Cal-National Bank CFBO Laurie Howard #CHL0550, as to an undivided 14.721%

Julie A. Reinhardt, trustee of the Julie A. Reinhardt separate property trust, dated Jan. 26, 1995, as to an undivided 10.152%

LOAN SERVICING AGREEMENT

Loan No.: 252134100

Borrower

John Myerly, Lilia Myerly

Lender

Cal-National CFBO Laurie Howard
#CHL 0550 (Polycomp)

This Loan Servicing Agreement (the "Agreement") is dated December 5, 2005 and is between Allstar Financial Services, Inc., a real estate broker licensed by the State of California ("Broker") and the lender or lenders whose signatures appear below and in counterparts to this Agreement (together, the "Lender"). If the Loan is owned by multiple Lenders, the "Majority" in this Agreement are the Lenders who own more than 50% of the record beneficial interest in the Note evidencing the Loan (more than 50% of the undivided interests in the Note), exclusive of any interest of a licensed real estate broker that is the issuer or servicer of the Loan, or any affiliate of that licensed real estate broker.

The parties agree as follows:

1.0 Scope. Lender retains Broker as Lender's agent to employ commercially reasonable and prudent practices to collect all scheduled payments on the Loan identified above (the "Loan"), including the protection of the security for the Loan. Broker shall consult with and follow instructions from Lender on non-routine collection matters. If the Loan is owned by multiple Lenders (a "Multi-Lender Loan"), Broker shall consult with all Lenders but shall only follow instructions from the Majority. A default upon any interest in the Note shall constitute a default upon all interests. The Majority may determine and direct the actions to be taken on behalf of all lenders in the event of default or with respect to other matters requiring the direction or approval of lenders, including but not limited to, designation of brokers, servicing agents or others acting on their behalf and the sale, encumbrance or lease of any real properties which may be owned by lenders as the result of foreclosure or receipt of a deed in lieu of foreclosure.

2.0 Term and Termination. This Agreement shall begin when the escrow for the Loan closes or the date set forth above, whichever is later. It shall terminate when any of these events occur: (a) payment in full of the Loan and reconveyance of the deed(s) of trust securing the Loan; (b) 30 days' written notice by Broker to Lender and, unless Lender is in breach of this Agreement, the notice shall be accompanied by a written offer from another licensed and qualified real estate broker, or from another qualified loan servicer exempt from licensure as a real estate broker, to service the Loan for Lender under the terms of this Agreement; (c) 30 days' written notice by Lender to Broker, in which case Lender shall immediately pay Broker the present value, assuming a rate of return of , of the sum of Broker's servicing fee for the remaining term of the loan; or (d) unless paragraph 7.0 is checked, recordation of a trustee's deed following a foreclosure of the Loan. Prior to the effectiveness of any termination, Broker shall deliver to Lender all of Lender's funds, an appropriate accounting and all necessary documentation. At termination, Lender shall immediately reimburse Broker for any outstanding advances made pursuant to paragraph 4.0.

3.0 Specific Loan Servicing Functions. Broker shall: (a) issue payment coupons or monthly statements to the borrower directing Loan repayment to Broker; (b) issue payoff demands, beneficiary statements and mortgage ratings; (c) demand, receive and collect all Loan payments, deposit them by the next business day into Broker's trust account and pay them to Lender within 30 days of receipt (within 25 days if the Loan is a Multi-Lender Loan); (d) issue annual income tax statements to the borrower and Lender; (e) answer borrower inquiries, demands and requests; (f) grant appropriate payment deferrals, but not of the maturity of the Loan unless approved by Lender or the Majority in the case of a Multi-Lender Loan; (g) monitor the continued effectiveness and claims on any property insurance listed in the Loan escrow instructions; (h) request and receive notices of default on senior liens; (i) receive notices of property tax delinquencies; and, (j) with the consent of Lender or the Majority, as the case may be, substitute trustees pursuant to Civil Code Section 2934a, initiate and direct judicial or non-judicial foreclosure of the Loan, as Lender or the Majority deem appropriate, and with such consent, communicate to the trustee or sheriff the amount of any credit bid. Broker shall promptly communicate to Lender any material information about collection of the Loan and the source of non-borrower Loan payments. Broker shall furnish to Lender a list of names and addresses of all lenders holding an interest in the Note upon five (5) days written notice. Broker may produce a copy of this Agreement as evidence of its authority.

4.0 Protective Advances. Lender shall make such advances as approved by the Majority or, if Lender is the only owner of the Loan, such advances that are necessary and prudent to protect and to collect Lender's interest in the Loan. If the Loan is a Multi-Lender Loan, and Lender fails to make advances approved by the Majority, other owners of the Loan are authorized to advance the amount Lender failed to advance and to receive payment in full with interest at 10% per annum before any further payments to Lender and, if this box is checked the non-defaulting Loan owners shall also have the option, exercisable within 30 days after Lender's default, to purchase Lender's interest in the Loan at N/A% of what is owed to Lender, payable within 15 days after the election to purchase is made. Broker, in its absolute discretion, may advance its own funds to protect the security of Lender's Loan, including advances to cure senior liens, property insurance, foreclosure expenses, repair, advertising, litigation expenses and similar items, but not Loan payments. Broker shall be

LENDER:

Lender's Vesting	CAL-NATIONAL BANK CFBO LAURIE HOWARD #CHL0550
Lender's Address	18830 Hatteras, Unit C Tarzana CA 91356-1356
Lender's Percentage Ownership of Loan	14.721%
Send Payments to	CAL-NATIONAL BANK (Polycomp) CFBO LAURIE HOWARD # CHL 0550 6400 CANOGA AVE #250 WOODLAND HILLS, CA 91367
Account Number	I-2357

Lender's Signature:

Renny Khea 12-8-05

Lender Cal-National CFBO Laurie Howard Date 12-8-05 Lender _____ Date _____
#CHL 0550 (Polycomp)

BROKER: Allstar Financial Services, Inc.

[Signature]

BY: _____ Date _____
Name, Title

TRANSFER AGREEMENT AND ASSIGNMENT

This TRANSFER AGREEMENT AND ASSIGNMENT (the "Agreement") is made and entered into as of JULY 8, 2009 (the "Effective Date") by and between Polycomp Trust Company and California National Bank with reference to the following:

WHEREAS, California National Bank is currently the custodian of certain self-directed Individual Retirement Accounts (the "IRAs") established under the Administrative Services Agreement between California National Bank and Polycomp Administrative Services, Inc., and several Individual Retirement Custodial Account Agreements, Form 5305-A, between California National Bank and individuals, which are intended to satisfy the requirements for "individual retirement accounts" within the meaning of section 408 of the Internal Revenue Code of 1986, as amended (the "Code");

WHEREAS, California National Bank currently serves as a custodian for the IRAs as successor custodian to Citibank, which was the successor custodian to California Federal Bank, which was the successor custodian to Glendale Federal Bank, which was the successor custodian to TransWorld Bank, which was the successor custodian to Premier Bank;

WHEREAS, both parties are desirous of assigning the duties of custodianship to the Polycomp Trust Company:

WHEREAS, California National Bank and Polycomp Trust Company wish to detail the basis upon which Polycomp Trust Company will become the successor to California National Bank as the custodian for the IRAs.

NOW, THEREFORE, in consideration of the premises and the mutual obligations hereinafter set forth, California National Bank and Polycomp Trust Company hereby agree as follows:

1. Resignation by California National Bank. California National Bank hereby resigns as custodian of the IRAs effective as of August 3, 2009 (the "Transfer Date").
2. Polycomp Trust Company, As Successor Custodian. Polycomp Trust Company represents and warrants that it is qualified to act as a custodian under Code section 408(a)(2)

and hereby agrees to become the successor custodian of the IRAs effective as of the Transfer Date upon the terms set forth herein.

3. Indemnification.

- (a) Indemnification by California National Bank. California National Bank agrees to indemnify Polycomp Trust Company, its parent, subsidiaries and affiliates, and their respective directors, officers, employees, agents and representatives against and hold each of them harmless with respect to any and all expenses (including, but not limited to, reasonable attorney's fees and costs of defense, which shall be advanced by California National Bank without interest as incurred), damages, judgments, losses, claims, demands, or causes of action of whatever kind arising out of, or in connection with, any act or omission of California National Bank, its directors, officers, employees agents or representatives arising out of or in any manner relating to, directly or indirectly, the performance of California National Bank as custodian of the IRAs; and
- (b) Indemnification by Polycomp Trust Company. Polycomp Trust Company agrees to indemnify California National Bank, its parent, subsidiaries and affiliates, and their respective directors, officers, employees, agents and representatives against and hold each of them harmless with respect to any and all expenses (including, but not limited to, reasonable attorney's fees and costs of defense, which shall be advanced by Polycomp Trust Company without interest as incurred), damages, judgments, losses, claims, demands, or causes of action of whatever kind arising out of, or in connection with, any act or omission of Polycomp Trust Company, its directors, officers, employees agents or representatives arising out of or in any manner relating to, directly or indirectly, the performance of Polycomp Trust Company as custodian of the IRAs from and after the Transfer Date.

4. Assignment by California National Bank. In its capacity as custodian of the IRAs, California National Bank hereby transfers to Polycomp Trust Company as its successor custodian all right, title and interest to the assets held in the IRAs as of the Transfer Date.

5. Transitioning.

- (a) On or before the Transfer Date, California National Bank agrees to transfer to Polycomp Trust Company the original copies of its legal files held in its possession regarding each of the IRAs, which such files will include the original and any subsequent adoption agreements, the beneficiary designation forms, any power of attorney forms, and any trust agreements in its possession. California National Bank may keep copies of any documents regarding the IRAs that California National Bank deems appropriate. After the Transfer Date, Polycomp Trust Company agrees to permit California National Bank officials and auditors reasonable access to the original copies of the legal files transferred to Polycomp Trust Company pursuant to this Section.

- (b) California National Bank agrees to assist in the smooth transfer and re-registration of assets from California National Bank and any prior custodian(s) to the name of Polycomp Trust Company and in connection therewith California National Bank agrees to execute such additional documents and to take such further action as Polycomp Trust Company may reasonably request to effect transfer of title of the assets held by California National Bank in the IRAs to Polycomp Trust Company as successor custodian.
- (c) All items kept in safe keeping currently at California National Bank will be audited in dual control with a California National Bank employee and a Polycomp Trust Company representative present. All items will then be transferred to Polycomp Trust Company upon an agreed upon transfer date.

6. Miscellaneous.

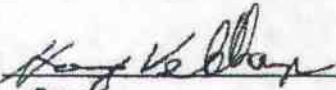
- (a) Applicable Law. This Agreement shall, in all respects, be governed by the laws of the State of California applicable to agreements executed and to be wholly performed within California.
- (b) Severability. Nothing contained herein shall be construed so as to require the commission of any act contrary to law, and wherever there is any conflict between any provisions contained herein and any present or future statute, law, ordinance or regulation, the latter shall prevail; but the provision of this Agreement which is affected shall be curtailed and limited only to the extent necessary to bring it within the requirements of the law.
- (c) Further Assurances. Each of the parties hereto shall execute and deliver any and all additional papers, documents and other assurances, and shall do any and all acts and things reasonably necessary in connection with the performance of their obligations hereunder to carry out the intent of the parties hereto.
- (d) Modifications and Amendments. No amendment, change or modification of this Agreement shall be valid, unless in writing and signed by all of the parties hereto.
- (e) Successors and Assigns. All of the terms and provisions contained herein shall inure to the benefit of and shall be binding upon the parties hereto and their representative heirs, legal representatives, successors and assigns.
- (f) Entire Agreement. This Agreement constitutes the entire understanding and agreement of the parties with respect to its subject matter and supersedes any verbal agreement, and any understanding or representations with respect to its subject matter are hereby terminated and canceled in their entirety and are of no further force or effect.
- (g) Non-Waiver. No waiver by any party hereto of a breach of any provision of this Agreement shall constitute a waiver of any preceding or succeeding breach of the same or any other provision hereof.

- (h) Counterparts. This Agreement may be executed in multiple counterparts, each of which shall be deemed an original, but all of which together shall constitute one and the same instrument.
- (i) Captions and Construction. The captions appearing at the commencement of the Sections hereof are descriptive only and for convenience in reference. Should there be any conflict between any such caption and the Section at the head of which it appears, the Section and not such caption shall control and govern in the construction of this Agreement.

IN WITNESS WHEREOF, the parties hereto have executed this Agreement as of the date first set forth above.

Polycomp Trust Company

Date: 7-8-09

By: 
Its: CEO

California National Bank

Date: 7/21/09

By: 
Its: California National Bank

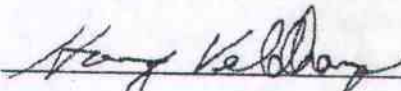
TERMINATION OF ADMINISTRATIVE SERVICES AGREEMENT

California National Bank ("Bank") a National Banking Association, and Polycomp Administrative Services, Inc. ("Polycomp"), hereby agree to terminate the Administrative Services Agreement dated December 20, 2007 ("Agreement"), effective August 3, 2009.

Bank and Polycomp each agree to waive the ninety (90) day written notice of termination requirement as specified in section VI of the Agreement.

Polycomp and Bank each agree that Re-registration costs as referenced in section IV of the Agreement will be the sole responsibility of Polycomp.

POLYCOMP ADMINISTRATIVE SERVICES, INC.

By:  Date: 7-8-09
Harry Veldkamp, CEO

CALIFORNIA NATIONAL BANK

By:  Date: 7/21/09
Gaylin Anderson, SVP

**POLYCOMP TRUST COMPANY
CERTIFICATE OF SECRETARY**


I, Pamela Constantino, hereby certify that I am the duly elected and acting Secretary of Polycomp Trust Company ("PTC"), and that the following is a true and correct excerpt of the minutes of the meeting of the Board of Directors of PTC duly held on August 19, 2009 at which a quorum was present:

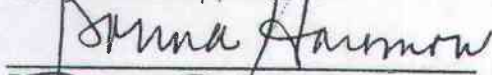
WHEREAS, the Board of Directors of PTC adopts from time to time certain resolutions to authorize certain individuals to sign documents on behalf of PTC as Custodian for various IRA Accounts;

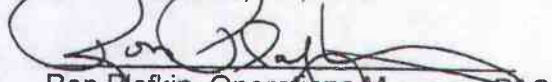
WHEREAS, PTC has entered into an Administrative Services Agreement with Polycomp Administrative Services, Inc. ("PAS") to perform certain duties related to various IRA Accounts for which PTC acts as Custodian;

BE IT HEREBY RESOLVED, that effective August 19, 2009, the following individuals are fully authorized and empowered to endorse, assign, transfer, convert, sell, set over, and deliver to any and all shares of stocks, bonds, debentures, notes, subscription warrants, stock purchase warrants, evidences of indebtedness or other securities, limited partnership interests, trust deeds, mortgages, requests for reconveyance, certificates of beneficial interest, and similar instruments in the name of Polycomp Trust Company as Custodian for the benefit of various IRA accounts, and to make, execute, and deliver any and all checks, drafts, order of withdrawal or other written instruments of assignment and transfer necessary or proper to effectuate the authority hereby conferred.

Authorized Signatures

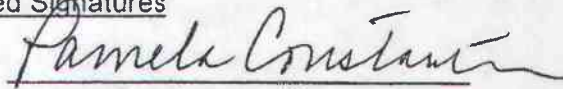

Harry Veldkamp, CEO

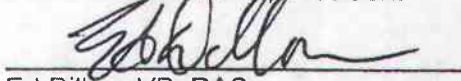

Donna Harmon, VP, PAS

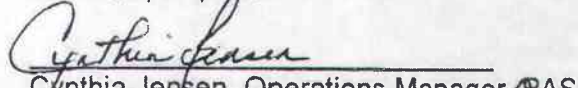

Ron Plafkin, Operations Manager, PAS


Gail Liston, IRA Manager, PAS

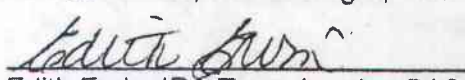

Annie Andrews, IRA Team Leader, PAS


Pamela Constantino, President


Ed Dillon, VP, PAS

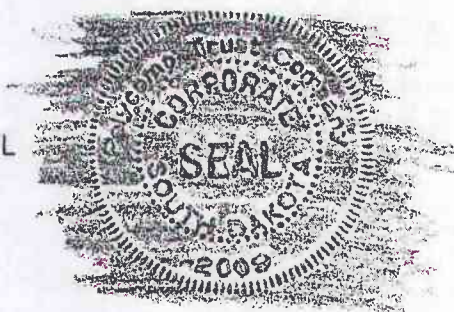

Cynthia Jensen, Operations Manager, PAS

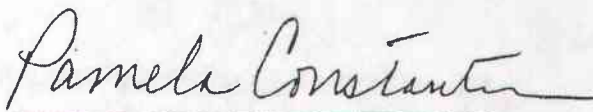

Clarita Calacal, IRA Manager, PAS


Edith Ervin, IRA Team Leader, PAS

IN WITNESS WHEREOF, I executed this Certificate and affixed the seal of Polycomp Trust Company on August 19, 2009.

SEAL




Pamela Constantino
Corporate Secretary

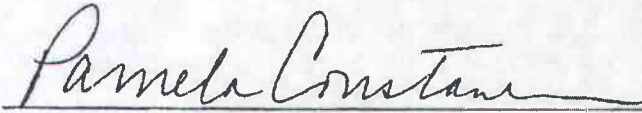
August 11, 2008

Pamela Constantino, President
Polycomp Trust Company
400 E 8th Street, Suite 200E
Sioux Falls, SD 57103

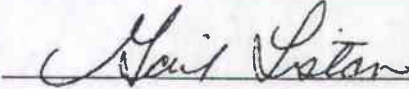
Polycomp Administrative Services, Inc.

The following officers and employees of Polycomp Administrative Services, Inc., whose specimen signatures appear below, are hereby authorized and empowered to sign, endorse and approve all official instruments concerning the Self-directed IRA accounts with Polycomp Trust Company.


Pamela Constantino
COO



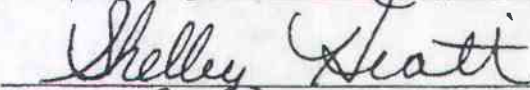
Gail Liston
IRA Manager



Edith Ervin
Senior IRA Administrator



Shelley Hiatt
IRA Administrator



Hilary Lopez
IRA Asset Administrator



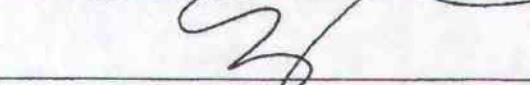
Clarita Calacal
IRA Manager



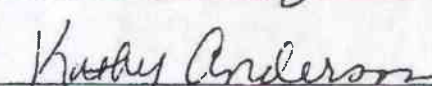
Annie Andrews
IRA Team Leader



Cindy Baltimore
IRA Administrator



Kathy Anderson
IRA Administrator



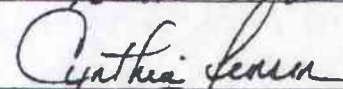
Judith Nelson
IRA Administrator



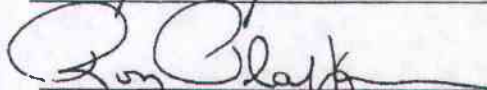
Denise Vaughn
Pension Manager



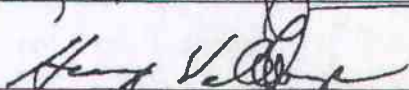
Cynthia Jensen
Operations Manager



Ron Plafkin
Operations Manager



Harry Veldkamp
CEO



Donna Harmon
VP of Operations

Donna Harmon

Ed Dillon
VP of Sales

Ed Dillon

Wendy Williamson
Document Manager

Wendy Williamson

Polycomp Administrative Services, Inc.

Pamela Constantine

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

RECEIVED

To: Don Kent, Treasurer-Tax Collector

2017 FEB -8 AM 1:54

Re: Claim for Excess Proceeds

RIVERSIDE COUNTY
TREAS-TAX COLLECTOR

TC 207 Item 66 Assessment Number: 286170016-9

Assessee: UNJIAN, SAMUEL A TR & REQUICHA, ARISTIDES A TR & HORN, DONITA TR & GOMEZ, LUIS

Situs: NONE

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 \$ 155,406 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. 2009-0239104, recorded on 5/13/2009. 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.

Trustee's deed upon sale recorded on 5/13/09, Riverside County # 2009-0239104

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 26 day of October, 2016 at Riverside County, California
County, State

Julie A Reinhardt
Signature of Claimant

Signature of Claimant

Julie A Reinhardt
Print Name

Print Name

81356 Corte Compras
Street Address

Street Address

Indio, CA 92203
City, State, Zip

City, State, Zip

760-342-8580
Phone Number

Phone Number

AUTHORIZATION FOR AGENT TO COLLECT PROPERTY TAX REFUND

To expedite processing of this claim, we would strongly suggest you use this form. For this form to be valid it must be completed in its entirety and documentation establishing the assignor's claim as the rightful claimant must be provided at the time this document is filed with the Treasurer-Tax Collector.

As the rightful claimant, I, the undersigned, do hereby make Allstar Fin'l Services Inc. my agent to apply for and collect the property tax refund which you are holding and to which I am entitled. I understand that I AM NOT SELLING MY RIGHT TO THE REFUND, but merely naming an agent for collection purposes for my convenience.

I also understand that the total of the property tax refund available is \$155,400.00 and that I have a right to file a claim for this refund on my own, without the help of an agent. For valuable consideration received my agent is appointed to act on my behalf.

Julie A Reinhardt
(Signature of Rightful Claimant)

Julie A Reinhardt
(Name Printed)

81356 Corte Compras
(Address)

Indio CA 92203
(City/State/Zip)

760-342-8580
(Area Code/Telephone Number)

STATE OF CALIFORNIA)ss.
COUNTY OF Riverside

On October 25, 2016, before me, Rocio Aviles Notary Public personally appeared Julie A Reinhardt, 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 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 forgoing paragraph is true and correct.

WITNESS my hand and official seal.
Rocio Aviles
(Signature of Notary)



I, the undersigned, certify under penalty of perjury that I have disclosed to the rightful claimant, the full amount of property tax refund available and ADVISED HIM OF HIS RIGHT TO FILE A CLAIM ON HIS OWN, WITHOUT THE HELP OF AN AGENT.

Ursula Haberstroh
(Signature of Agent)

Ursula Haberstroh
(Name Printed) C/O Allstar Financial

20700 Ventura Blvd, # 222
(Address)

Woodland Hills, CA 91364
(City/State/Zip)

STATE OF CALIFORNIA)ss.
COUNTY OF Los Angeles

On 10-6-16, before me, the undersigned, a Notary Public in and for said State, personally appeared Ursula Haberstroh, 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 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.
Karen Burton
(Signature of Notary)



RECORDING REQUESTED BY:
AND WHEN RECORDED MAIL TO

ALLSTAR FINANCIAL SERVICES, INC.
20700 VENTURA BLVD., SUITE 222
WOODLAND HILLS, CA 91364

FORWARD TAX STATEMENTS TO THE ADDRESS
GIVEN ABOVE

DOC # 2009-0233104
05/13/2009 08:00A Fee:16.00
Page 1 of 3
Recorded in Official Records
County of Riverside
Larry W. Ward
Assessor, County Clerk & Recorder



S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
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							T:	CTY	UNI 042

SPACE ABOVE THIS LINE FOR RECORDER'S USE -

Order #: 3206-172258

TRUSTEE'S DEED UPON SALE

The undersigned grantor declares:

1. The Grantee herein Was the foreclosing beneficiary
2. The amount of the unpaid debt together with costs was: **\$214,933.18**
3. The amount paid by the Grantee at the Trustee's Sale was: **\$214,933.18**
4. The documentary transfer tax is \$0.00

READ AND APPROVED

16
T
042

ALLSTAR FINANCIAL SERVICES, INC., A California Corporation, as the duly appointed Trustee under the Deed of Trust hereinafter described (herein called Trustee), hereby grants and conveys, but without warranty, express or implied, to:

See addendum attached hereto and made a part hereof

(herein called Grantee) but without covenant or warranty, expressed or implied, all right title and interest conveyed to and now held by it as Trustee under the Deed of Trust in and to the property situated in the city of Perris County of Riverside County, State of California, described as follows:

The land referred to is situated in the unincorporated area of the County of Riverside, state of California, and is described as follows:

Lot 58 of tract 2520, in the county of riverside, state of California as shown by map on file in book 46, pages 40 through 42, inclusive of maps, Records of Riverside County, California

This conveyance is made pursuant to the powers conferred upon TRUSTEE by that certain Deed of Trust executed by John Myerly & Lilia Myerly, husband and wife as joint tenants as Trustor (s), recorded, December 8, 2005 as instrument number, 2005-1014168, of Official Records in the office of the Recorder of Riverside County, State of CALIFORNIA, and after fulfillment of the conditions as specified in said Deed of Trust authorizing this conveyance. Default occurred as set forth in a Notice of Default and Election to Sell which was filed for record in the office of the Recorder of said County, and such default still existed at the time of sale. Trustee having complied with all applicable statutory requirements of the State of California and performed all duties required by the Deed of Trust including sending a Notice of Default and Election to Sell within ten days after its recording and a Notice of Sale at least twenty days prior to the Sale Date by certified mail, postage pre-paid to each person entitled to notice in compliance with California Civil Code 2924b.

All requirements per California Statutes regarding the mailing, personal delivery and publication of copies of Notice of Default and Election to Sell under Deed of Trust and Notice of Trustee's Sale, and the posting of copies of the Notice of Trustee's Sale have been complied with. Trustee is in compliance with said Notice of Trustee's sale and in exercise of its powers under said Deed of Trust.

Said property was sold by said Trustee at public auction on May 6, 2009 at the place named in the Notice of Sale, in the county of Riverside, CALIFORNIA, in which the property is situated. Grantee, being the highest bidder at such sale, became the purchaser of said property and paid therefore to said Trustee the amount bid, in lawful money of the United States, or by the satisfaction, pro tanto, of the obligations then secured by said Deed of Trust.

ADDENDUM

Samuel A. Unjian as Trustee of the Samuel A. Unjian Amended and Restated Funded Revocable Living Trust Agreement Dated 1/29/88, as to an undivided 13.706%

Aristides A. Requicha and Shain A. Requicha, as Trustees under Declaration of Trust entitled The Requicha Family Trust, established on May 19, 2001, as to an undivided 25.381%

Donita Horn, Trustee of the Donita Horn Revocable Trust Agreement Dated October 25, 2002, as to an undivided 15.228%

Luis Enrique Gomez, an unmarried man, as to an undivided 20.812%

Cal-National Bank CFBO Laurie Howard #CHL0550, as to an undivided 14.721%

Julie A. Reinhardt, trustee of the Julie A. Reinhardt separate property trust, dated Jan. 26, 1995, as to an undivided 10.152%

LOAN SERVICING AGREEMENT

Loan No.: 252134100

Borrower

John Myerly, Lilia Myerly

Lender

Julie A. Reinhardt, Trustee

This Loan Servicing Agreement (the "Agreement") is dated December 6, 2005 and is between Allstar Financial Services, Inc., a real estate broker licensed by the State of California ("Broker") and the lender or lenders whose signatures appear below and in counterparts to this Agreement (together, the "Lender"). If the Loan is owned by multiple Lenders, the "Majority" in this Agreement are the Lenders who own more than 50% of the record beneficial interest in the Note evidencing the Loan (more than 50% of the undivided interests in the Note), exclusive of any interest of a licensed real estate broker that is the issuer or servicer of the Loan, or any affiliate of that licensed real estate broker.

The parties agree as follows:

1.0 Scope. Lender retains Broker as Lender's agent to employ commercially reasonable and prudent practices to collect all scheduled payments on the Loan identified above (the "Loan"), including the protection of the security for the Loan. Broker shall consult with and follow instructions from Lender on non-routine collection matters. If the Loan is owned by multiple Lenders (a "Multi-Lender Loan"), Broker shall consult with all Lenders but shall only follow instructions from the Majority. A default upon any interest in the Note shall constitute a default upon all interests. The Majority may determine and direct the actions to be taken on behalf of all lenders in the event of default or with respect to other matters requiring the direction or approval of lenders, including but not limited to, designation of brokers, servicing agents or others acting on their behalf and the sale, encumbrance or lease of any real properties which may be owned by lenders as the result of foreclosure or receipt of a deed in lieu of foreclosure.

2.0 Term and Termination. This Agreement shall begin when the escrow for the Loan closes or the date set forth above, whichever is later. It shall terminate when any of these events occur: (a) payment in full of the Loan and reconveyance of the deed(s) of trust securing the Loan; (b) 30 days' written notice by Broker to Lender and, unless Lender is in breach of this Agreement, the notice shall be accompanied by a written offer from another licensed and qualified real estate broker, or from another qualified loan servicer exempt from licensure as a real estate broker, to service the Loan for Lender under the terms of this Agreement; (c) 30 days' written notice by Lender to Broker, in which case Lender shall immediately pay Broker the present value, assuming a rate of return of , of the sum of Broker's servicing fee for the remaining term of the loan; or (d) unless paragraph 7.0 is checked, recordation of a trustee's deed following a foreclosure of the Loan. Prior to the effectiveness of any termination, Broker shall deliver to Lender all of Lender's funds, an appropriate accounting and all necessary documentation. At termination, Lender shall immediately reimburse Broker for any outstanding advances made pursuant to paragraph 4.0.

3.0 Specific Loan Servicing Functions. Broker shall: (a) issue payment coupons or monthly statements to the borrower directing Loan repayment to Broker; (b) issue payoff demands, beneficiary statements and mortgage ratings; (c) demand, receive and collect all Loan payments, deposit them by the next business day into Broker's trust account and pay them to Lender within 30 days of receipt (within 25 days if the Loan is a Multi-Lender Loan); (d) issue annual income tax statements to the borrower and Lender; (e) answer borrower inquiries, demands and requests; (f) grant appropriate payment deferrals, but not of the maturity of the Loan unless approved by Lender or the Majority in the case of a Multi-Lender Loan; (g) monitor the continued effectiveness and claims on any property insurance listed in the Loan escrow instructions; (h) request and receive notices of default on senior liens; (i) receive notices of property tax delinquencies; and, (j) with the consent of Lender or the Majority, as the case may be, substitute trustees pursuant to Civil Code Section 2934a, initiate and direct judicial or non-judicial foreclosure of the Loan, as Lender or the Majority deem appropriate, and with such consent, communicate to the trustee or sheriff the amount of any credit bid. Broker shall promptly communicate to Lender any material information about collection of the Loan and the source of non-borrower Loan payments. Broker shall furnish to Lender a list of names and addresses of all lenders holding an interest in the Note upon five (5) days written notice. Broker may produce a copy of this Agreement as evidence of its authority.

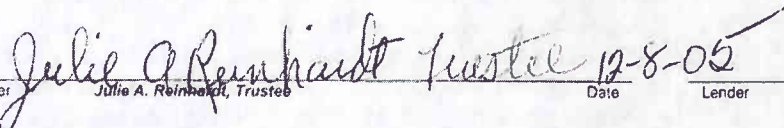
4.0 Protective Advances. Lender shall make such advances as approved by the Majority or, if Lender is the only owner of the Loan, such advances that are necessary and prudent to protect and to collect Lender's interest in the Loan. If the Loan is a Multi-Lender Loan, and Lender fails to make advances approved by the Majority, other owners of the Loan are authorized to advance the amount Lender failed to advance and to receive payment in full with interest at 10% per annum before any further payments to Lender and, if this box is checked the non-defaulting Loan owners shall also have the option, exercisable within 30 days after Lender's default, to purchase Lender's interest in the Loan at N/A% of what is owed to Lender, payable within 15 days after the election to purchase is made. Broker, in its absolute discretion, may advance its own funds to protect the security of Lender's Loan, including advances to cure senior liens, property insurance, foreclosure expenses, repair, advertising, litigation expenses and similar items, but not Loan payments. Broker shall be reimbursed such advances, with interest at 10% per annum, from the next Loan payments, or within 10 days after a written request to

LENDER:

Lender's Vesting	Julie A. Reinhardt, trustee of the Julie A. Reinhardt separate property trust, dated Jan. 26, 1995
Lender's Address	9909 Daines Drive Temple City CA 91780
Lender's Percentage Ownership of Loan	10.152%
Send Payments to	Citibank J.A. Reinhardt #2974003259 41 E. Live Oak Avenue Arcadia, Ca 91006
Account Number	1-1071

Lender's Signature:

SIGN HERE



 Lender Julie A. Reinhardt, Trustee Date 12-8-05 Lender _____ Date _____

BROKER: Allstar Financial Services, Inc.

BY:  _____ Date _____
 Name, Title _____ Date _____

Recording requested by and
when recorded mail to:

DO NOT WRITE ON OR DESTROY YOUR ORIGINAL TRUST
KEEP THIS DOCUMENT ATTACHED TO THE ORIGINAL TRUST

AMENDMENT TO THE JULIE A. REINHARDT SEPARATE PROPERTY TRUST
DATED JANUARY 26, 1995

Date of this amendment: April 21, 2009

JULIE A. REINHARDT, trustor of the JULIE A. REINHARDT SEPARATE PROPERTY TRUST dated January 26, 1995, and which was amended March 17, 2003, hereby amends said trust as follows:

1. Article 2, and all of its sub-parts, is hereby deleted in its entirety and the following is inserted in its place and stead:

ARTICLE 2

DISTRIBUTION OF INCOME AND PRINCIPAL

- 2.1 DURING THE LIFETIME OF TRUSTOR: During the lifetime of JULIE A. REINHARDT, JULIE A. REINHARDT shall be entitled to all income and principal of the trust estate without limitation.
- 2.2 UPON THE DEATH OF JULIE A. REINHARDT (SPECIFIC GIFTS): Upon the death of JULIE A. REINHARDT, the trustee shall distribute the following gifts to the following beneficiaries:
 - 2.2.1 The trustee shall distribute the sum of \$20,000.00 to ST. JOSEPH'S INDIAN SCHOOL - Chamberlain, SD, or to its successor in interest. If there is no successor, this gift shall lapse.

ARTICLE 2

DISTRIBUTION OF INCOME AND PRINCIPAL

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- 2.2.1 The trustee shall distribute the sum of \$20,000.00 to ST. JOSEPH'S INDIAN SCHOOL, Chamberlain, South Dakota, or to its successor in interest.
- 2.2.2 The trustee shall distribute the sum of \$20,000.00 to THE SALVATION ARMY, Southern California Division, 900 West 9th Street, Los Angeles, California, or to its successor in interest. It is trustor's desire that these funds not be used for administrative purposes.
- 2.2.3 Estate taxes attributable to the specific gifts provided above shall be paid from the balance of the trust estate without apportionment among the beneficiaries of the specific gifts.
- 2.3 UPON THE DEATH OF JULIE A. REINHARDT (DISTRIBUTION OF BALANCE): If GENE A. REINHARDT survives JULIE A. REINHARDT, the trustee shall, upon the death of JULIE A. REINHARDT, divide the balance of the trust estate, including any assets subsequently added thereto, into two shares, designated Trust A and Trust B, each of which shall constitute and be held, administered and distributed by the trustee as a separate trust. If GENE A. REINHARDT fails to survive JULIE A. REINHARDT, the balance of the trust estate, including any assets subsequently added thereto, to the Generation Skipping Trust for the benefit of NEIL A. REINHARDT, to be held and administered as provided in Article 6. If NEIL A. REINHARDT is then deceased, this gift shall be distributed in the manner provided in Article 6 for distribution upon the death of NEIL A. REINHARDT.
- 2.4 CONTENTS OF TRUST A [QUALIFIED TERMINABLE INTEREST PROPERTY TRUST]: Trust A shall consist of trust assets equal in value to the minimum pecuniary amount necessary to entirely eliminate, or to reduce to the maximum extent possible, any federal estate tax at trustor's death. In making this determination, the trustee shall take into consideration all federal estate tax deductions and all federal estate tax credits, other than any credit allowable under Internal Revenue Code Section 2011 to the extent the credit exceeds any state death taxes payable without regard to the availability of such credits, provided no credit shall be taken into account in determining the size of the marital trust if such credit shall result in the disallowance of the marital deduction.

This allocation to Trust A shall be satisfied in cash or in kind, or partly in each, only with assets eligible for the marital deduction. Assets allocated in kind shall be deemed to satisfy this amount on the basis of their values as finally determined for federal estate tax purposes.

