

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



**ITEM: 3.36
(ID # 14206)**

MEETING DATE:
Tuesday, January 26, 2021

FROM : TREASURER-TAX COLLECTOR:

SUBJECT: TREASURER-TAX COLLECTOR: Proposed Sale of Tax-Defaulted Land to The Housing Authority of the County of Riverside in its capacity as the housing successor to the former Redevelopment Agency of the County of Riverside by Agreement to Purchase Tax-Defaulted Property Number 4480, District(s) 4. [\$0]

RECOMMENDED MOTION: That the Board of Supervisors:

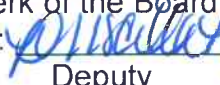
1. Approve the sale of tax-defaulted parcel(s) 751160015; to The Housing Authority of the County of Riverside in its capacity as the housing successor to the former Redevelopment Agency of the County of Riverside.
2. Authorize the Chairman of the Board to sign both Agreements and have them returned along with the supporting documentation (Exhibits "A" through "D") to the Treasurer-Tax Collector for transmittal to the State Controller.

ACTION:Policy

MINUTES OF THE BOARD OF SUPERVISORS

On motion of Supervisor Hewitt, 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 26, 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 2020-010 (Exhibit "D") from The Housing Authority of the County of Riverside in its capacity as the housing successor to the former Redevelopment Agency of the County of Riverside.

Parcel number 751160015 is located in the Outside City in District 4.

The purchase price of \$19,886.17 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

The Housing Authority of the County of Riverside in its capacity as the housing successor to the former Redevelopment Agency of the County of Riverside will purchase this property for the development of an affordable housing project for low income families.

ATTACHMENTS (if needed, in this order):

ATTACHMENT A. Assessor Map

A copy of the Assessor's map numbered 751-16 pertaining to the parcel listed above is attached for reference.

ATTACHMENT B. Agreement #4480

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

Two (2) Agreements both numbered 4480 being executed in counterparts, each of which constitutes an original and one (1) copy of the supporting documentation labeled exhibits "A" through "D".


Matthew Jennings, Treasurer-Tax Collector 1/13/2021


Stephanie P. G., Principal Management Analyst 1/20/2021


Gregory H. Priamos, Director County Counsel 1/11/2021

AGREEMENT TO PURCHASE TAX-DEFAULTED PROPERTY

This Agreement 4480 is made this 16 day of January, 2021, by and between the Board of Supervisors of Riverside County, State of California, and the The Housing Authority of the County of Riverside in its capacity as the housing successor to the former Redevelopment Agency of the County of Riverside ("PURCHASER"), pursuant to the provisions of Division 1, Part 6, Chapter 8, of the Revenue and Taxation Code.

On April 30, 2019, the The Housing Authority of the County of Riverside in its capacity as the housing successor to the former Redevelopment Agency of the County of Riverside 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 The Housing Authority of the County of Riverside in its capacity as the housing successor to the former Redevelopment Agency of the County of Riverside 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 \$19,886.17 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: Development of an affordable housing project for low income families.
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 4480
THE HOUSING AUTHORITY OF THE COUNTY OF RIVERSIDE,
IN ITS CAPACITY AS THE HOUSING SUCCESSOR TO THE FORMER,
REDEVELOPMENT AGENCY OF THE COUNTY OF RIVERSIDE.

JAN 26 2021 3.36

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: THE HOUSING AUTHORITY OF THE COUNTY OF RIVERSIDE,
IN ITS CAPACITY AS THE HOUSING SUCCESSOR TO THE FORMER,
REDEVELOPMENT AGENCY OF THE COUNTY OF RIVERSIDE
(Purchaser)

By: [Signature] Director
(Signature and Title)

Carrie Harman
(Print)

Date: 12/18/2020

(seal)

FORM APPROVED BY COUNTY COUNSEL

By: [Signature] 11 JAN 21
MICHAEL C. THOMAS DATE

ATTEST: BOARD OF SUPERVISORS

KECIA HARPER
Clerk of the Board of Supervisors

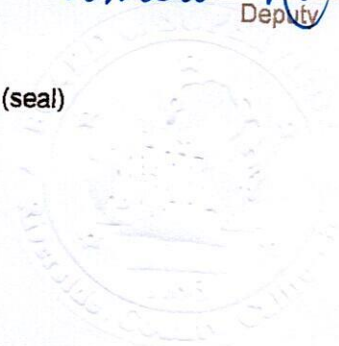
By: Karen S. Spiegel

By: [Signature]
Deputy

By: KAREN SPIEGEL
Chair of the Board of Supervisors

Date: 01/26/2021

(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 17 day of February, 2021.

BETTY T. YEE, CALIFORNIA STATE CONTROLLER

By: 

JENNIFER MONTECINOS, Manager
Tax Administration Section

EXHIBIT "A"
PURCHASE APPLICATION
LETTER RE: OBJECTION

AGREEMENT 4480
THE HOUSING AUTHORITY OF THE COUNTY OF RIVERSIDE,
IN ITS CAPACITY AS THE HOUSING SUCCESSOR TO THE FORMER,
REDEVELOPMENT AGENCY OF THE COUNTY OF RIVERSIDE.

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: Housing Authority of the County of Riverside
2. Mailing Address: 5555 Arlington Avenue, Riverside, CA 92504
3. Contact Person: Monica Telles Phone: 760.863.2541
4. Email: mtelles@rivco.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: The Housing Authority of the County of Riverside
in its capacity as the housing successor to the former Redevelopment Agency of the County of Riverside
(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 11/13/20
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
 - To preserve open space for _____

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): 751-160-015-8
3. State the purpose and intended use for the Parcel: This parcel would be included in the development of a mixed-use low income residential/commercial project that is currently in the planning stage.

D. Acknowledgement

Provide the signature of the purchasing entity's authorized officer

Carrie Harmon

951.343.5409

Print Name

Contact Number

Authorizing Signature


Deputy Executive Director

Title

Date

4/30/19

(SCO 8-16) (2016)



HOUSING AUTHORITY of the County of Riverside

Main Office
5555 Arlington Avenue
Riverside, CA 92504-2506
(951) 351-0700
Admin FAX (951) 688-6873
Housing FAX (951) 351-6324
TDD (951) 351-9844

Indio Office
44-199 Monroe, Suite B
P.O. Box 1747
Indio, CA 92201-1747
(760) 863-2828
(760) 863-2838 FAX
TDD (760) 863-2830

Website: harivco.org

November 13, 2020

Marissa Mendoza
Senior Accounting Assistant
Riverside County Treasurer-Tax Collector's Office
4080 Lemon Street, 4th Floor
P.O. Box 12005
Riverside, CA 92502

Re: Tax Parcel Purchase Application Dated 4/3/19- Correction

Dear Ms. Marissa Mendoza:

The purpose of this letter is to address a correction to the application submitted on 4/30/19, for the purchase of a tax parcel, identified as APN No. 751-160-015.

The Housing Authority of the County of Riverside would like to amend Box "B-1" from Yes to No, that was the original intention. Please keep this letter with our application.

Should you have any questions please contact me by telephone at 951.343.5473 or by electronic mail at [jugarcia@rivco.org](mailto:jgarcia@rivco.org).

Sincerely,

Juan Garcia
Principal Development Specialist

MATTHEW JENNINGS
County of Riverside Treasurer – Tax Collector

Giovane Pizano
Chief Investment Manager



Melissa Johnson
Senior Chief Deputy Treasurer-Tax Collector

RE: Agreement Number: 4480

The Housing Authority of the County of Riverside,
In its capacity as the housing successor to the former,
Redevelopment Agency of the County of Riverside.

The parcel number listed below is not a part of a Chapter 7 public tax sale; however, the purchasing entity used the word "objects" while expressing in their Resolution that they do not want the parcel they are interested in purchasing to be sold on a Chapter 7 public tax sale.

PARCEL NO

751160015

County of Riverside, Treasurer-Tax Collector

4080 LIMON STREET 4TH FLOOR • P.O. BOX 12097 • RIVERSIDE, CALIFORNIA 92502
WWW.COUNTYTREASURER.CALIF • TEL: (951) 953-3000 • FAX: (951) 953-3000

AGREEMENT 4480
THE HOUSING AUTHORITY OF THE COUNTY OF RIVERSIDE,
IN ITS CAPACITY AS THE HOUSING SUCCESSOR TO THE FORMER,
REDEVELOPMENT AGENCY OF THE COUNTY OF RIVERSIDE.

EXHIBIT A PAGE 04

EXHIBIT "B"
LEGAL DESCRIPTION
MAPS

AGREEMENT 4480
THE HOUSING AUTHORITY OF THE COUNTY OF RIVERSIDE,
IN ITS CAPACITY AS THE HOUSING SUCCESSOR TO THE FORMER,
REDEVELOPMENT AGENCY OF THE COUNTY OF RIVERSIDE.

AGREEMENT TO PURCHASE TAX-DEFAULTED PROPERTY

PARCEL 1

OUTSIDE CITY

Parcel Identification Number: 751160015

Default Date: JUNE 30, 1983

First Year Delinquent: 1982-1983

TRA 058-170 COACHELLA USD

Purchase Price: \$19,886.17

Situs Address: NONE

Last Assessed To: GRANT, OLLA J AND GRANT, ELSIE M

Legal Description.....

THAT PORTION OF LOT 1 OF THE CAHUILLA FRUIT AND LAND CO. AS SHOWN BY MAP ON FILE IN BOOK 10, PAGE 23 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, DESCRIBED AS FOLLOWS: COMMENCING AT THE MOST WESTERLY CORNER OF THE NORTHEASTERLY ONE-HALF ACRE OF THE SOUTHWESTERLY THREE-QUARTERS ACRE OF SAID LOT 1; THENCE SOUTH 44 DEGREES 25° EAST, ALONG THE SOUTHWESTERLY LINE OF SAID ONE-HALF ACRE, 130 FEET, TO THE TRUE POINT OF BEGINNING; THENCE SOUTH 45 DEGREES 35° WEST, 20 FEET; THENCE SOUTH 44 DEGREES 25° EAST, 20 FEET; THENCE NORTH 45 DEGREES 35° EAST, 20 FEET; THENCE NORTH 44 DEGREES 25° WEST, 20 FEET TO THE TRUE POINT OF BEGINNING.

AGREEMENT 4480
THE HOUSING AUTHORITY OF THE COUNTY OF RIVERSIDE,
IN ITS CAPACITY AS THE HOUSING SUCCESSOR TO THE FORMER,
REDEVELOPMENT AGENCY OF THE COUNTY OF RIVERSIDE.

THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSES ONLY. NO LIABILITY IS ASSUMED FOR THE ACCURACY OF THE DATA SHOWN. ASSESSOR'S PARCELS MAY NOT COMPLY WITH LOCAL LOT-SPLIT OR BUILDING SETBACK ORDINANCES.

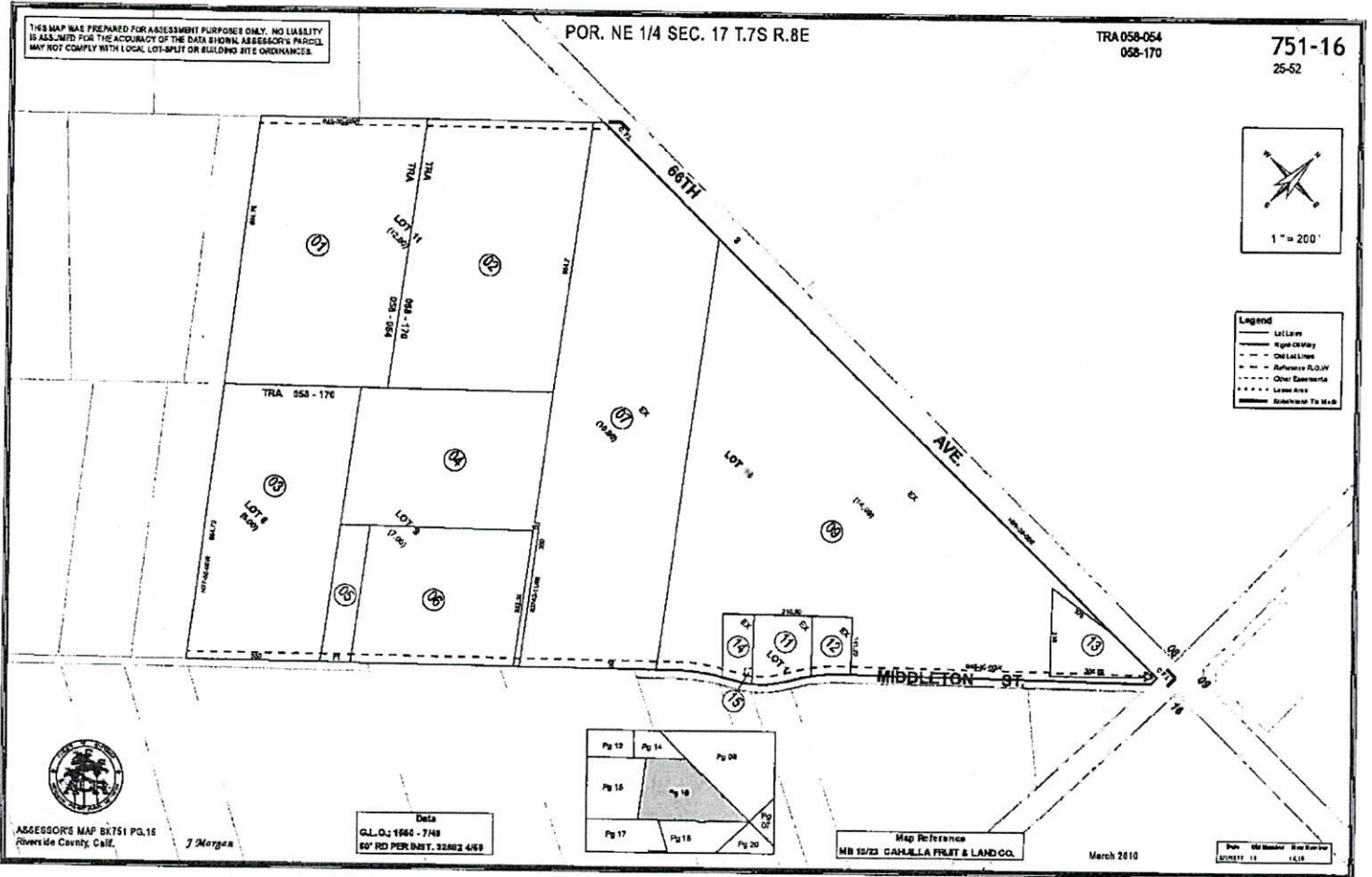
POR. NE 1/4 SEC. 17 T.7S R.8E

TRA 058-054
058-170

751-16
25-52



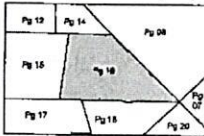
- Legend**
- Lot Lines
 - Right-of-Way
 - - - - - Other Lot Lines
 - - - - - Reference R.O.W.
 - - - - - Other Easements
 - • • • • Lease Area
 - ▭ Easement To Map



ASSESSOR'S MAP BX 751 PG. 16
Riverside County, Calif.

J. Morgan

Data
C.L.O. 1980 - 7/88
60' RD PER DIST. 32802 4/58



Map Reference
MB 19/23 CAHILLA FRUIT & LAND CO.

March 2010

Page 16 of 16
SHEET 16 OF 16

EXHIBIT "C"

NOTICE OF POWER TO SELL TAX-DEFAULTED PROPERTY

AGREEMENT 4480
THE HOUSING AUTHORITY OF THE COUNTY OF RIVERSIDE,
IN ITS CAPACITY AS THE HOUSING SUCCESSOR TO THE FORMER,
REDEVELOPMENT AGENCY OF THE COUNTY OF RIVERSIDE.

333229

RECEIVED FOR RECORD
AT 8:30 O'CLOCK A.M.

SEP - 7 1990

Recorder's Office
Riverside County
Recorder
Page 5

1895 THE DAILY NEWS

Sept. 7, 1990

1895 THE DAILY NEWS

NOTICE OF POWER TO SELL TAX-DEFAULTED PROPERTY

which, pursuant to law was declared to be Tax-Defaulted on JUNE 30, 1983
for the nonpayment of delinquent taxes in the amount of \$ 95.78
for the fiscal year 19 82 - 19 83, Default Number: 751160015-0000

Notice is hereby given by the Tax Collector of RIVERSIDE
County that five or more years 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 before sale. The
real property subject to this notice is assessed to GRANT,
OLLA J & ELSIE M and is
situated in said county, State of California, described as follows: 751160015-8
(Assessor's Parcel Number)

THAT PORTION OF LOT 1 OF THE SUBDIVISION OF A PORTION OF SECTION 17,
TOWNSHIP 7 SOUTH, RANGE 8 EAST, SAN BERNARDINO BASE AND MERIDIAN, AS
SHOWN BY MAP ON FILE IN BOOK 10, PAGE 23 OF MAPS, RIVERSIDE COUNTY
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COMMENCING AT THE MOST EASTERLY CORNER OF THE NORTHEASTERLY ONE-HALF
ACRE OF THE SOUTHWESTERLY THREE-QUARTERS ACRE OF SAID LOT 1; THENCE
SOUTH 44 DEGREES 25 MINUTES EAST, ALONG THE SOUTHWESTERLY LINE OF SAID
ONE-HALF ACRE, 130 FEET, TO THE TRUE POINT OF BEGINNING; THENCE SOUTH 45
DEGREES 35 MINUTES WEST 20 FEET; THENCE SOUTH 44 DEGREES 25 MINUTES EAST
20 FEET; THENCE NORTH 46 DEGREES 35 MINUTES EAST 20 FEET; THENCE NORTH
44 DEGREES 25 MINUTES WEST 20 FEET TO THE POINT OF BEGINNING.

STATE OF CALIFORNIA
RIVERSIDE COUNTY }
JULY 2, 1990 R. WAYNE WATTS

EXECUTED ON
JULY 2, 1990

By
Tax Collector

On _____, known
to me to be both the Tax Collector of said County and the person who executed this
document, personally appeared before me and acknowledged having executed the
same as Tax Collector.

WILLIAM E. CONERLY
County Clerk and Ex-Officio Clerk
of the Superior Court

Deputy



66 3891, 3891.1, 3891.2 R & T Code

EXHIBIT "D"
RESOLUTION NUMBER 2020-010
MISSION STATEMENT

AGREEMENT 4480
THE HOUSING AUTHORITY OF THE COUNTY OF RIVERSIDE,
IN ITS CAPACITY AS THE HOUSING SUCCESSOR TO THE FORMER,
REDEVELOPMENT AGENCY OF THE COUNTY OF RIVERSIDE.

1 Board of Commissioners

2 Housing Authority of
3 the County of Riverside

4 RESOLUTION NO. 2020-010

5 A RESOLUTION OF THE BOARD OF COMMISSIONERS FOR THE HOUSING AUTHORITY
6 OF THE COUNTY OF RIVERSIDE OBJECTING TO THE PUBLIC SALE OF TAX
7 DEFAULTED PROPERTY AND OFFER TO PURCHASE FEE SIMPLE INTERESTS
8 IN REAL PROPERTY WITH ASSESSOR'S PARCEL NUMBER 751-160-015
9 LOCATED ON MIDDLETON STREET IN UNINCORPORATED AREA OF
10 RIVERSIDE COUNTY, STATE OF CALIFORNIA,
11 FROM COUNTY OF RIVERSIDE TREASURER-TAX COLLECTOR'S OFFICE

12 WHEREAS, the County of Riverside Treasurer Tax Collector's office has notified public
13 agencies of its intent to sell tax-defaulted property for the purpose of collecting back taxes and
14 penalties; and

15 WHEREAS, the Housing Authority of the County of Riverside ("HACR") has reviewed
16 the proposed parcels for sale in areas of Riverside County, State of California and has
17 determined that the fee interest in Assessor's Parcel Number 751-160-015 (the "Property") is
18 essential for the development of an affordable housing project; and

19 WHEREAS, the County of Riverside Treasurer-Tax Collector's office has determined
20 that the cost of acquisition is \$19,886.17, plus the non-refundable costs of the legal notices
21 published in newspapers of general circulation published in Riverside County; and

22 WHEREAS, the HACR desires to purchase the Property from the County of Riverside
23 Treasurer-Tax Collector's office and has sufficient funds available to complete the purchase;
24 and

25 WHEREAS, the acquisition of the Property will allow the HACR to develop an affordable
26 housing project for the benefit of very low income families in Riverside County;

27 NOW THEREFORE, BE IT RESOLVED, FOUND, DETERMINED AND ORDERED by
28 the Board of Commissioners of the Housing Authority of the County of Riverside ("Board"), in
regular session assembled on December 8, 2020, in the meeting room of the Board of
Commissioners located on the 1st floor of the County Administrative Center, 4080 Lemon

RESOLUTION NUMBER 2020-010
Oasis Villas Parcel Acquisition

FOR APPROVED COUNTY COUNSEL
BY *Anthony M. Gunzel* 11-23-2020
DATE
ANTHONY M. GUNZEL

DEC 08 2020 10.2

EXHIBIT D PAGE 02

1 Street, Riverside, California, that the Board:

- 2 1) Objects to the public sale of the Tax Defaulted Property.
- 3 2) Offers to purchase the Property for approximately \$19,886.17, plus all costs of the sale
- 4 including the cost of giving notice.
- 5 3) Identifies the legal description for the Property as described in Exhibit "A" and depicted
- 6 in Exhibit "B" and Exhibit "C", attached hereto by reference.
- 7 4) Declares that the purchase of the Property is to be dedicated for the development of an
- 8 affordable housing project for the public benefit of very low-income families in Riverside
- 9 County.
- 10 5) Authorize the Deputy Executive Director of the Housing Authority of the County of
- 11 Riverside, or designee, to submit the application to purchase and to execute in the name
- 12 of HACR all documents necessary to submit the Offer to Purchase and consummate the
- 13 purchase of the Property, including but not limited to, signing subsequent necessary and
- 14 relevant documents.

15 // ROLL CALL:

16 // Ayes: Jeffries, Spiegel, Washington, Perez and Hewitt
 17 // Nays: None
 18 // Absent: None

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

22 // Kecia R. Harper, Clerk of said Board

23 // By 
 24 // Deputy

EXHIBIT A
LEGAL DESCRIPTION

333229

RECEIVED FOR RECORDS
ASSESSOR'S OFFICE

SEP - 7 1980

1886 THE DAILY NEWS

NOTICE OF POWER TO SELL TAX-DEFAULTED PROPERTY

which, pursuant to law was declared to be Tax-Defaulted on JUNE 30, 1988
for the nonpayment of delinquent taxes in the amount of \$ 91.78
for the fiscal year 19 82 - 19 83, Default Number 751180015-0000

RIVERSIDE

Notice is hereby given by the Tax Collector of _____
County that five or more years 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 before sale. The
real property subject to this notice is assessed to GRANT

OLLA J & ELSIE M and is
situated in said county, State of California, described as follows: 751180015-8
(Assessor's Parcel Number)

THAT PORTION OF LOT 1 OF THE SUBDIVISION OF A PORTION OF SECTION 17,
TOWNSHIP 7 SOUTH, RANGE 6 EAST, SAN BERNARDINO BASE AND MERIDIAN, AS
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ACRE OF THE SOUTHWESTERLY THREE-QUARTERS ACRE OF SAID LOT 1; THENCE
SOUTH 44 DEGREES 26 MINUTES EAST, ALONG THE SOUTHWESTERLY LINE OF SAID
ONE-HALF ACRE 130 FEET, TO THE TRUE POINT OF BEGINNING; THENCE SOUTH 48
DEGREES 38 MINUTES WEST 20 FEET; THENCE SOUTH 44 DEGREES 28 MINUTES EAST
20 FEET; THENCE NORTH 45 DEGREES 35 MINUTES EAST 20 FEET; THENCE NORTH
44 DEGREES 26 MINUTES WEST 20 FEET TO THE POINT OF BEGINNING.

STATE OF CALIFORNIA
RIVERSIDE COUNTY
JULY 2, 1980 R. WAYNE WATTS

EXECUTED ON
JULY 2, 1980

By [Signature]
Tax Collector

On _____, known
to me to be both the Tax Collector of said County and the person who executed this
document, personally appeared before me and acknowledged having executed the
same as Tax Collector.

WILLIAM E. O'NEERLY
County Clerk and Ex-Officio Clerk
of the Superior Court
15007 20010, 3521 RR & T Cade

[Signature]
Deputy

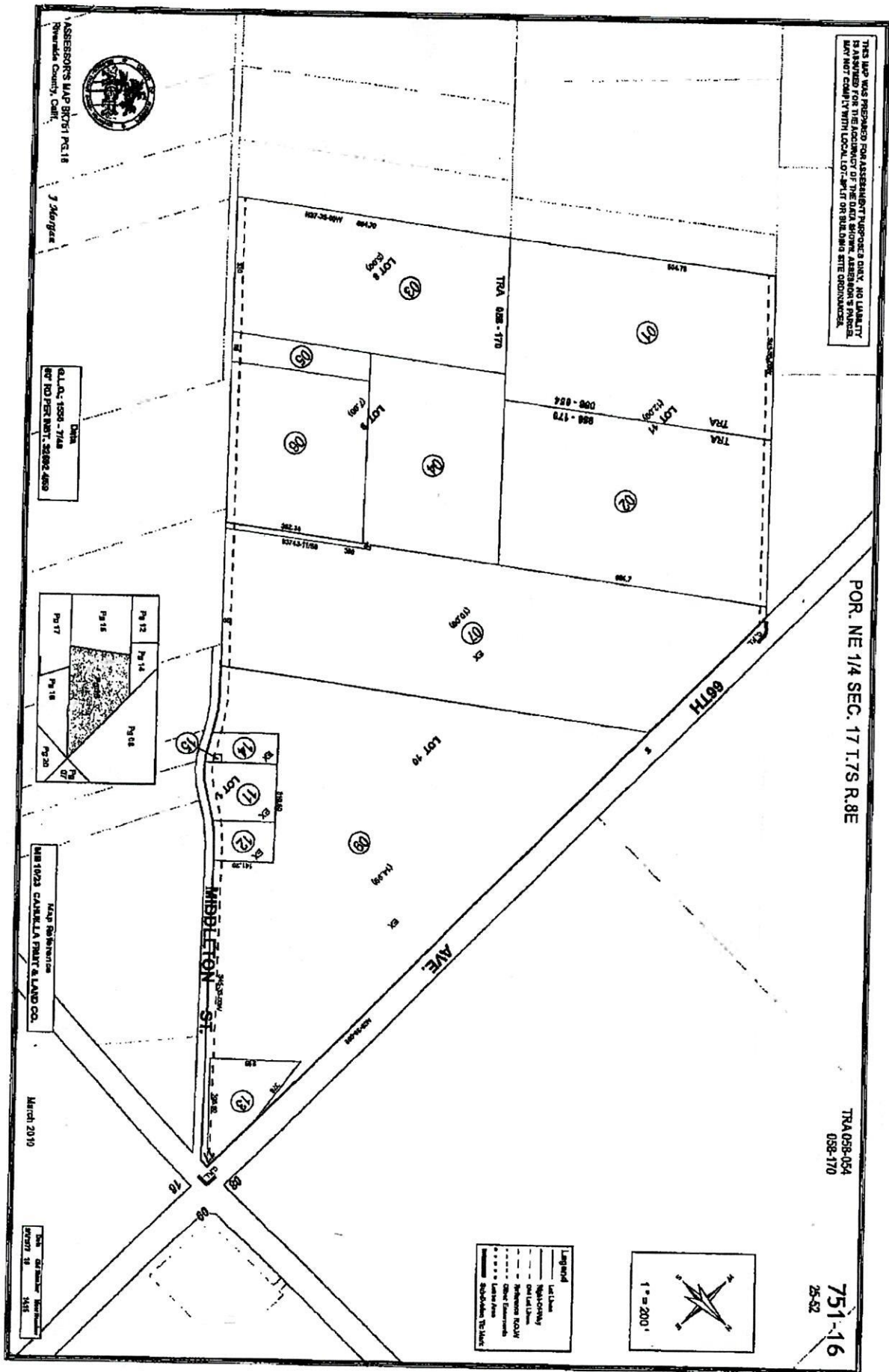


END RECORDED DOCUMENT

EXHIBIT B
ASSESSOR'S PARCEL MAP

Exhibit B Assessor's Parcel Map
 APN 751-180-015

THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSES ONLY. NO LIABILITY IS ASSUMED FOR THE ACCURACY OF THE DATA SHOWN. ASSESSOR'S PARCELS MAY NOT CORRELATE WITH LOCAL LOT, TRACT OR BLDG. MAPS OR RECORDS.



ASSESSOR'S MAP 87071 PG.18
 Riverside County, Calif.
 J. Morgan

Date: 04/04/2009 - 7:44 AM
 BY: RD PERMIT. 2009.489



Map Revisions
 04/02/09 CARROLLA FRUIT & LAND CO.

March 2010

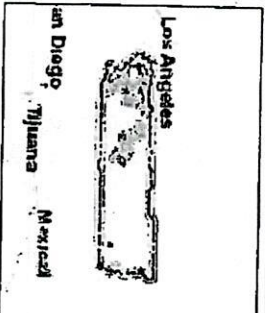
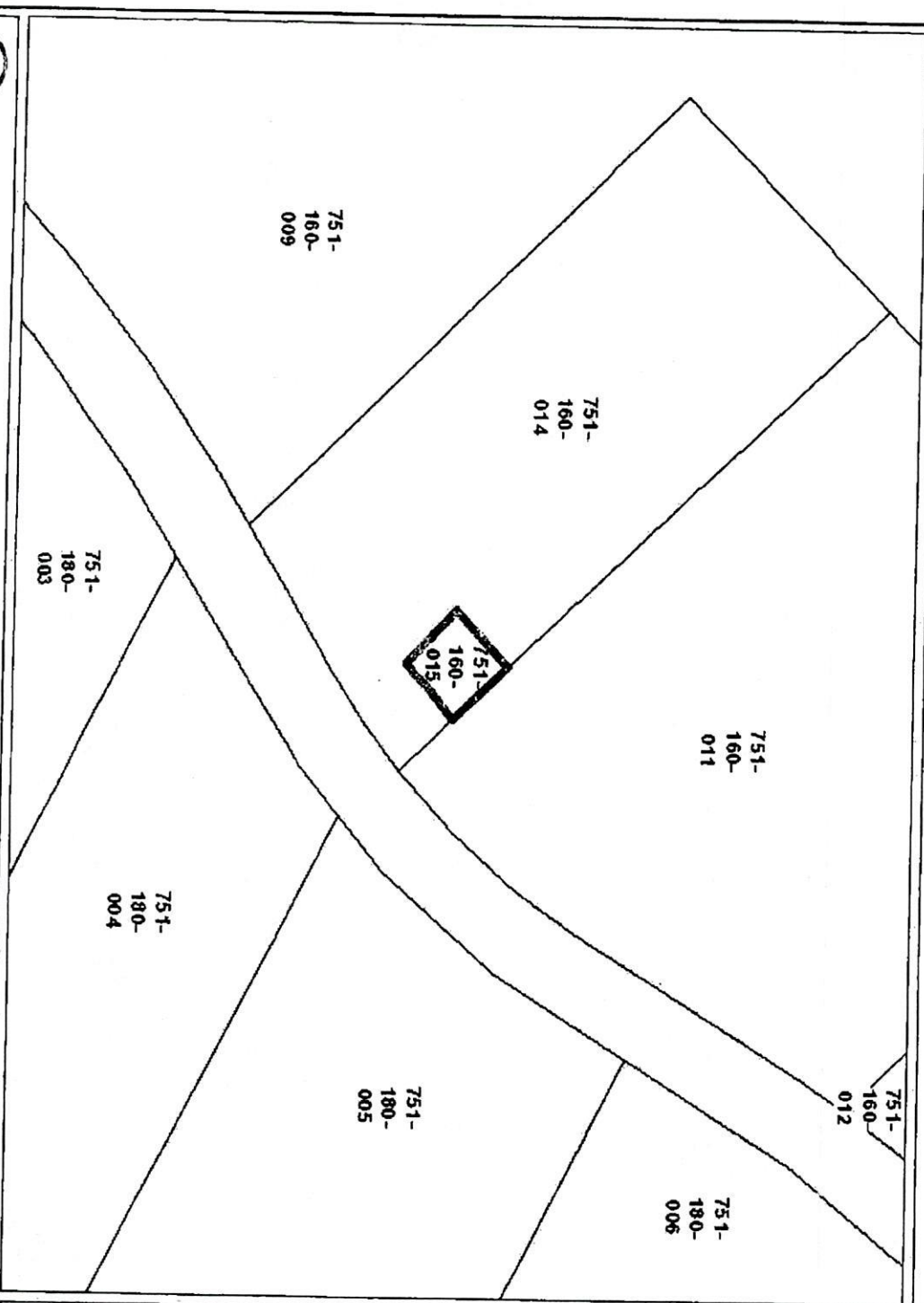
Date: 04/04/2009
 07:27:55 AM
 1455

EXHIBIT C

SITE MAP

EXHIBIT C SITE MAP

APN 751-160-015



- Legend**
- Parcel APNs
 - Parcels
 - Blue/line Streams
 - City Areas
 - World Street Map

Notes

IMPORTANT: Maps and data are to be used for reference purposes only. Map features are approximate, and are not necessarily accurate to surveying or engineering standards. The County of Riverside makes no warranty or guarantee as to the content (the source is often third party), accuracy, timeliness, or completeness of any of the data provided, and assumes no legal responsibility for the information contained on this map. Any use of this product with respect to accuracy and precision shall be the sole responsibility of the user.



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HOUSING AUTHORITY of the County of Riverside

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Housing FAX (951) 354-6324
TDD (951) 351-9844

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P.O. Box 1747
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(760) 863-2828
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TDD (760) 863-2830

Website: harlvco.org

OUR MISSION

The mission of the Housing Authority is to transform and promote healthy, thriving communities, re-ignite hope and restore human dignity through the creation and preservation of high quality and innovative housing and community development programs which enhance the quality of life and revitalize neighborhoods to foster self-sufficiency. The Housing Authority has been serving Riverside County for over 60 years.

AGREEMENT TO PURCHASE TAX-DEFAULTED PROPERTY

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AGREEMENT 4480
THE HOUSING AUTHORITY OF THE COUNTY OF RIVERSIDE,
IN ITS CAPACITY AS THE HOUSING SUCCESSOR TO THE FORMER,
REDEVELOPMENT AGENCY OF THE COUNTY OF RIVERSIDE.

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