

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



ITEM: 19.8
(ID # 14785)

MEETING DATE:
Tuesday, January 24, 2023

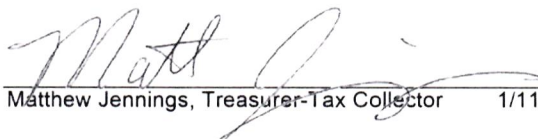
FROM : TREASURER-TAX COLLECTOR:

SUBJECT: TREASURER-TAX COLLECTOR: Public Hearing on the Recommendation for Distribution of Excess Proceeds for Tax Sale No. 207, Item 766. Last assessed to: Johnny D. Ortiz, a married man as his sole and separate property. District 4. [\$73,254 - Fund 65595 Excess Proceeds from Tax Sale]

RECOMMENDED MOTION: That the Board of Supervisors:

1. Approve the claim from Sunnyside Estates Homeowners Association for payment of excess proceeds resulting from the Tax Collector's public auction tax sale associated with parcel 616144009-5;
2. Approve the claim from Global Discoveries, Ltd., Assignee for Johnny D. Ortiz, last assessee for payment of excess proceeds resulting from the Tax Collector's public auction tax sale associated with parcel 616144009-5;
3. Authorize and direct the Auditor-Controller to issue a warrant to Sunnyside Estates Homeowners Association in the amount of \$28,038.00 and to Global Discoveries, Ltd., Assignee for Johnny D. Ortiz in the amount of \$45,216.60, no sooner than ninety days from the date of this order, unless an appeal has been filed in Superior Court, pursuant to the California Revenue and Taxation Code Section 4675.

ACTION:Policy


Matthew Jennings, Treasurer-Tax Collector 1/11/2023

MINUTES OF THE BOARD OF SUPERVISORS

On motion of Supervisor Perez, 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 Gutierrez
Nays: None
Absent: None
Date: January 24, 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	\$73,254	\$ 0	\$73,254	\$ 0
NET COUNTY COST	\$ 0	\$ 0	\$ 0	\$ 0
SOURCE OF FUNDS: Fund 65595 Excess Proceeds from Tax Sale.			Budget Adjustment:	N/A
			For Fiscal Year:	22/23

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 24, 2016 public auction tax sale. The deed conveying title to the purchasers at the auction was recorded July 14, 2016. Further, as required by Section 4676 of the California Revenue and Taxation Code, notice of the right to claim excess proceeds was given on August 10, 2016, 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 Report's, Assessor's and Recorder's records, as well as other, various research methods used to obtain current mailing addresses for these parties of interest.

The Treasurer-Tax Collector has received two claims for excess proceeds:

1. Claim from Sunnyside Estates Homeowners Association based on an Abstract of Judgment recorded May 8, 2015 as Instrument No. 2015-0192297.
2. Claim from Global Discoveries, Ltd., Assignee for Johnny D. Ortiz based on an Assignment of Right to Collect Excess Proceeds notarized June 26, 2017, an Interspousal Transfer Grant Deed recorded September 27, 2007 as Instrument No. 2007-0605287, and a Grant Deed recorded September 27, 2007 as Instrument No. 2007-0605288.

Pursuant to Section 4675 of the California Revenue and Taxation Code, it is the recommendation of this office that Sunnyside Estates Homeowners Association be awarded excess proceeds in the amount of \$28,038.00 and Global Discoveries, Ltd., Assignee for Johnny D. Ortiz be awarded excess proceeds in the amount of \$45,216.60. Supporting documentation has been provided. The Treasurer-Tax Collector requests approval of the above recommended motion. Notice of this recommendation was sent to the claimants by certified mail.

Impact on Residents and Businesses

Excess proceeds will be released to a lienholder and the last assessee of the property.

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

ATTACHMENTS (if any, in this order):

ATTACHMENT A. Claim HOA

ATTACHMENT B. Claim Global


Stephanie Perez, Principal Management Analyst 1/16/2023


Kristine Bell-Valdez, Supervising Deputy County Counsel 10/26/2022

EP:201-1166

PETERS & FREEDMAN, L.L.P.
ATTORNEYS AT LAW

DAVID M. PETERS
JAMES R. McCORMICK JR., CCAL
STEPHEN M. KIRKLAND
CHRISTINA M. BAINE DeJARDIN

191 CALLE MAGDALENA, SUITE 220
ENCINITAS, CALIFORNIA 92024

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mail@HOALAW.com

Tel: (760) 436-3441
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KYLE E. LAKIN
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LAURIE F. MASOTTO
JEFFREY D. PAAPE
KEENAN A. PARKER
LAURIE S. POOLE, CCAL
ZACHARY R. SMITH
JOHN P. STARRS

PALM DESERT OFFICE

43100 COOK STREET, STE. 202
PALM DESERT, CA 92211
Tel: (760) 773-4463
Fax: (760) 773-0919

ORANGE COUNTY OFFICE

16 JOURNEY, BLDG. A, STE. 200
ALISO VIEJO, CA 92656
Tel: (949) 390-2977
Fax: (949) 335-9044

SIMON J. FREEDMAN (RET)

August 17, 2016

Transmitted via Certified 1st Class Mail Return Receipt Requested:

Don Kent, Treasurer-Tax Collector
Post Office Box 12005
Riverside, CA 92502-2205
Attention: Excess Proceeds

Re: Sunnyside Estates Homeowners Association/Excess Proceeds
Property Address: 47800 Madison St., No. 210, Indio, CA 92201
Our File No.: 1477.3/Ortiz
Assessment No.: 616144009-5

RECEIVED
2016 JUL 22 AM 11:33
RIVERSIDE COUNTY
TREASURER-TAX COLLECTOR

Please be advised, the law firm of Peters & Freedman, L.L.P. represents the Sunnyside Estates Homeowners Association ("Association") in the above-referenced matter. We are submitting this claim for excess proceeds from the sale of the above referenced tax-defaulted property.

Peters & Freedman, L.L.P. attorney for the Sunnyside Estates Homeowners Association makes a demand against the above-referenced property for the following amounts. These charges are comprised of a Judgment (secured to the Property by an Abstract of Judgment), interest on the Judgment, and a Memorandum of Costs after Judgment.

Judgment: \$24,483.00
Interest as of 8/19/2016: \$3,548.37 (interest will continue to accrue at \$6.7077/day)
Memorandum of Costs: \$590.20

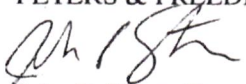
TOTAL DUE \$28,621.57 as of 8/19/2016

Make check payable to "Peters and Freedman, L.L.P." and place "1477.3/Ortiz" in the memo field of your check.

Send check to: Peters and Freedman, L.L.P. Attn: John P. Starrs
191 Calle Magdalena, Suite 220
Encinitas, CA 92024

Very Truly Yours,

PETERS & FREEDMAN, L.L.P.


John P. Starrs, Esq.

Transmitted via Certified First-Class Mail to:

County of Riverside, Treasurer-Tax Collector
Attn: Excess Proceeds Claims
4080 Lemon Street, 4th Floor
Riverside, CA 92502

Re: Excess Proceeds Claim - APNs: 616144009-5, TC 207 Items 766, Date of Sale: 5/24/2016
Sunnyside Estates Homeowners Association v. Ortiz
Owners: Johnny D. Ortiz
Account No.: 210
Property Address: 47800 Madison Street No. 210, Indio, CA 92201

To Whom It My Concern:

Per your request, we are providing information related to the excess proceeds claim referenced above. Please be advised that Delphi Law Group, LLP now represents the Sunnyside Estates Homeowners Association ("Association") and that Peters & Freedman, L.L.P. is no longer the Association's legal counsel. The original excess proceeds claim was remitted by Peters & Freedman, L.L.P. on behalf of the Association.

Due to the confusion between the Association's legal counsel, the Association is directly submitting the claim for excess proceeds in relation to the sale of the above referenced tax-defaulted property. The amount of the excess proceed claim being submitted is comprised of a Judgment which is secured to the Subject Property by an Abstract, interest on the Judgment and a Memorandum of Costs after judgment. Below is breakdown of the amount being demanded:

Original Judgment (obtained on 3/9/2015):	\$24,483.00
Interest through foreclosure date of 5/24/2016:	\$2,964.80
Memorandum of Costs after Judgment:	\$590.20

TOTAL EXCESS PROCEEDS CLAIM: \$28,038.00 through May 24, 2016

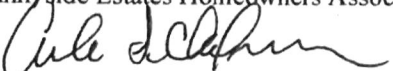
We have enclosed a signed, notarized Authorized Agent form with the information required stating that Amanda Hoffman is the Association's authorized representative and is the current President of the Board of Directors for the Association. Also enclosed is a copy of the official meeting minutes from the Board of Directors meeting, reflecting that Amanda Hoffman is the appointed President.

Please make the check payable to Sunnyside Estates Homeowners Association and mail the payment directly to the Association at the following address:

Sunnyside Estates Homeowners Association
c/o CAFS
PO Box 2805
Palm Springs, CA 92263

Please contact Delphi Law Group, LLP with any questions you may have or any additional information you may need in relation to this claim so they can assist with resolution.

Thank you,
Sunnyside Estates Homeowners Association


Amanda Hoffman, President and authorized agent of Sunnyside Estates HOA
Date: 8/23/2021

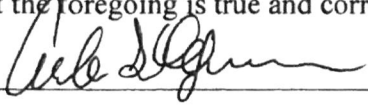
AFFIDAVIT OF CLAIM FOR SURPLUS FUNDS

State of California)
County of Riverside)

The undersigned, Amanda Hoffman, declares:

- The undersigned is the authorized representative for the Sunnyside Estates Homeowners Association (“Association”). The Association recorded an Abstract of Judgment on May 8, 2015 as Instrument No. 2015-0192297 of the Official Records of Riverside County, State of California. The Association filed a Memorandum of Costs with the Superior Court of California, Riverside on June 16, 2015.
- As of today’s date, the undersigned has not been paid in full the amount of its claim under the said Judgment and Memorandum of Costs.
- Claim is hereby made in the total amount of **\$28,038.00**. which includes the principal judgment amount, interest accrued through May 24, 2016 (the foreclosure date) and the costs listed in the Memorandum of Costs.

I am authorized to execute this affidavit and am over the age of eighteen years old. I declare under penalty of perjury that the foregoing is true and correct.

Signature: 

Date: 8/23/2021

See notary acknowledgment attached

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

On August 23 2021 before me, Kanu N Patel, Notary Public
(insert name and title of the officer)

personally appeared Amanda L Hoffman,
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.

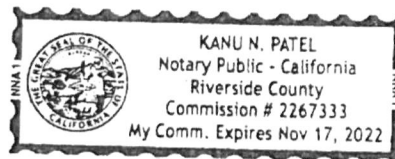
I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing
paragraph is true and correct.

WITNESS my hand and official seal.

Signature

K. N. Patel

(Seal)



Clear Form

Sunnyside Estates Homeowners Association

Board of Directors Open Meeting

Association Clubhouse

September 23, 2019 @ 4:30 pm

An open meeting of the Board of Directors of Sunnyside Homeowners Association was held on September 23, 2019 at the association clubhouse. A quorum was present and business was conducted.

BOARD MEMBERS PRESENT:

Anita Parks	President (absent)
Amanda Hoffman	Vice President
Damien Ruiz	Secretary (absent)
Clarissa Machado	Treasurer
Josue Gonzalez	Board Member

OTHERS PRESENT:

Marlisa, Assistant Manager

CALL TO ORDER: Vice President, Amanda Hoffman, called the Executive meeting to order at 4:31 pm.

New Business:

Board Reorganization: The Board members discussed to reorganize the Board positions. Upon motion by Josue Gonzalez, seconded by Clarissa Machado, with all in favor, Anita Parks was removed as President and became a Director, Amanda Hoffman became the President and Josue Gonzalez became the Vice President.

Homeowner Forum: The homeowners discussed the posting of the meeting should be on the whiteboards.

ADJOURNMENT: The meeting adjourned at 4:41 pm


Secretary


Date

EJ-001

DOC # 2015-0192297
05/08/2015 09:45A Fee:28.00
Page 1 of 2
Recorded in Official Records
County of Riverside
Peter Aldana
Assessor, County Clerk & Recorder



ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, address, and State Bar number):

After recording, return to: 219710

Mickey Jew
Peters & Freedman, L.L.P.
191 Calle Magdalena, Suite 220
Encinitas, CA 92024

TEL NO.: (760) 436-3441 FAX NO. (optional): (760) 436-3442

E-MAIL ADDRESS (Optional): mjew@hoalaw.com

ATTORNEY FOR JUDGMENT CREDITOR ASSIGNEE OF RECORD

SUPERIOR COURT OF CALIFORNIA, COUNTY OF Riverside

STREET ADDRESS: 3255 E. Taquitz Canyon Way

MAILING ADDRESS: 3255 E. Taquitz Canyon Way

CITY AND ZIP CODE: Palm Springs, CA 92262

BRANCH NAME: Palm Springs

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FOR RECORDER'S USE ONLY

PLAINTIFF: Sunnyside Estates Homeowners Association

DEFENDANT: Johnny D. Ortiz

CASE NUMBER:
PSC 1403970

C

ABSTRACT OF JUDGMENT - CIVIL
AND SMALL CLAIMS

Amended

FOR COURT USE ONLY

2950

1. The judgment creditor assignee of record applies for an abstract of judgment and represents the following:

a. Judgment debtor's

Name and last known address

Johnny D. Ortiz, an Individual
81351 Avenue 46 Space 122
Indio, CA 92201

b. Driver's license no. [last 4 digits] and state:

Unknown

c. Social security no. [last 4 digits]:

Unknown

d. Summons or notice of entry of sister-state judgment was personally served or mailed to (name and address):

Johnny D. Ortiz
81351 Avenue 46, Space 122, Indio, CA 92201

2. Information on additional judgment debtors is shown on page 2.

4. Information on additional judgment creditors is shown on page 2.

3. Judgment creditor (name and address):

Sunnyside Estates Homeowners Association a California non profit mutual benefit corp., c/o Peters & Freedman LLP, 191 Calle Magdalena #220, Encinitas, CA 92024

5. Original abstract recorded in this county:

a. Date:

b. Instrument No.:

Date: April 7, 2015

Mickey Jew, Esq.

(TYPE OR PRINT NAME)

(SIGNATURE OF APPLICANT OR ATTORNEY)

6. Total amount of judgment as entered or last renewed:

\$ 24,483.00

10. An execution lien attachment lien is endorsed on the judgment as follows:

7. All judgment creditors and debtors are listed on this abstract.

a. Amount: \$

8. a. Judgment entered on (date): March 9, 2015

b. In favor of (name and address):

b. Renewal entered on (date):

9. This judgment is an installment judgment.

11. A stay of enforcement has

a. not been ordered by the court.

b. been ordered by the court effective until (date):

12. a. I certify that this is a true and correct abstract of the judgment entered in this action.

b. A certified copy of the judgment is attached.

Clerk, by B. Miller, Deputy

[SEAL]



This abstract issued on (date):

APR 29 2015

PLAINTIFF: Sunnyside Estates Homeowners Association

COURT CASE NO:

PSC 1403970

DEFENDANT: Johnny D. Ortiz

NAMES AND ADDRESSES OF ADDITIONAL JUDGMENT CREDITORS:

13. Judgment creditor (name and address):

14. Judgment creditor (name and address):

15. Continued on Attachment 15.

INFORMATION ON ADDITIONAL JUDGMENT DEBTORS:

16. Name and last known address

17. Name and last known address

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Driver's license no. [last 4 digits] and state:

Driver's license no. [last 4 digits] and state:

Unknown

Unknown

Social security no. [last 4 digits]:

Unknown

Social security no. [last 4 digits]:

Unknown

Summons was personally served at or mailed to (address):

Summons was personally served at or mailed to (address):

18. Name and last known address

19. Name and last known address

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Driver's license no. [last 4 digits] and state:

Driver's license no. [last 4 digits] and state:

Unknown

Unknown

Social security no. [last 4 digits]:

Unknown

Social security no. [last 4 digits]:

Unknown

Summons was personally served at or mailed to (address):

Summons was personally served at or mailed to (address):

20. Continued on Attachment 20.



2015-0132237
95/08/2915 09:45h
2 of 2

ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, State, number, and address): Mickey Jew 219710 Peters & Freedman, L.L.P. 191 Calle Magdalena, Suite 220 Encinitas, CA 92024 TELEPHONE NO.: (760) 436-3441 FAX NO.: (760) 436-3442	FOR COURT USE ONLY FILED SUPERIOR COURT OF CALIFORNIA COUNTY OF RIVERSIDE JUN 16 2015 M. Youngberg
ATTORNEY FOR (Name): Sunnyside Estates Homeowners Assn.	
NAME OF COURT: Superior Court of California STREET ADDRESS: 3255 E. Taquitz Canyon Way MAILING ADDRESS: 3255 E. Taquitz Canyon Way CITY AND ZIP CODE: Palm Springs, CA 92262 BRANCH NAME: Palm Springs	
PLAINTIFF: Sunnyside Estates Homeowners Association DEFENDANT: Johnny D. Ortiz	
MEMORANDUM OF COSTS AFTER JUDGMENT, ACKNOWLEDGMENT OF CREDIT, AND DECLARATION OF ACCRUED INTEREST	
CASE NUMBER: PSC 1403970	

1. I claim the following costs after judgment incurred within the last two years (indicate if there are multiple items in any category):

	Dates Incurred	Amount
a Preparing and issuing abstract of judgment	4/8/15	\$ 125.00
b Recording and indexing abstract of judgment	5/6/15	\$ 145.40
c Filing notice of judgment lien on personal property		\$
d Issuing writ of execution, to extent not satisfied by Code Civ. Proc., § 685.050 (specify county):		\$
e Levying officers fees, to extent not satisfied by Code Civ. Proc., § 685.050 or wage garnishment		\$
f Approved fee on application for order for appearance of judgment debtor, or other approved costs under Code Civ. Proc., § 708.110 et seq.	4/8/15	\$ 60.00
g Attorney fees, if allowed by Code Civ. Proc., § 685.040		\$
h Other: Process service at 3 locations (Statute authorizing cost): CCP 685.070(a)(6)		\$ 259.80
i Total of claimed costs for current memorandum of costs (add items a-h)		\$ 590.20

2. All previously allowed postjudgment costs: \$ _____

3. Total of all postjudgment costs (add items 1 and 2): TOTAL \$ 590.20

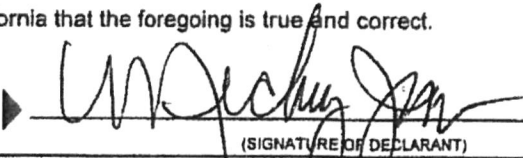
4. Acknowledgment of Credit. I acknowledge total credit to date (including returns on levy process and direct payments) in the amount of: \$ 0.00

5. Declaration of Accrued Interest. Interest on the judgment accruing at the legal rate from the date of entry on balances due after partial satisfactions and other credits in the amount of: \$ 543.32

6. I am the judgment creditor agent for the judgment creditor attorney for the judgment creditor.
 I have knowledge of the facts concerning the costs claimed above. To the best of my knowledge and belief, the costs claimed are correct, reasonable, and necessary, and have not been satisfied.

I declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct.
 Date: May 29, 2015

Mickey Jew
 (TYPE OR PRINT NAME)


 (SIGNATURE OF DECLARANT)

NOTICE TO THE JUDGMENT DEBTOR

If this memorandum of costs is filed at the same time as an application for a writ of execution, any statutory costs, not exceeding \$100 in aggregate and not already allowed by the court, may be included in the writ of execution. The fees sought under this memorandum may be disallowed by the court upon a motion to tax filed by the debtor, notwithstanding the fees having been included in the writ of execution. (Code Civ. Proc., § 685.070(e).) A motion to tax costs claimed in this memorandum must be filed within 10 days after service of the memorandum. (Code Civ. Proc., § 685.070(c).)

(Proof of service on reverse)

MEMORANDUM OF COSTS AFTER JUDGMENT, ACKNOWLEDGMENT OF CREDIT, AND DECLARATION OF ACCRUED INTEREST

1477.3

RECEIVED



GLOBAL DISCOVERIES, LTD
2017 JUL 11 AM 11:04

Ph: 209-593-3900 or 800-370-0372 | Fx: 209-549-9299 | Info@gd-ltd.com

1307th Street, Suite A | Modesto, CA 95354

CLAIM SUMMARY

Date: June 21, 2017
 To: Riverside County Treasurer and Tax Collector
 Assessors Parcel Number: 616144009-5
 Last Assessee: ORTIZ JOHNNY D
 Sale Date: 5/19/2016
 TC: TC207
 Item Number: 766
 Deadline: 7/14/2017

Dear Treasurer/Tax Collector:

1. Claimant(s): Global Discoveries, Ltd.

The following proof of claim(s) for excess proceeds and documents are attached:

1. Interspousal Transfer Grant Deed granting interest to Johnny D. Ortiz, a married man, as his sole and separate property, as Document Number: 2007-0605287, Recorded on 9/27/2007 in Riverside County, CA
2. Grant Deed granting interest to Johnny D. Ortiz, a married man as his sole and separate property, as Document Number: 2007-0605288, Recorded on 9/27/2007, in Riverside County, CA
3. Supporting Documentation showing Johnny D. Ortiz previously reporting to the 46146 MESA VERDE TRAIL INDIO, CA 92201 address; which is one and the same address that Riverside County recognizes as the tax mailing address, and to the 47800 MADISON ST #210 INDIO, CA 92201 address; which is one and the same address that is listed on the above referenced Grant Deed.
4. Affidavit
5. Assignment of Rights To Collect Excess Proceeds signed by Johnny D Ortiz
6. Claim form(s) signed by Global Discoveries
7. Photo ID for Assignor: Johnny D Ortiz

Upon approval, claimant(s) request that the Treasurer and Tax Collector issue its warrant(s) as follows:

- One warrant in the amount of \$73,254.60 or 100% of the claimant's share of the excess proceeds made payable to Global Discoveries Ltd. and mailed to P.O. Box 1748, Modesto, CA 95353-1748.

Please address questions regarding the attached claim(s) to Jed Byerly, Managing Member, at (209) 593-3913, or e-mail to jed@gd-ltd.com.

The Client(s) and the staff of Global Discoveries, Ltd., thank you in advance for your timely review and approval of the attached claim(s).

Certified Tracking Number: 7016-0750-0000-3393-0952



ASSIGNMENT OF RIGHT TO COLLECT EXCESS PROCEEDS

To expedite processing of this claim, we would strongly suggest you use this form. For this form to be valid it must be completed in its entirety and documentation establishing the assignor as a "party of interest" must be provided at the time this document is filed with the Treasurer-Tax Collector. PLEASE SEE REVERSE SIDE OF THIS DOCUMENT FOR FURTHER INSTRUCTIONS.

As a party of interest (defined in Section 4675 of the California Revenue and Taxation Code), I, the undersigned, do hereby assign to Global Discoveries Ltd. my right to apply for and collect the excess proceeds which you are holding and to which I am entitled from the sale of assessment number 616144009-5 Tax Sale Number TC207, Item 766 sold at public auction on 5/19/2016. I understand that the total of excess proceeds available for refund is \$ 73,254.60+/-, and that I AM GIVING UP MY RIGHT TO FILE A CLAIM FOR THEM. FOR VAUABLE CONSIDERATION RECEIVED I HAVE SOLD THIS RIGHT OF COLLECTION (assignment) TO THE ASSIGNEE. I certify under penalty of perjury that I have disclosed to the assignee all facts of which I am aware relating to the value of this right I am assigning.

(Signature of Party of Interest/Assignor)
Tax ID/SS#

5/17/17
(Date)

Johnny D Ortiz (Name Printed)
82077 Sunset Court (Address)
Indio, CA, 92201-6840 (City/State/Zip)
760-282-5861 (Area Code/Telephone Number)

CERTIFICATE OF ACKNOWLEDGEMENT OF NOTARY PUBLIC

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.

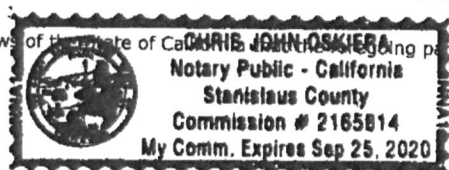
State of CA
County of RIVERSIDE

On 5/14/17 before me, Chris John Oskie, personally appeared

Johnny Delfino Ortiz, 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.
Signature of Notary Public



I, the undersigned, certify under penalty of perjury that I have disclosed to the party of interest (assignor), pursuant to Section 4675 of the California Revenue and Taxation Code, all facts of which I am aware relating to the value of the right he is assigning, that I have disclosed to him the full amount of excess proceeds available, and that I HAVE ADVISED HIM OF HIS RIGHT TO FILE A CLAIM ON HIS OWN WITHOUT ASSIGNING THAT RIGHT.

(Signature of Assignee)

Jed Byerly, Managing Member (Name Printed)
Global Discoveries Ltd. (Address)
P.O. Box 1748 (Address)
Modesto, CA 95353-1748 (City/State/Zip)
Phone: (209) 593-3913

Tax ID/SS#

CERTIFICATE OF ACKNOWLEDGEMENT OF NOTARY PUBLIC

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.

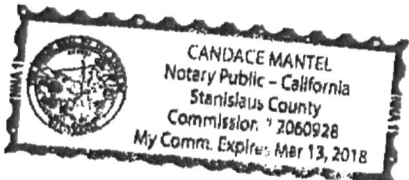
State of California
County of Stanislaus

On 6/26/17 before me, Candace Mantel, Notary Public, personally appeared Jed Byerly

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.
Signature of Notary Public
117-174 (3/85) (Ret-Ferm)



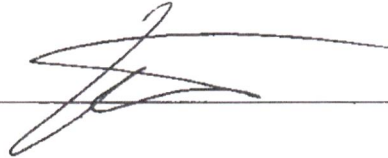
AFFIDAVIT

I, Johnny D Ortiz, do hereby declare:

1. I am over the age of 18 and a resident of Indio, CA. The facts set forth herein are true of my own personal knowledge. If called to testify as a witness in a judicial proceeding, I could, and would, testify truthfully and competently thereto.
2. I, Johnny D. Ortiz am one and the same person who is noted on Grant Deed as Document Number: 2007-0605288, Recorded on 09/27/2007 in Riverside County, CA.
3. I, Johnny D. Ortiz am one and the same person who is noted on Interspousal Transfer Grant Deed as Document Number: 2007-0605287, Recorded on 09/27/2007 in Riverside County, CA.
4. I, Johnny D. Ortiz am one and the same person as Johnny Delgado Ortiz and Johnny Ortiz.
5. I assigned the excess proceeds to Global Discoveries, Ltd., for Riverside County Assessors Parcel Number 616-144-009-5.

I declare under penalty of perjury that the foregoing is true and correct. Executed this 4 day of May, 2017, in Indio, CA.

x _____
Johnny D Ortiz



JURAT

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.

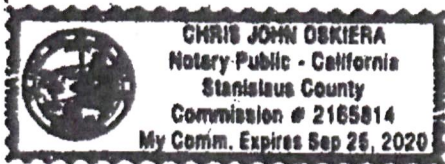
State of CA

County of RIVERSIDE

Subscribed and sworn to (or affirmed) before me on this

4 day of MAY, 20 17, by
Date Month Year
JOHNNY DELGADO ORTIZ
Name of Signer

proved to me on the basis of satisfactory evidence to be the person(s) who appeared before me.



Signature _____
Signature of Notary Public

(Place Notary Seal Above)

GD Number: 30294-205192

CLAIM FOR EXCESS PROCEEDS FROM THE SALE OF TAX DEFAULTED PROPERTY

To: Riverside County Treasurer and Tax Collector

Assessor's Parcel No: 616144009-5
Tax Sale Number: TC207
Item Number: 766
Date of Sale: 5/19/2016

The undersigned claimant, Global Discoveries, Ltd., claims \$73,254.60+/- or 100% of the claimant's share of the actual amount of excess proceeds from the sale of the property referenced above.

Global Discoveries, Ltd., claims its status as a party of interest pursuant to Section 4675 of the California Revenue and Taxation Code based upon the attached documentation:

Please refer to Claim Summary and attached Documents

I declare under penalty of perjury under the laws of the State of California that the foregoing is true and correct.

Executed this 21ST day of June, 2017 at Modesto, California.

By: [Signature]
Jed Byerly, Managing Member
Global Discoveries Ltd. Tax ID #
P.O. Box 1748
Modesto, CA 95353-1748

CERTIFICATE OF ACKNOWLEDGEMENT OF NOTARY PUBLIC

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

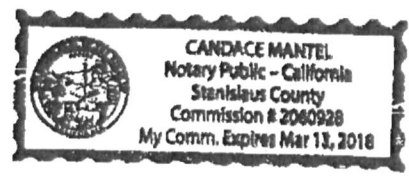
County of Stanislaus

On 6/23/16 before me, Candace Mantel, Notary Public, personally appeared
(Date) (here insert name and title of the officer)

Jed Byerly, 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.
[Signature] (seal)
Signature of Notary Public



DOC # 2007-0605287
09/27/2007 08:00A Fee:28.00

Page 1 of 4

Recorded in Official Records
County of Riverside
Larry W. Ward

Assessor, County Clerk & Recorder



Please Complete This Information
Recording Requested By:

Gateway Title

And When Recorded Mail To:

Johnny D. Ortiz
47800 Madison St
#210

Inclio CA
92201

S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
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TRA: 007

DTT: ~~6~~ no consideration Interspousal Transfer
A.P.N. 616-144-009-5 Grant Deed

28

T
025

Title of Document

THIS AREA FOR
RECORDER'S
USE ONLY

THIS PAGE ADDED TO PROVIDE ADEQUATE SPACE FOR RECORDING INFORMATION
(\$3.00 Additional Recording Fee Applies)

**RECORDING REQUESTED BY
GATEWAY TITLE COMPANY**

RECORDING REQUESTED BY

AND WHEN RECORDED MAIL TO:
Johnny D. Ortiz
47800 Madison Street#210
Indio, CA 92201

S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
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A.P.N.: 616-144-009-3 TRA #: 007

INTERSPOUSAL TRANSFER GRANT DEED
(Excluded from reassessment under California Constitution Art 13 A 1. et seq.)

DOCUMENTARY TRANSFER TAX 9.10% NO CONSIDERATION

This is an interspousal transfer and not a change in ownership under §63 of the Revenue and Taxation code and Grantor(s) has(have) checked the applicable exclusion from reassessment:

- From Joint Tenancy to Community Property
- From One Spouse to Both Spouses
- From One Spouse to the Other Spouse
- From Both Spouses to the Other Spouse
- Other:

T
025

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, GRANTOR Miranda Cox spouse of the grantee herein

hereby GRANT(S) to Johnny D. Ortiz, a married man, as his sole and separate property the following described property in the City of Indio, County of Riverside State of California;

See Exhibit "A" attached hereto and made a part hereof.

Commonly known as: 47800 Madison Street#210, Indio, CA 92201

Miranda Cox
Miranda Cox

Document Date: September 19, 2007

STATE OF CALIFORNIA
COUNTY OF RIVERSIDE

On 20th SEPTEMBER 2007 before me, GREGORY HUGH MOREY Notary Public personally appeared MIRANDA A. COX

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 individual and/or fiduciary 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.

WITNESS my hand and official seal.

Signature *[Handwritten Signature]*

This area for official notarial seal.

Mail Tax Statements to SAME AS ABOVE or Address Noted Below

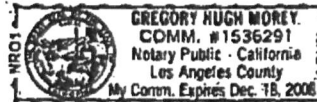


EXHIBIT "A"

All that certain real property situated in the County of Riverside, State of California, described as follows:

PARCEL A:

LOT 210 OF TRACT NO. 16041, IN THE CITY OF INDIO, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS SHOWN BY MAP ON FILE IN BOOK 115 PAGES 18 THROUGH 23, INCLUSIVE, OF MAPS, RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

EXCEPTING THEREFROM, ALL MINERALS, OIL, GAS, PETROLEUM, OTHER HYDROCARBON SUBSTANCES AND ALL UNDERGROUND WATER IN OR UNDER OR WHICH MAY BE PRODUCED FROM SAID LAND WHICH UNDERLIES A PLANE PARALLEL TO AND 550 FEET BELOW THE PRESENT SURFACE OF SAID LAND FOR THE PURPOSE OF PROSPECTING FOR, THE EXPLORATION, DEVELOPMENT, PRODUCTION, EXTRACTION AND TAKING OF SAID MINERALS, OIL, GAS, PETROLEUM, OTHER HYDROCARBON SUBSTANCES AND WATER FROM SAID LAND MEANS OF MINES, WELLS, DERRICKS, OR OTHER EQUIPMENT FROM SURFACE LOCATIONS ON ADJOINING OR NEIGHBORING LAND OR LYING OUTSIDE OF THE ABOVE- DESCRIBED LAND, IT BEING UNDERSTOOD THAT THE OWNER OF SUCH MINERALS, OIL, GAS, PETROLEUM, OTHER HYDROCARBON SUBSTANCES AND WATER, AS SET FORTH ABOVE, SHALL HAVE NO RIGHT TO ENTER UPON THE SURFACE OF THE ABOVE-DESCRIBED LAND NOR TO USE ANY OF THE SAID LAND OR ANY PORTION THEREOF ABOVE SAID PLANE PARALLEL TO AND 550 FEET BELOW THE PRESENT SURFACE OF THE SAID LAND FOR ANY PURPOSE WHATSOEVER AS RESERVED BY UNIVERAL CONTRACTORS, INC., IN DEED RECORDED APRIL 8, 1985 AS INSTRUMENT NO. 71953 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

PARCEL B:

NON-EXCLUSIVE EASEMENTS FOR ACCESS, INGRESS, EGRESS, MAINTENANCE, REPAIR, DRAINAGE, ENCROACHMENT, SUPPORT AND FOR OTHER PURPOSES, ALL AS DESCRIBED IN THE AMENDED AND RESTATED DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS AND RESERVATION OF EASEMENTS FOR SUNNYSIDE ESTATES ("DECLARATION"), RECORDED AUGUST 2, 1983 AS INSTRUMENT NO. 155767 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, AS AMENDED BY INSTRUMENT RECORDED SEPTEMBER 11, 1984 AS INSTRUMENT NO. 197837 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

Assessor's Parcel Number: 616-144-009-5

CERTIFICATION

Under the provisions of Government Code 27361.7 I certify under the penalty of perjury that the following is a true copy of illegible wording found in the attached document.

(Print or Type the page number(s) and Wording below):


~~" See Attached Document For Clarity "~~

evidence)
/their authorized
executed the

DATE :

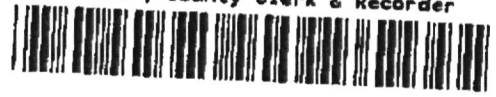
9, 26, 07

SIGNATURE :



DOC # 2007-0605288
 09/27/2007 08:00A Fee:22.00
 Page 1 of 3

Recorded in Official Records
 County of Riverside
 Larry W. Ward
 Assessor, County Clerk & Recorder



Please Complete This Information
 Recording Requested By:

Gateway Title

And When Recorded Mail To:

Johnny D. Ortiz
 47808 madison
 St. #210

Indio CA
 92201

S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
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M	A	L	465	428	RCOR	NCOR	SMF	NCHG	EXAM
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TRA: 007
 DTT: ~~0~~ NO consideration
 A.P.N. 616-144-009-5

Grant Deed

22
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 025

Title of Document

THIS AREA FOR
 RECORDER'S
 USE ONLY

THIS PAGE ADDED TO PROVIDE ADEQUATE SPACE FOR RECORDING INFORMATION
 (\$3.00 Additional Recording Fee Applies)

**RECORDING REQUESTED BY
GATEWAY TITLE COMPANY**

RECORDING REQUESTED BY
AND WHEN RECORDED MAIL TO:
Johnny D. Ortiz
47800 Madison Street #210
Indio, CA 92201

S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY
M	A	L	465	428	PCOR	NCOR	SMF	NCHG	EXAM
						T:	CTY	UNI	

A.P.N.: 616-144-009-5 TRA #: 00

GRANT DEED

THE UNDERSIGNED GRANTOR(S) DECLARE(S) THAT DOCUMENTARY TRANSFER TAX IS: COUNTY LA *no consideration*
 computed on full value of property conveyed, or
 computed on full value less value of liens or encumbrances remaining at time of sale,
 unincorporated area: [] City of Indio, and

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,
Johnny D. Ortiz, a single man

hereby GRANT(s) to Johnny D. Ortiz, a Married Man as his Sole and Separate Property

the following described property in the City of Indio, County of Riverside State of California;

See Exhibit "A" attached hereto and made a part hereof.

Commonly known as: 47800 Madison Street #210, Indio, CA 92201

[Signature]
Johnny D. Ortiz

Document Date: September 19, 2007

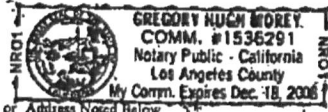
STATE OF CALIFORNIA
COUNTY OF RIVERSIDE
On 19th day of September, 2007, before me

GREGORY HUGH MOREY NOTARY PUBLIC
JOHNNY D. ORTIZ

personally appeared Johnny D. Ortiz
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(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.
Signature: *[Signature]*

This area for official notarial seal.



1536291
exp. 12-18-08

Mail Tax Statements to: SAME AS ABOVE or Address Noted Below

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PARCEL B:

NON-EXCLUSIVE EASEMENTS FOR ACCESS, INGRESS, EGRESS, MAINTENANCE, REPAIR, DRAINAGE, ENCROACHMENT, SUPPORT AND FOR OTHER PURPOSES, ALL AS DESCRIBED IN THE AMENDED AND RESTATED DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS AND RESERVATION OF EASEMENTS FOR SUNNYSIDE ESTATES ("DECLARATION"), RECORDED AUGUST 2, 1983 AS INSTRUMENT NO. 155767 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA, AS AMENDED BY INSTRUMENT RECORDED SEPTEMBER 11, 1984 AS INSTRUMENT NO. 197837 OF OFFICIAL RECORDS OF RIVERSIDE COUNTY, CALIFORNIA.

Assessor's Parcel Number: 616-144-009-5