

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



**ITEM: 19.6
(ID # 12428)**

MEETING DATE:
Tuesday, July 27, 2021

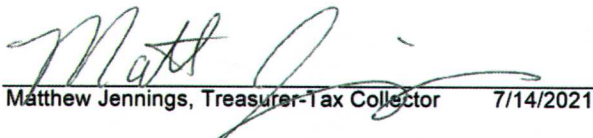
FROM : TREASURER-TAX COLLECTOR:

SUBJECT: TREASURER-TAX COLLECTOR: Public Hearing on the Recommendation for Distribution of Excess Proceeds for Tax Sale No. 209, Item 591. Last assessed to: Irma G. Cota, an unmarried woman, District 4. [\$0]

RECOMMENDED MOTION: That the Board of Supervisors:

1. Deny the claim from the County of Riverside Code Enforcement Department for payment of excess proceeds resulting from the Tax Collector's public auction tax sale associated with parcel 818306006-8;
2. Deny the claim, unless an appeal has been filed in Superior Court, pursuant to the California Revenue and Taxation Code Section 4675.
3. Authorize and direct the Treasurer-Tax Collector to transfer the unclaimed excess proceeds in the amount of \$2,654.82 to the County General Fund pursuant to Revenue and Taxation Code Section 4674.


ACTION:Policy


Matthew Jennings, Treasurer-Tax Collector 7/14/2021

MINUTES OF THE BOARD OF SUPERVISORS

On motion of Supervisor Perez, 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: July 27, 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:	21/22

C.E.O. RECOMMENDATION: Approve

BACKGROUND:

Summary

In accordance with Section 3691 et seq. of the California Revenue and Taxation Code, and with prior approval of the Board of Supervisors, the Tax Collector conducted the May 2, 2017 public auction tax sale. The deed conveying title to the purchasers at the auction was recorded June 21, 2017. Further, as required by Section 4676 of the California Revenue and Taxation Code, notice of the right to claim excess proceeds was given on July 24, 2017, to parties of interest as defined in Section 4675 of said code. Parties of interest have been determined by an examination of Parties of Interest Reports, Assessor's and Recorder's records, as well as other, various research methods used to obtain current mailing addresses for these parties of interest.

Revenue and Taxation Code 4676 (b) states that the county shall make reasonable effort to obtain the name and last known mailing address of the parties of interest. Then, if the address of the party of interest cannot be obtained, the county shall publish notice of the right to claim excess proceeds in a newspaper of general circulation in the county as per Revenue and Taxation Code 4676 (c). The Treasurer-Tax Collector's Office has made it a policy to take the following actions to locate the rightful party of the excess proceeds.

1. Examined Parties of Interest Reports to notify all parties of interest attached to the parcel.
2. Researched all last assessees through the County's Property Tax System for any additional addresses.
3. Used Accurant (people finder) to notify any new addresses that may be listed for our last assessees.
4. Advertised in newspapers for three consecutive weeks in The Desert Sun, Palo Verde Valley Times and The Press Enterprise referring any parties of interest to file a claim for the excess proceeds.
5. Sent out a certified mailing within 90 days as required by Revenue and Taxation Code 4676(b).

According to Revenue and Taxation Code 4675 (a) Any party of interest in the property may file with the county a claim for the excess proceeds, in proportion to his or her interest held with others of equal priority in the property at the time of the sale, at any time prior to the expiration

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STATE OF CALIFORNIA**

of the one year following the recordation of the Tax Collector's deed to the Purchaser, which was recorded on June 21, 2017.

The Treasurer-Tax Collector has received one claim for excess proceeds:

1. Claim from the County of Riverside Code Enforcement Department based on a Notice of Pendency of Administrative Proceedings recorded December 1, 2014 as Instrument No. 2014-0456444 and a Notice of Pendency of Administrative Proceedings recorded September 15, 2016 as Instrument No. 2016-0401149.

Pursuant to Section 4675 of the California Revenue and Taxation Code, it is the recommendation of this office that the County of Riverside Code Enforcement Department be denied since the lien was satisfied and the claim withdrawn. Since there are no other claimants the unclaimed excess proceeds in the amount of \$2,654.82 will be transferred to the County General Fund. Supporting documentation has been provided. The Tax Collector requests approval of the above recommended motion. Notice of this recommendation was sent to the claimant by certified mail.

Impact on Residents and Businesses

Excess proceeds will be transferred to the County General Fund.

ATTACHMENTS (if any, in this order):

ATTACHMENT A. Claim Code


Stephanie Perez, Principal Management Analyst 7/21/2021

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

RECEIVED

To: Don Kent, Treasurer-Tax Collector

2018 JUN 21 AM 11:55

Re: Claim for Excess Proceeds

RIVERSIDE COUNTY
TREAS-TAX COLLECTOR

TC 209 Item 591 Assessment No.: 818306006-8

Assessee: COTA, IRMA G

Situs: 18100 MAPLE DR BLYTHE 92225

Date Sold: May 2, 2017

Date Deed to Purchaser Recorded: June 21, 2017

Final Date to Submit Claim: June 21, 2018

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$ 5,096.61 from the sale of the above mentioned real property. I/We were the lienholder(s), property owner(s) [check in one box] at the time of the sale of the property as is evidenced by Riverside County Recorder's Document No. see below; recorded on see below. A copy of this document is attached hereto. I/We are the rightful claimants by virtue of the attached assignment of interest. I/We have listed below and attached hereto each item of documentation supporting the claim submitted.


NOTE: YOUR CLAIM WILL NOT BE CONSIDERED UNLESS THE DOCUMENTATION IS ATTACHED.

- See enclosed documents for back-up.
- Doc # 2017-0274062, 07/05/2017
- Doc # 2016-0401149, 09/15/2016
- Doc # 2014-0456444, 12/01/2014

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

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

Executed this 19 day of June, 2018 at Riverside, CA
County, State


Signature of Claimant

Signature of Claimant

Valerie Lam
Print Name

Print Name

4080 Lemon St, 14th floor
Street Address

Street Address

Riverside, CA 92501
City, State, Zip

City, State, Zip

(951) 955-1836
Phone Number

Phone Number

When recorded please mail to:
Riverside County Code Enforcement Department
(District 4 Office)
77588 El Duna Ct, Palm Desert, CA 92211
Mail Stop No. 4016

DOC # 2014-0456444
12/01/2014

Customer Copy Label

The paper to which this label is
affixed has not been compared
with the filed/recorded document

Larry W Ward
County of Riverside
Assessor, County Clerk & Recorder

NOTICE OF PENDENCY OF ADMINISTRATIVE PROCEEDINGS

In the matter of the public nuisance or other code violation(s) on Property of)

Irma G Cota)

Case No.: CV14-02587

And DOES I through X. owners

NOTICE IS HEREBY GIVEN to all persons, pursuant to Section 14 of Ordinance Number 725 of the County of Riverside, State of California, that administrative proceedings have been commenced with respect to the structure or land located upon the following described real property in the County of Riverside:

ADDRESS: 18100 Maple Dr, Blythe, Ca 92225

PARCEL #: 818-306-006

LEGAL DESCRIPTION: Lot 6 BLK G MB 023/088 Nicholls Warm Springs of Sec 36 T6SR21E

VIOLATIONS: RCO 541: RCC 8.120.010 Accumulated Rubbish

that such proceedings are based upon the noncompliance of such structure or land with the requirements of Ordinances (Riverside County Codes) listed above that every owner of said real property waives his right to hearing on such proceedings unless he makes a proper request in the form and within the time prescribed by the Code cited; and that failure to comply with the lawful orders of the Code Enforcement Director and/or authorized agents of the County of Riverside heretofore and hereafter issued relative to the above matter may result in demolition of the offending structure, abatement of the public nuisance or other available legal remedies and assessment of the costs, expenses, and administrative costs thereof to the property heretofore described as a tax and special assessment lien on such property; that any purchaser, his heirs, or assigns acquiring said property subsequent to the recording of the Notice with the County Recorder shall have such interest subject and subordinate to said tax and assessment lien.

Notice is Further Given in accordance with §17274 and §24436.5 of the California Revenue and Taxation Code, that a tax deduction may not be allowed for interest, taxes, depreciation or amortization paid or incurred in the taxable year affected by these proceedings.

COUNTY OF RIVERSIDE
DEPARTMENT OF CODE ENFORCEMENT

By: H. Herrera
Hector Herrera, Senior Code Enforcement Officer

Dated: November 19, 2014

ACKNOWLEDGEMENT

State of California)
County of Riverside)

On 11-19-14 before me, Sara C. Nunez, Notary Public, personally appeared Hector Herrera who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

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

WITNESS my hand and official seal.

Sara C. Nunez
Commission # 2019840 Comm. Expires April 14, 2017



When recorded please mail to:
Riverside County Code Enforcement Department
(District 4 Office)
77588 El Duna Ct, Palm Desert, CA 92211
Mail Stop No. 4016

2016-0401149

09/15/2016 12:33 PM

Customer Copy Label

The paper to which this label is affixed
has not been compared with the
filed/recorded document

Peter Aldana
County Of Riverside
Assessor-County Clerk-Recorder

NOTICE OF PENDENCY OF ADMINISTRATIVE PROCEEDINGS

In the matter of the public nuisance or other code violation(s) on Property of

Irma Cota)

Case No.: CV14-02587

And DOES I through X, owners

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ADDRESS: 18106 Maple Dr, Blythe, Ca 92225

PARCEL #: 818-306-006

LEGAL DESCRIPTION: Lot 6 BLK G MB 023/088 Nicholls Warm Springs of Sec 36 T6SR21E

VIOLATIONS: RCO 520 RCC 8.120.010 Accumulated Rubbish Expedited

that such proceedings are based upon the noncompliance of such structure or land with the requirements of Ordinances (Riverside County Codes) listed above that every owner of said real property waives his right to hearing on such proceedings unless he makes a proper request in the form and within the time prescribed by the Code cited; and that failure to comply with the lawful orders of the Code Enforcement Director and/or authorized agents of the County of Riverside heretofore and hereafter issued relative to the above matter may result in demolition of the offending structure, abatement of the public nuisance or other available legal remedies and assessment of the costs, expenses, and administrative costs thereof to the property heretofore described as a tax and special assessment lien on such property; that any purchaser, his heirs, or assigns acquiring said property subsequent to the recording of the Notice with the County Recorder shall have such interest subject and subordinate to said tax and assessment lien.

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COUNTY OF RIVERSIDE
DEPARTMENT OF CODE ENFORCEMENT

By: H. Herrera
Hector Herrera, Senior Code Enforcement Officer

Dated: 9.15.16

ACKNOWLEDGEMENT

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

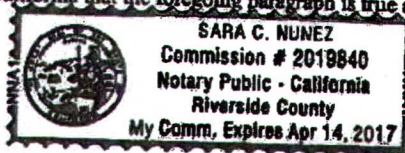
State of California)
County of Riverside)

On 9.15.16 before me, Sara C. Nunez, Notary Public, personally appeared Hector Herrera who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

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

WITNESS my hand and official seal.

Sara C. Nunez
Commission # 2019840 Comm. Expires April 14, 2017



County of Riverside
 Code Enforcement: Administration
 4080 Lemon St., 14th floor
 Riverside, CA. 92501
 ATTN: Liens / Releases Dept.

When recorded please mail to:
 Mail Stop# 1083

2017-0274062

07/05/2017 02:15 PM Fee: \$ 0.00

Page 1 of 1

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



193					R	A	Exam: 1/10		
Page	DA	PCOR	Misc	Long	RFD	1st Pg	Adtl Pg	Cert	CC
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NOTICE OF LIEN

NOTICE IS HEREBY GIVEN THAT THE PROPERTY DESCRIBED AS:

APN: 818-306-006
OWNER OF RECORD: Irma G. Cota
SITUS ADDRESS: 18100 Maple Dr, Blythe CA
LEGAL DESCRIPTION: LOT 6 BLK G MB 023/088 NICHOLLS WARM SPRINGS

Case No.	Violation Description	Ordinance No. (RCC Code)
CV14-02587,	Accumulated Rubbish Expedited	541 (RCC Chapter 8.120)
CV16-01670	Substandard Mobile Home or RV	457 (RCC Title 15)

Pursuant to the Ordinance Nos. listed above and ordinance 725 (RCC Chapter 1.16) of the County of Riverside, State of California and Section 25845 of the California Government Code, proceedings have been completed based upon the noncompliance of the subject property with respect to the removal of violations described above; and that the abatement costs incurred by the County, including, but not limited to actual abatement costs, administrative costs and related fines and penalties have become a lien on said property.

The actions taken to abate the subject condition were as follows: Regarding CV14-02587, Notices of Violations were issued. Multiple site visits were conducted. As for CV16-01670 multiple site visits were conducted regarding the violations. Subsequently, the property was brought into compliance.

On May 31, 2017, the County Hearing Officer conducted a hearing and determined the reasonable costs of abatement to be \$ 5,096.61. The County Hearing Officer also ordered that a lien be imposed on the above-described real property for the abatement costs, and recorded with the Riverside County Recorder's Office.

COUNTY OF RIVERSIDE
 DEPARTMENT OF CODE ENFORCEMENT

By: Valerie Lam
 Valerie Lam
 TLMA Administration

ACKNOWLEDGMENT

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

State of California)
 County of Riverside) SS.

On 06/30/17 before me, Kathleen D. Guest, Notary Public, personally appeared Valerie Lam, 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 she executed the same in her authorized capacity, and that by her 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.

Signature Kathleen D. Guest (Seal of Notary)



CLAIM ON EXCESS PROCEEDS FROM TAX DEFAULTED PROPERTIES

April 27 - May 2, 2017 TAX SALE

(Deadline to submit June 21, 2018)

	<u>APN</u>	<u>CASE #</u>	<u>NON-COMP / NOP/NOL</u>	<u>RECORDED DATE</u>	<u>TOTAL INVOICE AMOUNT</u>
1	322080006-7	CV1500978	DOC#2015-0513634	11/23/2015	\$1,109.05
2	458132011-3	CV1204781	DOC#2014-0264795	7/16/2014	\$1,441.20
3	517274014-7	CV1205080	DOC#2015-0458392	10/19/2015	\$4,732.40
4	549242018-5	CV1400015	DOC#2015-0159978	4/21/2015	\$1,452.45
		CV1500678	DOC#2015-0328752	7/24/2015	\$2,825.29
					\$4,277.74
5	573250023-1	CV040529	DOC#2007-0085365	2/5/2007	\$2,286.05
6	657392009-1	CV1301649	DOC#2013-0319964	7/2/2013	\$312.40
7	693072016-2	CV1600074	DOC#2016-0378565	9/1/2016	\$3,481.06
8	818306006-8	CV1402587	DOC#2017-0274062,	7/5/2017,	\$4,175.85
		CV1601670	DOC#2016-0401149,	09/15/2016,	\$920.76
			DOC#2014-0456444	12/01/2014	
					\$5,096.61

TOTAL

\$22,736.51

Prepared by:

Mabel Cerezo

County of Riverside, TLMA-Admin/Fiscal

(951) 955-0537

MS#: 1083

Email: mcerezo@rivco.org

Marquez, Miriam C.

From: Lam, Valerie
Sent: Tuesday, March 2, 2021 2:47 PM
To: Marquez, Miriam C.
Cc: Walker, Melissa
Subject: FW: EP 209 Item 591, APN 818306006-8

Hi Mariam,

We received payment for this property's lien. Please remove Code from this Excess Proceed claim, EP 209 Item 591, APN 818306006-8.

Let me know if you should have any questions.

Thank you,

Valerie Lam

Supervising Accountant
County of Riverside Transportation Land Management Agency
☎ (951) 955-1836 | 📧 Mail Box 1083 | 📞 (951) 955-5177
✉ vlam@rivco.org

Public Service Hours are 8:00 a.m. to 5:00 p.m. - Monday through Friday

For demand or request of releases recorded by County of Riverside Code Enforcement Department, please go to our website: <http://rctlma.org/ce/Online-Demand-Request-Form> and fill out the online form.

This e-mail is intended only for the person to whom it is addressed. If you have received this e-mail in error, please delete this message from your system. Please do not copy it or use it for any purpose, or disclose its contents to any other person. Thank you for your cooperation.

From: Mena, Oscar A <omana@RIVCO.ORG>
Sent: Wednesday, April 22, 2020 4:41 PM
To: Marquez, Miriam C. <MCMarquez@RIVCO.ORG>
Cc: Cerezo, Maria Bella T. <MCEREZO@RIVCO.ORG>; Lam, Valerie <VLAM@RIVCO.ORG>
Subject: RE: EP 209 Item 591

Good afternoon,

Please see attached update invoice.

Thank you,

Oscar Mena

Administrative Service Assistant
County of Riverside
Transportation Land Management Agency | Cost Recovery
P: 951-955-4011 | E: omana@rivco.org

Public Service Hours are 8:00 a.m. to 5:00 p.m. - Monday through Friday

TOGETHER, Everybody Counts!



IECounts.org www.IECounts.org

From: Marquez, Miriam C.
Sent: Wednesday, April 22, 2020 12:44 PM
To: Mena, Oscar A <omena@RIVCO.ORG>
Cc: Cerezo, Maria Bella T. <MCEREZO@RIVCO.ORG>; Lam, Valerie <VLAM@RIVCO.ORG>
Subject: EP 209 Item 591

Good Morning,

Re: APN: 818306006-8
TC 209 Item 591
Date of Sale: May 2, 2017

To Whom It May Concern:

This office is in receipt of your claim for excess proceeds from the above-mentioned tax sale. The documentation you have provided is insufficient to establish your claim.

Please submit the necessary proof to establish your right to claim the excess proceeds. The document(s) listed below may assist the Treasurer-Tax Collector in making the determination.

Updated Statement of Monies Owed
(as of date of tax sale)

Please send in all documents within 30 days (**May 22, 2020**). If you should have any questions, please contact me at the number listed below.

Kindest Regards,

Miriam C. Marquez

Sr. Accounting Assistant
Tax Sale Operations/Excess Proceeds



OFFICE OF THE TREASURER-TAX COLLECTOR
RIVERSIDE COUNTY CALIFORNIA

Tel 951 955-3336/Fax 951 955-3990