

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



ITEM: 19.6
(ID # 9870)

MEETING DATE:
Tuesday, June 09, 2020

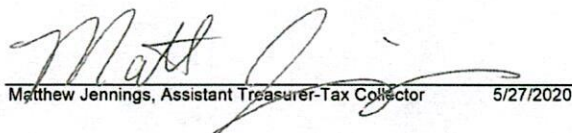
FROM : TREASURER-TAX COLLECTOR:

SUBJECT: TREASURER-TAX COLLECTOR: Public Hearing on the Recommendation for Distribution of Excess Proceeds for Tax Sale No. 207, Item 140. Last assessed to: Roupwatie Singh, a married woman as her sole and separate property, District 1. [\$11,719 - Fund 65595 Excess Proceeds from Tax Sale]

RECOMMENDED MOTION: That the Board of Supervisors:

1. Approve the claim from Heirfinders Research Associates, LLC, assignee for Roupwatie Singh, last assessee for payment of excess proceeds resulting from the Tax Collector's public auction sale associated with parcel 345280039-2;
2. Authorize and direct the Auditor-Controller to issue a warrant to Heirfinders Research Associates, LLC, assignee for Roupwatie Singh in the amount of \$11,719.65, no sooner than ninety days from the date of this order, unless an appeal has been filed in Superior Court, pursuant to the California Revenue and Taxation Code Section 4675.

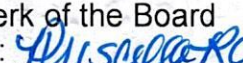
ACTION: Policy


Matthew Jennings, Assistant Treasurer-Tax Collector 5/27/2020

MINUTES OF THE BOARD OF SUPERVISORS

On motion of Supervisor Perez, seconded by Supervisor Jeffries 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: June 9, 2020
xc: Treasurer, Auditor

Kecia R. Harper
Clerk of the Board
By: 
Deputy

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

FINANCIAL DATA	Current Fiscal Year:	Next Fiscal Year:	Total Cost:	Ongoing Cost
COST	\$11,719	\$ 0	\$11,719	\$ 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 one claim for excess proceeds:

1. Claim from Heirfinders Research Associates, LLC, assignee for Roupwatie Singh, based on an Assignment of Right to Collect Excess Proceeds dated October 20, 2016, a Grant Deed recorded September 19, 2003 as Instrument No. 2003-730724, and a Quitclaim Deed recorded September 19, 2003 as Instrument No. 2003-730725.

Pursuant to Section 4675 of the California Revenue and Taxation Code, it is the recommendation of this office that Heirfinders Research Associates, LLC, assignee for Roupwatie Singh be awarded excess proceeds in the amount of \$11,719.65. 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.

Impact on Residents and Businesses

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

ATTACHMENTS (if any, in this order):

ATTACHMENT A. Claim Heirfinders

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



Gregory F. Priamos, Director County Counsel 5/8/2020

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

RECEIVED

To: Don Kent, Treasurer-Tax Collector

2016 NOV -2 PM 2: 10

Re: Claim for Excess Proceeds

RIVERSIDE COUNTY
TREAS. TAX COLLECTOR

TC 207 Item 140 Assessment No. 345280039-2

Assessee: SINGH, ROUPWATIE

Situs:

Date Sold: May 24, 2016

Date Deed to Purchaser Recorded: July 14, 2016

Final Date to Submit Claim: July 14, 2017


I/We pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$ _____ from the sale of the above mentioned real property. I/We were the ☐ lienholder(s), ☐ property owner(s) [check in one box] at the time of the sale of the property as is evidenced by Riverside County Recorder's Document No. 730724; recorded on 2003. 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.
(see attached)

If the property is held in Joint Tenancy, the taxsale process has severed this Joint Tenancy, and all Joint Tenants will have to sign the claim unless the claimant submits proof that he or she is entitled to the full amount of the claim, the claimant may only receive his or her respective portion of the claim.

I/We affirm under penalty of perjury that the foregoing is true and correct.

Executed this 28th day of October, 2016 at Los Angeles, CA
County, State


Signature of Claimant

Michael Haney

Print Name

5042 Wilshire Blvd Ste 622

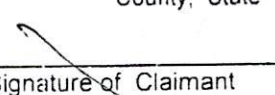
Street Address

Los Angeles, CA 90036

City, State, Zip

323-937-3033

Phone Number


Signature of Claimant

Print Name

Street Address

City, State, Zip

Phone Number

SCO 8-21 (1-99)

See Attached

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 Los Angeles

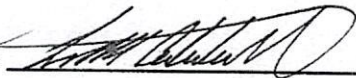
On October 28, 2016 before me, Luz M. Catalan, Notary Public
(insert name and title of the officer)

personally appeared Michael Haney
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.

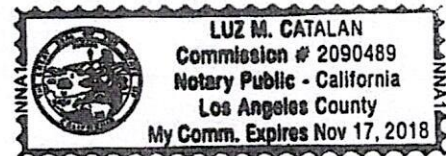
I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature



(Seal)



Description of Attached document:

Title or Type of Document: CLAIM FOR EXCESS PROCEEDS FROM THE TAX SALE OF TAX DEFAULTED PROPERTY

Document Date: October 28, 2016

Assessment Number: 345280039-2

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 a "party of interest" must be provided at the time this document is filed with the Treasurer-Tax Collector.

R. Siney
(Signature of Party of Interest/Assignor)

See Attached
(This area for official seal)

ACKNOWLEDGEMENT

A notary 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 certificate.

State of California

County of Riverside

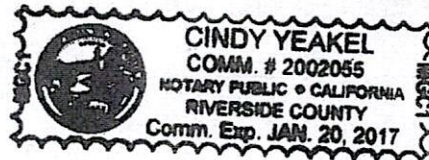
On 8-10-16 before me, Cindy Yeakel, notary public, personally appeared

Rajivwantee Singh

who proved to me on the basis of satisfactory evidence to be the person(s) whose names(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 Cindy Yeakel

Commission Expires : 1/20/2017

Document Name Assignment of Right to Collect
Excess Proceeds

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 Los Angeles

On October 20, 2016 before me, Luz M. Catalan, Notary Public
(insert name and title of the officer)

personally appeared Michael Haney
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.

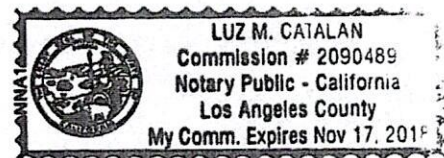
I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature



(Seal)



Description of Attached document:

Title or Type of Document: ASSIGNMENT OF RIGHT TO COLLECT EXCESS PROCEEDS

Document Date: October 20, 2016

Assessment # 345-280-039

Recording Requested By

First American Title Company
Order No. #1053289
Escrow No. 03-2381-JS

WHEN RECORDED MAIL TO:

Roupwatie Singh
22260 McPherson Road
Perris, CA 92570

DOC # 2003-730724

09/19/2003 08:00A Fee:10.00
Page 1 of 2 Doc T Tax Paid
Recorded in Official Records
County of Riverside
Gary L. Orso
Assessor, County Clerk & Recorder



TRA:087-013
Parcel No. 345-280-039-2

M	S	U	PAGE	SIZE	DA	PCOR	NOCOR	SMF	MISC
	1		2			✓			
									X
A	R	L			COPY	LONG	REFUND	NCHG	EXAM

MAIL TAX STATEMENTS TO:

Addressee Above

The undersigned grantor(s) declare(s):

DOCUMENTARY TRANSFER TAX \$ 66.00

☒ Computed on the consideration or value of property conveyed; OR
☐ Computed on the consideration or value less liens or
encumbrances remaining at the time of sale.

☒ Unincorporated area: () City of Perris

☐ Check when grantees are expressly declaring that the transfer of
the property is to be community property with right of survivorship

GRANT DEED

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
Chester M. Roberts and Leah Christine Roberts, Husband and Wife as Joint Tenants

hereby GRANTS to **ROUPWATIE SINGH, A MARRIED WOMAN AS HER SOLE AND
SEPARATE PROPERTY**

the real property in the City of ~~Perris~~ County of **Riverside**, State of California, described as:

LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF MARKED EXHIBIT "A"

Dated June 17, 2003

Chester M. Roberts

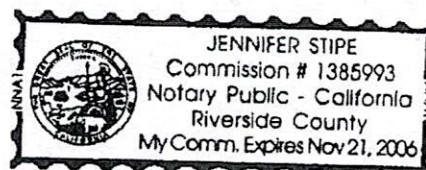
Leah Christine Roberts

STATE OF CALIFORNIA }
COUNTY OF Riverside } S.S.

On 07/22/2003, before me, the undersigned, a Notary Public in and for said County and State,
personally appeared Chester M. Roberts and Leah Christine Roberts*****
personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose
name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same
in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or
the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature



MAIL TAX STATEMENTS AS DIRECTED ABOVE

1053289-20

10

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SF

EXHIBIT "A"

LEGAL DESCRIPTION

Real property in the unincorporated area of the County of Riverside, State of California, described as follows:

THAT PORTION OF PARCEL 4 AND LOT A AND LOT B AS SHOWN ON PARCEL MAP 7601, RECORDED IN BOOK 29, PAGE 93 OF PARCEL MAPS RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID PARCEL 4;
THENCE ALONG THE NORTH LINE OF SAID PARCEL 4, NORTH 89° 40' 18" EAST 341.62 FEET TO AN ANGLE POINT IN SAID NORTH LINE;
THENCE CONTINUING ALONG SAID NORTH LINE SOUTH 81° 18' 38" EAST 221.00 FEET TO THE TRUE POINT OF BEGINNING;
THENCE CONTINUING ALONG SAID NORTH LINE SOUTH 81° 18' 38" EAST 287.00 FEET;
THENCE PARALLEL WITH THE WEST LINE OF SAID PARCEL 4, SOUTH 0° 07' 14" WEST 789.14 FEET TO THE CENTERLINE OF MCPHERSON ROAD AS SHOWN ON SAID MAP;
THENCE ALONG SAID CENTERLINE NORTH 72° 47' 30" WEST 189.99 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE SOUTHERLY HAVING A RADIUS OF 600 FEET;
THENCE ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 10° 19' 55" AN ARC LENGTH OF 108.20 FEET;
THENCE ALONG A RADIAL LINE TO SAID CURVE NORTH 6° 52' 35" EAST 30.00 FEET TO THE NORTH LINE OF SAID MCPHERSON ROAD, SAID ROAD BEING 30.00 FEET WIDE FROM THE CENTER LINE AS SHOWN ON SAID MAP;
THENCE PARALLEL WITH THE WEST LINE OF SAID PARCEL 4 NORTH 0° 07' 14" EAST 723.97 FEET TO THE NORTH LINE OF SAID PARCEL 4 AND THE TRUE POINT OF BEGINNING.

THIS LEGAL IS MADE PURSUANT TO THAT CERTAIN CERTIFICATE APPROVING A LOT LINE ADJUSTMENT, CERTIFICATE NO. 899, RECORDED AUGUST 14, 1979 AS INSTRUMENT NO. 171580, OFFICIAL RECORDS.

APN: 345-280-039-2



2883-738724
89/18/2883 88 88R
2 of 2

Recording Requested By
First American Title Company

Order No. 1053289
Escrow No. 03-2381-JS
Loan No.

DOC # 2003-730725

09/19/2003 08:00A Fee:10.00

Page 1 of 2

Recorded in Official Records

County of Riverside

Gary L. Orso

Assessor, County Clerk & Recorder



WHEN RECORDED MAIL TO:
ROUPWATIE SINGH

22260 McPherson Road
Perris, CA 92570

Parcel No. 345-280-039

TRA: 087-013

M	S	L	PAGE	SIZE	DA	PCOR	NOCOR	SMF	MISC
	1		2			✓			
A	R	L			COPY	LONG	REFUND	NCHG	EXAM

MAIL TAX STATEMENTS TO:

SAME AS ABOVE

The undersigned grantor(s) declare(s):

DOCUMENTARY TRANSFER TAX \$0

___ Computed on the consideration or value of property conveyed; OR

___ Computed on the consideration or value less liens or encumbrances remaining at the time of sale.

X Unincorporated area: (-) City of ~~Perris~~

QUITCLAIM DEED



FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

CHANDA SINGH, A MARRIED MAN AND SPOUSE OF GRANTEE

hereby REMISE, RELEASE AND QUITCLAIM to

ROUPWATIE SINGH, A MARRIED WOMAN AS HER SOLE AND SEPARATE PROPERTY

the real property in the ~~City of Perris~~ County of Riverside, State of California, described as:

LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF MARKED EXHIBIT "A"

Dated September 15, 2003

CHANDA SINGH

STATE OF CALIFORNIA }
COUNTY OF Riverside } S.S.

On 09/16/2003, before me, the undersigned, a Notary Public in and for said County and State, personally appeared *Chanda Singh*****

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

WITNESS my hand and official seal.

Signature



MAIL TAX STATEMENTS AS DIRECTED ABOVE

1053289-20

EXHIBIT "A"

LEGAL DESCRIPTION

Real property in the unincorporated area of the County of Riverside, State of California, described as follows:

THAT PORTION OF PARCEL 4 AND LOT A AND LOT B AS SHOWN ON PARCEL MAP 7601, RECORDED IN BOOK 29, PAGE 93 OF PARCEL MAPS RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID PARCEL 4;
THENCE ALONG THE NORTH LINE OF SAID PARCEL 4, NORTH 89° 40' 18" EAST 341.62 FEET TO AN ANGLE POINT IN SAID NORTH LINE;
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THENCE ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 10° 19' 55" AN ARC LENGTH OF 108.20 FEET;
THENCE ALONG A RADIAL LINE TO SAID CURVE NORTH 6° 52' 35" EAST 30.00 FEET TO THE NORTH LINE OF SAID MCPHERSON ROAD, SAID ROAD BEING 30.00 FEET WIDE FROM THE CENTER LINE AS SHOWN ON SAID MAP;
THENCE PARALLEL WITH THE WEST LINE OF SAID PARCEL 4 NORTH 0° 07' 14" EAST 723.97 FEET TO THE NORTH LINE OF SAID PARCEL 4 AND THE TRUE POINT OF BEGINNING.

THIS LEGAL IS MADE PURSUANT TO THAT CERTAIN CERTIFICATE APPROVING A LOT LINE ADJUSTMENT, CERTIFICATE NO. 899, RECORDED AUGUST 14, 1979 AS INSTRUMENT NO. 171580, OFFICIAL RECORDS.

APN: 345-280-039-2



DECLARATION OF ONE AND THE SAME PERSON(S)

I, Roupwatie Singh, do hereby declare:

1. I am over the age of 18 and a resident of Riverside County, CA. The facts set forth herein are true of my own personal knowledge. If called to testify as a witness in a judicial proceeding, I could, and would, testify truthfully and competently thereto.
2. I am one and the same person as ROUPWATIE SINGH as noted on my California Driver's License.
3. I am one and the same person who is named in the Riverside County, Ca Quitclaim Deed dated 9/15/2006 whereby I acquired title to Riverside County, Ca Assessor's Parcel Number 345-280-039.
4. I am one and the same person who assigned to Heirfinders Research Associates, LLC my share of the excess proceeds for San Bernardino, Ca Assessor's Parcel Number 345-280-039 on 6/15/2016.

I declare under penalty of perjury that the foregoing is true and correct.

IN WITNESS WHEREOF, I have hereunto set my hand and seal this 10 day of 8, 2016.

R. Singh
Roupwatie Singh

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

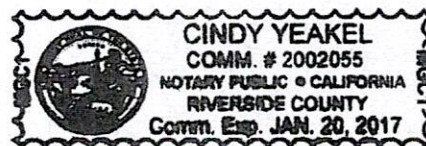
State of California;
County of Riverside

On 8-10-16 before me, Cindy Yeakel, personally appeared Roupwatie Singh 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.

Cindy Yeakel
(notary's signature)



(seal)

402665738

Alex Padilla
California Secretary of State

Business Search - Results

The California Business Search is updated daily and reflects work processed through Tuesday, May 7, 2019. Please refer to document [Processing Times](#) for the received dates of filings currently being processed. The data provided is not a complete or certified record of an entity.

- Select an entity name below to view additional information. Results are listed alphabetically in ascending order by entity name, or you can select a column title to change the sort order.
- To refine the search results, enter a word or a string of words in the "Narrow search results" box. The "Narrow search results" will search on all fields of the initial search results.
- For information on checking or reserving a name, refer to [Name Availability](#).
- For information on requesting a more extensive search, refer to [Information Requests](#).
- For help with searching an entity name, refer to [Search Tips](#).
- For descriptions of the various fields and status types, refer to [Frequently Asked Questions](#).

Results of search for LP/LLC Name keyword "heirfinders" returned 1 entity record (out of 1 record found).

Show entities per page

Narrow search results:

Entity Number	Registration Date	Status	Entity Name	Jurisdiction	Agent for Service of Process
201002610222	12/28/2009	ACTIVE	<u>HEIRFINDERS RESEARCH ASSOCIATES, LLC</u>	CALIFORNIA	MICHAEL HANEY

Showing 1 to 1 of 1 entities

[Previous](#)

1

[Next](#)

[Modify Search](#)

[New Search](#)



State of California
Secretary of State

LLC-1

File #

201002610222

LIMITED LIABILITY COMPANY
ARTICLES OF ORGANIZATION

FILED
in the office of the Secretary of State
of the State of California

DEC 28 2009

A \$70.00 filing fee must accompany this form.

IMPORTANT - Read instructions before completing this form.

This Space For Filing Use Only

ENTITY NAME (End the name with the words "Limited Liability Company," or the abbreviations "LLC" or "L.L.C." The words "Limited" and "Company" may be abbreviated to "Ltd." and "Co.," respectively.)

1 NAME OF LIMITED LIABILITY COMPANY

HEIRFINDERS RESEARCH ASSOCIATES, LLC

PURPOSE (The following statement is required by statute and should not be altered.)

2 THE PURPOSE OF THE LIMITED LIABILITY COMPANY IS TO ENGAGE IN ANY LAWFUL ACT OR ACTIVITY FOR WHICH A LIMITED LIABILITY COMPANY MAY BE ORGANIZED UNDER THE BEVERLY-KILLEA LIMITED LIABILITY COMPANY ACT

INITIAL AGENT FOR SERVICE OF PROCESS (If the agent is an individual, the agent must reside in California and both Items 3 and 4 must be completed. If the agent is a corporation, the agent must have on file with the California Secretary of State a certificate pursuant to Corporations Code section 1505 and Item 3 must be completed (leave Item 4 blank).)

3 NAME OF INITIAL AGENT FOR SERVICE OF PROCESS

MICHAEL HANEY

4 IF AN INDIVIDUAL, ADDRESS OF INITIAL AGENT FOR SERVICE OF PROCESS IN CALIFORNIA CITY STATE ZIP CODE

5042 WILSHIRE BLVD #622

LOS ANGELES CA 90036

MANAGEMENT (Check only one)

5 THE LIMITED LIABILITY COMPANY WILL BE MANAGED BY

☐

ONE MANAGER

☐

MORE THAN ONE MANAGER

☒

ALL LIMITED LIABILITY COMPANY MEMBER(S)

ADDITIONAL INFORMATION

6 ADDITIONAL INFORMATION SET FORTH ON THE ATTACHED PAGES IF ANY, IS INCORPORATED HEREIN BY THIS REFERENCE AND MADE A PART OF THIS CERTIFICATE

EXECUTION

7. I DECLARE I AM THE PERSON WHO EXECUTED THIS INSTRUMENT, WHICH EXECUTION IS MY ACT AND DEED

DECEMBER 21, 2009

DATE

SIGNATURE OF ORGANIZER

MICHAEL HANEY

TYPE OR PRINT NAME OF ORGANIZER