

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



ITEM: 3.48
(ID # 14056)

MEETING DATE:
Tuesday, January 12, 2021

FROM : TREASURER-TAX COLLECTOR:

SUBJECT: TREASURER-TAX COLLECTOR: Proposed Sale of Tax-Defaulted Land to the Anza- Borrego Foundation, a 501 (C) (3) non - profit California public benefit corporation by Agreement to Purchase Tax-Defaulted Property Number 4470, District(s) 3. [\$0].

RECOMMENDED MOTION: That the Board of Supervisors:

1. Approve the sale of tax-defaulted parcel(s) 636370002; 636370007, and 636380005 to the Anza- Borrego Foundation, a 501 (C) (3) non - profit California public benefit corporation.
2. Authorize the Chairman of the Board to sign both Agreements and have them returned along with the supporting documentation (Exhibits "A" through "E") to the Treasurer-Tax Collector for transmittal to the State Controller.

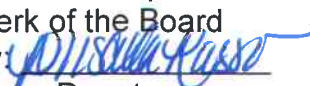
ACTION:Policy


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 "E", are attached. These exhibits include Resolution dated December 7, 2019 (Exhibit "E") from Anza- Borrego Foundation, a 501 (C) (3) non - profit California public benefit corporation.

Parcel number 636370002 is located in the Outside City in District 3.
 Parcel number 636370007 is located in the Outside City in District 3.
 Parcel number 636380005 is located in the Outside City in District 3.

The purchase price of \$6,929.28 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

Anza- Borrego Foundation, a 501 (C) (3) non - profit California public benefit corporation is purchasing these properties to preserve the Desert State Park.

ATTACHMENTS (if needed, in this order):

ATTACHMENT A. Assessor Maps

A copy of the Assessor's map numbered 636-37 and 636-38 pertaining to the parcels listed above is attached for reference.

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

ATTACHMENT B. Agreement #4470

Two (2) Agreements both numbered 4470 being executed in counterparts, each of which constitutes an original and one (1) copy of the supporting documentation labeled exhibits "A" through "E".



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

AGREEMENT TO PURCHASE TAX-DEFAULTED PROPERTY

This Agreement 4470 by and between the Board of Supervisors of the County of Riverside, State of California, and the Anza-Borrego Foundation, a 501 (C) (3) non – profit California public benefit corporation. (“Purchaser”), pursuant to the provisions of Division 1, Part 6, Chapter 8, of the California Revenue & Taxation Code, a nonprofit Corporation organized in accordance with the provisions of California Law, as identified in (Exhibit “A”) of this Agreement, for the purpose of the preservation of Desert State Park is made on this 12th day of January, 2021.

On November 2, 2018 the Anza-Borrego Foundation, a 501 (C) (3) non – profit California public benefit corporation. objected to the tax sale of the subject property (Exhibit “B”).

The County of Riverside (hereinafter “COUNTY”), subject to the State Controller's approval, does hereby agree to sell to the nonprofit corporation, Anza-Borrego Foundation, a 501(C) (3) non – profit California public benefit corporation (hereinafter “PURCHASER”) that real property described in (Exhibit “C”) of this Agreement, which was tax-defaulted for nonpayment of taxes and is now subject to the Treasurer-Tax Collector's Power of Sale (Exhibit “D”).

Payment Conditions:

PURCHASER agrees to pay the sum of \$6,929.28 for the real property described in (Exhibit “C”) within fourteen (14) days after the written request of the Treasurer-Tax Collector. Additionally, PURCHASER agrees to pay the cost of sale, as provided in Section 3793.1 (a)(3) of the California Revenue and Taxation Code. Upon payment in full to the Treasurer-Tax Collector, the Treasurer-Tax Collector shall execute and record the Tax Deed to Purchaser of Tax-Defaulted Property. PURCHASER agrees that the deed to be issued by the Treasurer-Tax Collector to PURCHASER shall contain certain conditions deemed necessary to effect compliance with this Agreement, including a condition that the real property be used for the public use specified in this Agreement.

It is mutually agreed as follows:

1. PURCHASER shall utilize the land described in (Exhibit “E”) to preserve the Desert State Park.
2. PURCHASER agrees to comply with the provisions of Section 3791.4 of the California Revenue and Taxation Code.
3. PURCHASER, upon request, will promptly provide proof of progress toward compliance in accordance with regulations established by the COUNTY and/or the State Controller, whether such regulation is now in effect or later enacted or amended.
4. PURCHASER agrees that upon recordation of the deed, PURCHASER will be responsible for the real property described in (Exhibit “C”).
5. PURCHASER certifies that they are a non-profit organization incorporated pursuant to Part 2 commencing with Section 5110 of Division 2 Title 1 of the Corporation Code and that certified copies of their Articles of Incorporation are attached as (Exhibit “A”) and certified copies of the Resolution authorizing purchase of the property by PURCHASER, are attached as (Exhibit “E”) and made a part of this Agreement.
6. PURCHASER agrees to and shall indemnify and hold the COUNTY its officers, agents and employees, free and harmless from all claims, actions, damages and liabilities of whatsoever kind and nature arising from any cause asserted or based upon, or relating to, or in any way connected with the sale and purchase of the real property described in this Agreement of sale or any attachment thereto or with the exercise of control over such property.

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.

JAN 12 2021 3.48

AGREEMENT 4470
ANZA – BORREGO FOUNDATION, A 501 (C) (3) NON – PROFIT
CALIFORNIA PUBLIC BENEFIT CORPORATION

AGREEMENT TO PURCHASE TAX-DEFAULTED PROPERTY

- 7. PURCHASER further agrees to protect, indemnify and defend at its expense including attorney's fees, the COUNTY its officers, agents and employees in a legal action(s) or claim(s) based upon such sale and purchase of the subject property whether the subject action(s) are well-founded, properly filed and pleaded or not commenced in a court of competent jurisdiction.
- 8. PURCHASER is currently incorporated in the State of California and that its most current articles of incorporation are on file with the Secretary of State and include a statement of purpose as specified in subdivision (b) of Section 3772.5 of the Revenue and Taxation Code.

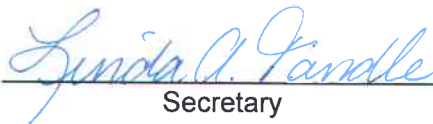
If all or any portion of any individual parcel described in this agreement is redeemed prior to the effective date of this agreement, this agreement shall be null and void as to that individual parcel. This Agreement shall also become null and void and the right of redemption restored upon the PURCHASER'S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

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

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

ANZA – BORREGO FOUNDATION,
A 501 (C) (3) NON – PROFIT CALIFORNIA
PUBLIC BENEFIT CORPORATION

ANZA – BORREGO FOUNDATION,
A 501 (C) (3) NON – PROFIT CALIFORNIA
PUBLIC BENEFIT CORPORATION

By: 
Secretary

By: 
President

Date: 11-23-20

FORM APPROVED BY COUNTY COUNSEL

By:  15 DEC 20
MICHAEL C. THOMAS DATE

ATTEST: BOARD OF SUPERVISORS

KECIA HARPER
Clerk of the Board of Supervisors

By: KAREN SPIEGEL

By: 
Deputy

By: 
Chairman of the Board of Supervisors

(seal)

Date: 1/12/2021

AGREEMENT 4470
ANZA – BORREGO FOUNDATION, A 501 (C) (3) NON – PROFIT
CALIFORNIA PUBLIC BENEFIT CORPORATION

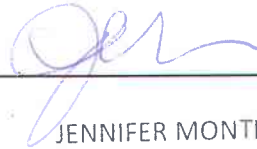
AGREEMENT TO PURCHASE TAX-DEFAULTED PROPERTY

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 29 day of JANUARY, 2021.

BETTY T. YEE, CALIFORNIA STATE CONTROLLER

By: _____



JENNIFER MONTECINOS, Manager
Tax Administration Section

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

AGREEMENT 4470
ANZA – BORREGO FOUNDATION, A 501 (C) (3) NON – PROFIT
CALIFORNIA PUBLIC BENEFIT CORPORATION

State of California



SECRETARY OF STATE

I, *Kevin Shelley*, Secretary of State of the State of California, hereby certify:

That the attached transcript of 3 page(s) was prepared by and in this office from the record on file, of which it purports to be a copy, and that it is full, true and correct.

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

JAN 17 2004



Kevin Shelley
Secretary of State

1558075

MCC

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

ARTICLES OF INCORPORATION

CF

NOV 21 1988

ANZA-BORREGO FOUNDATION

March Fong Eu
MARCH FONG EU, Secretary of State

I.

The name of this corporation is ANZA-BORREGO FOUNDATION.

II.

A. This corporation is a nonprofit public benefit corporation and is not organized for the private gain of any person. It is organized under the Nonprofit Public Benefit Corporation Law for charitable purposes.

B. The specific purposes of this corporation are (i) to acquire real property and interests in real property which are in private ownership within the boundaries of Anza-Borrego Desert State Park, (ii) to convey such property to the California State Park System to be used as part of the Anza-Borrego Desert State Park, or to hold such property for such use, (iii) to seek and accept contributions in cash or other property for the purpose of acquiring privately owned property in the Anza-Borrego Desert State Park, (iv) to seek and accept contributions of real property in-kind, (v) to educate and inform, by all appropriate means, children and adults to better understand the desert community, and (vi) to pursue any and all charitable activities related to the foregoing specific purposes.

III.

The name and address in the State of California of this corporation's initial agent for service of process is Ms. Harriet Allen, 3750 El Canto Drive, Spring Valley, California 92077.

IV.

A. This corporation is organized and operated exclusively for charitable purposes within the meaning of Section 501(c)(3) of the Internal Revenue Code.

B. No substantial part of the activities of this corporation shall consist of carrying on propaganda, or otherwise attempting to influence legislation, and the corporation shall

-1-

227:09/22/88
D-087

not participate or intervene in any political campaign (including the publishing or distribution of statements) on behalf of any candidate for public office.

V.

The property of this corporation is irrevocably dedicated to charitable purposes and no part of the net income or assets of this corporation shall ever inure to the benefit of any director, officer or member thereof or to the benefit of any private person. Upon the dissolution or winding up of the corporation, its assets remaining after payment, or provision for payment, of all debts and liabilities of this corporation shall be distributed to a nonprofit fund, foundation or corporation which is organized and operated exclusively for charitable purposes and which has established its tax exempt status under Section 501(c)(3) of the Internal Revenue Code.

Dated: October 15, 1988

Arthur Masley
Incorporator

Roma Renty
Incorporator

James J. Hardin
Incorporator

Joseph M. Reed
Incorporator

Patricia A. Honagan
Incorporator

Verlene P. Ota
Incorporator

James J. Richard
Incorporator

Richard P. [Signature]
Incorporator

Harriet R. Allen
Incorporator

Liana Lindsay
Incorporator

Roy D. Amoretti
Incorporator

Harold W. Reardon
Incorporator

Len A. Susler
Incorporator

Gerald S. Kibby
Incorporator

Incorporator

227:09/22/88
D-087

-2-

A471416

1558075

CERTIFICATE OF AMENDMENT OF
ARTICLES OF INCORPORATION
OF
ANZA-BORREGO FOUNDATION

FILED 8
in the office of the Secretary of State
of the State of California

JAN 16 1996

Bill Jones
BILL JONES, Secretary of State

Diana Lindsay and Eric Mustonen certify that:

1. They are the President and the Secretary, respectively of the ANZA-BORREGO FOUNDATION, a California nonprofit public benefit corporation.


2. The following amendment to the articles of incorporation has been approved by the board of directors: Article II B is amended to read as follows:

II

B. The specific purposes of this corporation are (i) to acquire real property and interests in real property which are in private ownership (ii) to convey such property to the California State Park system to be used as part of the Anza Borrego Desert State Park, or to hold such property for such use, (iii) to seek and accept contributions in cash or in other property for the purpose of acquiring privately owned property for conveyance to Anza Borrego Desert State Park, (iv) to seek and accept contributions of real property in-kind, (v) to educate and inform, by all appropriate means, children and adults to better understand the desert community, and (vi) to pursue any and all charitable activities related to the foregoing specific purposes.

3. The directors are the only members of the corporation.

Each of the undersigned declares under penalty of perjury that the statements contained in the foregoing certificate are true and correct of his or her own knowledge, and that this declaration was executed on December 21, 1995, at Borrego Springs California.



Diana Lindsay, President



Eric Mustonen, Secretary





587 Main Canyon Dr
Series 210 & 111
PO Box 2001
Borrego Springs, CA 92004

Phone (760) 767-0442
Fax (760) 767-0445

ANZA-BORREGO FOUNDATION
Board of Trustees

Dick Troy (President) - Borrego Springs, CA
California State Parks Deputy Director (retired)

Ernie Cowan (Past President)- Escondido, CA
Photographer

Janie DeCelles (Treasurer)- Cardiff, CA
Business owner (retired)

Sharon Goldsmith - Washington, D.C.
Consultant

Bill McDonald (Vice President) - Fallbrook, CA
Communications (retired)

John Peterson - Borrego Springs, CA
Environmental Services (retired)

Phil Pryde - San Diego, CA
Geography Professor

Lynn Rhodes - Capitola, CA
California State Parks Superintendent (retired)

Joan Schneider, Ph.D. - Riverside, CA
Archaeologist (retired)

Ralph Singer (Secretary) - Manhattan Beach, CA
Business owner (retired)

Terry Hunefeld- Borrego Springs, CA
Business owner, real-estate (retired)

Jim Smith- Borrego Springs, CA
Certified Financial Planner (retired)

Linda Tandle - San Ramon, CA
Conservation organization director

Dave Van Cleve - Ramona, CA
The Nature Conservancy Project Director (retired)

Mike Wells, Ph.D. - Borrego Springs, CA
California State Parks District Superintendent (retired)

100% of ABF Trustees are annual donors to the organization

PARTNERS WITH THE PARK
theabf.org

EXHIBIT "B"

PURCHASE APPLICATION

CHAPTER 7 FORM 11 (N/A)

CHAPTER 7 PUBLICATION (N/A)

LETTER RE: PUBLICATION

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: Anza-Borrego Foundation
2. Mailing Address: PO Box 2001, Borrego Springs, CA 92004
3. Contact Person: Julie Gerson Phone: 760-748-2169
4. Email: julie@theabf.org
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: Anza-Borrego Foundation, a 501(c)(3) non-profit California public benefit corporation.
(Taxing status example: City of Watsonville, a municipal corporation, as a Taxing Agency or Sacramento County Flood Control District, as a Revenue District)

B. Purchasing Information

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

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

C. Property Information

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

1. County where the Parcel is located: Riverside
2. Assessor's Parcel Number (if only one, list here more than one list on separate sheet): see attached
3. State the purpose and intended use for the Parcel: Anza-Borrego Foundation acquires land within Anza-Borrego Desert State Park for addition into the park. These parcels are inholdings within the park.

D. Acknowledgement

Provide the signature of the purchasing entity's authorized officer

Bri Fordem 760 767 0446 ext 1001
Print Name Contact Number
B. Fordem Executive Director 11/2/18
Authorizing Signature Title Date

(SCO 8-16) (2016)

Exhibit C, question # 2

The following three parcels:

636 - 370 - 002 - 3

636 - 370 - 007 - 8

636 - 380 - 005 - 7

MATTHEW JENNINGS

County of Riverside Treasurer – Tax Collector

Giovane Pizano

Chief Investment Manager



Melissa Johnson

Senior Chief Deputy Treasurer-Tax Collector

RE: Agreement Number: 4470

Anza – Borrego Foundation, a 501 (c) (3) non – profit
California public benefit corporation

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

PARCEL NO

636370002

636370007

636380005

County of Riverside, Treasurer-Tax Collector

County of Riverside, Treasurer-Tax Collector

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

AGREEMENT 4470

**ANZA – BORREGO FOUNDATION, A 501 (C) (3) NON – PROFIT
CALIFORNIA PUBLIC BENEFIT CORPORATION**

EXHIBIT B PAGE 04

EXHIBIT "C"
LEGAL DESCRIPTION
MAPS

AGREEMENT 4470
ANZA – BORREGO FOUNDATION, A 501 (C) (3) NON – PROFIT
CALIFORNIA PUBLIC BENEFIT CORPORATION

AGREEMENT TO PURCHASE TAX-DEFAULTED PROPERTY

PARCEL 1

OUTSIDE CITY

Parcel Identification Number: 636370002
First Year Delinquent: 2012-2013
Purchase Price: \$ 2,309.76

Default Date: June 30, 2013
TRA 061-002 PALM SPRINGS USD

Situs Address: NONE

Last Assessed To: EL DORADO SPRINGS

Legal Description: THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 5, TOWNSHIP 8 SOUTH, RANGE 5 EAST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

PARCEL 2

OUTSIDE CITY

Parcel Identification Number: 636370007
First Year Delinquent: 2012-2013
Purchase Price: \$2,309.76

Default Date: June 30, 2013
TRA 061-002 PALM SPRINGS USD

Situs Address: NONE

Last Assessed To: EL DORADO SPRINGS

Legal Description: THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 5, TOWNSHIP 8 SOUTH, RANGE 5 EAST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

PARCEL 3

OUTSIDE CITY

Parcel Identification Number: 636380005
First Year Delinquent: 2012-2013
Purchase Price: \$2,309.76

Default Date: June 30, 2013
TRA 061-002 PALM SPRINGS USD

Situs Address: NONE

Last Assessed To: EL DORADO SPRINGS

Legal Description: THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 5, TOWNSHIP 8 SOUTH, RANGE 5 EAST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

636-37

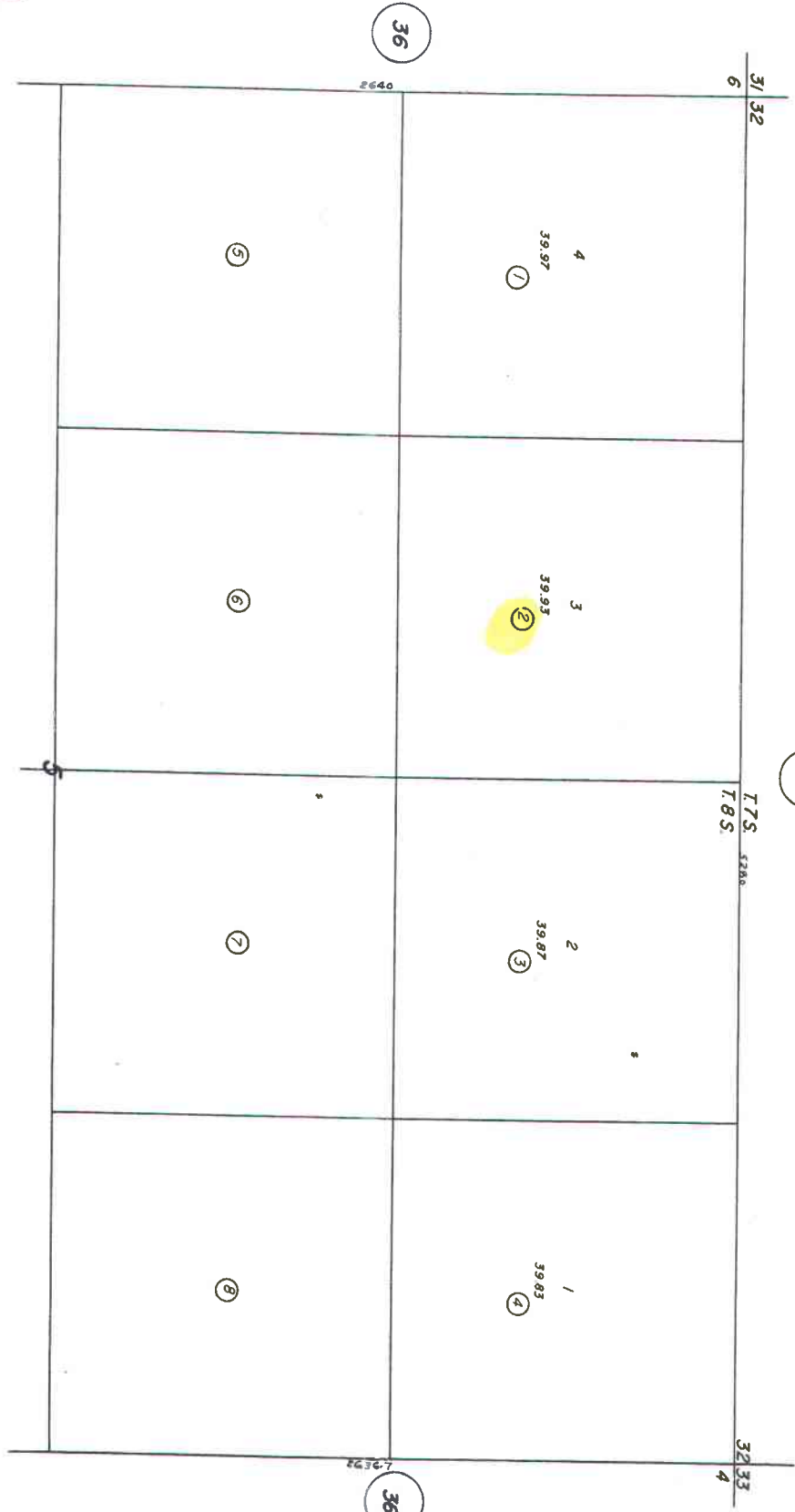
24-69

T. C. A. 6102

N/2 SEC. 5 T8SR5E

THIS MAP IS FOR ASSESSMENT PURPOSES ONLY

1" = 400'



DATE	CLD. NO.	ASST. NO.

Date: Gov'l Pub

JUNE 1968

ASSESSOR'S MAP BK. 636 PG. 37 RIVERSIDE COUNTY, CALIF. 5x

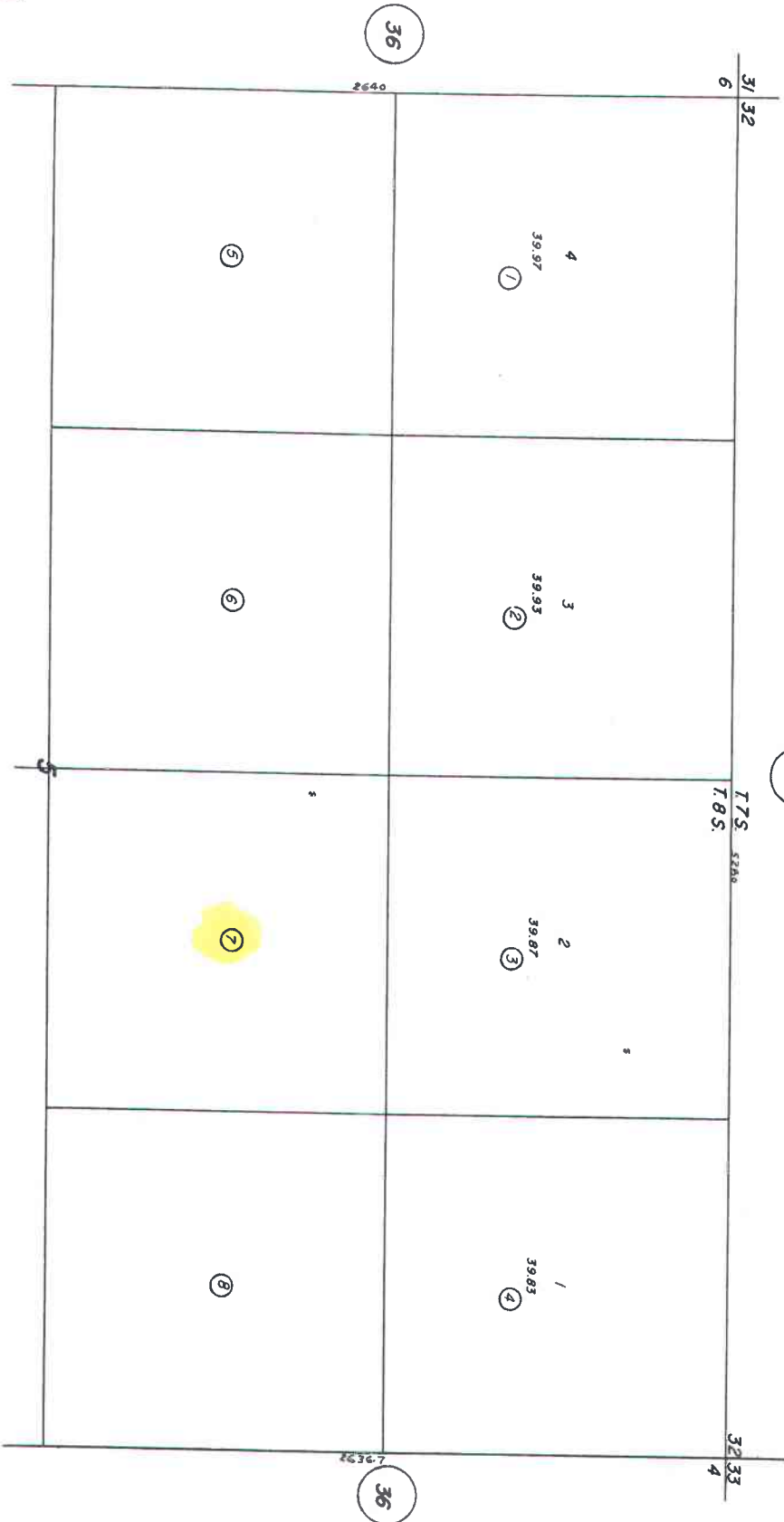
636-37

24-69

T. C. A. 6102

N 1/2 SEC. 5 T 8 S R 5 E

THIS MAP IS FOR
ASSESSMENT PURPOSES ONLY



DATE	OLD NO.	NEW NO.

Date: Gov. Proj

JUNE 1968

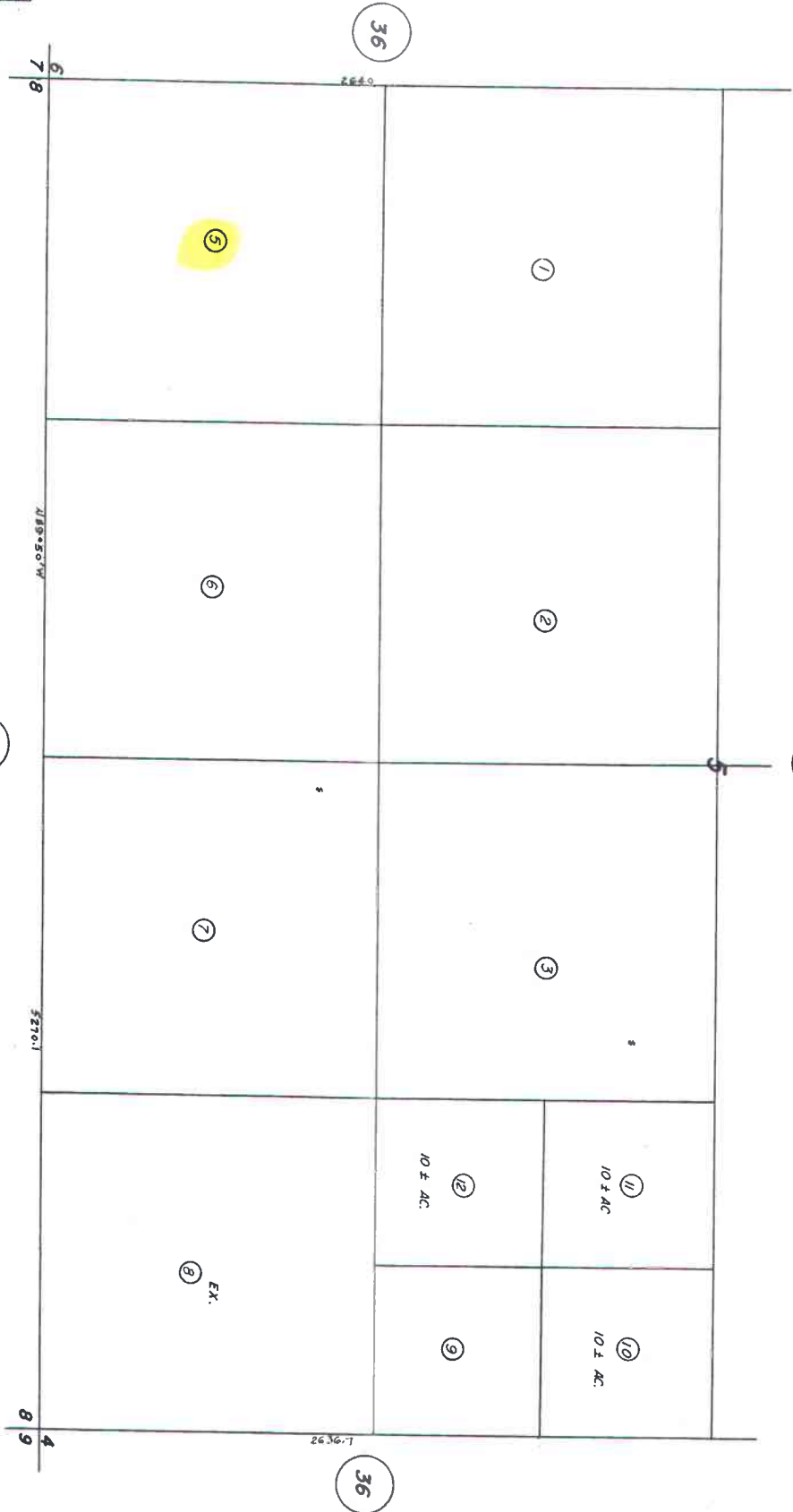
636-38

24-69

T. C. A. 6102

S 1/2 SEC. 5 T8S R5E

THIS MAP IS FOR ASSESSMENT PURPOSES ONLY



DATE	OLD MAP	NEW MAP

Date: Gov'l Plat

JUNE 1968

ASSESSOR'S MAP BK. 636 PG. 38
RIVERSIDE COUNTY, CALIF.
SH

TREASURER-TAX COLLECTOR
STOP 1110

JON CHRISTENSEN
TAX COLLECTOR
4080 LEMON ST - 4TH FLOOR
RIVERSIDE, CALIFORNIA 92501

2018-0338408

08/23/2018 08:00 AM Fee: \$ 0.00

Page 1 of 2

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



					R	A	Exam:	997		
Page	DA	PCOR	Misc	Long	RFD	1st Pg	Adtl Pg	Cert	CC	
SIZE	NCOR	SMF	NCHG	T:						

01678 DESERT SUN

NOTICE OF POWER TO SELL TAX-DEFAULTED PROPERTY


Which, pursuant to law was declared to be Tax-Defaulted on JUNE 30, 2013 for the nonpayment of delinquent taxes in the amount of \$78.22 for the fiscal year 2012-2013, Default Number 2013-636370002-0000.

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

Assessor's Parcel Number 636370002-3

SEE PAGE 2 ENTITLED LEGAL DESCRIPTION

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

State of California Executed on
RIVERSIDE County JULY 1, 2018 By 
Tax Collector

On 07/18/2018, 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:  Seal
Deputy



§§3691, 3691.1, 3691.2 R&T Code

TDL 7-01 (1-98)

LEGAL DESCRIPTION

OUTSIDE CITY

THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 5, TOWNSHIP 8 SOUTH, RANGE 5 EAST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

TREASURER-TAX COLLECTOR
STOP 1110

JON CHRISTENSEN
TAX COLLECTOR
4080 LEMON ST - 4TH FLOOR
RIVERSIDE, CALIFORNIA 92501

2018-0338414

08/23/2018 08:00 AM Fee: \$ 0.00

Page 1 of 2

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



					R	A	Exam:	997	
Page	DA	PCOR	Misc	Long	RFD	1st Pg	Adtl Pg	Cert	CC
SIZE	NCOR	SMF	NCHG	T:					

01679 DESERT SUN

NOTICE OF POWER TO SELL TAX-DEFAULTED PROPERTY


Which, pursuant to law was declared to be Tax-Defaulted on JUNE 30, 2013 for the nonpayment of delinquent taxes in the amount of \$78.22 for the fiscal year 2012-2013, Default Number 2013-636370007-0000.

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Assessor's Parcel Number 636370007-8

SEE PAGE 2 ENTITLED LEGAL DESCRIPTION

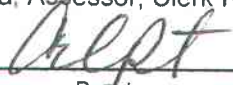
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California Executed on
RIVERSIDE County JULY 1, 2018 By 
Tax Collector

On 07/18/2018, 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:  Seal
Deputy



§§3691, 3691.1, 3691.2 R&T Code

TDL 7-01 (1-98)

EXHIBIT D PAGE 04

LEGAL DESCRIPTION

OUTSIDE CITY

THE SOUTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 5, TOWNSHIP 8 SOUTH, RANGE 5 EAST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

TREASURER-TAX COLLECTOR
STOP 1110

JON CHRISTENSEN
TAX COLLECTOR
4080 LEMON ST - 4TH FLOOR
RIVERSIDE, CALIFORNIA 92501

2018-0338415

08/23/2018 08:00 AM Fee: \$ 0.00

Page 1 of 2

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



					R	A	Exam:	997	
Page	DA	PCOR	Misc	Long	RFD	1st Pg	Adtl Pg	Cert	CC
SIZE	NCOR	SMF	NCHG	T:					

01680 DESERT SUN

NOTICE OF POWER TO SELL TAX-DEFAULTED PROPERTY


Which, pursuant to law was declared to be Tax-Defaulted on JUNE 30, 2013 for the nonpayment of delinquent taxes in the amount of \$78.22 for the fiscal year 2012-2013, Default Number 2013-636380005-0000.

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

Assessor's Parcel Number 636380005-7

SEE PAGE 2 ENTITLED LEGAL DESCRIPTION


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RIVERSIDE County JULY 1, 2018 By 
Tax Collector

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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:  Seal
Deputy



§§3691, 3691.1, 3691.2 R&T Code

EXHIBIT D PAGE 06

TDL 7-01 (1-98)

LEGAL DESCRIPTION

OUTSIDE CITY

THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 5, TOWNSHIP 8 SOUTH, RANGE 5 EAST, SAN BERNARDINO BASE AND MERIDIAN, IN THE COUNTY OF RIVERSIDE, STATE OF CALIFORNIA.

EXHIBIT "E"

RESOLUTION DATED 12/7/2019

MISSION STATEMENT

AGREEMENT 4470
ANZA – BORREGO FOUNDATION, A 501 (C) (3) NON – PROFIT
CALIFORNIA PUBLIC BENEFIT CORPORATION

**Anza-Borrego Foundation
Resolution to Purchase**

WHEREAS, the Anza-Borrego Foundation (ABF) is a 501 (c)(3) California nonprofit public benefit corporation whose purpose is to acquire real property and interests in real property which are located within the boundary of the Anza-Borrego Desert State Park®, and

WHEREAS, the Foundation desires to purchase tax defaulted property from Riverside County, the addition of which will benefit Anza-Borrego Desert State Park®, and such acquired property will be conveyed through a regular procedure to the California Department of Parks to become part of Anza-Borrego Desert State Park® to be preserved for generations to enjoy as part of the Park, and ABF desires to have the parcels listed below removed from scheduled Chapter 7 public auction.

WHEREAS, Anza-Borrego Foundation seeks to purchase the following parcels,

636 370 002 – 39.93 acres in NW ¼ Section 5 T8S R5E - \$2,309.76

636 370 007 – 40.00 acres in NE ¼ Section 5 T8S R5E - \$2,309.76

636 380 005 – 40.00 acres in SW ¼ Section 5 T8S R5E - \$2,309.76

and,

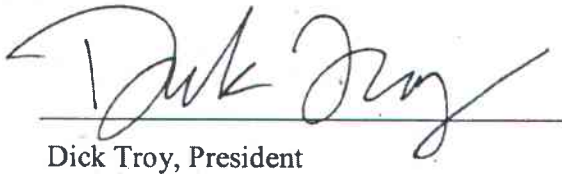
WHEREAS, to accomplish this action the Anza-Borrego Foundation's Board of Trustees at its regularly scheduled meeting on December 7, 2019 voted to approve this transaction and

NOW, THEREFORE, IT IS HEREBY RESOLVED that the Board hereby approves making **Application to Purchase** the above listed tax-defaulted property from Riverside County and purchase said parcels under a **Chapter 8 Purchase Agreement** and further agrees to pay all costs and fees connected with said purchase;

WHEREAS, to accomplish this action, the Anza-Borrego Foundation Board of Trustees grants approval to Brianna Fordem, by virtue of her office of Executive Director, authority to

execute any and all agreements and documents as needed to acquire said property on behalf of the Anza-Borrogo Foundation, therefore,

IT IS HEREBY CERTIFIED by Dick Troy, President of Anza Borrego Foundation Board of Trustees, that the Anza-Borrogo Foundation Board has approved the purchase as described above and that Brianna Fordem is authorized to execute any and all agreements and documents and has full support and authorization of the Board to accomplish this transaction.



Dick Troy, President

Date: 12/7/19



587 Palm Canyon Dr.
Suites 110 & 111
P.O. Box 2001
Borrego Springs, CA 92004

Phone (760) 767-0446
Fax (760) 767-0465

Mission:

"Anza-Borrego Foundation's mission is to protect and preserve the natural landscapes, wildlife habitat, and cultural heritage of Anza-Borrego Desert State Park for the benefit and enjoyment of present and future generations."

Tagline: Partners with the Park

Vision: Anza-Borrego Foundation's vision is to be recognized as the sole cooperating partner of Anza-Borrego Desert State Park, to acquire wild lands that will make the Park whole, and to grow as a well-funded, world-class center for desert education, conservation, and research.

AGREEMENT TO PURCHASE TAX-DEFAULTED PROPERTY

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