

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



ITEM: 3.51  
(ID # 14080)

MEETING DATE:

Tuesday, January 12, 2021

FROM : TREASURER-TAX COLLECTOR:

SUBJECT: TREASURER-TAX COLLECTOR: Proposed Sale of Tax-Defaulted Land to the Imperial Irrigation District, a California irrigation district by Agreement to Purchase Tax-Defaulted Property Number 4477, District(s) 4. [\$0].

RECOMMENDED MOTION: That the Board of Supervisors:

1. Approve the sale of tax-defaulted parcel(s) 721130025 to the Imperial Irrigation District, a California irrigation district; and
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**

<b>FINANCIAL DATA</b>	<b>Current Fiscal Year:</b>	<b>Next Fiscal Year:</b>	<b>Total Cost:</b>	<b>Ongoing Cost</b>
<b>COST</b>	\$ 0	\$ 0	\$ 0	\$ 0
<b>NET COUNTY COST</b>	\$ 0	\$ 0	\$ 0	\$ 0
<b>SOURCE OF FUNDS:</b>			<b>Budget Adjustment:</b>	N/A
			<b>For Fiscal Year:</b>	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. 27-2020 (Exhibit "D") from the Imperial Irrigation District, a California irrigation district

Parcel number 721130025 is located in the Outside City in District 4.

The purchase price of \$12,165.44 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**

Imperial Irrigation District, a California irrigation district is purchasing this property for construction of new electrical substation and appurtenances, thereby improving public energy reliability and system capability.

**ATTACHMENTS (if needed, in this order):**

**ATTACHMENT A. Assessor Map**

A copy of the Assessor's map numbered 721-13 pertaining to the parcel listed above is attached for reference.

**ATTACHMENT B. Agreement #4477**

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

Two (2) Agreements both numbered 4477 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 4477 is made this 12<sup>TH</sup> day of January, 20 21, by and between the Board of Supervisors of Riverside County, State of California, and the Imperial Irrigation District, a California irrigation district ("PURCHASER"), pursuant to the provisions of Division 1, Part 6, Chapter 8, of the Revenue and Taxation Code.

On February 13, 2020, the Imperial Irrigation District, a California irrigation 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 Imperial Irrigation District, a California irrigation 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 \$12,165.44 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: **Construction of new electrical substation and appurtenances, thereby improving public energy reliability and system capability.**
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 4477  
IMPERIAL IRRIGATION DISTRICT,  
A CALIFORNIA IRRIGATION DISTRICT

JAN 12 2021 3.51

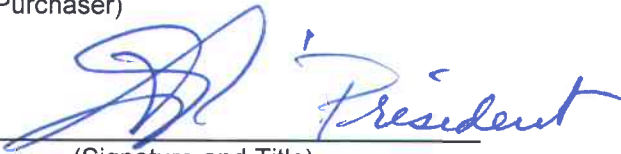
AGREEMENT TO PURCHASE TAX-DEFAULTED PROPERTY

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: IMPERIAL IRRIGATION DISTRICT,  
A CALIFORNIA IRRIGATION DISTRICT

(Purchaser)

By:   
(Signature and Title) President

Norma Sierra Galindo, President  
(Print)

Date: 11/20/2020

(seal)



FORM APPROVED BY COUNTY COUNSEL

By:  15DEC20  
MICHAEL C. THOMAS DATE

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

Date: 1/12/2021

(seal)

**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 24 day of JANUARY, 2021.

**BETTY T. YEE, CALIFORNIA STATE CONTROLLER**

By: \_\_\_\_\_



JENNIFER MONTECINOS, Manager  
Tax Administration Section

# 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: Imperial Irrigation District
2. Mailing Address: PO Box 937, Imperial, CA 92251-0937
3. Contact Person: Lisa Gallinat, Real Estate Section Phone: 760-339-9478
4. Email: LMGallinat@iid.com
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: \_\_\_\_\_

Imperial Irrigation District, a California irrigation 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 *← see attached letter dated NOV 3 2020*
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  Construct electrical substation  For low income housing (sell or rent) circle one
  - For public purpose to improving public energy reliability/capability  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): 721-130-025
3. State the purpose and intended use for the Parcel: Construction of new electrical substation and appurtenances, thereby improving public energy reliability and system capability.

## D. Acknowledgement

Provide the signature of the purchasing entity's authorized officer

Laura Cervantes

Print Name

(760) 339-9238

Contact Number



Supervisor, Real Estate Section

Title

02/13/2020

Date

(SCO 8-16) (2016)

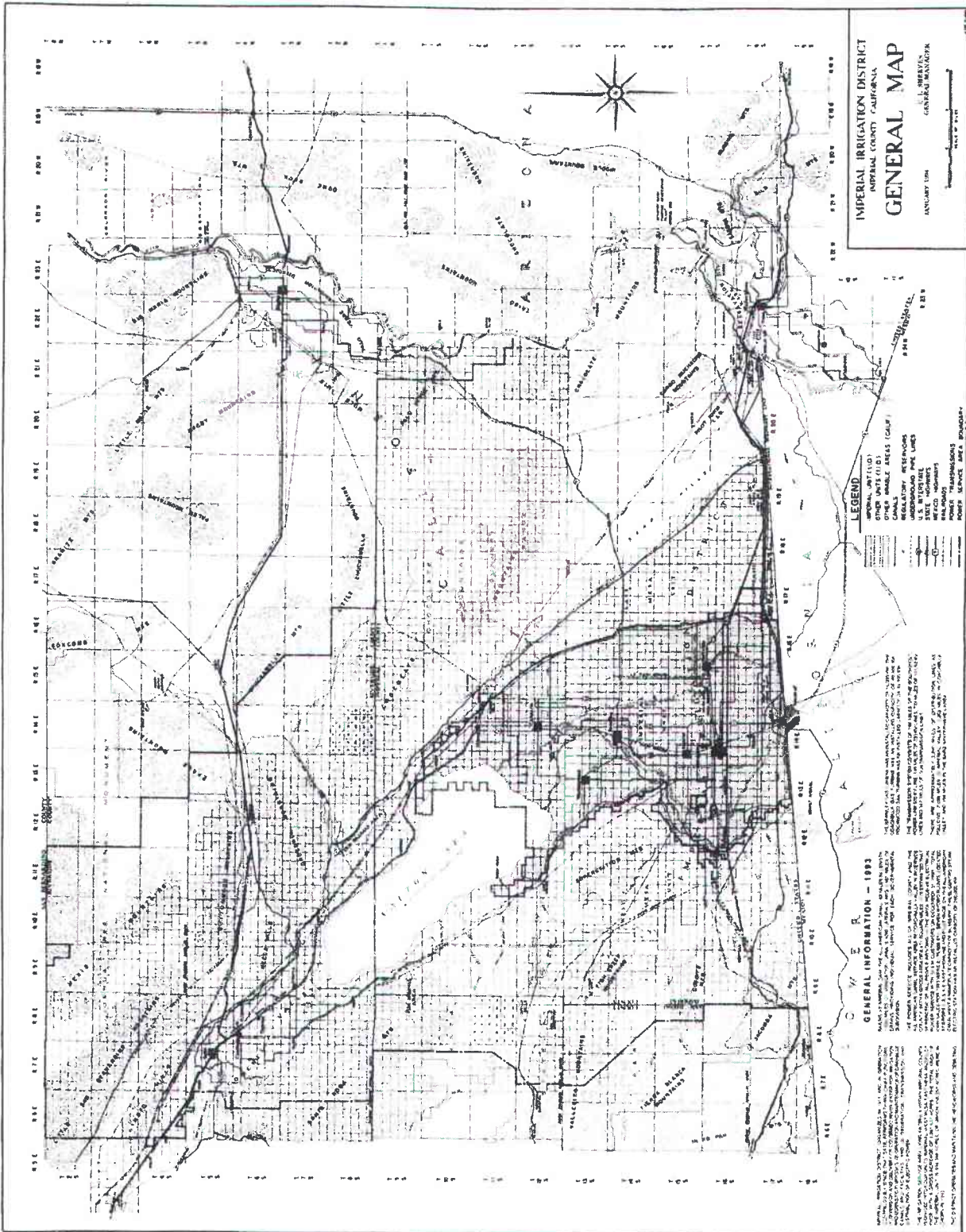


EXHIBIT A PAGE 03





# IID

*A century of service.*

www.iid.com

Real Estate Section  
(760) 339.9239

February 19, 2020

Ms. Marissa Mendoza  
Tax Sale Operation Unit  
Treasurer-Tax Collector  
County of Riverside  
Post Office Box 12005  
Riverside, CA 92502-2205

*via Certified Mail and  
via email to: [taxsale@rivco.org](mailto:taxsale@rivco.org)*

Subject: Application to Purchase Tax-Defaulted Property from County  
APN 721-130-025

Dear Ms. Mendoza:

We are in receipt of your letter dated February 5, 2020 with the Notice of Sale of Tax-Defaulted Property and option to purchase certain properties under Provisions of Division 1, Part 6, Chapter 8 of the Revenue and Taxation Code.

Please accept this communication as the District's formal request to purchase fee title to the following tax-defaulted parcels:

Assessment No.	Property Description	Min Bid	Use
721-130-025	5.00 ACRES M/L IN POR NW 1/4 OF SEC 20 T7S R10E	\$8,498.87	K Transmission Line; Construction of Substation to relieve load, and support system reliability for approximately 3,400 energy customers.
	<b>Total</b>	<b>\$8,498.87</b>	

This parcel is currently encumbered by the District's electrical "K" Transmission and distribution lines within an easement on the land. The District proposes the construction of a substation to relieve existing load on the transmission line, which would provide system reliability to approximately 3,400 energy customers.

The District submits herewith the following documentation with its application:

- Application to Purchas Tax-Defaulted Property from County
- Mission Statement
- Jurisdictional Map

Ms. Marissa Mendoza  
February 19, 2020  
Page 2

If you have any questions, please feel free to contact me at (760) 339-9238, or Lisa Gallinat at (760) 339-9478 to discuss this matter.

Sincerely,

A handwritten signature in black ink, appearing to read 'Laura Cervantes', with a stylized flourish at the end.

Laura Cervantes, Supervisor  
Real Estate Section

Enclosures



# IID

*A century of service.*

www.iid.com

Real Estate Section  
(760) 339.9239

November 3, 2020

Ms. Marissa Mendoza  
Tax Sale Operation Unit  
Treasurer-Tax Collector  
County of Riverside  
Post Office Box 12005  
Riverside, CA 92502-2205

via email to: [MarissaMendoza@rivco.org](mailto:MarissaMendoza@rivco.org)

Subject: Correction to Application to Purchase Tax-Defaulted Property from County  
APN 721-130-025

Dear Ms. Mendoza:

Upon review our submitted Application to Purchase dated February 13, 2020, it was discovered that we incorrectly checked box B.1. as "Yes", but should have checked the box as "No."

Please consider this letter as a correction to our application, and append it together with the application.

If you have any questions, please feel free to contact me at (760) 339-9478 or [LMGallinat@iid.com](mailto:LMGallinat@iid.com) to discuss this further.

Very respectfully,

Lisa Gallinat  
Land Management Specialist II  
Real Estate Section

**MATTHEW JENNINGS**  
**County of Riverside Treasurer – Tax Collector**

**Giovane Pizano**  
*Chief Investment Manager*



**Melissa Johnson**  
*Senior Chief Deputy Treasurer-Tax Collector*

RE: Agreement Number: 4477

Imperial Irrigation District,  
a California irrigation district

The parcel number listed below is not a part of a Chapter 7 public tax sale; however, the purchasing entity used the word "objects" within their Resolution.

**PARCEL NO**

721130025

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 TO PURCHASE TAX-DEFAULTED PROPERTY**

**PARCEL 1**

**OUTSIDE CITY**

**Parcel Identification Number:** 721130025

**Default Date:** JUNE 30, 2003

**First Year Delinquent:** 2002-2003

**TRA 058-063 COACHELLA USD**

**Purchase Price:** \$12,165.44

**Situs Address:** NONE

**Last Assessed To:** SWITZER, EUGENE L & THOMAS, MAYME S & SWITZER, ELMO G TRUSTEE &  
SWITZER, BARBARA F TRUSTEE

**Legal Description.....**

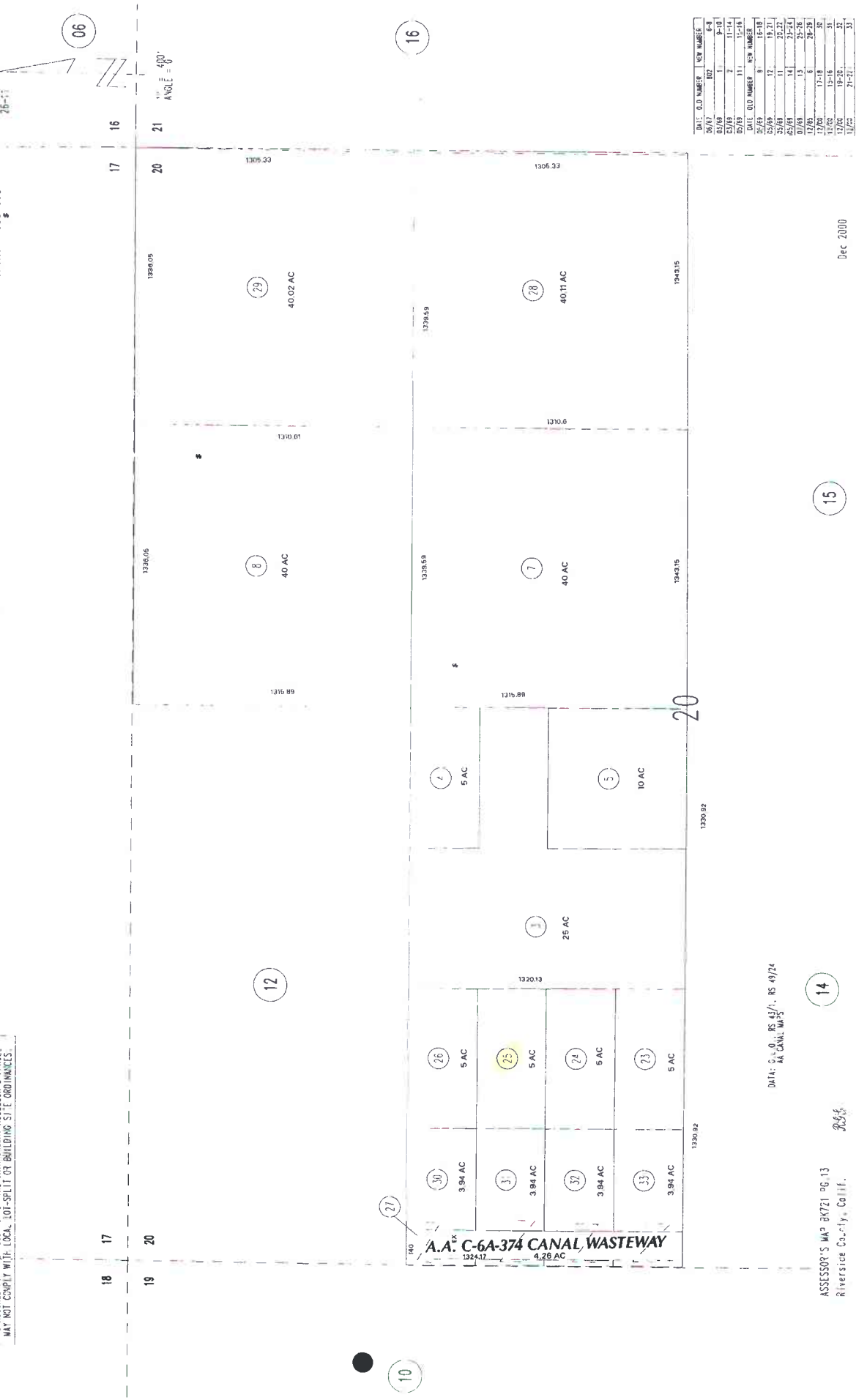
THE SOUTH HALF OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF THE  
NORTHWEST QUARTER OF SECTION 20, TOWNSHIP 7 SOUTH, RANGE 10 EAST, SAN BERNARDINO  
BASE AND MERIDIAN, STATE OF CALIFORNIA, COUNTY OF RIVERSIDE.

POR. SEC 20 T. 7S., R. 10

T. R. A. 058-063

721-13  
26-11

THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSES ONLY AND LIABILITY IS ASSUMED FOR ANY ERRORS OR OMISSIONS. THE USER SHALL BE RESPONSIBLE FOR VERIFYING THE ACCURACY OF THE DATA AND FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM LOCAL, STATE AND FEDERAL AGENCIES. THIS MAP MAY NOT COMPLY WITH LOCAL LOT-SPLIT OR BUILDING SITE ORDINANCES.



DATE	OLD NUMBER	NEW NUMBER	NEW NUMBER
01/08	1	1	1-10
01/08	2	2	11-14
01/08	3	3	15-18
01/08	4	4	19-22
01/08	5	5	23-26
01/08	6	6	27-30
01/08	7	7	31-34
01/08	8	8	35-38
01/08	9	9	39-42
01/08	10	10	43-46
01/08	11	11	47-50
01/08	12	12	51-54
01/08	13	13	55-58
01/08	14	14	59-62
01/08	15	15	63-66
01/08	16	16	67-70
01/08	17	17	71-74
01/08	18	18	75-78
01/08	19	19	79-82
01/08	20	20	83-86
01/08	21	21	87-90
01/08	22	22	91-94
01/08	23	23	95-98
01/08	24	24	99-102
01/08	25	25	103-106
01/08	26	26	107-110
01/08	27	27	111-114
01/08	28	28	115-118
01/08	29	29	119-122
01/08	30	30	123-126
01/08	31	31	127-130
01/08	32	32	131-134
01/08	33	33	135-138
01/08	34	34	139-142
01/08	35	35	143-146
01/08	36	36	147-150
01/08	37	37	151-154
01/08	38	38	155-158
01/08	39	39	159-162
01/08	40	40	163-166
01/08	41	41	167-170
01/08	42	42	171-174
01/08	43	43	175-178
01/08	44	44	179-182
01/08	45	45	183-186
01/08	46	46	187-190
01/08	47	47	191-194
01/08	48	48	195-198
01/08	49	49	199-202
01/08	50	50	203-206
01/08	51	51	207-210
01/08	52	52	211-214
01/08	53	53	215-218
01/08	54	54	219-222
01/08	55	55	223-226
01/08	56	56	227-230
01/08	57	57	231-234
01/08	58	58	235-238
01/08	59	59	239-242
01/08	60	60	243-246
01/08	61	61	247-250
01/08	62	62	251-254
01/08	63	63	255-258
01/08	64	64	259-262
01/08	65	65	263-266
01/08	66	66	267-270
01/08	67	67	271-274
01/08	68	68	275-278
01/08	69	69	279-282
01/08	70	70	283-286
01/08	71	71	287-290
01/08	72	72	291-294
01/08	73	73	295-298
01/08	74	74	299-302
01/08	75	75	303-306
01/08	76	76	307-310
01/08	77	77	311-314
01/08	78	78	315-318
01/08	79	79	319-322
01/08	80	80	323-326
01/08	81	81	327-330
01/08	82	82	331-334
01/08	83	83	335-338
01/08	84	84	339-342
01/08	85	85	343-346
01/08	86	86	347-350
01/08	87	87	351-354
01/08	88	88	355-358
01/08	89	89	359-362
01/08	90	90	363-366
01/08	91	91	367-370
01/08	92	92	371-374
01/08	93	93	375-378
01/08	94	94	379-382
01/08	95	95	383-386
01/08	96	96	387-390
01/08	97	97	391-394
01/08	98	98	395-398
01/08	99	99	399-402
01/08	100	100	403-406

ASSESSOR'S MAP BK721 PG. 13  
Riverside County, Calif.

DATE: 01/08/13  
BY: [Signature]

Dec 2000

**EXHIBIT "C"**

**NOTICE OF POWER TO SELL TAX-DEFAULTED PROPERTY**

TREASURER-TAX COLLECTOR  
STOP 1110

DOC # 2008-0489637

09/05/2008 08:00A Fee:NC

Page 1 of 1

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



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

00941 DESERT SUN

**NOTICE OF POWER TO SELL TAX-DEFAULTED PROPERTY**

062 **M**  
062

Which, pursuant to law was declared to be Tax-Defaulted on  
for the nonpayment of delinquent taxes in the amount of  
for the fiscal year 2002-2003, Default Number

JUNE 30, 2003

\$183.42

2003-721130025-0000

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:

SWITZER, EUGENE L & THOMAS, MAYME S & ELMO G TR & BARBARA F TR

and is situated in said county, State of California, described as follows:

721130025-5

Assessor's Parcel Number

THE SOUTH HALF OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 20, TOWNSHIP 7 SOUTH, RANGE 10 EAST, SAN BERNARDINO BASE AND MERIDIAN, STATE OF CALIFORNIA, COUNTY OF RIVERSIDE.

State of California Executed on  
RIVERSIDE County JULY 1, 2008

By Paul McDonnell  
Tax Collector

On AUG 28 2008 before me, Larry W. Ward, Assessor, Clerk-Recorder, personally appeared Paul McDonnell, 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.  
Larry W. Ward, Assessor, Clerk Recorder

By: Shirley Arley  
Deputy

Seal



§§3691, 3691.1, 3691.2 R&T Code

TDL 7-01 (1-98)



**EXHIBIT "D"**

**RESOLUTION NUMBER 27-2020**

**MISSION STATEMENT**



**IMPERIAL IRRIGATION DISTRICT  
RESOLUTION NO. 27-2020**

**WHEREAS**, the real property situated in the County of Riverside, State of California, hereinafter set forth in Exhibit "A", attached hereto and made a part hereof, has become tax-defaulted to the State of California for delinquent taxes; and

**WHEREAS**, the Tax Collector of Riverside County has notified public agencies of its intent to sell tax-defaulted property for the purposes of collecting back taxes and penalties;

**WHEREAS**, the Imperial Irrigation District has identified, and desires to purchase said real property based on:

- (a) The property lies within the district's legal service boundary, and the district is authorized to purchase it; and
- (b) The property has been determined to be necessary for the construction of an electrical substation and appurtenances, thereby improving public energy reliability and system capability for approximately 3,400 energy customers in the surrounding Coachella Valley areas; and

**WHEREAS**, the tax-defaulted property may be acquired for the minimum purchase price of \$12,165.44, which includes the cost of giving notice for the sale and purchase of the tax-defaulted property.

**NOW, THEREFORE, BE IT RESOLVED** by the Board of Directors of the Imperial Irrigation District as follows:

1. That the Board of Directors hereby finds and declares that the above recitals are true and correct.
2. That the Board of Directors objects to the public sale of the tax-defaulted property as set forth in the attached Exhibit "A".


3. That the Board of Directors approves the specific purchase for the property in the attached Exhibit "A" for \$12,165.44.
4. That the Board of Directors approves paying for the cost of giving notice for the sale and purchase of the tax-defaulted property.

**BE IT FURTHER RESOLVED** that the Real Estate Section of this district is authorized to carry out all necessary steps to effectuate the completion of the purchase, and is hereby authorized and directed to forward certified copies of this Resolution to the Tax Collector of Riverside County, California.

**PASSED AND ADOPTED** this 20<sup>th</sup> day of October 2020.

**IMPERIAL IRRIGATION DISTRICT**



  
\_\_\_\_\_  
President

  
\_\_\_\_\_  
Secretary

**EXHIBIT "A"**

**APN** 721-130-025

**LEGAL:** A parcel of land consisting of approximately 5.0 acres located in a portion of the Northwest quarter of Section 20, Township 7 South, Range 10 East, SBM, in the County of Riverside, State of California.

**ACRES:** 5.0 +/-

**PURCHASE PRICE:** \$12,165.44

**INTENDED USE:** Construction of an electrical substation and appurtenances to enable public energy reliability and system capability for approximately 3,400 energy customers in the Coachella Valley areas.



# IID

*A century of service.*

[www.iid.com](http://www.iid.com)

Real Estate Section  
(760) 339.9239

## **Mission / Vision Statements**

### **IID's Mission Statement**

The Imperial Irrigation District is a fiscally responsible public agency whose mission it is to provide reliable, efficient and affordably priced water and energy service to the communities it serves.

### **IID's Vision Statement**

The Imperial Irrigation District will protect the Imperial Valley's water rights and energy balancing authority, deliver the highest level of customer service and maintain system reliability for the sustained benefit of the regional economy, the environment and the communities it serves in a fiscally responsible manner.

**AGREEMENT TO PURCHASE TAX-DEFAULTED PROPERTY**

**THIS PAGE WAS INTENTIONALLY LEFT BLANK**