

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



ITEM: 3.68  
(ID # 20609)

**MEETING DATE:**

Tuesday, January 10, 2023

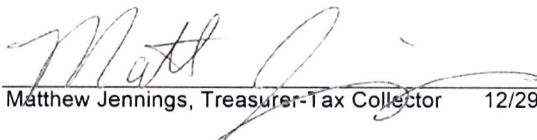
**FROM :** TREASURER-TAX COLLECTOR:

**SUBJECT:** TREASURER-TAX COLLECTOR: Proposed Sale of Tax-Defaulted Land to the City of Desert Hot Springs, a Municipal Corporation as a Taxing Agency by Agreement to Purchase Tax-Defaulted Property Number 4494, District(s) 4. [\$0].

**RECOMMENDED MOTION:** That the Board of Supervisors:

1. Approve the sale of tax-defaulted parcel(s) 661292014, 661302027, and 661313007 to the City of Desert Hot Springs, a Municipal Corporation as a Taxing Agency.
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**

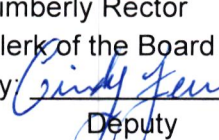
  
Matthew Jennings, Treasurer-Tax Collector 12/29/2022

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**MINUTES OF THE BOARD OF SUPERVISORS**

On motion of Supervisor Spiegel, seconded by Supervisor Perez and duly carried by unanimous vote, IT WAS ORDERED that the above matter is approved as recommended.

Ayes: Jeffries, Spiegel, Washington, Perez and Gutierrez  
Nays: None  
Absent: None  
Date: January 10, 2023  
xc: Tax Collector

Kimberly Rector  
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:	2022-2023

**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. 2022-040 (Exhibit "D") from the City of Desert Hot Springs, a Municipal Corporation as a Taxing Agency.

Parcel number 661292014 is located in the City of Desert Hot Springs in District 4.  
Parcel number 661302027 is located in the City of Desert Hot Springs in District 4.  
Parcel number 661313007 is located in the City of Desert Hot Springs in District 4.

The purchase price of \$14,091.97 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 giving notice, pursuant to Section 3800 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**

City of Desert Hot Springs, a Municipal Corporation as a Taxing Agency is purchasing these properties for public purpose under the following intent: landscape maintenance district for the community adjacent to these parcels.

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

**ATTACHMENT A. Assessor Maps**

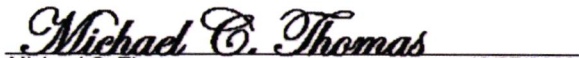
A copy of the Assessor's map numbered 661292014, 661302027, and 661313007 pertaining to the parcels listed above are attached for reference.

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

**ATTACHMENT B. Agreement #4494**

Two (2) Agreements both numbered 4494 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 1/3/2023

  
Michael C. Thomas 12/27/2022

AGREEMENT TO PURCHASE TAX-DEFAULTED 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.

This Agreement **4494** is made this 8 day of 11, 2022, by and between the Board of Supervisors of Riverside County, State of California, and the **CITY OF DESERT HOT SPRINGS, A MUNICIPAL CORPORATION AS A TAXING AGENCY** ("PURCHASER"), pursuant to the provisions of Division 1, Part 6, Chapter 8, of the Revenue and Taxation Code.

On **July 01, 2021**, the **CITY OF DESERT HOT SPRINGS, A MUNICIPAL CORPORATION AS A TAXING AGENCY** 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 **CITY OF DESERT HOT SPRINGS, A MUNICIPAL CORPORATION AS A TAXING AGENCY** 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 **\$14,091.97** 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: landscape maintenance district for the community adjacent to these parcels.
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.

AGREEMENT 4494  
CITY OF DESERT HOT SPRINGS,  
A MUNICIPAL CORPORATION,  
AS A TAXING AGENCY

JAN 10 2023 3.68



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: CITY OF DESERT HOT SPRINGS, A MUNICIPAL CORPORATION  
AS A TAXING AGENCY  
(Purchaser)

By: Luke Rainey City Manager  
(Signature and Title)

(seal)

Luke RAINY  
(Print)  
Date: 11/8/2022

FORM APPROVED BY COUNTY COUNSEL

By: [Signature] 27DEC22  
MICHAEL C. THOMAS DATE

ATTEST: BOARD OF SUPERVISORS

KIMBERLY A. RECTOR

Clerk of the Board of Supervisors

By: Cindy Jandy  
Deputy

(seal)

By: [Signature]

By: KEVIN JEFFRIES  
Chairman of the Board of Supervisors

Date: 01/10/2023

AGREEMENT 4494  
CITY OF DESERT HOT SPRINGS,  
A MUNICIPAL CORPORATION,  
AS A TAXING AGENCY

JAN 10 2023 3.68

**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 \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_\_.

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

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

AGREEMENT 4494  
CITY OF DESERT HOT SPRINGS,  
A MUNICIPAL CORPORATION,  
AS A TAXING AGENCY

**EXHIBIT "A"**  
**PURCHASE APPLICATION**  
**CHAPTER 7 FORM 11 (N/A)**  
**CHAPTER 7 PUBLICATION (N/A)**  
**LETTER RE : PUBLICATION & OBJECTION**

## 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: City of Desert Hot Springs
2. Mailing Address: 11-999 Palm Dr
3. Contact Person: Nicholas Haecker Phone: 7603296411
4. Email: nhaecker@cityofDHS.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
6. Agency is to acquire title "As" and the taxing status: City of Desert Hot Springs, a municipal 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  
☐ Purchase by Select 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 \_\_\_\_\_  
☒ 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 County
2. Assessor's Parcel Number (if only one, list here more than one list on separate sheet): See attachment
3. State the purpose and intended use for the Parcel: landscape maintenance district for the community adjacent to these parcels

### D. Acknowledgement

Provide the signature of the purchasing entity's authorized officer

Luke Rainey

7603296411

Print Name

Contact Number

Authorizing Signature

City Manager

Title

7/1/2021

Date

(SCO 8-16) (2016)



Application to Purchase Tax-Defaulted Property from County

City of Desert Hot Springs Application Attachment for

Section C. Property Information #2

Assessor's Parcel Numbers (4)

- 661302027
- 661313007
- 661292014
- ~~661321037~~ Redeemed

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

**Giovane Pizano**  
*Assistant Treasurer*



**Melissa Johnson**  
*Assistant Tax Collector*

RE: Agreement Number: 4494

City of Desert Hot Springs,  
a Municipal Corporation,  
as a taxing agency

The parcel numbers listed below are not a part of a publication because they are 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(s) they are interested in purchasing to be sold on a Chapter 7 public tax sale.

**PARCEL NO**

661292014  
661302027  
661313007

AGREEMENT 4494  
CITY OF DESERT HOT SPRINGS,  
A MUNICIPAL CORPORATION,  
AS A TAXING AGENCY

**EXHIBIT "B"**  
**LEGAL DESCRIPTION**  
**MAPS**

AGREEMENT 4494  
CITY OF DESERT HOT SPRINGS,  
A MUNICIPAL CORPORATION,  
AS A TAXING AGENCY

**AGREEMENT TO PURCHASE TAX-DEFAULTED PROPERTY**

**PARCEL 1**

**IN THE CITY OF DESERT HOT SPRINGS**

**Parcel Identification Number:** 661292014  
**First Year Delinquent:** 2015-2016  
**Purchase Price:** \$2,896.10

**Default Date:** JUNE 30, 2016  
**TRA** 014-064 DESERT HOT SPRINGS  
**DISTRICT:** 4

**Situs Address:** NONE

**Last Assessed To:** DESERT RANCHO DEL ORO

**Legal Description:** LOT H IN TRACT 23866-1, AS SHOWN BY MAP ON FILE IN BOOK 241, PAGE 65 OF MAPS, RECORDS OF RIVERSIDE COUNTY.

**PARCEL 2**

**IN THE CITY OF DESERT HOT SPRINGS**

**Parcel Identification Number:** 661302027  
**First Year Delinquent:** 1994-1995  
**Purchase Price:** \$8,155.85

**Default Date:** JUNE 30, 1995  
**TRA** 014-064 DESERT HOT SPRINGS  
**DISTRICT:** 4

**Situs Address:** NONE

**Last Assessed To:** DESERT RANCHO DEL ORO

**Legal Description:** LOT J IN TRACT 23866-2, AS SHOWN BY MAP ON FILE IN BOOK 242, PAGE 6 OF MAPS, RECORDS OF RIVERSIDE COUNTY.

**PARCEL 3**

**IN THE CITY OF DESERT HOT SPRINGS**

**Parcel Identification Number:** 661313007  
**First Year Delinquent:** 2011-2012  
**Purchase Price:** \$3,040.02

**Default Date:** JUNE 30, 2012  
**TRA** 014-064 DESERT HOT SPRINGS  
**DISTRICT:** 4

**Situs Address:** NONE

**Last Assessed To:** DESERT RANCHO DEL ORO

**Legal Description:** LOT I IN TRACT 23866-2, AS SHOWN BY MAP ON FILE IN BOOK 242, PAGES 6 & 7 OF MAPS, RECORDS OF RIVERSIDE COUNTY.

AGREEMENT 4494  
CITY OF DESERT HOT SPRINGS,  
A MUNICIPAL CORPORATION,  
AS A TAXING AGENCY



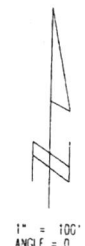
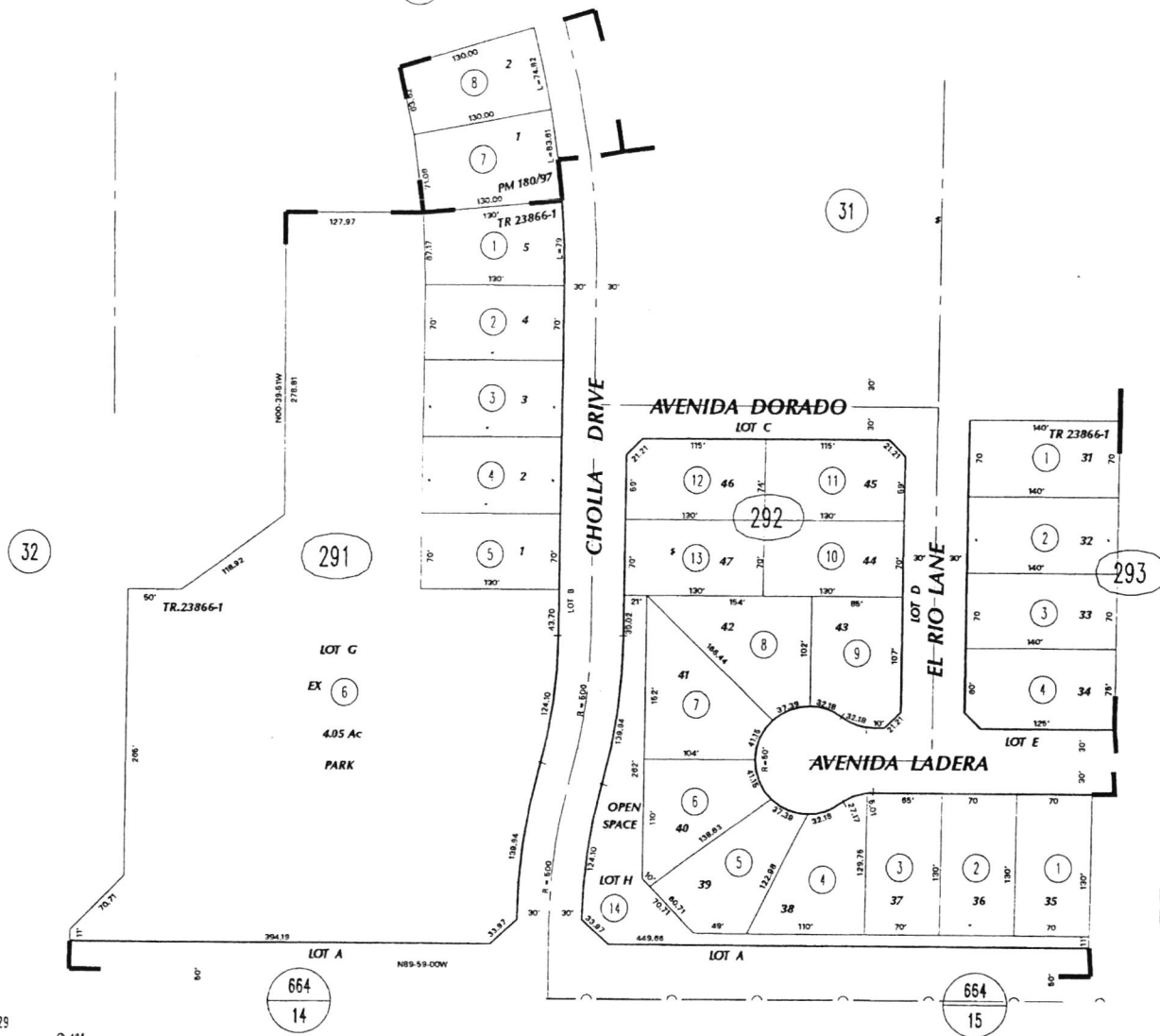
THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSES ONLY. NO LIABILITY IS ASSUMED FOR THE ACCURACY OF THE DATA SHOWN. ASSESSOR'S PARCEL MAY NOT COMPLY WITH LOCAL LOT-SPLIT OR BUILDING SITE ORDINANCES.

POR. S 24 T. 2S., R. 4E  
CITY OF DESERT HOT SPRINGS

T.R.A. 014-064

661-29  
661-30

EXHIBIT B PAGE 03



ASSESSOR'S MAP BK661 PG.29  
Riverside County, Calif.

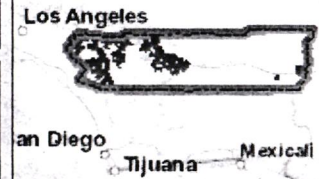
2411

MB 241/65-67 TRACT MAP NO. 23866-1  
PM 180/97 PARCEL MAP NO. 27748

Jul 2000

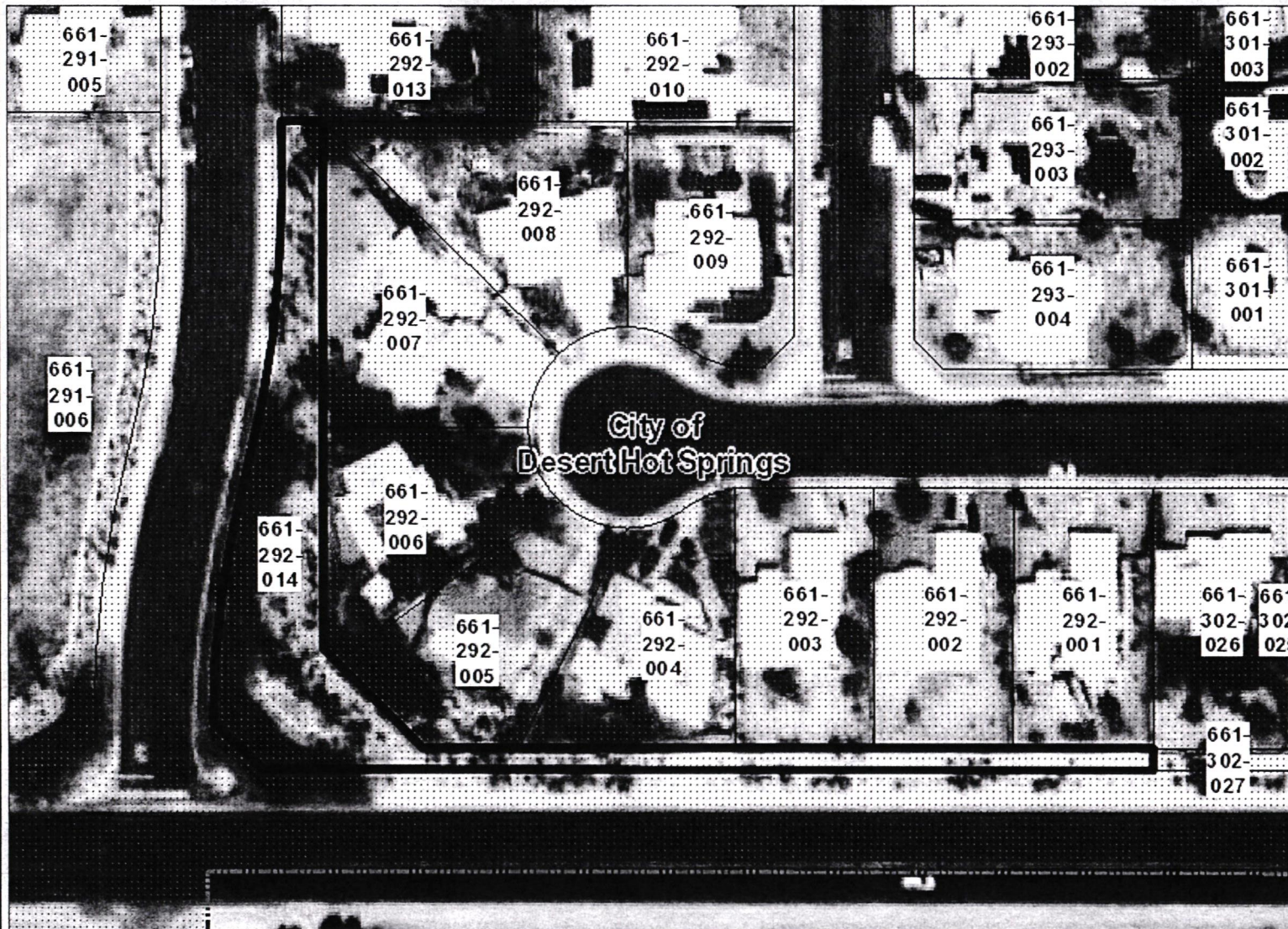
DATE	OLD NUMBER	NEW NUMBER
09/93	240-035	291-748

661-292-014



### Legend

- Parcel APNs
- Parcels
- Blueline Streams
- City Areas



0 94 188 Feet

**\*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.

REPORT PRINTED ON... 10/24/2022 8:36:20 AM

© Riverside County GIS

### Notes

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POR.S 24 T.2S.,R.4E  
CITY OF DESERT HOT SPRINGS

T. R. A. 014-064 661-30  
661-24

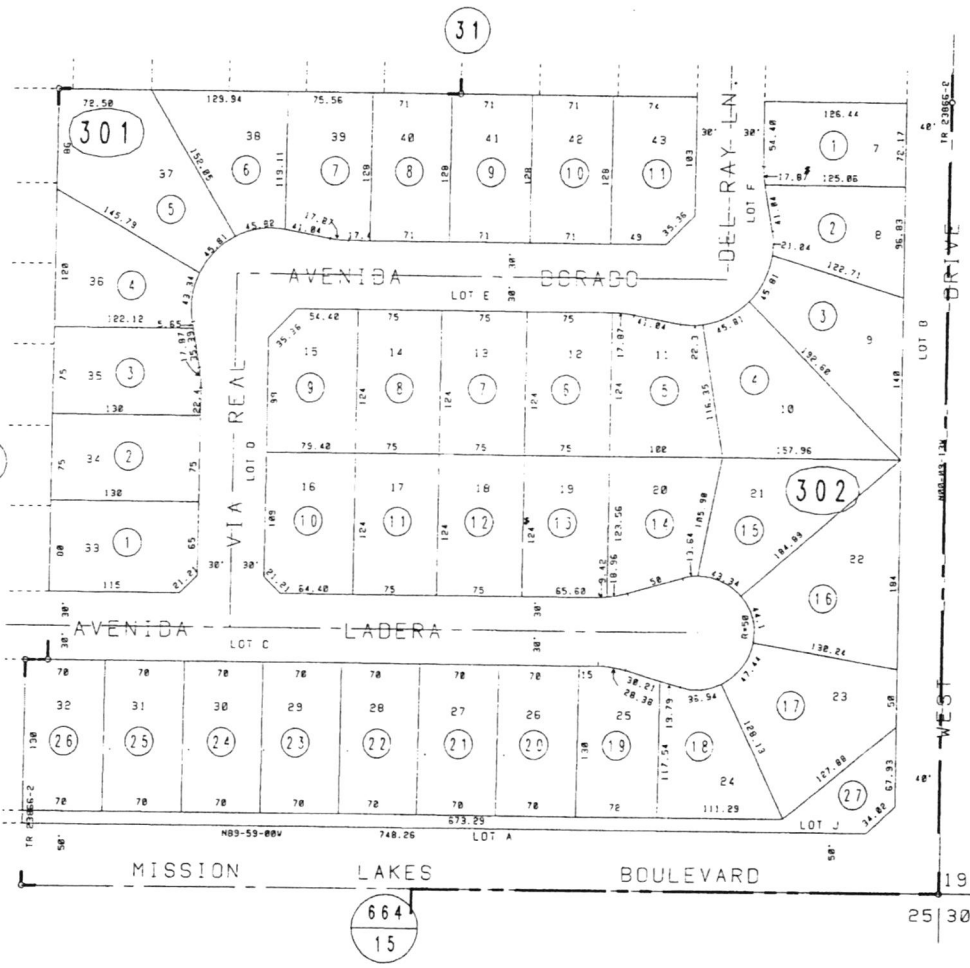


EXHIBIT B PAGE 05

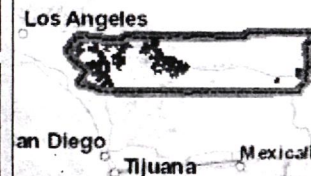
ASSESSOR'S MAP BK. 661 PG. 30  
Riverside County, Calif. *R.A.A.*

MB 242/6-7 TRACT MAP NO. 23866-2

DEC. 1992  
REV. Mar 1994



661-302-027



### Legend

- Parcel APNs
- Parcels
- Blueline Streams
- City Areas

EXHIBIT B PAGE 06



0 188 376 Feet

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### Notes



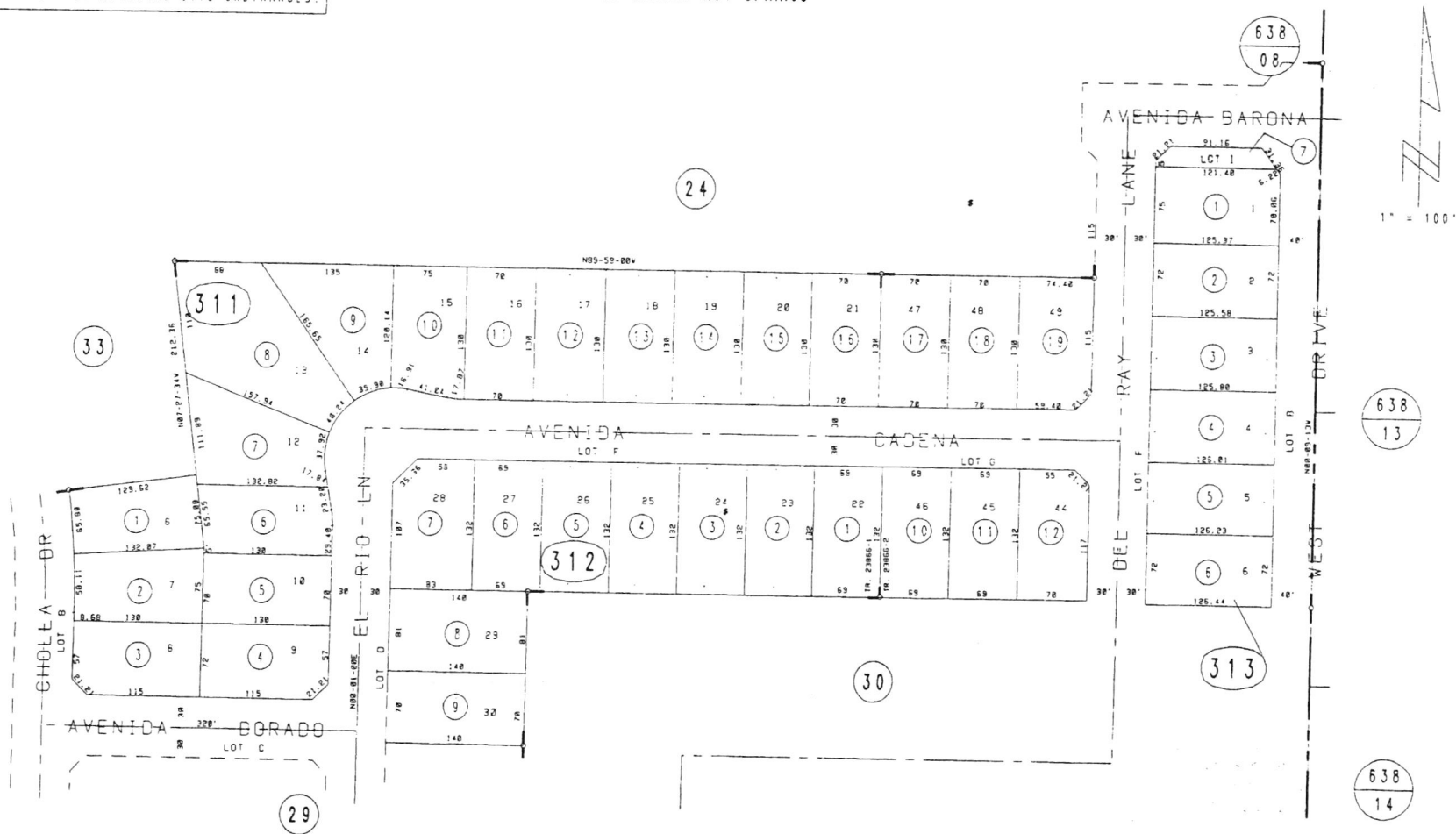
THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSES ONLY. NO LIABILITY IS ASSUMED FOR THE ACCURACY OF THE DATA SHOWN. ASSESSOR'S PARCELS MAY NOT COMPLY WITH LOCAL LOT-SPLIT OR BUILDING SITE ORDINANCES.

POR.S 24 T.2S.,R.4E  
CITY OF DESERT HOT SPRINGS

T.R.A. 014-064

661-31  
661-24

EXHIBIT B PAGE 07



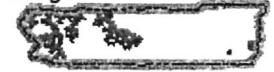
ASSESSOR'S MAP BK.661 PG.31  
Riverside County, Calif. R.A.A.

MB 241/65-67 TRACT MAP NO. 23866-1  
MB 242/6-7 TRACT MAP NO. 23866-2

DEC. 1992  
REV. Mar 1994

661313007

Los Angeles



San Diego Tijuana Mexicali

638-084-021  
638-084-022

661-341-037

661-341-038

661-341-039

661-341-040

City of  
Desert Hot Springs

661-313-007

661-343-014

661-313-001

### Legend

- ☐ Parcel APNs
- ☐ Parcels
- ☐ Blueline Streams
- ☐ City Areas



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0 47 94 Feet

REPORT PRINTED ON... 10/24/2022 8:48:39 AM

© Riverside County GIS

### Notes

**EXHIBIT "C"**

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

REQUESTED BY AND MAIL TO:

MATTHEW JENNINGS  
TREASURER-TAX COLLECTOR  
TAX SALE OPERATIONS UNIT  
4080 LEMON ST., 4<sup>TH</sup> FL. MAIL STOP 1110  
RIVERSIDE, CALIFORNIA 92501

**2021-0493920**

08/18/2021 10:15 AM Fee: \$ 0.00

Page 1 of 2

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



					R	A	Exam:	309	
Page	DA	PCOR	Misc	Long	RFD	1st Pg	Adtl Pg	Cert	CC
SIZE	NCOR	SMF	NCHG	T:					

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

Which pursuant to law, property was declared to be tax-defaulted on June 30, 2016 for the nonpayment of delinquent taxes in the amount of \$103.03 for the Fiscal Year 2015-2016, Default Number 2016-661292014

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

Assessor's Parcel Number: 661292014


SEE PAGE 2 ENTITLED LEGAL DESCRIPTION

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

State of California  
RIVERSIDE County

Executed on  
July 1, 2021

By

  
Matthew Jennings, Tax Collector

On 7/27/2021, before me, Peter Aldana, Assessor-County Clerk-Recorder, personally appeared Matthew Jennings, Treasurer and Tax Collector for Riverside County, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

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

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

By:

  
Deputy

Seal





LEGAL DESCRIPTION

LOT H IN TRACT 23866-1, AS SHOWN BY MAP ON FILE IN BOOK 241, PAGE 65 TO 67 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

TREASURER-TAX COLLECTOR  
STOP 1110

DOC # 2000-309333

05/09/2000 05:00A Fee:NC

Page 1 of 1

Recorded in Official Records

County of Riverside

Gary L. Orso

Assessor, County Clerk & Recorder



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			1							
								✓	TV	
A	R	L				COPY	LONG	REFUND	NCHO	EXAM

01233 THE DESERT SUN

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

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 1994-1995, Default Number

JUNE 30, 1995

\$99.08

1995-661302027-0000

M  
TV

Notice is hereby given by the Tax Collector of RIVERSIDE County that pursuant to Revenue and Taxation Code  
§3891 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:  
**DESERT RANCH DEL ORO**

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

661302027-9

Assessor's Parcel Number

IN THE CITY OF DESERT HOT SPRINGS

LOT J IN TRACT 23866-2, AS SHOWN BY MAP ON FILE IN BOOK 242, PAGE 6 OF MAPS, RECORDS OF  
RIVERSIDE COUNTY.

State of California Executed on  
RIVERSIDE County JULY 1, 2000

By

Paul McDonnell  
Tax Collector

On JULY 1, 2000, before me, GARY L. ORSO, personally appeared PAUL MCDONNELL, personally known to  
me or 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 on the instrument the person(s), or the entity upon behalf of which  
the person acted, executed the instrument.

WITNESS my hand and official seal.

Linda Rojas  
Deputy

GARY L. ORSO  
Assessor/County Clerk-Recorder



§§3891, 3891.1, 3891.2 R&T Code

TDL 7-01 (1-98)

RECORDED

8900

RECORDED BY SECURITY UNION TITLE  
INSURANCE COMPANY  
MICROGRAPHICS DIVISION

RIVERSIDE

TREASURER-TAX COLLECTOR  
STOP 1110

DON KENT  
TAX COLLECTOR  
4080 LEMON ST - 4TH FLOOR  
RIVERSIDE, CALIFORNIA 92501

2017-0334305

08/14/2017 11:31 AM Fee: \$ 0.00

Page 1 of 2

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

Page	1	CC		
SIZE	NCOR	SMF	NCHG	T:

00869 DESERT SUN

NOTICE OF POWER TO SELL TAX-DEFAULTED PROPERTY

420

Which, pursuant to law was declared to be Tax-Defaulted on JUNE 30, 2012 for the nonpayment of delinquent taxes in the amount of \$77.66 for the fiscal year 2011-2012, Default Number 2012-661313007-0000.

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: DESERT RANCHO DEL ORO and is situated in said county, State of California, described as follows:

Assessor's Parcel Number 661313007-5

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, 2017

By

*Don Kent*

Tax Collector

On 07/18/2017, before me, Peter Aldana, Assessor, Clerk-Recorder, personally appeared Don Kent, 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:

*[Signature]*  
Deputy

Seal

§§3691, 3691.1, 3691.2 R&T Code



TDL 7-01 (1-98)

Page 2

661313007-5

LEGAL DESCRIPTION

IN THE CITY OF DESERT HOT SPRINGS

LOT 1 IN TRACT 23866-2, AS SHOWN BY MAP ON FILE IN BOOK 242, PAGES 6 & 7 OF MAPS, RECORDS OF RIVERSIDE COUNTY.

**EXHIBIT "D"**

**RESOLUTION NUMBER 2022-040**

**MISSION STATEMENT**

**RESOLUTION NO. 2022-040**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF DESERT HOT SPRINGS, CALIFORNIA, 1) OBJECTING TO PUBLIC SALE OF THE PROPERTIES LISTED IN THIS RESOLUTION AND 2) OFFERING TO PURCHASE THE PROPERTIES LISTED IN THIS RESOLUTION VIA A CHAPTER 8 AGREEMENT TO PURCHASE TAX-DEFAULTED PROPERTY**

**WHEREAS**, the City of Desert Hot Springs ("City") is a charter city; and

**WHEREAS**, on August 16, 2022, the City received a letter from the County of Riverside Treasurer- Tax Collector stating that certain properties within the Rancho del Oro development are up for tax sale; and

**WHEREAS**, a copy of the letter is attached hereto as Exhibit A ("Letter"); and

**WHEREAS**, those properties are as follows:

<b>PIN</b>	<b>Purchase Price</b>
661292014	\$2,896.10
661302027	\$8,155.85
661313007	\$3,040.02
661321037	REDEEMED
<b>Total</b>	<b>\$14,091.97</b>

("Subject Properties"); and

**WHEREAS**, the City can and desires to purchase the Subject Properties via a Chapter 8 Agreement to purchase tax-defaulted properties for the minimum purchase prices, as in the previous recital; and

**WHEREAS**, in accordance with the Letter, the City desires to object to the public sale of the Subject Properties; and

**WHEREAS**, further in accordance with the Letter, the City desires to offer to purchase the Subject Properties, which offer includes the purchase price of each parcel, their legal descriptions, APN's and the specific public purpose for each parcel; and

**WHEREAS**, further in accordance with the Letter, the City desires that the costs of giving notice shall be paid by the City of Desert Hot Springs, a municipal corporation; and

**WHEREAS**, the City Council deems that this Resolution is in the best interest of the City's public health, safety and welfare.

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF DESERT HOT SPRINGS DOES HEREBY RESOLVE AS FOLLOWS:

**Section 1.** Recitals.

That the Recitals set forth above are true and correct and are hereby incorporated herein by this reference.

**Section 2.** The City Council resolves that following.

- a. That on August 16, 2022, the City received a letter from the County of Riverside Treasurer- Tax Collector stating that certain properties within the Rancho del Oro development are up for tax sale. Those properties are as follows:

<u>PIN</u>	<u>Purchase Price</u>
661292014	\$2,896.10
661302027	\$8,155.85
661313007	\$3,040.02
661321037	REDEEMED
Total	\$14,091.97

- b. That the City desires to purchase the Subject Properties via a Chapter 8 Agreement to purchase tax-defaulted properties for the minimum purchase prices as in this Resolution.
- c. That the City desires to object to the public sale of the Subject Properties.
- d. That the City offers to purchase the Subject Properties as follows:

APN	Legal Description	Public Purpose	Price
661209014	LOT H IN TRACT 23866-1, AS SHOWN BY MAP ON FILE IN BOOK 241, PAGE 65 TO 67 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.	For parkway landscaping and beautification	\$2,896.10
661302027	LOT J IN TRACT 23866-2, AS SHOWN BY MAP ON FILE IN BOOK 242, PAGE 6 OF MAPS, RECORDS OF RIVERSIDE COUNTY.	For parkway landscaping and beautification	\$8,155.85
661313007	LOT I IN TRACT 23866-2, AS SHOWN BY MAP ON FILE IN	For parkway landscaping and	\$3,040.02

	BOOK 242, PAGES 6 & 7 OF MAPS, RECORDS OF RIVERSIDE COUNTY.	beautification	
661321037	LOT H OF TRACT MAP NO. 23866-3 IN THE CITY OF DESERT HOT SPRINGS, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 245, PAGES 92 AND 93, INCLUSIVE OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.	For parkway landscaping and beautification	Redeemed
			TOTAL = \$14,091.97

- e. That the City shall pay for the costs of giving notice.
- f. That the City Manager is hereby designated and directed to negotiate and execute any and all documents to consummate the purchase of the Subject Properties.

**Section 3. Certification.**

That the Clerk shall certify to the passage and adoption of this resolution, enter the same in the book of original resolutions of the City and make a minute of passage and adoption thereof in the records of the proceedings of the City Council in the minutes of the meeting at which the same is passed and adopted.

**Section 4. Severability.**

That if any provision, section, paragraph, sentence, or word of this Resolution be rendered or declared invalid by any final court action in a court of competent jurisdiction or by reason of any preemptive legislation, the remaining provisions, sections, paragraphs, sentences, or words of this Resolution as hereby adopted shall remain in full force and effect.

**Section 5. Repeal of Conflicting Provisions.**

That all the provisions heretofore adopted by the City Council that are in conflict with the provisions of this Resolution are hereby repealed.



**Section 6. Effective Date.**

That this Resolution shall take effect upon its adoption.

**PASSED AND ADOPTED** by the City Council of the City of Desert Hot Springs at a special meeting held on the 23rd day of August 2022 by the following votes:

**APNs: 661-209-014; 661-302-027; and 661-313- 007:**

**AYES:** 4 – Gardner; Nuñez; Pye; and Mayor Matas.

**NAYS:** None.

**ABSENT:** 1 – Betts.

**RECUSED:** None.

**APNs: 661-321-037:**

**AYES:** 3 – Gardner; Pye; and Mayor Matas.

**NAYS:** None.

**ABSENT:** 1 – Betts.

**RECUSED:** 1 – Nuñez.

**ATTEST:**



Jerryl Soriano, City Clerk

**APPROVED:**



Scott Matas (Aug 24, 2022 17:51 PDT)

Scott Matas, Mayor

**APPROVED AS TO FORM:**



Jennifer Mizrahi (Aug 24, 2022 12:50 PDT)

Jennifer A. Mizrahi, City Attorney











# Exhibit 2 - Resolution- Purchase Lots for Rancho Del Oro

Final Audit Report

2022-08-25


Created:	2022-08-24
By:	City Clerk (cityclerk@cityofdhs.org)
Status:	Signed
Transaction ID:	CBJCHBCAABAAy5jEuVeVdJ8TC71cPogonK6SeWz20HpM


## "Exhibit 2 - Resolution- Purchase Lots for Rancho Del Oro" History


-  Document created by City Clerk (cityclerk@cityofdhs.org)  
2022-08-24 - 6:34:28 PM GMT- IP address: 47.176.24.242
-  Document emailed to smatas@cityofdhs.org for signature  
2022-08-24 - 6:36:35 PM GMT
-  Document emailed to Jennifer Mizrahi (jennifer.mizrahi@streamkim.com) for signature  
2022-08-24 - 6:36:35 PM GMT
-  Document emailed to jsoriano@cityofdhs.org for signature  
2022-08-24 - 6:36:35 PM GMT
-  Email viewed by Jennifer Mizrahi (jennifer.mizrahi@streamkim.com)  
2022-08-24 - 7:49:59 PM GMT- IP address: 47.176.24.242
-  Document e-signed by Jennifer Mizrahi (jennifer.mizrahi@streamkim.com)  
Signature Date: 2022-08-24 - 7:50:12 PM GMT - Time Source: server- IP address: 47.176.24.242
-  Email viewed by smatas@cityofdhs.org  
2022-08-25 - 0:50:44 AM GMT- IP address: 47.158.118.14
-  Signer smatas@cityofdhs.org entered name at signing as Scott Matas  
2022-08-25 - 0:51:16 AM GMT- IP address: 47.158.118.14
-  Document e-signed by Scott Matas (smatas@cityofdhs.org)  
Signature Date: 2022-08-25 - 0:51:18 AM GMT - Time Source: server- IP address: 47.158.118.14
-  Email viewed by jsoriano@cityofdhs.org  
2022-08-25 - 5:48:24 AM GMT- IP address: 104.28.85.115



Adobe Acrobat Sign

 Signer jsoriano@cityofdhs.org entered name at signing as Jerryl Soriano  
2022-08-25 - 3:30:56 PM GMT - IP address: 47.176.24.242

 Document e-signed by Jerryl Soriano (jsoriano@cityofdhs.org)  
Signature Date: 2022-08-25 - 3:30:57 PM GMT - Time Source: server- IP address: 47.176.24.242

 Agreement completed.  
2022-08-25 - 3:30:57 PM GMT

August 23, 2022

County of Riverside Treasurer – Tax Collector Office

Attn: Matthew Jennings

4080 Lemon Street, 4<sup>th</sup> Floor

P.O. Box 15005

Riverside, CA 92502

**RE: Tax Defaulted Properties**

Dear Mr. Jennings:

In addition to the Resolution, the State now requires a separate Mission Statement to be submitted as part of the Agreement.

*The City of Desert Hot Springs is committed to becoming a world class health and wellness destination based upon its famous miracle waters, unique desert ecosystem, spectacular mountain views, and natural environment.*

Please accept this official letterhead with the City of Desert Hot Springs Mission Statement as part of the Agreement to purchase parcel lots; 661292014, 661302027, 661313007, 661321037.

If you have any questions or concerns, please feel free to contact me directly.

Sincerely,



Nicholas Haecker

Public Works Director – City of Desert Hot Springs

**AGREEMENT TO PURCHASE TAX-DEFAULTED PROPERTY**

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**MALIA M. COHEN**  
**California State Controller**

**AUTHORIZATION FOR THE SALE OF TAX-DEFAULTED PROPERTY**

I, MALIA M. COHEN, California State Controller, in accordance with Chapter 8 of Part 6 of Division 1 of the California Revenue and Taxation Code, hereby authorize the purchase of tax-defaulted property described in the agreement sale numbered 4494, as approved by the Board of Supervisors of Riverside County on January 10, 2023.

This Agreement between the COUNTY OF RIVERSIDE and the CITY OF DESERT HOT SPRINGS, a MUNICIPAL CORPORATION AS A TAXING AGENCY attached hereto has been duly approved by the State Controller. The tax collector of Riverside County is hereby directed to cause notice of agreement to be given pursuant to Section 3796 of the California Revenue and Taxation Code.

Given under my hand and seal of office, at Sacramento this 28 day,  
February 2023.

MALIA M. COHEN  
CALIFORNIA STATE CONTROLLER

By \_\_\_\_\_

  
JENNIFER MONTECINOS, MANAGER  
Tax Administration Section



AGREEMENT TO PURCHASE TAX-DEFAULTED 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.

This Agreement 4494 is made this 10 day of January, 2023, by and between the Board of Supervisors of Riverside County, State of California, and the CITY OF DESERT HOT SPRINGS, A MUNICIPAL CORPORATION AS A TAXING AGENCY ("PURCHASER"), pursuant to the provisions of Division 1, Part 6, Chapter 8, of the Revenue and Taxation Code.

On July 01, 2021, the CITY OF DESERT HOT SPRINGS, A MUNICIPAL CORPORATION AS A TAXING AGENCY 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 CITY OF DESERT HOT SPRINGS, A MUNICIPAL CORPORATION AS A TAXING AGENCY 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 \$14,091.97 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: landscape maintenance district for the community adjacent to these parcels.
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.

AGREEMENT 4494  
CITY OF DESERT HOT SPRINGS,  
A MUNICIPAL CORPORATION,  
AS A TAXING AGENCY

JAN 10 2023 3.68



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: CITY OF DESERT HOT SPRINGS, A MUNICIPAL CORPORATION  
AS A TAXING AGENCY  
(Purchaser)

By: Luke Rainey City Manager  
(Signature and Title)

Luke RAINEY  
(Print)

Date: 11/8/2022

(seal)

FORM APPROVED BY COUNTY COUNSEL

By: [Signature] 27DEC22  
MICHAEL C. THOMAS DATE

ATTEST: BOARD OF SUPERVISORS

KIMBERLY A. RECTOR

Clerk of the Board of Supervisors

By: Cindy Jandy  
Deputy

(seal)

By: [Signature]

By: KEVIN JEFFRIES  
Chairman of the Board of Supervisors

Date: 01/10/2023

AGREEMENT 4494  
CITY OF DESERT HOT SPRINGS,  
A MUNICIPAL CORPORATION,  
AS A TAXING AGENCY

JAN 10 2023 3.68



# 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 28 day of February, 2023

Malia M. Cohen , CALIFORNIA STATE CONTROLLER

By: 

JENNIFER MONTECINOS, Manager  
Tax Administration Section

**EXHIBIT "A"**

**PURCHASE APPLICATION**

**CHAPTER 7 FORM 11 (N/A)**

**CHAPTER 7 PUBLICATION (N/A)**

**LETTER RE : PUBLICATION & OBJECTION**

AGREEMENT 4494  
CITY OF DESERT HOT SPRINGS,  
A MUNICIPAL CORPORATION,  
AS A TAXING AGENCY

# 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: City of Desert Hot Springs
2. Mailing Address: 11-999 Palm Dr
3. Contact Person: Nicholas Haecker Phone: 7603296411
4. Email: nhaecker@cityofDHS.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
6. Agency is to acquire title "As" and the taxing status: City of Desert Hot Springs, a municipal 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  
☐ Purchase by Select 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 \_\_\_\_\_  
☒ To preserve open space for landscape maintenance district  
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 County
2. Assessor's Parcel Number (if only one, list here more than one list on separate sheet): See attachment
3. State the purpose and intended use for the Parcel: landscape maintenance district for the community adjacent to these parcels

## D. Acknowledgement

Provide the signature of the purchasing entity's authorized officer

Luke Rainey 7603296411  
Print Name Contact Number  
[Signature] City Manager 7/1/2021  
Authorizing Signature Title Date

(SCO 8-16) (2016)

Application to Purchase Tax-Defaulted Property from County

City of Desert Hot Springs Application Attachment for

Section C. Property Information #2

Assessor's Parcel Numbers (4)

- 661302027
- 661313007
- ~~661292014~~ Redeemed
- ~~661321037~~ Redeemed



MATTHEW JENNINGS  
*County of Riverside Treasurer - Tax Collector*

Giovane Pizano  
*Assistant Treasurer*



Melissa Johnson  
*Assistant Tax Collector*

RE: Agreement Number: 4494

City of Desert Hot Springs,  
a Municipal Corporation,  
as a taxing agency

The parcel numbers listed below are not a part of a publication because they are 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(s) they are interested in purchasing to be sold on a Chapter 7 public tax sale.

**PARCEL NO**

~~661292014~~ Redeemed  
661302027  
661313007

AGREEMENT 4494  
CITY OF DESERT HOT SPRINGS,  
A MUNICIPAL CORPORATION,  
AS A TAXING AGENCY

**EXHIBIT "B"**

**LEGAL DESCRIPTION**

**MAPS**

AGREEMENT 4494  
CITY OF DESERT HOT SPRINGS,  
A MUNICIPAL CORPORATION,  
AS A TAXING AGENCY

**AGREEMENT TO PURCHASE TAX-DEFAULTED PROPERTY**

**PARCEL 1**

**IN THE CITY OF DESERT HOT SPRINGS**

**Parcel Identification Number:** ~~661292014~~ *redeemed*

**Default Date:** JUNE 30, 2016

**First Year Delinquent:** 2015-2016

**TRA** 014-064 DESERT HOT SPRINGS

**Purchase Price:** \$2,896.10

**DISTRICT:** 4

**Situs Address:** NONE

**Last Assessed To:** DESERT RANCHO DEL ORO

**Legal Description:** LOT H IN TRACT 23866-1, AS SHOWN BY MAP ON FILE IN BOOK 241, PAGE 65 OF MAPS, RECORDS OF RIVERSIDE COUNTY.

**PARCEL 2**

**IN THE CITY OF DESERT HOT SPRINGS**

**Parcel Identification Number:** 661302027

**Default Date:** JUNE 30, 1995

**First Year Delinquent:** 1994-1995

**TRA** 014-064 DESERT HOT SPRINGS

**Purchase Price:** \$8,155.85

**DISTRICT:** 4

**Situs Address:** NONE

**Last Assessed To:** DESERT RANCHO DEL ORO

**Legal Description:** LOT J IN TRACT 23866-2, AS SHOWN BY MAP ON FILE IN BOOK 242, PAGE 6 OF MAPS, RECORDS OF RIVERSIDE COUNTY.

**PARCEL 3**

**IN THE CITY OF DESERT HOT SPRINGS**

**Parcel Identification Number:** 661313007

**Default Date:** JUNE 30, 2012

**First Year Delinquent:** 2011-2012

**TRA** 014-064 DESERT HOT SPRINGS

**Purchase Price:** \$3,040.02

**DISTRICT:** 4

**Situs Address:** NONE

**Last Assessed To:** DESERT RANCHO DEL ORO

**Legal Description:** LOT I IN TRACT 23866-2, AS SHOWN BY MAP ON FILE IN BOOK 242, PAGES 6 & 7 OF MAPS, RECORDS OF RIVERSIDE COUNTY.

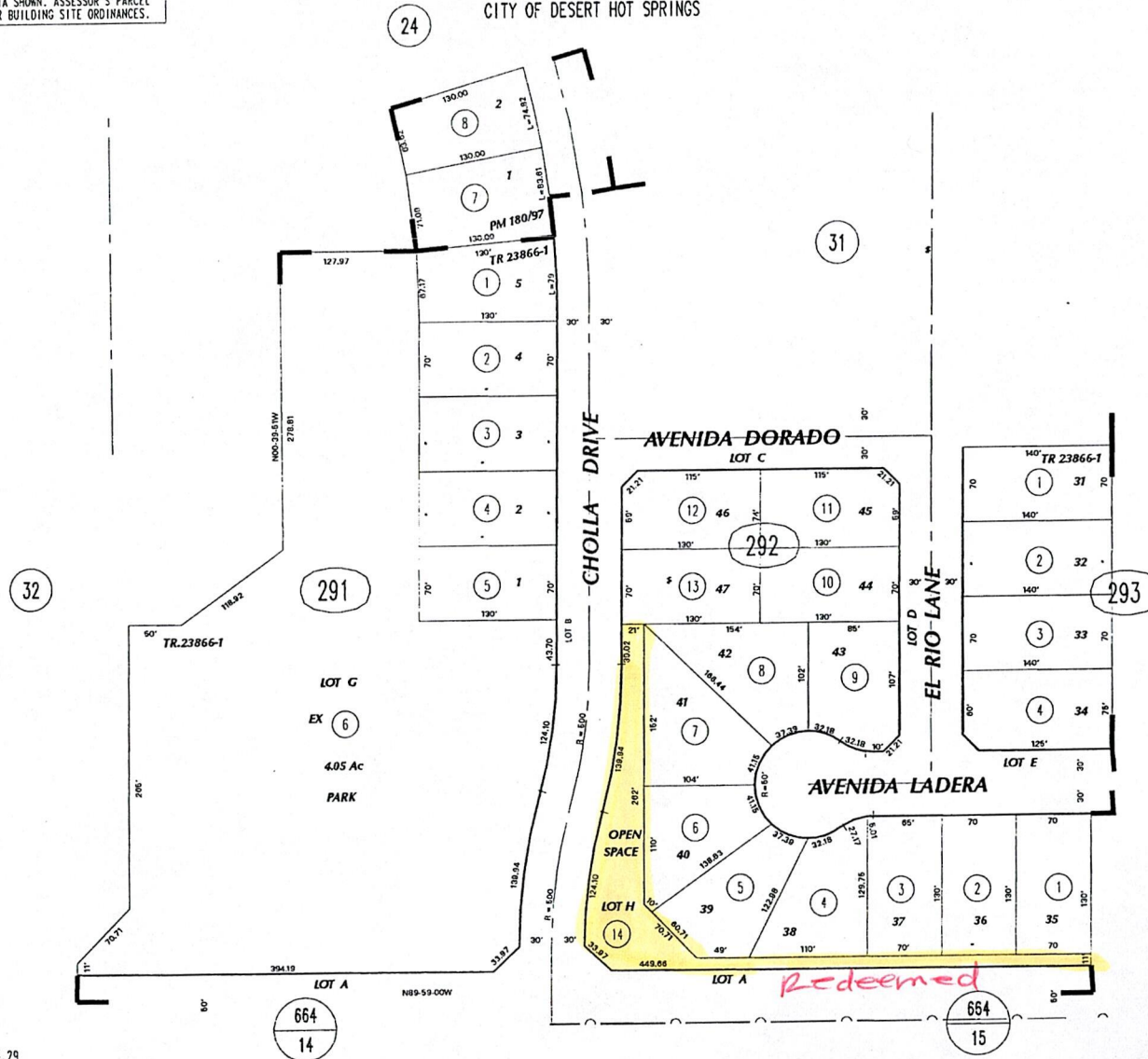
AGREEMENT 4494  
CITY OF DESERT HOT SPRINGS,  
A MUNICIPAL CORPORATION,  
AS A TAXING AGENCY



EXHIBIT B PAGE 03

T.R.A. 014-064

661-29  
661-30



MB 241/65-67 TRACT MAP NO. 23866-1  
PM 180/97 PARCEL MAP NO. 27748

ASSESSOR'S MAP BK661 PG.29  
Riverside County, Calif.

247

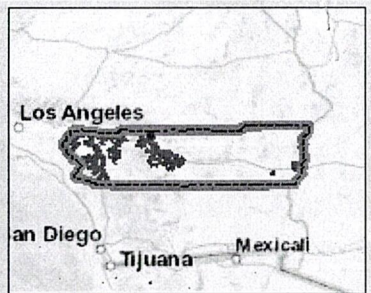
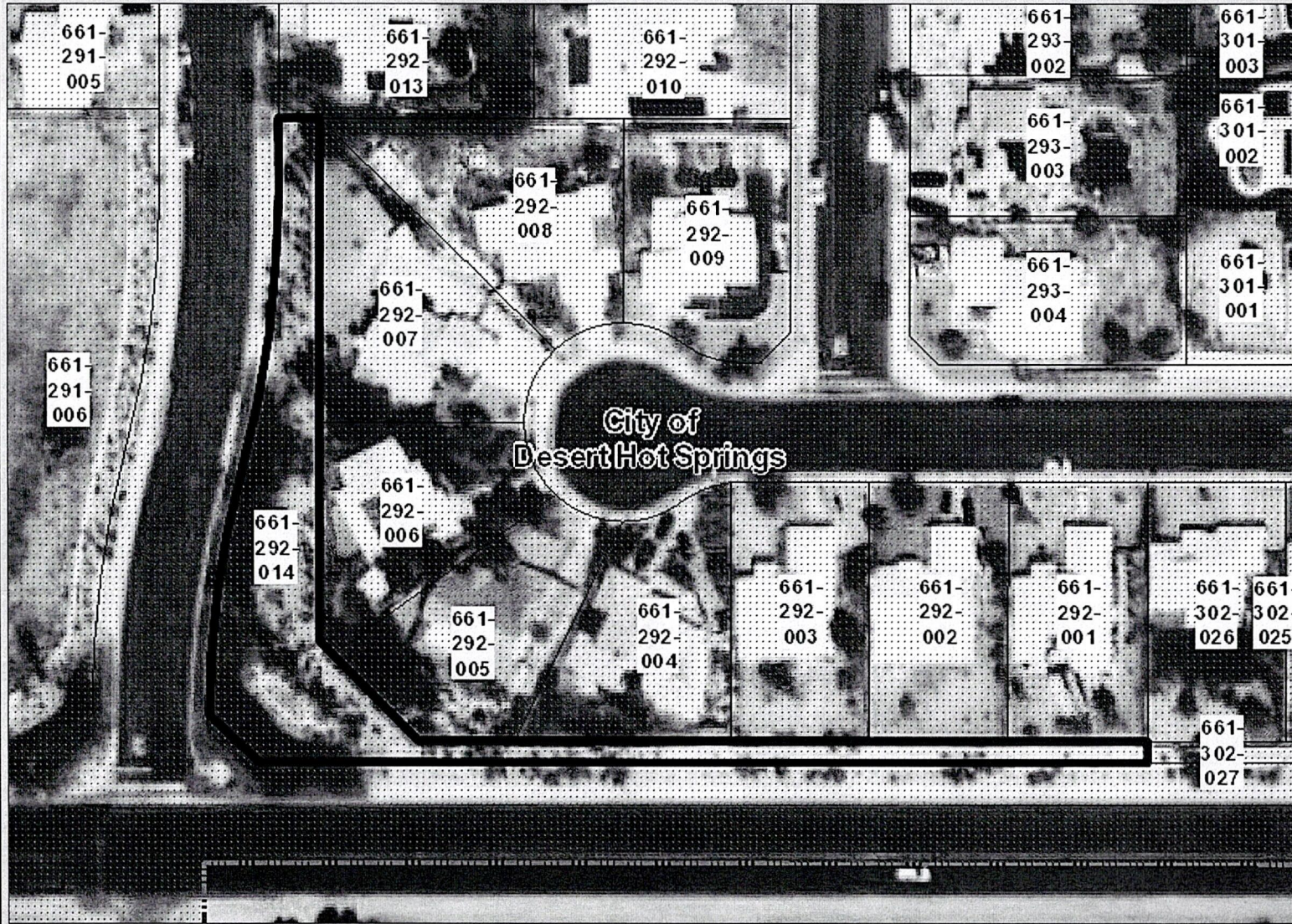
Jul 2000

DATE	OLD NUMBER	NEW NUMBER
09/93	240-035	291-78



*Redeemed*  
~~661-292-014~~

EXHIBIT B PAGE 04



- Legend**
- Parcel APNs
  - Parcels
  - Blueline Streams
  - City Areas



**\*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.

REPORT PRINTED ON... 10/24/2022 8:36:20 AM

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**Notes**

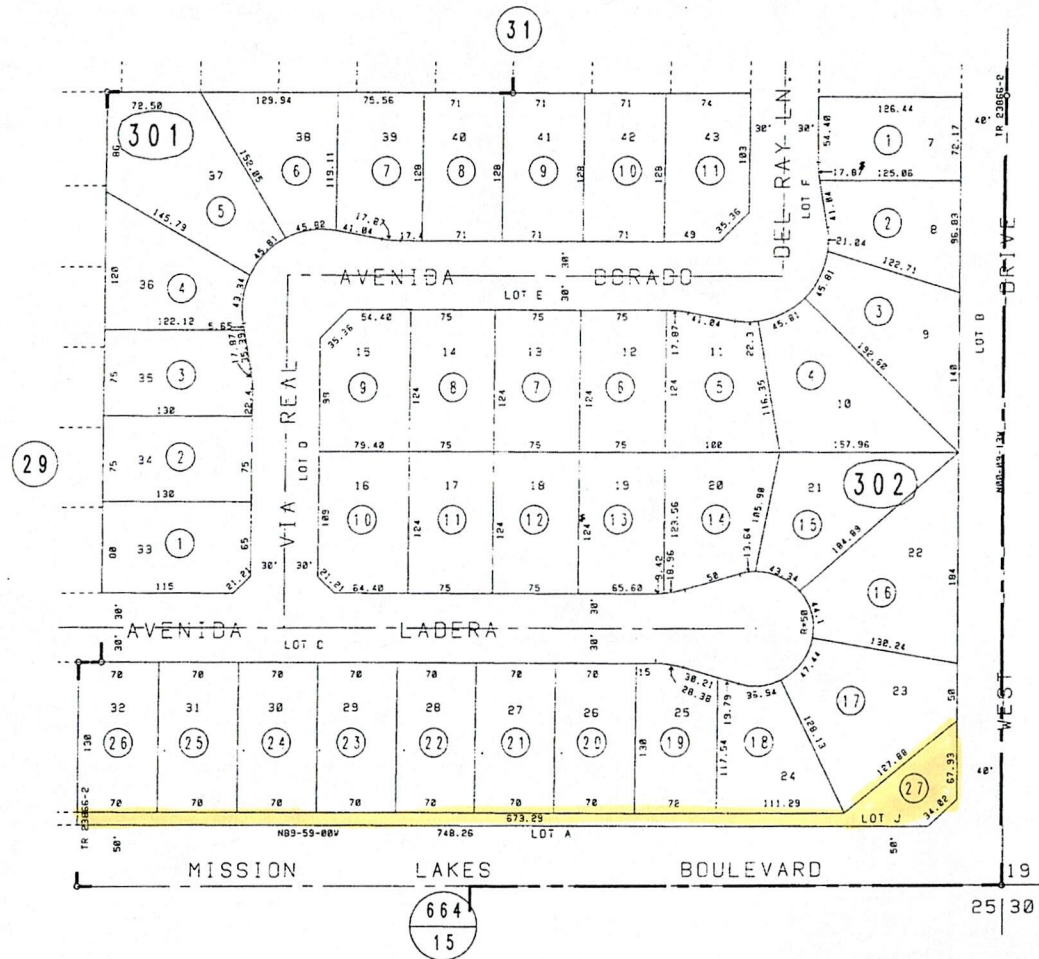


THIS MAP WAS PREPARED FOR ASSESSMENT PURPOSES ONLY. NO LIABILITY IS ASSUMED FOR THE ACCURACY OF THE DATA SHOWN. ASSESSOR'S PARCELS MAY NOT COMPLY WITH LOCAL LOT-SPLIT OR BUILDING SITE ORDINANCES.

POR.S 24 T.2S.,R.4E  
CITY OF DESERT HOT SPRINGS

T.R.A. 014-064 661-30  
661-24

EXHIBIT B PAGE 05





661-302-027

Notes

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REPORT PRINTED ON... 10/24/2022 8:37:23 AM

© Riverside County GIS

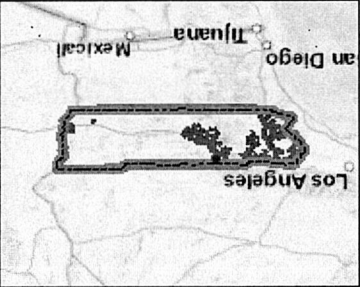


0 188 376 Feet



Legend

- Parcel APNs
- Parcels
- Blue-line Streams
- City Areas



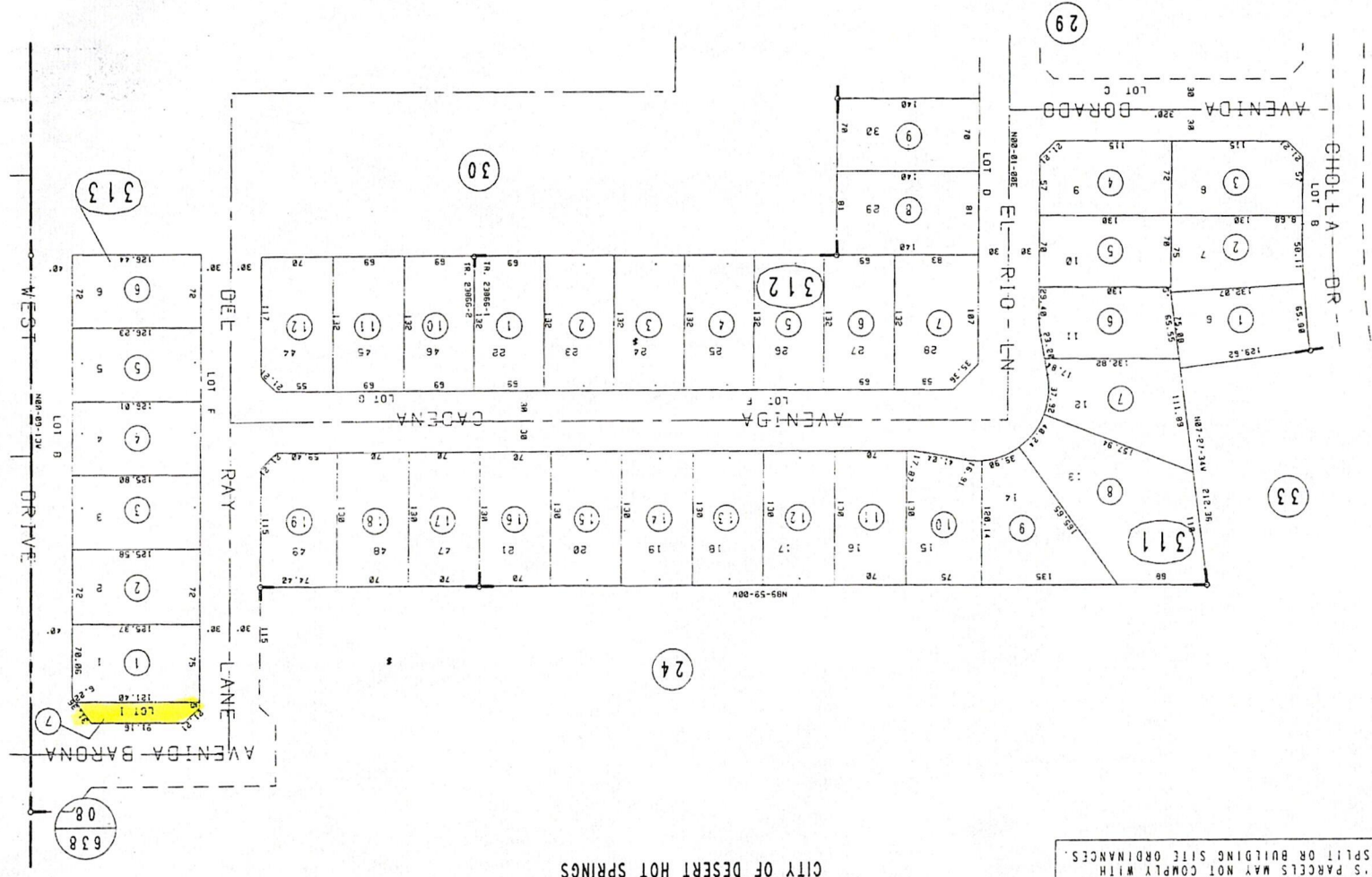


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POR.S 24 T.2S.,R.4E  
CITY OF DESERT HOT SPRINGS

T. R. A. 014-064

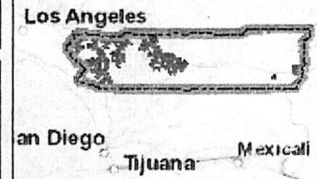
661-31



ASSESSOR'S MAP BK. 661 PG. 31  
Riverside County, Calif.

MB 241/65-67 TRACT MAP NO. 23866-1  
MB 242/6-7 TRACT MAP NO. 23866-2  
REV. MAR. 1994  
DEC. 1992

661313007



### Legend

- ☐ Parcel APNs
- ☐ Parcels
- ☐ Blueline Streams
- ☐ City Areas

## City of Desert Hot Springs

661-  
341-  
037

661-  
341-  
038

661-  
341-  
039

661-  
341-  
040

638-  
084-  
021-  
638-  
084-  
022-

661-  
343-  
014

661-  
313-  
007

661-  
313-  
001



0 47 94 Feet

**\*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.

REPORT PRINTED ON... 10/24/2022 8:48:39 AM

© Riverside County GIS

### Notes



**EXHIBIT "C"**

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

REQUESTED BY AND MAIL TO:

MATTHEW JENNINGS  
TREASURER-TAX COLLECTOR  
TAX SALE OPERATIONS UNIT  
4080 LEMON ST., 4<sup>TH</sup> FL. MAIL STOP 1110  
RIVERSIDE, CALIFORNIA 92501

**2021-0493920**

08/18/2021 10:15 AM Fee: \$ 0.00

Page 1 of 2

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



					R	A	Exam: 309		
Page	DA	PCOR	Misc	Long	RFD	1st Pg	Adtl Pg	Cert	CC
SIZE	NCOR	SMF	NCHG	T:					

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

Which pursuant to law, property was declared to be tax-defaulted on June 30, 2016 for the nonpayment of delinquent taxes in the amount of \$103.03 for the Fiscal Year 2015-2016, Default Number 2016-661292014

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

Assessor's Parcel Number: ~~661292014~~ *Redeemed*

SEE PAGE 2 ENTITLED LEGAL DESCRIPTION

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

State of California  
RIVERSIDE County

Executed on  
July 1, 2021

By

*Matthew Jennings*  
Matthew Jennings, Tax Collector

On 7/27/2021, before me, Peter Aldana, Assessor-County Clerk-Recorder, personally appeared Matthew Jennings, 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:

*Alpt*  
Deputy

Seal



LEGAL DESCRIPTION

LOT H IN TRACT 23866-1, AS SHOWN BY MAP ON FILE IN BOOK 241, PAGE 65 TO 67 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

TREASURER-TAX COLLECTOR  
STOP 1110

DOC # 2000-309333

05/05/2000 05:00A Fee:NC

Page 1 of 1

Recorded in Official Records

County of Riverside

Gary L. Orso

Assessor, County Clerk & Recorder



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A	R	L				COPY	LONG	REFUND	NCHG
									EXAM

01233 THE DESERT SUN

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

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 1994-1995 . Default Number

JUNE 30, 1995

\$99.08

1995-661302027-0000

M  
TV

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:  
**DESERT RANCH DEL ORO**

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

661302027-9

Assessor's Parcel Number

IN THE CITY OF DESERT HOT SPRINGS

LOT J IN TRACT 23866-2, AS SHOWN BY MAP ON FILE IN BOOK 242, PAGE 6 OF MAPS, RECORDS OF  
RIVERSIDE COUNTY.

State of California

Executed on

RIVERSIDE County JULY 1, 2000

By

G. McDonnell  
Tax Collector

On JULY 1, 2000, before me, GARY L. ORSO, personally appeared PAUL MCDONNELL, personally known to  
me or 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 on the instrument the person(s), or the entity upon behalf of which  
the person acted, executed the instrument.

WITNESS my hand and official seal.

GARY L. ORSO

Assessor/County Clerk-Recorder

Linda Rojas

Deputy



§§3691, 3691.1, 3691.2 R&T Code

TDL 7-01 (1-98)

RECORDED

8900

RECORDED BY SECURITY UNION TITLE  
INSURANCE COMPANY  
MICROGRAPHICS DIVISION

RIVERSIDE



TREASURER-TAX COLLECTOR  
STOP 1110


DON KENT  
TAX COLLECTOR  
4080 LEMON ST - 4TH FLOOR  
RIVERSIDE, CALIFORNIA 92501

**2017-0334305**

08/14/2017 11:31 AM Fee: \$ 0.00

Page 1 of 2

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

Page	1					CC
SIZE	NCOR	SMF	NCHG	T:		

00869 DESERT SUN

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

420

Which, pursuant to law was declared to be Tax-Defaulted on JUNE 30, 2012 for the nonpayment of delinquent taxes in the amount of \$77.66 for the fiscal year 2011-2012, Default Number 2012-661313007-0000.

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: DESERT RANCHO DEL ORO and is situated in said county, State of California, described as follows:

Assessor's Parcel Number 661313007-5

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.

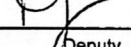
State of California Executed on  
RIVERSIDE County JULY 1, 2017

By   
Tax Collector

On 07/18/2017, before me, Peter Aldana, Assessor, Clerk-Recorder, personally appeared Don Kent, Treasurer and Tax Collector for Riverside County, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.

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

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

By:  Deputy Seal

§§3691, 3691.1, 3691.2 R&T Code



TDL 7-01 (1-98)

LEGAL DESCRIPTION

IN THE CITY OF DESERT HOT SPRINGS

LOT I IN TRACT 23866-2, AS SHOWN BY MAP ON FILE IN BOOK 242, PAGES 6 & 7 OF MAPS, RECORDS OF RIVERSIDE COUNTY.



**EXHIBIT "D"**

**RESOLUTION NUMBER 2022-040**

**MISSION STATEMENT**

**RESOLUTION NO. 2022-040**

**A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF DESERT HOT SPRINGS, CALIFORNIA, 1) OBJECTING TO PUBLIC SALE OF THE PROPERTIES LISTED IN THIS RESOLUTION AND 2) OFFERING TO PURCHASE THE PROPERTIES LISTED IN THIS RESOLUTION VIA A CHAPTER 8 AGREEMENT TO PURCHASE TAX-DEFAULTED PROPERTY**

**WHEREAS**, the City of Desert Hot Springs ("City") is a charter city; and

**WHEREAS**, on August 16, 2022, the City received a letter from the County of Riverside Treasurer- Tax Collector stating that certain properties within the Rancho del Oro development are up for tax sale; and

**WHEREAS**, a copy of the letter is attached hereto as Exhibit A ("Letter"); and

**WHEREAS**, those properties are as follows:

<b>PIN</b>	<b>Purchase Price</b>
661292014	<del>\$2,896.10</del> <b>REDEEMED</b>
661302027	\$8,155.85
661313007	\$3,040.02
661321037	REDEEMED
<b>Total</b>	<b>\$14,091.97</b>

("Subject Properties"); and

**WHEREAS**, the City can and desires to purchase the Subject Properties via a Chapter 8 Agreement to purchase tax-defaulted properties for the minimum purchase prices, as in the previous recital; and

**WHEREAS**, in accordance with the Letter, the City desires to object to the public sale of the Subject Properties; and

**WHEREAS**, further in accordance with the Letter, the City desires to offer to purchase the Subject Properties, which offer includes the purchase price of each parcel, their legal descriptions, APN's and the specific public purpose for each parcel; and

**WHEREAS**, further in accordance with the Letter, the City desires that the costs of giving notice shall be paid by the City of Desert Hot Springs, a municipal corporation; and

**WHEREAS**, the City Council deems that this Resolution is in the best interest of the City's public health, safety and welfare.



NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF DESERT HOT SPRINGS DOES HEREBY RESOLVE AS FOLLOWS:

**Section 1.** Recitals.

That the Recitals set forth above are true and correct and are hereby incorporated herein by this reference.

**Section 2.** The City Council resolves that following.

- a. That on August 16, 2022, the City received a letter from the County of Riverside Treasurer- Tax Collector stating that certain properties within the Rancho del Oro development are up for tax sale. Those properties are as follows:

PIN	Purchase Price
661292014	<del>\$2,896.10</del> REDEEMED
661302027	\$8,155.85
661313007	\$3,040.02
661321037	REDEEMED
Total	\$14,091.97

- b. That the City desires to purchase the Subject Properties via a Chapter 8 Agreement to purchase tax-defaulted properties for the minimum purchase prices as in this Resolution.
- c. That the City desires to object to the public sale of the Subject Properties.
- d. That the City offers to purchase the Subject Properties as follows:

APN	Legal Description	Public Purpose	Price
661209014	LOT H IN TRACT 23866-1, AS SHOWN BY MAP ON FILE IN BOOK 241, PAGE 65 TO 67 OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.	For parkway landscaping and beautification	<del>\$2,896.10</del> Redeemed
661302027	LOT J IN TRACT 23866-2, AS SHOWN BY MAP ON FILE IN BOOK 242, PAGE 6 OF MAPS, RECORDS OF RIVERSIDE COUNTY.	For parkway landscaping and beautification	\$8,155.85
661313007	LOT I IN TRACT 23866-2, AS SHOWN BY MAP ON FILE IN	For parkway landscaping and	\$3,040.02

	BOOK 242, PAGES 6 & 7 OF MAPS, RECORDS OF RIVERSIDE COUNTY.	beautification	
661321037	LOT H OF TRACT MAP NO. 23866-3 IN THE CITY OF DESERT HOT SPRINGS, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 245, PAGES 92 AND 93, INCLUSIVE OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.	For parkway landscaping and beautification	Redeemed
			TOTAL = \$14,091.97

- e. That the City shall pay for the costs of giving notice.
- f. That the City Manager is hereby designated and directed to negotiate and execute any and all documents to consummate the purchase of the Subject Properties.

**Section 3. Certification.**

That the Clerk shall certify to the passage and adoption of this resolution, enter the same in the book of original resolutions of the City and make a minute of passage and adoption thereof in the records of the proceedings of the City Council in the minutes of the meeting at which the same is passed and adopted.

**Section 4. Severability.**

That if any provision, section, paragraph, sentence, or word of this Resolution be rendered or declared invalid by any final court action in a court of competent jurisdiction or by reason of any preemptive legislation, the remaining provisions, sections, paragraphs, sentences, or words of this Resolution as hereby adopted shall remain in full force and effect.

**Section 5. Repeal of Conflicting Provisions.**

That all the provisions heretofore adopted by the City Council that are in conflict with the provisions of this Resolution are hereby repealed.



**Section 6. Effective Date.**

That this Resolution shall take effect upon its adoption.

**PASSED AND ADOPTED** by the City Council of the City of Desert Hot Springs at a special meeting held on the 23rd day of August 2022 by the following votes:

~~661-209-014~~ <sup>Redacted</sup>; 661-302-027; and 661-313- 007:

**AYES:** 4 – Gardner; Nuñez; Pye; and Mayor Matas.

**NAYS:** None.

**ABSENT:** 1 – Betts.

**RECUSED:** None.

**APNs: 661-321-037:**


**AYES:** 3 – Gardner; Pye; and Mayor Matas.

**NAYS:** None.

**ABSENT:** 1 – Betts.

**RECUSED:** 1 – Nuñez.

**ATTEST:**



Jerryl Soriano, City Clerk

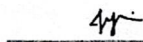
**APPROVED:**



Scott Matas (Aug 24, 2022 17:51 PDT)

Scott Matas, Mayor

**APPROVED AS TO FORM:**



Jennifer Mizrahi (Aug 24, 2022 12:50 PDT)

Jennifer A. Mizrahi, City Attorney










# Exhibit 2 - Resolution- Purchase Lots for Rancho Del Oro

Final Audit Report

2022-08-25

Created:	2022-08-24
By:	City Clerk (cityclerk@cityofdhs.org)
Status:	Signed
Transaction ID:	CBJCHBCAABAAy5jEuVeVdJ8TC71cPogonK6SeWz20HpM

## "Exhibit 2 - Resolution- Purchase Lots for Rancho Del Oro" History

-  Document created by City Clerk (cityclerk@cityofdhs.org)  
2022-08-24 - 6:34:28 PM GMT- IP address: 47.176.24.242
-  Document emailed to smatas@cityofdhs.org for signature  
2022-08-24 - 6:36:35 PM GMT
-  Document emailed to Jennifer Mizrahi (jennifer.mizrahi@streamkim.com) for signature  
2022-08-24 - 6:36:35 PM GMT
-  Document emailed to jsoriano@cityofdhs.org for signature  
2022-08-24 - 6:36:35 PM GMT
-  Email viewed by Jennifer Mizrahi (jennifer.mizrahi@streamkim.com)  
2022-08-24 - 7:49:59 PM GMT- IP address: 47.176.24.242
-  Document e-signed by Jennifer Mizrahi (jennifer.mizrahi@streamkim.com)  
Signature Date: 2022-08-24 - 7:50:12 PM GMT - Time Source: server- IP address: 47.176.24.242
-  Email viewed by smatas@cityofdhs.org  
2022-08-25 - 0:50:44 AM GMT- IP address: 47.158.118.14
-  Signer smatas@cityofdhs.org entered name at signing as Scott Matas  
2022-08-25 - 0:51:16 AM GMT- IP address: 47.158.118.14
-  Document e-signed by Scott Matas (smatas@cityofdhs.org)  
Signature Date: 2022-08-25 - 0:51:18 AM GMT - Time Source: server- IP address: 47.158.118.14
-  Email viewed by jsoriano@cityofdhs.org  
2022-08-25 - 5:48:24 AM GMT- IP address: 104.28.85.115



Adobe Acrobat Sign

Signer jsoriano@cityofdhs.org entered name at signing as Jerryl Soriano

2022-08-25 - 3:30:56 PM GMT - IP address: 47.176.24.242

Document e-signed by Jerryl Soriano (jsoriano@cityofdhs.org)

Signature Date: 2022-08-25 - 3:30:57 PM GMT - Time Source: server- IP address: 47.176.24.242

Agreement completed.

2022-08-25 - 3:30:57 PM GMT



11999 Palm Drive • Desert Hot Springs • CA • 92240  
(760) 329-6411 • [www.cityofdhs.org](http://www.cityofdhs.org)

August 23, 2022

County of Riverside Treasurer – Tax Collector Office

Attn: Matthew Jennings

4080 Lemon Street, 4<sup>th</sup> Floor

P.O. Box 15005

Riverside, CA 92502

**RE: Tax Defaulted Properties**

Dear Mr. Jennings:

In addition to the Resolution, the State now requires a separate Mission Statement to be submitted as part of the Agreement.

*The City of Desert Hot Springs is committed to becoming a world class health and wellness destination based upon its famous miracle waters, unique desert ecosystem, spectacular mountain views, and natural environment.*

Please accept this official letterhead with the City of Desert Hot Springs Mission Statement as part of the Agreement to purchase parcel lots; ~~661292014~~, 661302027, 661313007, ~~661321037~~.

If you have any questions or concerns, please feel free to contact me directly.

*Redeemed*

*Redeemed*

Sincerely,

Nicholas Haecker

Public Works Director – City of Desert Hot Springs



**AGREEMENT TO PURCHASE TAX-DEFAULTED PROPERTY**

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**AGREEMENT 4494  
CITY OF DESERT HOT SPRINGS,  
A MUNICIPAL CORPORATION,  
AS A TAXING AGENCY**