

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



**ITEM: 3.46
(ID # 14033)**

MEETING DATE:

Tuesday, January 12, 2021

FROM : TREASURER-TAX COLLECTOR:

SUBJECT: TREASURER-TAX COLLECTOR: Proposed Sale of Tax-Defaulted Land to the Coachella Valley Conservation Commission, a public agency and Joint Powers Authority, as a Special District by Agreement to Purchase Tax-Defaulted Property Number 4471, District(s) 4. [\$0].

RECOMMENDED MOTION: That the Board of Supervisors:

1. Approve the sale of tax-defaulted parcel(s) 659090009; to the Coachella Valley Conservation Commission, a public agency and Joint Powers Authority, as a Special District.
2. Authorize the Chairman of the Board to sign both Agreements and have them returned along with the supporting documentation (Exhibits "A" through "D") to the Treasurer-Tax Collector for transmittal to the State Controller.


ACTION:Policy


Matthew Jennings, Treasurer-Tax Collector 12/29/2020

MINUTES OF THE BOARD OF SUPERVISORS

On motion of Supervisor Jeffries, seconded by Supervisor Hewitt 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: January 12, 2021
xc: Treasurer

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	\$ 0	\$ 0	\$ 0	\$ 0
NET COUNTY COST	\$ 0	\$ 0	\$ 0	\$ 0
SOURCE OF FUNDS:			Budget Adjustment:	N/A
			For Fiscal Year:	2020-2021

C.E.O. RECOMMENDATION: Approve

BACKGROUND:

Summary

Sales to public agencies of this type of property, subject to a recorded Notice of Power to Sell for non-payment of property taxes as required by law, are provided for pursuant to Chapter 8 of the California Revenue and Taxation Code, Section 3771 et. seq. The Agreement to Purchase Tax-Defaulted Property, including Exhibit "A" through Exhibit "D", are attached. These exhibits include Resolution No. 20-008 (Exhibit "D") from the Coachella Valley Conservation Commission, a public agency and Joint Powers Authority, as a Special District.

Parcel number 659090009 is located in the Outside City in District 4.

The purchase price of \$7,381.42 was determined pursuant to Section 3793.1 of the California Revenue and Taxation Code, State of California, which represents the full redemption amount. The purchase price includes the cost of advertising, pursuant to Section 3793.1 of the California Revenue and Taxation Code.

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

Impact on Residents and Businesses

Coachella Valley Conservation Commission, a public agency and Joint Powers Authority, as a Special District is purchasing this property to preserve open space for conservation under the Coachella Valley Multiple Species Habitat Conservation Plan (CUMSHCP)

ATTACHMENTS (if needed, in this order):

ATTACHMENT A. Assessor Map

A copy of the Assessor's map numbered 659-09 pertaining to the parcel listed above is attached for reference.

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

ATTACHMENT B. Agreement #4471

Two (2) Agreements both numbered 4471 being executed in counterparts, each of which constitutes an original and one (1) copy of the supporting documentation labeled exhibits "A" through "D".



Stephanie P., Principal Management Analyst 1/6/2021

AGREEMENT TO PURCHASE TAX-DEFAULTED PROPERTY

This Agreement 4471 is made this 12TH day of January, 2021, by and between the Board of Supervisors of Riverside County, State of California, and the Coachella Valley Conservation Commission, a public agency and Joint Powers Authority, as a Special District ("PURCHASER"), pursuant to the provisions of Division 1, Part 6, Chapter 8, of the Revenue and Taxation Code.

On February 20, 2020, the Coachella Valley Conservation Commission, a public agency and Joint Powers Authority, as a Special District applied to purchase the subject properties (Exhibit "A").

The real property situated within said County, hereinafter set forth and described in Exhibit "B" attached hereto and made a part hereof, is tax-defaulted and is subject to the Power of Sale by the Treasurer-Tax Collector (Exhibit "C") of said County for the nonpayment of taxes, pursuant to provisions of law.

A certified copy of the Resolution authorizing the purchase of the property by the Coachella Valley Conservation Commission, a public agency and Joint Powers Authority, as a Special District is attached as Exhibit "D".

It is mutually agreed as follows:

1. That as provided by section 3800 of the Revenue and Taxation Code, the cost of giving notice of this Agreement shall be paid by the PURCHASER, and;
2. That the PURCHASER agrees to pay the sum of \$7,381.42 for the real property described in Exhibit "B" within fourteen (14) days after the date this Agreement becomes effective. Upon payment of said sum to the Treasurer-Tax Collector, the Treasurer-Tax Collector shall execute and deliver a deed conveying title of said property to PURCHASER;
3. That the PURCHASER agrees to use the parcel(s) for public purpose under the following intent: **Preserve open space for conservation under the Coachella Valley Multiple Species Habitat Conservation Plan (CUMSHCP)**
4. That, if said Purchaser is a taxing agency as defined in the Revenue and Taxation Code, section 121 or any other agency that receives its revenue share under the provisions of Division 1, Part 8, Chapter 3 of the Revenue and Taxation Code, it will not share in the distribution of the payment required by the Agreement as defined by section 3791 and section 3720 of the Revenue and Taxation Code.
5. If the intended schedule and effective date of the Agreement is delayed, the Purchaser and the Board of Supervisors will renegotiate the increase of the purchase price amount accordingly.

If all or any portion of any individual parcel described in this Agreement is redeemed prior to the effective date of this Agreement, this Agreement shall be null and void as to that individual parcel. This Agreement shall also become null and void and the right of redemption restored upon the PURCHASER'S failure to comply with the terms and conditions of this Agreement.

WHEN DOCUMENT IS FULLY EXECUTED RETURN
CLERK'S COPY

to Riverside County Clerk of the Board, Stop 1010
Post Office Box 1147, Riverside, Ca 92502-1147
Thank you.

AGREEMENT 4471
COACHELLA VALLEY CONSERVATION COMMISSION,
A PUBLIC AGENCY AND JOINT POWERS AUTHORITY,
AS A SPECIAL DISTRICT

JAN 12 2021 3:46

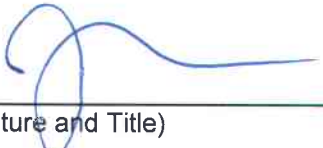
AGREEMENT TO PURCHASE TAX-DEFAULTED PROPERTY

The undersigned hereby agrees to the terms and conditions of this Agreement and are duly authorized to sign for said agencies.

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

ATTEST: Coachella Valley Conservation Commission, a public agency and Joint Powers Authority, as a Special District

(Purchaser)


By: 
(Signature and Title)

(seal)

Tom Kirk
(Print)

Date: 11/12/2020

FORM APPROVED BY COUNTY COUNSEL

By:  14DEC20
MICHAEL C. THOMAS DATE

Deputy County Counsel

ATTEST: BOARD OF SUPERVISORS

KECIA HARPER
Clerk of the Board of Supervisors

By: KAREN SPIEGEL

By: 
Deputy

By: Karen S. Spiegel
Chair of the Board of Supervisors

(seal)

Date: 1/12/2021

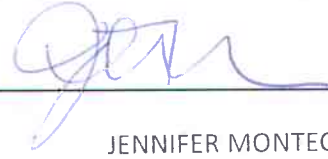
AGREEMENT TO PURCHASE TAX-DEFAULTED PROPERTY

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

Pursuant to the provisions of section 3795 of the California Revenue and Taxation Code, the Controller approves the foregoing Agreement this 20 day of JANUARY, 2021.

BETTY T. YEE, CALIFORNIA STATE CONTROLLER

By: _____



JENNIFER MONTECINOS, Manager
Tax Administration Section

AGREEMENT 4471
COACHELLA VALLEY CONSERVATION COMMISSION,
A PUBLIC AGENCY AND JOINT POWERS AUTHORITY,
AS A SPECIAL DISTRICT

EXHIBIT "A"
PURCHASE APPLICATION
OBJECTION LETTER
CHAPTER 7 FORM 11 (1/28/2020)
CHAPTER 7 PUBLICATION (TC 215-1756)

AGREEMENT 4471
COACHELLA VALLEY CONSERVATION COMMISSION,
A PUBLIC AGENCY AND JOINT POWERS AUTHORITY,
AS A SPECIAL DISTRICT

Application to Purchase Tax-Defaulted Property from County

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

A. Purchaser Information

1. Name of Organization: Coachella Valley Conservation Commission
2. Mailing Address: 73-710 Fred Waring Dr., Ste. 200, Palm Desert, CA 92260
3. Contact Person: Diana Rosas or Kerrie Godfrey Phone: (760) 776-5026
4. Email: drosas@cvmc.ca.gov or kgodfrey@cvmc.ca.gov
5. Corporate Structure – check the appropriate box below and provide the corresponding information:
 - Nonprofit Organization– provide Articles of Incorporation (if more than ten years old an update is required)
 - Public Agency– provide Mission Statement on Letterhead and if Redevelopment Agency or Special District, also provide Jurisdiction Map
5. Agency is to acquire title "As" and the taxing status: Coachella Valley Conservation Commission, a public agency and Joint Powers Authority, as a Special District.
(Taxing status example: City of Watsonville, a municipal corporation, as a Taxing Agency or Sacramento County Flood Control District, as a Revenue District)

B. Purchasing Information

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

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

C. Property Information

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

1. County where the Parcel is located: Riverside
2. Assessor's Parcel Number (if only one, list here more than one list on separate sheet): 659090009
3. State the purpose and intended use for the Parcel: Preserve open space for conservation under the Coachella Valley Multiple Species Habitat Conservation Plan (CVMSHCP).

D. Acknowledgement

Provide the signature of the purchasing entity's authorized officer

Tom Kirk
Print Name

(760) 776-5026
Contact Number


Authorizing Signature

Executive Director
Title

02/20/2020
Date

EXHIBIT A

The land referred to herein is located in the State of California, County of Riverside, described as follows:

Assessor's Parcel Number	Legal Description	Purpose and Intended Use
659090009	4.77 ACRES IN POR SE 1/4 OF SEC 14 T3S R5E	Preserve open space for conservation under CVMSHCP

COACHELLA VALLEY CONSERVATION COMMISSION

73-710 Fred Waring Dr., Suite 200, Palm Desert, CA 92260 • (760) 346-1127 • www.cvmshcp.org



February 20, 2020

County Administrative Center – Tax Sale Operations Unit
Attn: Marissa Mendoza, Sr. Accounting Asst.
4080 Lemon St., 4th Floor
Riverside, CA 92502

Re: Application to Purchase Tax-Defaulted Property from April 30, 2020 Tax Sale

The Coachella Valley Conservation Commission (CVCC) is in receipt of your letter dated 2/5/2020, regarding the April 30, 2020 Tax Sale. After examining the list which was included with your letter, CVCC would like to submit the required application to purchase from and object to the public sale of the following Tax-Defaulted property under the Provisions of Division 1, Part 6, Chapter 8, beginning with Section 3771, of the Revenue and Taxation Code, State of California.

Assessor's Parcel Number	ACRE
659090009	4.77

Please note that this assessor's parcel number was also included in CVCC's application to purchase tax-defaulted property submitted to the County on 1/8/2020. CVCC would now like to revise the 1/8/2020 application to remove this assessor's parcel number from the list as CVCC is applying for the parcel separately through this application. If you have any questions, please feel free to call CVCC's Acquisition Manager's, Diana Rosas or Kerrie Godfrey, at (760) 776-5026.

Thank you,

Tom Kirk
Executive Director

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



**ITEM: 3.36
(ID # 11381)**

MEETING DATE:

Tuesday, January 28, 2020

FROM : TREASURER-TAX COLLECTOR:

SUBJECT: TREASURER-TAX COLLECTOR: Internet Tax Sale of Tax-Defaulted Real Property, Sale No. TC-215, scheduled for April 30, 2020 through May 5, 2020, with Bid4Assets, Inc., All Districts. [\$2,640,702 - Fund 11060 Tax Loss Reserve Fund]

RECOMMENDED MOTION: That the Board of Supervisors:

1. Approve the intended public auction tax sale, Sale No. TC-215, pursuant to Revenue and Taxation Code Section 3694;
2. Approve and adopt the provisions of the Revenue and Taxation Code Section 3698.5(a), 3698.5(c) and Section 4703(a);
3. Adopt Resolution No. 2020-017, a resolution of the Board of Supervisors of the County of Riverside approving the sale of tax-defaulted property subject to the power of sale and setting the minimum bid, and
4. Instruct the Clerk of the Board to immediately forward a certified copy of the Board's Resolution to the Treasurer-Tax Collector following Board approval.

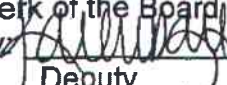
The above action will authorize the minimum bid on regular tax-defaulted parcels to be offered for sale via the Internet with Bid4Assets, Inc.

ACTION:Policy

MINUTES OF THE BOARD OF SUPERVISORS

On motion of Supervisor Perez, seconded by Supervisor Spiegel 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: January 28, 2020
xc: Treasurer**

**Kecia R. Harper
Clerk of the Board
By: 
Deputy**

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

BACKGROUND:

Summary

Properties for which taxes are not paid are sold to collect back taxes. After the property has been tax-defaulted for a period of five or more years from the original tax-default year, it becomes subject to the Treasurer-Tax Collector's "Notice of Power to Sell Tax Defaulted Property," which is then recorded.

If the property is not subsequently redeemed by the payment of all amounts due, it is offered for sale by the Treasurer-Tax Collector. This action will set in motion the Treasurer-Tax Collector's May sale.

FINANCIAL DATA	Current Fiscal Year:	Next Fiscal Year:	Total Cost:	Ongoing Cost
COST	\$ 2,640,702	\$ 0	\$ 2,640,702	\$ 0
NET COUNTY COST	\$ 0	\$ 0	\$ 0	\$ 0
SOURCE OF FUNDS: Fund 11060 Tax Loss Reserve Fund			Budget Adjustment:	No
			For Fiscal Year:	19/20

C.E.O. RECOMMENDATION: Approve

SUMMARY OF THE April 30, 2020 through May 5, 2020 Internet Tax Sale conducted via Internet through Bid4Assets, Inc.

The Treasurer-Tax Collector proposes to offer a maximum of eight hundred fifty (850) "fee parcels":

On April 30, 2020 at 8:00 AM through May 1, 2020 at 9:00 AM

- a) Seven hundred sixty-four (764) fee parcels will be offered for a minimum bid of full redemption, plus the cost of sale.
- b) Eighty-six (86) fee parcels will be offered for a minimum bid of \$100.00.

The aggregate minimum bid for all parcels listed in Exhibit "A" is \$11,430,498.

On May 1, 2020 at 9:00 AM through May 5, 2020, any of the seven hundred sixty-four (764) fee parcels offered for a minimum bid of full redemption plus the cost of sale between April 30, 2020 at 8:00 AM and May 1, 2020 at 9:00 AM, that do not receive bids will then be reoffered at a reduced minimum bid for the following reduced amounts.

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

- a) Three hundred eight (308) fee parcels will be offered for a minimum bid of cost of sale only.
- b) One hundred fifty-two (152) fee parcels will be offered for a minimum bid of taxes only, plus cost of sale.
- c) Three hundred four (304) fee parcels will be offered for a minimum bid of \$100.00.

In general, the financial impact of tax sales can be summarized as follows:

- Sales at, or above, the amount of taxes owed have no direct negative impact on the County's budget.
- For this sale, if all parcels being reoffered for sale were to sell for only the minimum bid, the maximum tax loss would be \$3,364,670.59. Taking into account the Teeter formula, which shares this loss with other taxing entities, the maximum loss of the Tax Loss Reserve Fund would be \$2,640,702.78.
- Accordingly, there should be no direct impact on the County General Fund because reserves exceeding the amount have been set aside.
- The Tax Collector has determined that parcels which are offered for a minimum bid of \$100.00 should stimulate interest through the online auction. All of the parcels in question have previously been offered for sale, most on multiple occasions, without garnering any bids. While the \$100.00 minimum bid is low, we believe it is necessary in order to generate interest and bids. It is further likely, that once bidding begins, the final highest bid will decisively surpass the \$100.00 minimum.
- More likely than not, there will be minimal impact upon the Tax Loss Reserve Fund itself. Based upon recent experience, this sale is not expected to realize the maximum loss for three reasons: (1) properties are inevitably pulled from the sale due to various reasons including taxpayer redemptions; (2) some parcels will sell for more than the minimum bid; and (3) other parcels are likely to receive no bids. For example, in previous tax sales, our estimated Teeter Loss for 2017/2018 was \$3,395,440 however, our realized loss was \$1,253,060.59 which resulted in only 37% of our initial estimated loss. Additionally, our estimated Teeter Loss for 2018-2019 was \$1,663,823 however, our realized loss was \$451,810.69 which resulted in only 27% of our initial estimated loss.

Impact on Residents and Businesses

The offering of tax-defaulted properties is to collect unpaid taxes and to return the property to a revenue-generating status by conveying the property to another owner or motivating the assessee to redeem.

ATTACHMENTS (If any, in this order):

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

ATTACHMENT A. TC 215 Tax Sale List
ATTACHMENT B. Resolution No. 2020-017


Stephanie Perez, Principal Management Analyst 1/22/2020


Gregory P. Priaplos, Director County Counsel 1/13/2020

2
3 RESOLUTION NO. 2020-017

4
5 A RESOLUTION OF THE BOARD OF SUPERVISORS OF THE COUNTY OF RIVERSIDE
6 APPROVING THE SALE OF TAX-DEFAULTED PROPERTY SUBJECT TO THE POWER OF SALE
7 AND SETTING THE MINIMUM BID
8

9 WHEREAS, the Tax Collector of Riverside County intends to sell tax-defaulted property
10 subject to the power of sale at public auction on April 30, 2020 through May 5, 2020 over the internet; and,

11 WHEREAS, the Tax Collector requests that the Board of Supervisors of the County of
12 Riverside, State of California approve the intended sale and any postponement of the sale that may be
13 necessary; and,

14 WHEREAS, Tax Sale List TC 215 Sale File 4466, which is attached hereto as Exhibit "A",
15 sets forth the property declared tax-defaulted with the year of the tax default and the parcel identification
16 number; and,

17 WHEREAS, notice of the proposed sale will be sent to the State Controller in accordance
18 with Section 3700.5 of the California Revenue and Taxation Code; and,

19 WHEREAS, the Tax Collector, in his discretion, has determined that the property specified
20 in Exhibit "A" attached hereto and incorporated by reference and constituting eight hundred fifty (850) fee
21 parcels should be offered for sale from April 30, 2020 through May 5, 2020, with the minimum bid to be in
22 accordance with California Revenue and Taxation Code Section 3698.5; and,

23 WHEREAS, California Revenue and Taxation Code Section 3698.5 provides that, where
24 property has been offered for sale at least once and no acceptable bids have been received at the prescribed
25 minimum price, the Tax Collector may, in his discretion and with the approval of the Board of Supervisors,
26 offer that same property at the same or next scheduled sale at a minimum price that the Tax Collector
27 deems appropriate in light of the most current assessed valuation of that property or any unique
28 circumstance with respect to that property; and,

FORM APPROVED COUNTY COUNSEL
BY M.C.T. 8 JAN 2020
MICHAEL C THOMAS DATE

1 WHEREAS, seven hundred sixty-four (764) or fewer fee parcels will be offered at the tax
2 sale for the first time for the full redemption amount plus the cost of sale, and, if any of these seven
3 hundred sixty-four (764) fee parcels does not receive a bid for the full redemption amount plus cost, seven
4 hundred sixty-four (764) of said parcels may be reoffered during the same sale beginning on May 1, 2020
5 at 9:00 a.m. at a minimum price that the Tax Collector deems appropriate in light of the most current
6 assessed valuation and unique circumstances with respect thereto; and,

7 WHEREAS, eighty-six (86) or fewer fee parcels will be offered for a minimum bid of one
8 hundred dollars (\$100.00) because these parcels have been previously offered and no acceptable bids were
9 received at the prescribed minimum price and because the Tax Collector deems this proposed minimum bid
10 appropriate in light of the most current assessed valuation and unique circumstances of these properties;
11 and,

12 WHEREAS, it is in the best interests of the State of California, the County of Riverside, and
13 cities, school districts, and special districts for whom the Tax Collector collects taxes, to sell said
14 properties; now, therefore,

15 BE IT RESOLVED, DETERMINED, AND ORDERED by the Board of Supervisors of the
16 County of Riverside, State of California, in regular session assembled on January 28, 2020 that the
17 proposed internet sale of tax-defaulted property subject to the power of sale and any continuation of the
18 sale is hereby approved, and the Tax Collector of the County of Riverside is directed to offer the property,
19 as described in Exhibit "A" attached hereto and incorporated by reference, at public auction to the highest
20 bidder for cash in lawful money of the United States at the minimum bid set in accordance with California
21 Revenue and Taxation Code Section 3698.5(a) and 3698.5(c) as specified below:

22 1. Seven hundred sixty-four (764) or fewer fee parcels will be offered for sale at a
23 minimum bid of the full redemption amount plus the cost of sale.

24 2. Eighty-six (86) or fewer fee parcels will be offered for sale at a minimum bid of one
25 hundred dollars (\$100.00).

26 3. If any of the seven hundred sixty-four (764) or fewer fee parcels that are initially
27 offered for sale at a minimum bid of the full redemption amount plus the cost of sale does not receive an
28 acceptable bid of the full redemption amount plus the cost of sale, seven hundred sixty-four (764) of said

1 parcels may be reoffered later at the same sale beginning at 9:00 a.m. on May 1, 2020 as follows:

2 a) Three hundred eight (308) or fewer fee parcels will be offered at a minimum bid of
3 the cost of sale.

4 b) One hundred fifty-two (152) or fewer fee parcels will be offered at a minimum bid
5 of taxes only, plus the cost of sale.

6 c) Three hundred four (304) or fewer fee parcels will be offered at a minimum bid of
7 one hundred dollars (\$100.00).

8
9
10 ROLL CALL:

11 Ayes: Jeffries, Spiegel, Washington, Perez and Hewitt
12 Nays: None
13 Absent: None

14 The foregoing is certified to be a true copy of a resolution duly
15 adopted by said Board of Supervisors on the date therein set forth.

16 Kecia R. Harper, Clerk of said Board

17 By  Deputy
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1705	573300025	LOPEZ, ROBERT H & STELLA F	54905 HARVEY HILL RD	ANZA	CA	92539	071-064 HEMET UNIF	07/01/2012	\$	3,439.00
1706	579270024	SPRIGGS, BILLIE F & VILLA, MARTHA PATRICA	45701 TERWILLIGER RD	ANZA	CA	92539	071-064 HEMET UNIF	07/01/2008	\$	166,835.00
1707	583200050	COLEMAN, LOREN TRUSTEE & NEDIA & JAMES, STEPHEN H & KRISTYEN, RONALD J	47650 AGUANGA RANCHOS RD	AGUANGA	CA	92536	071-345 HEMET UNIF	07/01/2014	\$	14,457.00
1708	584150021	GASCOM FRAMISCO D ESTATE OF	42860 RACHEL CT	INDIO	CA	92203	071-308 HEMET	07/01/2014	\$	5,228.00
1709	606050022	ECO GREEN STRUCTURES INC	83236 RUBY AVE	INDIO	CA	92203	075-182 DESERT SANDS	07/01/2014	\$	16,439.00
1711	611251019	AVINA, PAUL R	82075 COUNTRY CLUB DR UNIT 40	INDIO	CA	92201	007-067 INDI0	07/01/2014	\$	8,741.00
1712	614221040	HENSELWOOD, GILLIAN & ROBERT		INDIO	CA	92201	007-007 INDI0 CITY	07/01/2014	\$	16,836.00
1713	616460061	MONTAGE AT SANTA ROSA INC		INDIO	CA	92201	007-012 INDI0	07/01/2014	\$	1,723.00
1714	620211034	ERICKSON, JOY & STOTT, LOIS M TRUSTEE	38020 CABIN CIR	PALM DESERT	CA	92260	018-383 PALM DESERT	07/01/2014	\$	12,420.00
1715	632302030	GREEN, LECTA I	204 RUNNING SPRINGS DR	PALM DESERT	CA	92211	018-085 PALM DESERT	07/01/2014	\$	37,053.00
1716	633462017	ANDES CAPITAL INC	75537 DESIERTO DR	INDIAN WELLS	CA	92210	016-023 INDIAN WELLS	07/01/2014	\$	98,880.00
1717	635213004	LANZBERA, ROYCE		INDIAN WELLS	CA	92210	061-167 PALM SPRINGS	07/01/2014	\$	3,384.00
1718	635243004	NAZARIO, HIRAM JR		INDIAN WELLS	CA	92210	061-167 PALM SPRINGS	07/01/2014	\$	2,441.00
1719	636120020	COHUN, ROBERT CHARLES	69600 BURLWOOD DR	MTH CENTER	CA	92561	061-167 PALM SPRINGS	07/01/2014	\$	2,441.00
1720	636252006	PRICE, E TRUSTEE & ELIZABETH JANE		MTH CENTER	CA	92561	061-010 PALM SPRGS UNIF	07/01/2013	\$	10,298.00
1721	636271016	HAGAR, PAMELA J & PHILLIP C		MTH CENTER	CA	92561	061-009 PALM SPRGS UNIF	07/01/2014	\$	4,936.00
1722	636272005	PARKS, DAREL		MTH CENTER	CA	92561	061-009 PALM SPRGS UNIF	07/01/2014	\$	3,487.00
1723	638163016	BAUER, JOSEPH L TRUSTEE	9616 EL MIRADOR BLVD	DESERT HOT SPRINGS	CA	92240	061-009 PALM SPRGS UNIF	07/01/2014	\$	5,219.00
1724	638203010	PACIFIC LENDING TRUST TRUSTEE		DESERT HOT SPRINGS	CA	92240	014-005 DESERT HOT SPGS	07/01/2014	\$	34,031.00
1725	638230003	JUDEN, THOMAS VICTOR		DESERT HOT SPRINGS	CA	92240	014-005 DESERT HOT SPGS	07/01/2014	\$	6,750.00
1726	639202031	ZAWODNIAK, HANS JUERGEN		DESERT HOT SPRINGS	CA	92240	014-046 DESERT HT SPGS	07/01/2014	\$	16,556.00
1727	641042027	SHUTE, JOHN JACOB		DESERT HOT SPRINGS	CA	92240	014-007 DESERT HOT SPGS	07/01/2014	\$	4,542.00
1728	641042028	SHUTE, JOHN JACOB		DESERT HOT SPRINGS	CA	92240	014-007 DESERT HOT SPGS	07/01/2014	\$	5,001.00
1729	641162059	HENKEL, CHARLES A & CHARLES ARNO	66860 FLORA AVE	DESERT HOT SPRINGS	CA	92240	014-007 DESERT HOT SPGS	07/01/2014	\$	4,529.00
1730	641194008	MOSS, ANSELL & PAULINE		DESERT HOT SPRINGS	CA	92240	014-049 DESERT HT SPGS	07/01/2014	\$	16,325.00
1731	641230010	TREASH, SARAH		DESERT HOT SPRINGS	CA	92240	014-080 DESERT HOT SPGS	07/01/2014	\$	11,991.00
1732	641253021	THOMPSON VIL0A B ESTATE OF	13967 JULIAN DR	DESERT HOT SPRINGS	CA	92240	014-030 DESERT HOT SPGS	07/01/2014	\$	24,365.00
1733	641253023	THOMPSON VILDA B ESTATE OF		DESERT HOT SPRINGS	CA	92240	014-030 DESERT HOT SPGS	07/01/2014	\$	7,355.00
1734	642133012	GOODWIN, JEFFREY ALLEN		DESERT HOT SPRINGS	CA	92241	014-030 DESERT HOT SPGS	07/01/2014	\$	9,893.00
1735	644142005	KORN, LILLIAN R		DESERT HOT SPRINGS	CA	92241	014-074 DESERT HOT SPGS	07/01/2014	\$	5,318.00
1736	650142004	DAVIS, GROVINE E & OBYRAN, GALE M & WRIGHT, GLADYS M		DESERT HOT SPRINGS	CA	92240	014-074 DESERT HOT SPGS	07/01/2014	\$	16,869.00
1737	650142007	THEROUX, HELEN		DESERT HOT SPRINGS	CA	92240	061-182 PALM SPRINGS	07/01/2014	\$	7,265.00
1738	650203020	SANCHEZ, GUILLERMO & IRENE	30900 SIERRA DEL SOL	THOUSAND PALMS	CA	92276	061-030 EDOM ANX	07/01/2012	\$	20,309.00
1739	654110025	CAN AM PROP	69259 GOLDEN WEST DR	DSRT HOT SPG	CA	92241	061-108 PALM SPRGS UNIF	07/01/2014	\$	9,378.00
1740	654142040	BUNKER, SHARON	16751 SUNRISE RD	DSRT HOT SPG	CA	92241	061-108 PALM SPRGS UNIF	07/01/2014	\$	15,594.00
1741	654324003	GRAHAM STACY ESTATE OF	69533 MIDPARK DR	DSRT HOT SPG	CA	92241	061-099 PALM SPRGS UNIF	07/01/2014	\$	9,750.00
1742	655082008	VAN, COTT HELMA H	48151 BIRDIE WAY UNIT B	PALM DESERT	CA	92260	061-074 PALM SPRGS UNIF	07/01/2014	\$	4,335.00
1743	656171036	KHRAYAN, RUBEN		PALM DESERT	CA	92260	061-074 PALM SPRGS UNIF	07/01/2014	\$	6,048.00
1744	656192002	HERNANDEZ, ANITA		PALM DESERT	CA	92260	061-074 PALM SPRGS UNIF	07/01/2014	\$	2,965.00
1745	656232028	MONTALVO, JOSEPH & LESLIE		PALM DESERT	CA	92260	061-074 PALM SPRGS UNIF	07/01/2013	\$	3,145.00
1746	657031037	GOLD, MARK & KOZEK, STACEY		PALM DESERT	CA	92260	014-093 DESERT HOT SPGS	07/01/2014	\$	21,304.00
1747	657060011	RODRIGUEZ, CARLOS R		PALM DESERT	CA	92260	061-074 PALM SPRGS UNIF	07/01/2014	\$	5,747.00
1748	657074002	SLOANS DRY CLEANING & SIDAN EDWARD A		PALM DESERT	CA	92260	061-074 PALM SPRGS UNIF	07/01/2014	\$	18,076.00
1749	657133012	MENDOZA, JIMMY		PALM DESERT	CA	92260	061-074 PALM SPRGS UNIF	07/01/2014	\$	3,905.00
1750	657201007	LOPEZ, CHARLY & MARIA LETYCIA		PALM DESERT	CA	92260	061-074 PALM SPRGS UNIF	07/01/2014	\$	3,549.00
1751	657213005	LOPEZ, CHARLY & MARIA LETYCIA		PALM DESERT	CA	92260	061-074 PALM SPRGS UNIF	07/01/2014	\$	3,321.00
1752	657364012	LOPEZ, CHARLZ & MARIA LETYCIA		PALM DESERT	CA	92260	061-027 PALM SPRGS UNIF	07/01/2014	\$	3,697.00
1753	657423034	BENTELLA		PALM DESERT	CA	92260	061-027 PALM SPRGS UNIF	07/01/2014	\$	507,437.00
1754	657490002	DOGC HOLDINGS LTD	19300 PALM DR	DSRT HOT SPG	CA	92241	061-176 PALM SPRINGS	07/01/2014	\$	35,322.00
1755	658200030	VIA SIERRA	48770 VIA SIERRA	LA QUINTA	CA	92253	020-006 LA QUINTA	07/01/2014	\$	4,774.00
1756	659090009	DUBINSKY, SONJA		LA QUINTA	CA	92253	061-077 PALM SPRGS UNIF	07/01/2014	\$	2,229.00
1757	663041011	LOH IRVY LTD PARTNERSHIP		LA QUINTA	CA	92253	061-204 PALM SPRINGS	07/01/2014	\$	2,820.00
1758	663070003	MAKLE, CHARHOM L TRUSTEE		LA QUINTA	CA	92253	061-207 PALM SPRINGS	07/01/2014	\$	5,674.00
1759	663371006	ANDERSON, JOHN T TRUSTEE		LA QUINTA	CA	92253	014-026 DESERT HOT SPGS	07/01/2014	\$	5,311.00
1760	663381008	DOXTATOR, MAYME V		LA QUINTA	CA	92253	014-026 DESERT HOT SPGS	07/01/2014	\$	53,226.00
1761	664190039	BRIGHTON INTERNATIONAL DEV CORP		LA QUINTA	CA	92253	014-026 DESERT HOT SPGS	07/01/2014	\$	3,907.00
1762	665153006	TASSARA LIA BERTHA N D		LA QUINTA	CA	92253	014-098 DESERT HOT SPGS	07/01/2014	\$	10,087.00
1763	665164011	MCCOY, MELISSA R & TIM		LA QUINTA	CA	92253	014-098 DESERT HOT SPGS	07/01/2014	\$	

NOTICE OF DIVIDED PUBLICATION

Pursuant to Section 3381, Revenue and Taxation Code, the notice of sale of tax-defaulted property for delinquent taxes in and for Riverside County, State of California, has been divided and distributed to various newspapers of general circulation published in the county. A portion of the list appears in each of such newspapers.

NOTICE OF PUBLIC AUCTION ON APRIL 30, 2020 THROUGH MAY 5, 2020 OF TAX DEFAULTED PROPERTY FOR DELINQUENT TAXES
(Made pursuant to Section 3702, Revenue and Taxation Code)

On January 28, 2020, I, Jon Christensen, Riverside County Treasurer-Tax Collector, was directed to conduct a public auction sale by the Board of Supervisors of Riverside County, California. The tax-defaulted properties listed below are subject to the Treasurer-Tax Collector's power of sale and have been approved for sale.

The sale will be conducted at www.Bid4Assets.com/Riverside beginning at 8:00 a.m. PT on Thursday, April 30, 2020 as a public auction to the highest bidder for not less than the minimum bid as shown on this notice. Select parcels receiving no bids will be re-offered at www.Bid4Assets.com/Riverside on Friday, May 01, 2020 at 9:00 a.m. PT for a reduced minimum bid to stimulate competitive bidding and ending Tuesday, May 5, 2020 at staggered times.

Research the item prior to bidding. Due diligence research is incumbent on the bidder. The winning bidder is legally obligated to purchase the item. Computer workstations are available to persons who need them at the local public library during business hours.

Only bids submitted via Bid4Assets will be accepted. Pre-registration and a refundable deposit of \$2,500.00 (plus a \$35.00 processing fee) is required and must be made online at www.Bid4Assets.com/Riverside NO LATER THAN April 27, 2020. Please make your deposit well in advance of the auction in order to ensure your eligibility to bid. The deposit will be applied to the successful bidder's purchase price.

Deed information indicating how title should be vested is due to www.Bid4Assets.com/Riverside within 48 hours of the close of the auction. Full payment is due to Bid4Assets no later than 1:00 p.m. PT on Friday, May 8, 2020. Only Electronic Fund Transfer and cashier's checks will be accepted.

A documentary transfer tax will be added to and collected with the purchase price and is calculated at \$.55 per each \$500.00 or fraction thereof. Additionally, the City of Riverside has enacted the Real Property Transfer Tax Ordinance and charges an additional tax of \$.55 per each \$500.00 or fraction thereof.

All property is sold as is. The county and its employees are not liable for the failure of any electronic equipment that may prevent a person from participating in the sale.

The right of redemption will cease on Wednesday, April 29, 2020 at 5:00 p.m. PT, and properties not redeemed will be offered for sale. If the parcel is not sold, the right of redemption will revive and continue up to the close of business on the last business day prior to the next scheduled sale. If the properties are sold, parties of interest, as defined in the California Revenue and Taxation Code Section 4675, will receive notification and will have a right to file a claim with the county for any excess proceeds from the sale. Excess proceeds are the amount of the highest bid in excess of the liens and costs of the sale that are paid from the sale proceeds.

More information may be obtained by contacting the Treasurer-Tax Collector at www.countytreasurer.org or by calling (951) 955-3800.

PARCEL NUMBERING SYSTEM EXPLANATION

The Assessor's map parcel number when used to describe property in this list refers to the Assessor's map book, the map page and block number in the book and the individual parcel number on the map page or within the block. For example, parcel number 507286003 would mean book 507 of the Assessor's maps, block 286 (the assigned block number is a combination of the map page number and block number, Map 28, block 6), parcel 003 within that block. The maps referred to are available for inspection at the County Assessor's Office or online at www.ascikrec.com.

PARCEL IDENTIFICATION NUMBER EXPLANATION

Parcel Identification Number (PIN), is an arbitrary number assigned by the Assessor to denote the type of interest in the real property described by the assessor's parcel number. PIN'S 008100000 through 008199999 would denote undivided interest in the real property. PIN'S 009000000 through 009199999 would denote partial fee ownership in Government Land or community apartments. PIN'S 010000000 through 019999999 would denote timeshare estates. PIN'S 009400000 through 009499999 would denote water and mineral rights, the fee of which is held separate from the real property. All descriptions are in the San Bernardino Base and Meridian. The properties that are the subject of this notice are situated in the County of Riverside, State of California, and are particularly described as follows, to-wit:

ITEM 1712 614221040 HENSELWOOD, GILLIAN & ROBERT 82075 COUNTRY CLUB DR UNIT 40 INDIO CA 92201 \$16,836.00	007-007 INDIO \$6,750.00	014-007 DESERT HOT SPRINGS ITEM 1726 839202031 ZAWODNIAK, HANS JUERGEN \$4,542.00	014-098 DESERT HOT SPRINGS ITEM 1782 665153006 TASSARA LIA BERTHA N D & NUNEZ DEL ARCO TASSARA, LIA BERTHA \$3,907.00	014-099 DESERT HOT SPRINGS ITEM 1763 665184011 MCCOY, MELISSA R & TIM \$10,087.00	019-167 CATHEDRAL CITY ITEM 1782 675174012 RODRIGUEZ, WILFREDO 28503 AVENIDA MARQUESA CATHEDRAL CITY CA 92234 \$38,832.00	0 & RODRIGUEZ, MARIA HIRMA QUEVEDO \$2,618.00 ITEM 1812 723281028 MEJIA, ROLANDO L \$3,218.00 ITEM 1813 723292042 PETERSON, BERYL D & ESTHER L & SHERMAN E \$2,539.00 ITEM 1814 723311003 ELLENBAAS, JOSEPH R & MELANIE W \$2,839.00 ITEM 1815 723311014 SALAS, JESUS C & ZEPEDA, OSCAR J & LASKOWSKI, KRYSZYNA \$3,519.00 ITEM 1816 723311017 ELLENBAAS, JOSEPH R & MELANIE W \$3,033.00 ITEM 1817 723313002 MARTIN, ALBERT K JR & NORMA I \$2,539.00 ITEM 1818 723320300 SHEPARD, RICHARD S \$3,825.00 ITEM 1819 723340001 BAILEY, MARGARET E & CHOATE, JULE J TRUSTEE & MORAN, EDWARD G TRUSTEE \$45,983.00 ITEM 1820 723340010 SELVIDGE, MARY E & VERALD W \$2,539.00 058-163 COACHELLA USD ITEM 1822 735101002 KENISTON, ORLO A \$4,238.00	061-077 PALM SPRINGS USD ITEM 1756 658090009 DUBINSKY, SONJA \$4,774.00
ITEM 1711 611251019 AVINA, PAUL ROMERO 83236 RUBY AVE INDIO CA 92201 \$8,741.00	007-067 INDIO ITEM 1727 641042027 SHUTE, JOHN JACOB \$5,001.00	014-026 DESERT HOT SPRINGS ITEM 1760 663381008 DOXTATOR, MAYME V \$5,311.00	018-023 INDIAN WELLS ITEM 1718 633462017 ANDES CAPITAL INC 75537 DESIERTO DR INDIAN WELLS CA 92210 \$98,880.00	ITEM 1746 657031037 GOLD, MARK & KOZEK, STACEY \$3,145.00	020-008 LA QUINTA ITEM 1755 658200030 VIA SIERRA \$35,322.00	061-099 PALM SPRINGS USD ITEM 1771 668050010 FICKETT, BLAIR 15303 COUNTRY VIEW RD WHITEWATER CA 92282 \$4,012.00	061-098 PALM SPRINGS USD ITEM 1741 654324003 GRAHAM STACY ESTATE OF & GRAHAM, STACY 69533 MIDPARK DR DSRT HOT SPG CA 92241 \$7,406.00
ITEM 1789 691100002 ESPEJO, OLIVIA CHRISTINA & ROBERT G 39260 PATRICK DR INDIO CA 92203 \$5,817.00	007-169 INDIO ITEM 1728 641042028 SHUTE, JOHN JACOB \$4,529.00	014-028 DESERT HOT SPRINGS ITEM 1760 663381008 DOXTATOR, MAYME V \$5,311.00	018-023 INDIAN WELLS ITEM 1718 633462017 ANDES CAPITAL INC 75537 DESIERTO DR INDIAN WELLS CA 92210 \$98,880.00	ITEM 1794 721204006 EDWARDS, RICHARD TRUSTEE \$2,539.00 ITEM 1795 721204013 LOPEZ, LIZ 68751 VANDER VEER DR MECCA CA 92254 \$9,209.00 ITEM 1796 721213002 MEEKINS, RUTH A & W R \$2,539.00 ITEM 1797 721252032 KRAMER, JIMMIE MARGARET TRUSTEE \$3,058.00 ITEM 1798 721262012 JUAREZ, ANTONIO M & MARGARITA E 98885 YAWL AVE MECCA CA 92254 \$9,406.00 ITEM 1799 721271006 BURKHART, HELEN M TRUSTEE & VERNON A TRUSTEE \$2,539.00 ITEM 1800 721271007 BURKHART, HELEN M TRUSTEE & VERNON A TRUSTEE \$2,539.00 ITEM 1801 723044005 HASKIN JOSEPH TRUSTEE & HASKIN JOSEPH TRUST DATED 07/19/1994 & MAYES CHARLES ROBERT & ADER JACK A & JAMES ALLEN & MANSFIELD JEAN ANNETTE & HASKIN, JOE \$2,865.00 ITEM 1802 723063014 CHAPCOHIAN, KEVIN \$2,893.00 ITEM 1803 723074010	061-009 PALM SPRINGS USD ITEM 1720 636252006 PRICE, E TRUSTEE & ELIZABETH JANE & ELKUS, JANE Z. AND PRICE, ELIZABETH, TRUSTEE \$4,936.00 ITEM 1721 636271016 HAGGAR, PAMELA J & PHILLIP C \$3,497.00 ITEM 1722 636272005 PARKS, DAREL \$5,219.00 061-010 PALM SPRINGS USD ITEM 1719 636120020 COHUN, ROBERT CHARLES 69600 BURLWOOD DR MTN CENTER CA 92561 \$10,298.00	061-108 PALM SPRINGS USD ITEM 1740 654142040 BUNKER, SHARON 16751 SUNRISE RD DSRT HOT SPG CA 92241 \$15,594.00	
ITEM 1344 502024060 LOWE, BETTY L & ROBERT S 400 N SUNRISE WAY UNIT 260 PALM SPRINGS CA 9 2262 \$14,252.00 ITEM 1344 502411014 AUTHORIZED TESTING INC 225 S CIVIC DR UNIT 2-14 PALM SPRINGS CA 92262 \$7,021.00	014-019 DESERT HOT SPRINGS ITEM 1761 664190039 BRIGHTON INTERNATIONAL DEV CORP \$53,226.00	014-026 DESERT HOT SPRINGS ITEM 1760 663381008 DOXTATOR, MAYME V \$5,311.00	018-023 INDIAN WELLS ITEM 1718 633462017 ANDES CAPITAL INC 75537 DESIERTO DR INDIAN WELLS CA 92210 \$98,880.00	ITEM 1804 721271007 BURKHART, HELEN M TRUSTEE & VERNON A TRUSTEE \$2,539.00 ITEM 1805 723044005 HASKIN JOSEPH TRUSTEE & HASKIN JOSEPH TRUST DATED 07/19/1994 & MAYES CHARLES ROBERT & ADER JACK A & JAMES ALLEN & MANSFIELD JEAN ANNETTE & HASKIN, JOE \$2,865.00 ITEM 1806 723063014 CHAPCOHIAN, KEVIN \$2,893.00 ITEM 1807 723074010	061-027 PALM SPRINGS USD ITEM 1752 657354012 LOPEZ, CHARLZ & MARIA LETYCIA \$3,321.00	061-114 PALM SPRINGS USD ITEM 1790 693132036 WARD, KENNETH L 73560 N PACHETA SQ THOUSAND PALMS CA 92276 \$12,292.00 ITEM 1791 693201017 QUITAZOL, ATHENA & SCHOLL, CHARLES & DARRELL & SCHOLL CHARLES AKA VIZARRA, BRANDON HICKS \$10,237.00 ITEM 1792 693251039 HINES KENNETH J TRUSTEE & HINES KENNETH J AND HULSE NANCY I REVOCABLE TRUST UTD 09/06/2007 & HULSE NANCY I TRUSTEE 33555 CARLSBAD CIR THOUSAND PALMS CA 92276 \$13,163.00	061-109 PALM SPRINGS USD ITEM 1771 668050010 FICKETT, BLAIR 15303 COUNTRY VIEW RD WHITEWATER CA 92282 \$4,012.00
ITEM 1786 681311080 FALCK SONJA D ESTATE OF & FALCK, SONJA D. 259 ENCINO DR PALM SPRINGS CA 92264 \$16,711.00 ITEM 1787 681321147 LAPIERRE, GEORGI 147 SAGE DR PALM SPRINGS CA 92264 \$15,934.00	014-048 DESERT HOT SPRINGS ITEM 1725 638293003 JUDEN, THOMAS VICTOR 67115 SAN ARDO RD DESERT HOT SPRINGS CA 92240 \$16,558.00	014-026 DESERT HOT SPRINGS ITEM 1760 663381008 DOXTATOR, MAYME V \$5,311.00	018-023 INDIAN WELLS ITEM 1718 633462017 ANDES CAPITAL INC 75537 DESIERTO DR INDIAN WELLS CA 92210 \$98,880.00	ITEM 1808 723044005 HASKIN JOSEPH TRUSTEE & HASKIN JOSEPH TRUST DATED 07/19/1994 & MAYES CHARLES ROBERT & ADER JACK A & JAMES ALLEN & MANSFIELD JEAN ANNETTE & HASKIN, JOE \$2,865.00 ITEM 1809 723063014 CHAPCOHIAN, KEVIN \$2,893.00 ITEM 1810 723074010	061-030 PALM SPRINGS USD ITEM 1738 650203020 SANCHEZ, GUILLERMO & IRENE 30900 SIERRA DEL SOL THOUSAND PALMS CA 92278 \$20,309.00	061-116 PALM SPRINGS USD ITEM 1718 635243004 NAZARIO, HIRAM JR \$2,441.00	
ITEM 1345 504132018 KAILLEY, KEVIN W 396 CORTEZ RD PALM SPRINGS	014-049 DESERT HOT SPRINGS ITEM 1725 638293003 JUDEN, THOMAS VICTOR 67115 SAN ARDO RD DESERT HOT SPRINGS CA 92240 \$16,558.00	014-026 DESERT HOT SPRINGS ITEM 1760 663381008 DOXTATOR, MAYME V \$5,311.00	018-023 INDIAN WELLS ITEM 1718 633462017 ANDES CAPITAL INC 75537 DESIERTO DR INDIAN WELLS CA 92210 \$98,880.00	ITEM 1811 723044005 HASKIN JOSEPH TRUSTEE & HASKIN JOSEPH TRUST DATED 07/19/1994 & MAYES CHARLES ROBERT & ADER JACK A & JAMES ALLEN & MANSFIELD JEAN ANNETTE & HASKIN, JOE \$2,865.00 ITEM 1812 723063014 CHAPCOHIAN, KEVIN \$2,893.00 ITEM 1813 723074010	061-030 PALM SPRINGS USD ITEM 1738 650203020 SANCHEZ, GUILLERMO & IRENE 30900 SIERRA DEL SOL THOUSAND PALMS CA 92278 \$20,309.00	061-116 PALM SPRINGS USD ITEM 1718 635243004 NAZARIO, HIRAM JR \$2,441.00	

EXHIBIT "B"
LEGAL DESCRIPTION
MAPS

AGREEMENT 4471
COACHELLA VALLEY CONSERVATION COMMISSION,
A PUBLIC AGENCY AND JOINT POWERS AUTHORITY,
AS A SPECIAL DISTRICT

AGREEMENT TO PURCHASE TAX-DEFAULTED PROPERTY

PARCEL 1

OUTSIDE CITY

Parcel Identification Number: 659090009
First Year Delinquent: 2013-2014
Purchase Price: \$7,381.42

Default Date: JUNE 30, 2014
TRA 061-077 PALM SPRINGS USD

Situs Address: NONE

Last Assessed To: DUBINSKY SONJA

Legal Description: THE FOLLOWING DESCRIBED PROPERTY IN THE UNINCORPORATED AREA, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA: THE WEST 1/2 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 INCLUSIVE OF THAT PORTION OF EASTERLY 30 FEET OF VACATED ROBERTS ROAD LYING ADJACENT TO THE WEST BOUNDARY OF SAID LOT OF SECTION 14, TOWNSHIP 3 SOUTH, RANGE 5 EAST, SAN BERNARDINO BASE AND MERIDIAN AS SHOWN BY UNITED STATES GOVERNMENT SURVEY; EXCEPTING THEREFROM THE NORTHERLY 30 FEET FOR ROAD AND UTILITY PURPOSES

AGREEMENT 4471
COACHELLA VALLEY CONSERVATION COMMISSION,
A PUBLIC AGENCY AND JOINT POWERS AUTHORITY,
AS A SPECIAL DISTRICT

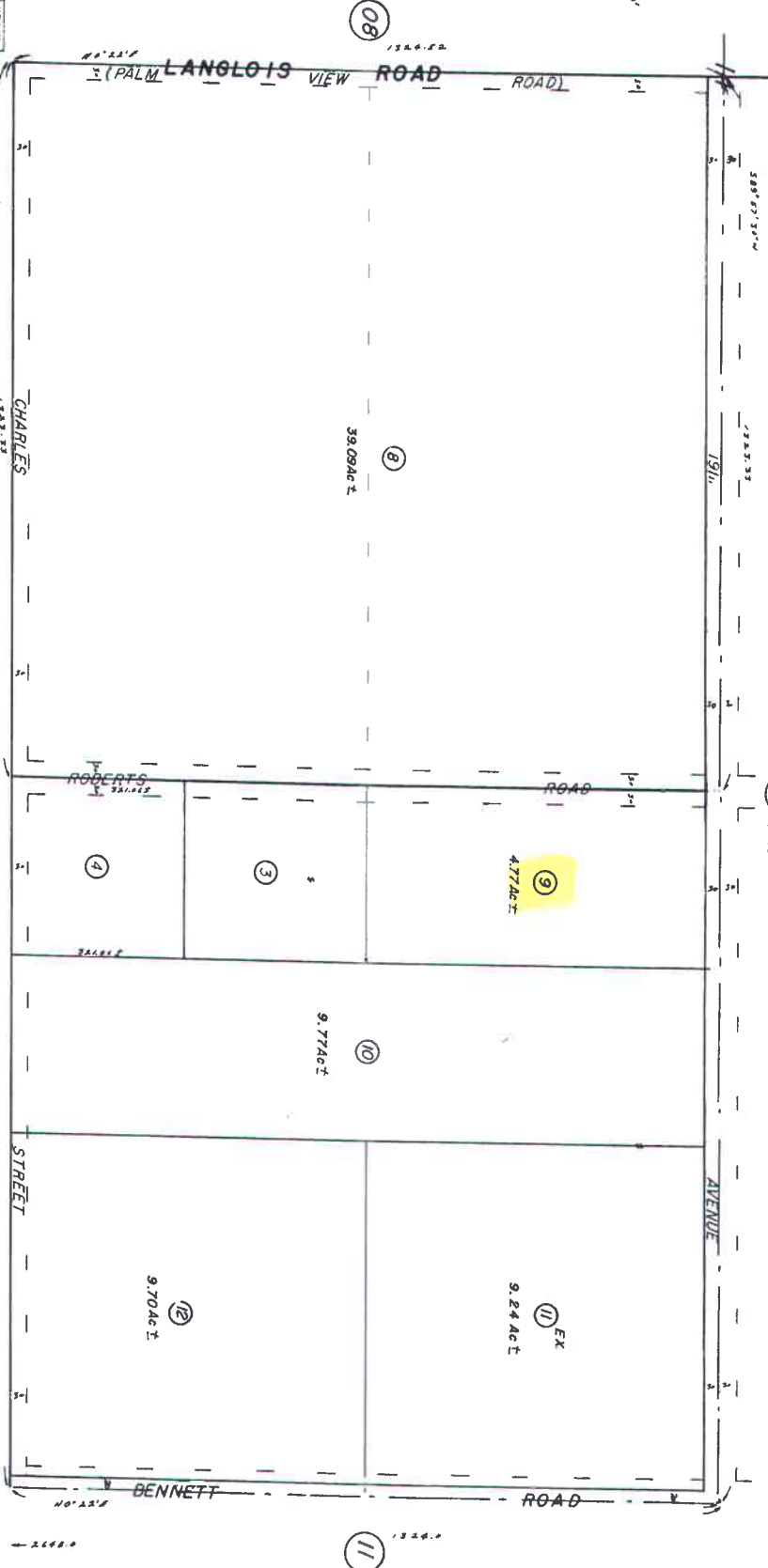
659-09

24-59-12

T.R. A. 061-077

N/2SE/4 SEC.14, T.3S, R.5E

THIS MAP IS FOR ASSESSMENT PURPOSES ONLY



DATE	OLD No.	NEW No.
1/25	1	8, 9T
	2	91, 9T
	3	10, 9T
	4	11, 9T
	5	12, 9T
	6	
	7	
	8	
	9	
	10	
	11	
	12	

DATA: R/S 11/97, 12/11, 14/89

APRIL 1968

EXHIBIT "C"

NOTICE OF POWER TO SELL TAX-DEFAULTED PROPERTY

AGREEMENT 4471
COACHELLA VALLEY CONSERVATION COMMISSION,
A PUBLIC AGENCY AND JOINT POWERS AUTHORITY,
AS A SPECIAL DISTRICT

REQUESTED BY AND MAIL TO:

JON CHRISTENSEN
TREASURER-TAX COLLECTOR
TAX SALE OPERATIONS UNIT
4080 LEMON ST., 4TH FL. MAIL STOP 1110
RIVERSIDE, CALIFORNIA 92501

2019-0371058

09/20/2019 11:06 AM Fee: \$ 0.00

Page 1 of 2

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



					R	A	Exam: 277		
Page	DA	PCOR	Misc	Long	RFD	1st Pg	Adtl Pg	Cert	CC
SIZE	NCOR	SMF	NCHG	T:					

THE DESERT SUN

NOTICE OF POWER TO SELL TAX-DEFAULTED PROPERTY

Which pursuant to law, property was declared to be tax-defaulted on June 30, 2014 for the nonpayment of delinquent taxes in the amount of \$186.21 for the Fiscal Year 2013-2014, Default Number 2014-659090009

Notice is hereby given by the Tax Collector of RIVERSIDE County that, pursuant to Revenue and Taxation Code §3691, five years or more have elapsed since the duly assessed and legally levied taxes on the property described herein were declared in default and that the property is subject to sale for nonpayment of taxes and will be sold unless the amount required to redeem the property is paid to the Tax Collector of said county at the close of business of 5 p.m., whichever is later, on the last business day prior to the commencement date of the tax sale. If the property is the subject of a bankruptcy proceeding, this notice constitutes a "notice of tax deficiency" pursuant to §362(b)(9)(B) of Title 11 of the United States Code. The real property subject to this notice is assessed to: DUBINSKY, SONJA and is situated in said county, State of California, described as follows:


Assessor's Parcel Number: 659090009

SEE PAGE 2 ENTITLED LEGAL DESCRIPTION

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

State of California
RIVERSIDE County


Executed on
July 1, 2019

By 
Jon Christensen Tax Collector

On 9/10/2019, before me, Peter Aldana, Assessor, Clerk-Recorder, personally appeared Jon Christensen, Treasurer and Tax Collector for Riverside County, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

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

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

By: 
Deputy

Seal



LEGAL DESCRIPTION

THE FOLLOWING DESCRIBED PROPERTY IN THE UNINCORPORATED AREA, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA:

THE WEST 1/2 OF THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 INCLUSIVE OF THAT PORTION OF
EASTERLY 30 FEET OF VACATED ROBERTS ROAD LYING ADJACENT TO THE WEST BOUNDARY OF SAID LOT OF SECTION 14,
TOWNSHIP 3 SOUTH, RANGE 5 EAST, SAN BERNARDINO BASE AND MERIDIAN AS SHOWN BY UNITED STATES
GOVERNMENT SURVEY;

EXCEPTING THEREFROM THE NORTHERLY 30 FEET FOR ROAD AND UTILITY PURPOSES

EXHIBIT "D"
RESOLUTION NUMBER 20-008
MISSION STATEMENT

AGREEMENT 4471
COACHELLA VALLEY CONSERVATION COMMISSION,
A PUBLIC AGENCY AND JOINT POWERS AUTHORITY,
AS A SPECIAL DISTRICT

Resolution No: 20-008

**A RESOLUTION OF THE
COACHELLA VALLEY CONSERVATION COMMISSION
AUTHORIZING OBJECTION TO PUBLIC SALE OF ONE TAX DEFAULT PARCEL**

WHEREAS, the Coachella Valley Conservation Commission ("Commission") is a public agency of the State of California formed by a Joint Exercise of Powers Agreement ("JPA"); and

WHEREAS, the Commission implements the Coachella Valley Multiple Species Habitat Conservation Plan/Natural Community Conservation Plan ("Plan"); and

WHEREAS, the primary means of conservation under the Plan are acquisition of land from willing sellers or the purchase of tax defaulted parcels in accordance with state law; and

WHEREAS, Assessor's Parcel Number 659-090-009 comprising approximately 4.77 acres as further described in Exhibit A which is hereby incorporated by reference, is located within the Commission's boundaries, and;

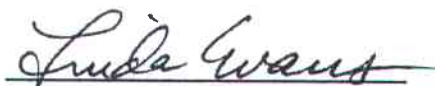
NOW, THEREFORE, be it resolved in regular session of the Governing Board of the Coachella Valley Conservation Commission that the Commission objects to the public sale of the parcel identified in Exhibit A; and

FURTHER, the Commission's purpose in acquiring the land would be to hold it as open space for the protection of its environmental, and wildlife resource values;

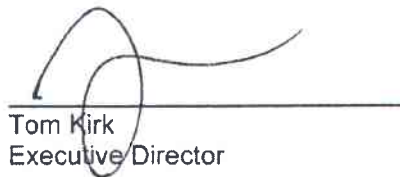
FURTHER, the Commission hereby authorizes the Executive Director to execute purchase agreements substantially in the form presented to the Board in an aggregate amount not to exceed \$7,381.42 plus up to a 10% administration fee, and costs of giving notice, and any and all other documents that may be necessary to effect the acquisition of this property.

The foregoing Resolution was passed by the Coachella Valley Conservation Commission this 14th day of May 2020.

APPROVED:



Linda Evans
Chair



Tom Kirk
Executive Director

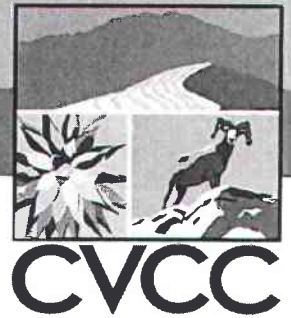
EXHIBIT A
Description of Acquisition Parcel

The land referred to herein is located in the State of California, County of Riverside, described as follows:

659090009 4.77 acres in POR $\frac{1}{4}$ of Sec 14, Township 3S, Range 5E \$7,381.42
Hold for open space under CVMSHCP

COACHELLA VALLEY CONSERVATION COMMISSION

73-710 Fred Waring Dr., Suite 200, Palm Desert, CA 92260 · (760) 344-1127 · www.cvmshcp.org



Coachella Valley Conservation Commission

Mission Statement

The Coachella Valley Conservation Commission ("CVCC") is a joint powers authority responsible for implementation, oversight, and administration of the Coachella Valley Multiple Species Habitat Conservation Plan. The CVCC was formed by the Local Permittees, including elected officials representing member agencies, pursuant to the requirements of the California Government Code and other appropriate legal authorities.

AGREEMENT TO PURCHASE TAX-DEFAULTED PROPERTY

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