

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



ITEM: 19.12
(ID # 19780)

MEETING DATE:

FROM : TREASURER-TAX COLLECTOR:

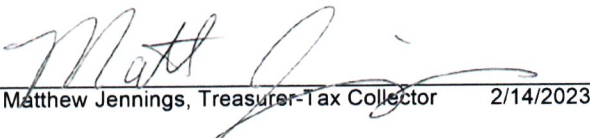
Tuesday, February 28, 2023

SUBJECT: TREASURER-TAX COLLECTOR: Public Hearing on the Recommendation for Distribution of Excess Proceeds for Tax Sale No. 217, Item 4868. Last assessed to: Pamela M. Dahl, A Single Woman. District 3. [\$463,257-Fund 65595 Excess Proceeds from Tax Sale]

RECOMMENDED MOTION: That the Board of Supervisors:

1. Approve the claim from the Community Facilities District No. 98-3 of Murrieta Valley Unified School District, for payment of excess proceeds resulting from the Tax Collector's public auction sale associated with parcel 906431007;
2. Approve the claim from Pam Dahl AKA Pamela M. Dahl, last assessee for payment of excess proceeds resulting from the Tax Collector's public auction sale associated with parcel 906431007;
3. Authorize and direct the Auditor-Controller to issue a warrant to the Community Facilities District No. 98-3 of Murrieta Valley Unified School District in the amount of \$48,713.45 and to Pam Dahl AKA Pamela M. Dahl in the amount of \$414,544.40, 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.

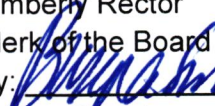
ACTION:Policy


Matthew Jennings, Treasurer-Tax Collector 2/14/2023

MINUTES OF THE BOARD OF SUPERVISORS

On motion of Supervisor Gutierrez, 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: February 28, 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	\$463,257	\$ 0	\$463,257	\$ 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 18, 2021 public auction sale. The deed conveying title to the purchasers at the auction was recorded July 28, 2021. 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 4, 2021 to parties of interest as defined in Section 4675 of said code. Parties of interest have been determined by an examination of Parties of Interest Reports, Assessor's and Recorder's records, as well as other, various research methods used to obtain current mailing addresses for these parties of interest.

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

1. Claim from the Community Facilities District No. 98-3 of Murrieta Valley Unified School District based on an Abstract of Judgment recorded September 16, 2015 as Instrument No. 2015-0412875.
2. Claim from Pam Dahl AKA Pamela M. Dahl based on a Grant Deed recorded January 18, 2001 as Instrument No. 2001-020986.

Pursuant to Section 4675 of the California Revenue and Taxation Code, it is the recommendation of this office that the Community Facilities District No. 98-3 of Murrieta Valley Unified School District be awarded excess proceeds in the amount of \$48,713.45 and Pam Dahl AKA Pamela M. Dahl be awarded excess proceeds in the amount of \$414,544.40. Supporting documentation has been provided. The 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 Murrieta

ATTACHMENT A. Claim Dahl


Stephanie Perez, Principal Management Analyst 2/16/2023


Kristine Bell-Valdez, Supervising Deputy County Counsel 1/6/2023

CLAIM FOR EXCESS PROCEEDS FROM THE SALE OF TAX-DEFAULTED PROPERTY

To: Matthew Jennings, Treasurer-Tax Collector
Re: Claim for Excess Proceeds
TC 217 ITEM 4868 Parcel Identification Number: 906431007
Assessee DAHL, PAMELA M
Situs: 41968 TRINITY RIVER WAY MURRIETA CA 92562
Date Sold: May 18, 2021
Date Deed to Purchaser Recorded: July 28, 2021
Final Date to Submit Claim: July 28, 2022

RECEIVED
2022 JUL 28 AM 3:11
RIVERSIDE COUNTY
TREAS - TAX COLLECTOR

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of Attachment A from the sale of the above mentioned real property. I/We were the lienholder(s), property owner(s) [check in one box] at the time of the sale of the property as is evidenced by Riverside County Recorder's Document No. 467003 recorded on Oct. 29, 1998. A copy of this document is attached hereto. I/We are the rightful claimants by virtue of the attached assignment of interest. I/We have listed below and attached hereto each item of documentation supporting the claim submitted.

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

Notice of Special Tax Lien for Murrieta Valley Unified School District C.F.D.
No. 98-3, recorded on October 29, 1998 as No. 467003 (Ex. 1)
Judgment of Superior Court of California, County of Riverside in the matter
of Community Facilities District No. 98-3 of Murrieta Valley School District v. Dahl
(Ex. 2)

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

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

Executed this 28 day of July, 2022 at Riverside County, California
County, State

Darren Daniel
Signature of Claimant

Signature of Claimant

Darren K. Daniel
Print Name

Print Name

41870 McAlby Ct.
Street Address

Street Address

Murrieta, CA, 92562
City, State, Zip

City, State, Zip

951-696-1600
Phone Number

Phone Number

ddaniel@murrieta.k12.ca.us
Email Address

Email Address

EJ-001

2015-0412875

09/16/2015 01:53 PM Fee: \$ 0.00

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:
Kelley A. Owens, SBN 260161
Eagen Friedman & Fulfrost LLP
1525 Faraday Avenue, Suite 300, Carlsbad, CA 92008
TEL NO.: (760) 304-6000 FAX NO. (optional): (760) 304-6011
E-MAIL ADDRESS (Optional): kowens@f3law.com
 ATTORNEY FOR JUDGMENT CREDITOR ASSIGNEE OF RECORD

SUPERIOR COURT OF CALIFORNIA, COUNTY OF Riverside
STREET ADDRESS: 30755-D Auld Road
MAILING ADDRESS: 30755-D Auld Road
CITY AND ZIP CODE: Murrieta, CA 92563
BRANCH NAME: Murrieta Southwest Justice Center

3					R	A	Exam: 466
Page	DA	PCOR	Misc	Long	RFD	1st Pg	Adtl Pg
2	1						
SIZE	NCOR	SME	NCHG	T:			

PLAINTIFF: Community Facilities District No. 98-3 of Murrieta Valley Unified School District
DEFENDANT: Pamela M. Dahl

CASE NUMBER:

TEC 1302433

ABSTRACT OF JUDGMENT—CIVIL AND SMALL CLAIMS

Amended

FOR COURT USE ONLY

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

Pamela M. Dahl
41968 Trinity River Way
Murrieta, CA 92562

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):

Pamela M. Dahl
41968 Trinity River Way, Murrieta, CA 92562

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):
Community Facilities District No. 98-3 of Murrieta Valley Unified School District
41870 McAlby Court, Murrieta, CA 92562

5. Original abstract recorded in this county:

Date: August 3, 2015

Kelley A. Owens
(TYPE OR PRINT NAME)

(SIGNATURE OF APPLICANT OR ATTORNEY)

6. Total amount of judgment as entered or last renewed: \$ 31,090.05

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): June 24, 2014

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.



This abstract issued on (date):
AUG 03 2015

Clerk, by

V Arnold

, Deputy

Form Approved for Use
Judicial Council of California
EJ-001 (Rev. July 1, 2014)

ABSTRACT OF JUDGMENT—CIVIL AND SMALL CLAIMS

Page 1 of 2
Code of Civil Procedure, §§ 458, 480,
674, 700, 190

PLAINTIFF: Community Facilities District No. 98-3 of Murrieta Valley Unified School District DEFENDANT: Pamela M. Dahl	COURT CASE NO.: TEC 1302433
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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

[]

[]

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

Social security no. [last 4 digits]: Unknown

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

17. Name and last known address

[]

[]

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

Social security no. [last 4 digits]: Unknown

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

18. Name and last known address

[]

[]

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

Social security no. [last 4 digits]: Unknown

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

19. Name and last known address

[]

[]

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

Social security no. [last 4 digits]: Unknown

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

20. Continued on Attachment 20.

RECEIVED

2022 AUG 25 AM 8:31

RIVERSIDE COUNTY
TREAS-TAX COLLECTOR

Updated Statement of Monies Owed

To: Matthew Jennings, Treasurer-Tax Collector

Re: Updated Statement of Monies Owed
TC 217 / ITEM 4868 / Parcel Identification Number: 906431007

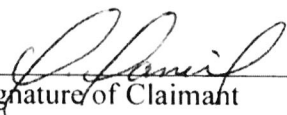
Situs Address: 41968 Trinity River Way, Murrieta, CA 92562

Date Sold: May 18, 2021

Recorded On: July 28, 2021

I/we, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of **fifty-two thousand five hundred ninety-three dollars and 91/100 (\$52,593.91)** from the sale of the above-mentioned real property. This Updated Statement of Monies Owed is intended to supplement the Claim for Excess Proceeds From the Sale of Tax-Defaulted Property form and supporting documents which was executed on August 8, 2022.

Executed 22 day of August, 2022 at Riverside County, California
County, State


Signature of Claimant

Darren Daniel
Print Name

Deputy Superintendent
Title

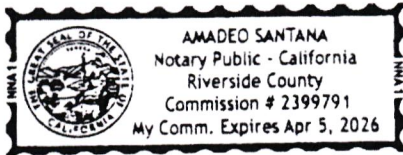
CALIFORNIA ACKNOWLEDGMENT

CIVIL CODE § 1189

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 22, 2022 before me, Amadeo Santana, Notary Public
Date Here Insert Name and Title of the Officer
personally appeared Daniel Darren Kyle
Name(s) of Signer(s)

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.

Place Notary Seal and/or Stamp Above

Signature [Signature]
Signature of Notary Public

OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: _____
Document Date: _____ Number of Pages: _____
Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____ Signer's Name: _____
 Corporate Officer – Title(s): _____ Corporate Officer – Title(s): _____
 Partner – Limited General Partner – Limited General
 Individual Attorney in Fact Individual Attorney in Fact
 Trustee Guardian or Conservator Trustee Guardian or Conservator
 Other: _____ Other: _____
Signer is Representing: _____ Signer is Representing: _____

ATTACHMENT "A"

The amount of the claim is \$31,090.05, *plus* post-judgment interest pursuant to Code of Civil Procedure § 685.010.

EXHIBIT 1

Notice of Special Tax Lien for Murrieta Valley Unfiled School District Community Facilities District No. 98-3, recorded on October 29, 1998 as No. 467003

(Attached)

Accrued Interest for Judgment on 906431007 (217-4868)

Date of Sale: 05/18/2021

Original Loan Amount = **\$31,090.05**

% Rate 10 per annum (10% per year) = **\$3,109.01**

Interest per day = **\$8.52**

Amount owing as of	09/16/2015				\$31,090.05
Interest from	09/16/2015	to	09/16/2016	\$3,109.01	\$34,199.06
Interest from	09/16/2016	to	09/16/2017	\$3,109.01	\$37,308.07
Interest from	09/16/2017	to	09/16/2018	\$3,109.01	\$40,417.08
Interest from	09/16/2018	to	09/16/2019	\$3,109.01	\$43,526.09
Interest from	09/16/2019	to	09/16/2020	\$3,109.01	\$46,635.10
Interest from	09/16/2020	to	05/18/2021	\$2,078.35	\$48,713.45
			Grand Total		\$48,713.45

CLAIM FOR EXCESS PROCEEDS FROM THE SALE OF TAX-DEFAULTED PROPERTY

RECEIVED

To: Matthew Jennings, Treasurer-Tax Collector

Re: Claim for Excess Proceeds

2022 JUL 25 PM 12:58

TC 217 ITEM 4868 Parcel Identification Number: 906431007

RIVERSIDE COUNTY
TREAS-TAX COLLECTOR

Assessee: DAHL, PAMELA M

Situs: 41968 TRINITY RIVER WAY MURRIETA CA 92562

Date Sold: May 18, 2021

Date Deed to Purchaser Recorded: July 28, 2021

Final Date to Submit Claim: July 28, 2022

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$ 464K plus from the sale of the above mentioned real property. I/We were the lienholder(s), property owner(s) [check in one box] at the time of the sale of the property as is evidenced by Riverside County Recorder's Document No. _____; recorded on _____. A copy of this document is attached hereto. I/We are the rightful claimants by virtue of the attached assignment of interest. I/We have listed below and attached hereto each item of documentation supporting the claim submitted.

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

The tax paper is all I have
everything was left in my home
when you claimed it

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

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

Executed this _____ day of _____, _____ County, State _____

Pam Dahl
Signature of Claimant

Signature of Claimant

Pam Dahl
Print Name

Print Name

27622 Jefferson Ave #129
Street Address

Street Address

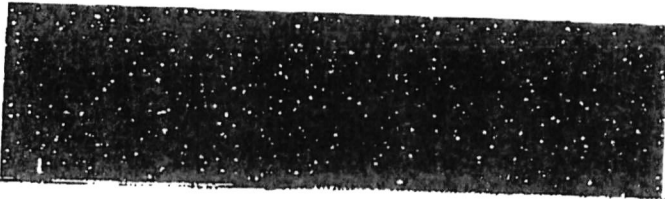
Temecula, CA 92590
City, State, Zip

City, State, Zip

909-970-1414
Phone Number

Phone Number

657-354-5169



RECORDING REQUESTED BY
Benefit Land Title
AND WHEN RECORDED MAIL TO:

Pamela M. Dahl
41948 Trinity River Way, Murrieta, CA 92562

✓ DOC # 2001-020888
01/18/2001 08:58A Fee: \$3.00
Page 1 of 2 Doc Tax Paid
Recorded in Official Records
County of Riverside
Copy L. Oree
Assessor, County Clerk & Recorder



M	S	U	PAGE	AGE	CA	PCRA	NCCRA	AMP	MBO
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SPACE ABOVE THIS LINE IS FOR RECORDER'S USE.

A.P.N.: 906-431-007-0 / 024091

Order No.: 5093281.94

Escrow No.: 00020303 DGR

GRANT DEED

THE UNDERSIGNED GRANTOR(S) DECLARE(S) THAT DOCUMENTARY TRANSFER TAX IS \$ 249.70 & CITY \$ NONE
 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 Murrieta AND

T
BF

FOR A VALUABLE CONSIDERATION receipt of which is hereby acknowledged,
Centex Homes, A Nevada General Partnership

hereby GRANT(S) to Pamela M. Dahl, A Single Woman

the following described real property in the County of Riverside, State of California:

Lot 39, Tract No. 28933-3

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF AS EXHIBIT "A"

Centex Homes, A Nevada General Partnership,
By: Centex Real Estate Corporation,
A Nevada Corporation its Managing Partner

Rene C. Millar
By: Rene C. Millar, Asst. Secy.

Document Date: August 30, 2000

STATE OF CALIFORNIA)
COUNTY OF Riverside)
On 09/14/00 before me, Kimberly J. Moring, Notary Public
personally appeared Rene C. Millar

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 Kimberly J. Moring



MAIL TAX STATEMENTS TO: SAME AS ABOVE or Address Listed Below

Name _____ Street Address _____ City & State _____

868 Vers Form 00

Public Record



EXHIBIT "A"

LOT 39 OF TRACT 28333-3, IN THE CITY OF MURRIETA, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 274, PAGES 99 THROUGH 104 INCLUSIVE OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

EXCEPT THEREFROM ALL OIL, GAS, MINERALS AND OTHER HYDROCARBON SUBSTANCES LYING BELOW A DEPTH OF 500 FEET WITHOUT ANY RIGHT TO ENTER UPON THE SURFACE OR THE SUBSURFACE OF SAID LAND ABOVE A DEPTH OF 500 FEET, AS PROVIDED IN INSTRUMENTS OF RECORD.



2861-020986
01/10/2001 08 504
2 of 2

Affidavit of One and the Same Name

I, Pam Dahl, do swear or affirm, under penalty of perjury that I am one

and the same person as Pamela M. Dahl.

Pamela M. Dahl
Printed Name

Pamela M. Dahl
Signature

8-19-2022
Date

Unique Application ID: _____ PIN: 906431007

See following
notary certificate

RECEIVED
2022 AUG 23 AM 8:56
RIVERSIDE COUNTY
TREAS-TAX COLLECTOR

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.

Acknowledgment

State of California)

County of Riverside)

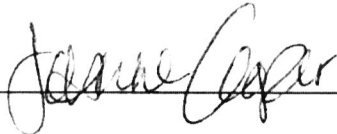
On 08/19/2020, before me, Joanne Cooper, Notary Public, personally appeared,
Pamela M Dahl

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)



Description of Attached Document -

Affidavit of One and the Same Name