

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



ITEM: 19.6
(ID # 14655)

MEETING DATE:
Tuesday, November 07, 2023

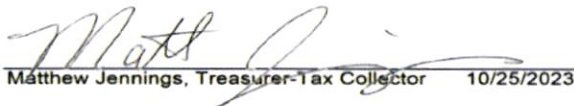
FROM : TREASURER-TAX COLLECTOR:

SUBJECT: TREASURER-TAX COLLECTOR: Public Hearing on the Recommendation for Distribution of Excess Proceeds for Tax Sale No. 212, Item 836. Last assessed to: Willie James Holland, Sr., a married man as his sole and separate property. District 4. [\$0]

RECOMMENDED MOTION: That the Board of Supervisors:

1. Deny the claim from Olson Law Firm, Assignee for Willie James Holland, Sr., last assessee for payment of excess proceeds resulting from the Tax Collector's public auction tax sale associated with parcel 666040009-9;
2. Authorize and direct the Treasurer-Tax Collector to transfer the unclaimed excess proceeds in the amount of \$23,676.24 to the County General Fund pursuant to Revenue and Taxation Code Section 4674.

ACTION: Policy


Matthew Jennings, Treasurer-Tax Collector 10/25/2023

MINUTES OF THE BOARD OF SUPERVISORS

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

Ayes: Jeffries, Spiegel, Washington and Perez
Nays: None
Absent: Gutierrez
Date: November 7, 2023
xc: Tax Collector

Kimberly A. 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:	23/24

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 1, 2018 public auction sale. The deed conveying title to the purchasers at the auction was recorded June 26, 2018. Further, as required by Section 4676 of the California Revenue and Taxation Code, notice of the right to claim excess proceeds was given on July 18, 2018, to parties of interest as defined in Section 4675 of said code. Parties of interest have been determined by an examination of Parties of Interest Reports, Assessor's and Recorder's records, as well as other, various research methods used to obtain current mailing addresses for these parties of interest.

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

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

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

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

of the one year following the recordation of the Tax Collector's Deed to the Purchaser, which was recorded on June 26, 2018.

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

6. Claim from Olson Law Firm, Assignee for Willie James Holland, Jr., based on an Assignment of Right to Collect Excess Proceeds notarized October 22, 2020 and a Grant Deed recorded November 22, 2010 as Instrument No. 2010-0562171.

Pursuant to Section 4675 of the California Revenue and Taxation Code, it is the recommendation of this office that Olson Law Firm, Assignee for Willie James Holland, Sr. be denied since the Assignment of Right to Collect Excess Proceeds was assigned after the last assessee, Willie James Holland, Sr. was deceased and the claimant failed to provide documentation to substantiate their claim. Since there are no other claimants, the unclaimed excess proceeds in the amount of \$23,676.24 will be transferred to the County General Fund. Supporting documentation has been provided. The Tax Collector requests approval of the above recommended motion. Notice of this recommendation was sent to the claimant by certified mail.

Impact on Residents and Businesses

Excess proceeds will be transferred to the County General Fund of the property.

ATTACHMENTS (if any, in this order):

ATTACHMENT A. Claim Olson


Cesar Bernal, PRINCIPAL MGMT ANALYST 10/27/2023


Aaron Gettis, Deputy County Counsel 9/26/2023

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

RECEIVED

To: Don Kent, Treasurer-Tax Collector

Re: Claim for Excess Proceeds

TC Item#: 836 Assessment No.: 666-040-009-9

Assessee: Willie James Holland, Sr.

Situs:

Date Sold: May 1, 2018

Date Deed to Purchaser Recorded: June 26, 2018

Final Date to Submit Claim: June 26, 2018

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$ _____ 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.

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 10th day of May, 2019 at Huntington Beach, CA
County, State

Shawn M. Olson
Signature of Claimant

Signature of Claimant

Shawn M. Olson
Print Name: Shawn Olson, dba Olson Law Firm

Print Name

Olson Law Firm, 7372 Prince Drive, Suite 104
Street Address:

Street Address

Huntington Beach, CA 92647
City, State, Zip

City, State, Zip

714-847-2500
Phone Number

Phone Number

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's claim 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 Willie James Holland, Sr. 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 666040009-9 sold at public auction on May 1, 2018. I understand that the total of excess proceeds available for refund is \$33,233 estimate and that I AM GIVING UP MY RIGHT TO FILE A CLAIM FOR THEM. FOR VALUABLE 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.

Willie James Holland Sr. (Signature of Party of Interest/Assignor)

Willie James Holland, Sr. (Name Printed)

599 W. Avenida Cerca (Address)

STATE OF CALIFORNIA)ss. COUNTY OF Riverside)

Palm Springs, CA 92262 (City/State/Zip)

818-836-7908 (Area Code/Telephone Number)

On Oct 13 2020 before me, Charlie Elmer Ervin Jr, personally appeared Willie James Holland Sr., 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 forgoing paragraph is true and correct.

WITNESS my hand and official seal.

(Signature of Notary)



(This area for official seal)

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.

Shawn M. Olson (Signature of Assignee)

Shawn M. Olson, Esq. (Name Printed)

Olson Law Firm, 7372 Prince Drive, Suite 104 (Address)

STATE OF CALIFORNIA)ss. COUNTY OF Riverside)

Huntington Beach, CA 92647 (City/State/Zip)

On Oct 13 2020 before me, the undersigned, a Notary Public in and for said State, personally appeared Willie James Holland Sr., 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.

WITNESS my hand and official seal.

(Signature of Notary)

(This area for official seal)



CALIFORNIA ALL-PURPOSE 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 Orange)

On 10-22-2020 before me, Asia Jade Young, Notary Public
Date Here Insert Name and Title of the Officer

personally appeared Shawn Olson
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.



Signature [Handwritten Signature]
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though this section is 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: Claim for Excess proceeds From the Sales of tax Defaulted property
Document Date: 10-22-2020 Number of Pages: 1
Signer(s) Other Than Named Above: -

RECORDING REQUESTED BY:
FIRST AMERICAN TITLE COMPANY

WHEN RECORDED, MAIL TO:

Willie JAMES HOLLAND, SR.
P.O. Box 1431
PALM SPRINGS CA 92263

DOC # 2010-0562171
11/22/2010 04:58P Fee:28.00
Page 1 of 2
Recorded in Official Records
County of Riverside
Larry W. Ward
Assessor, County Clerk & Recorder



APN: 666-040-009-9
TITLE ORDER NO.: 0625-3186042
ESCROW NO.: 5091-AL

S	R	U	PAGE	SIZE	DA	MISC	LONG	RFD	COPY	
1			2						5	
M	A	L	465	426	PCOR	NCOR	SMF	NCHG	EXAM	
								T:	CTY	UNI

33

C
806

GRANT DEED

The undersigned Grantor(s) declare that the DOCUMENTARY TRANSFER TAX IS:
County

- computed on the full value of the interest of property conveyed, or
- computed on the full value less the value of liens or encumbrances remaining thereon at the time of sale.
- OR transfer is EXEMPT from tax for the following reason: From Grantees Corporation to his individual name

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, PALM SPRINGS APOSTOLIC CHURCH, a California Non-Profit Religious Corporation

HEREBY GRANT(S) to WILLIE JAMES HOLLAND, SR., a Married Man as His Sole and Separate property

All that real property situated in the City of PALM SPRINGS, County of RIVERSIDE, State of CA, described as:

SEE COMPLETE LEGAL DESCRIPTION ATTACHED HERETO AND HEREOF MADE A PART.....

Commonly Known As: 4.70 ACRES, AP#666-040-009-9, PALM SPRINGS, CA 92263

Dated: April 8, 2009

STATE OF CALIFORNIA }
COUNTY OF RIVERSIDE }
On April 8, 2009 before me,

ANN LONNIE, NOTARY PUBLIC
(here insert name and title of the officer)

personally appeared TYRONE LESTER and WILLIE JAMES HOLLAND, SR.

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.

PALM SPRINGS APOSTOLIC CHURCH
a California Non-Profit Religious Corporation

Tyrone Lester
Tyrone Lester, Treasurer

Willie James Holland, Sr.
Willie James Holland, Sr. CEO



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 Ann Lonnie

(SEAL)

Order Number: 0625-3186042 (30)

LEGAL DESCRIPTION

Real property in the unincorporated area of the County of Riverside, State of California, described as follows:

THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 2, TOWNSHIP 3 SOUTH, RANGE 4 EAST, SAN BERNARDINO BASE AND MERIDIAN, AS SHOWN BY UNITED STATES GOVERNMENT SURVEY:

EXCEPTING THEREFROM A 7/5 TH INTEREST IN WATER WELL LOCATED ON THE ABOVE DESCRIBED PROPERTY.

APN: 666-040-009-9

First American Title



2010-0562171
11/22/2010 04:58P
2 of 2

MATTHEW JENNINGS
 County of Riverside Treasurer - Tax Collector



Giovane Pizano
 Assistant Treasurer

Melissa Johnson
 Assistant Tax Collector

JULY 31, 2023

Final Notice

SHAWN M. OLSON
 DBA OLSON LAW FIRM
 7372 PRINCE DRIVE, SUITE 104
 HUNTINGTON BEACH, CA 92647

Re: PIN: 666040009-9
 TC 212 Item 836
 Date of Sale: May 1, 2018
 Last Assessee: HOLLAND, WILLIE JAMES SR.

To Whom It May Concern:

This office is in receipt of your claim for excess proceeds from the above-mentioned tax sale.

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

- Copy of a trust/will
- Notarized Statement of different/misspelled
- Original Notarized Authorization for Agent to Collect Excess Proceeds
- Notarized Assignment of Right to Collect Excess Proceeds
- Certified Death Certificate
- Copy of Birth Certificates

- Copy of Marriage Certificate for
- Notarized Updated Statement of Monies Owed (as of date of tax sale)
- Articles of Incorporation (if applicable Statement by Domestic Stock)
- Court Order Appointing Administrator
- Deed (Quitclaim/Grant etc...)
- Other: Copy of Valid Driver's License for Willie James Holland, Sr.**

Please send in all **original** documents by **August 15, 2023** to: Riverside County Treasurer-Tax Collector, Attn: Excess Proceeds, P please contact me at the n

Sincerely,

Maricela Am

Accounting Technician I
 Tax Sale Operations/Exce
 Tel 951 955-3336/Fax 951

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY	
<ul style="list-style-type: none"> ■ Complete items 1, 2, and 3. ■ Print your name and address on the reverse so that we can return the card to you. ■ Attach this card to the back of the mailpiece, or on the front if space permits. 	A. Signature <input type="checkbox"/> X <input type="checkbox"/>	
1. Article Addressed to: Shawn M. Olson DBA Olson Law Firm 7372 Prince Dr., Suite 104 Huntington Beach, CA 92647	B. Received by (Printed Name)	C. Date
2. Article Number (Transfer from service label) 7019 2970 0002 1940 5710	D. Is delivery address different from item 1? <input type="checkbox"/> If YES, enter delivery address below: <input type="checkbox"/>	
3. Service Type <input type="checkbox"/> Adult Signature <input type="checkbox"/> Adult Signature Restricted Delivery <input type="checkbox"/> Certified Mail® <input type="checkbox"/> Certified Mail Restricted Delivery <input type="checkbox"/> Collect on Delivery <input type="checkbox"/> Collect on Delivery Restricted Delivery <input type="checkbox"/> Insured Mail <input type="checkbox"/> Insured Mail Restricted Delivery (over \$500)	<input type="checkbox"/> Priority Mail E <input type="checkbox"/> Registered M <input type="checkbox"/> Registered M Delivery <input type="checkbox"/> Signature Co <input type="checkbox"/> Signature Co Restricted D	



9590 9402 7411 2055 3826 97

Ambriz, Maricela

From: RCTTC Excess Proceeds
Sent: Monday, July 31, 2023 3:45 PM
To: shawn@shawnolsonlaw.com
Subject: RE: TC 212 836
Attachments: Claim From Olson Law Firm.pdf

Good afternoon,

RE: TC 212 Item 836
PIN: 666040009-9
Tax Sale Date: 5/1/2018
Last Assessee: HOLLAND, WILLIE JAMES SR.

****FINAL NOTICE****

To Whom It May Concern:

Our office has not received the requested documents to continue the review of your claim.

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

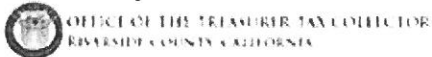
X Copy of Valid Driver's License for Willie James Holland, Sr.

Please send in all original documents by **August 15, 2023** to: Riverside County Treasurer-Tax Collector, Attn: Excess Proceeds, P.O. Box 12005, Riverside, CA 92502-2205.

Regards,

Maricela Ambriz

Accounting Technician I
Tax Sale Operations Unit



From: RCTTC Excess Proceeds <RCTTCExcessProceeds@rivco.org>
Sent: Monday, July 24, 2023 10:14 AM
To: Shawn M. Olson <shawn@shawnolsonlaw.com>
Subject: RE: TC 212 836

Good morning,

Thank you for your response. It appears the license you provided does not match the license originally provided (Date of Birth is different). Based on the claim packet provided 6/11/2019, you were representing Willie James Holland, Sr., please reference your claim packet attached. We believe Willie James Holland, Sr. is deceased and therefore, would

have been unable to assign his rights to collect Excess Proceeds to anyone. Our question to you is: were your intentions to represent Willie James Holland, Sr. or Willie James Holland, Jr.?

Regards,

Maricela Ambriz

Accounting Technician I
Tax Sale Operations Unit



OFFICE OF THE TREASURER TAX COLLECTOR
RIVERSIDE COUNTY, CALIFORNIA

From: Shawn M. Olson <shawn@shawnolsonlaw.com>
Sent: Thursday, July 20, 2023 5:44 PM
To: RCTTC Excess Proceeds <RCTTCExcessProceeds@rivco.org>
Cc: RCTTC Excess Proceeds <RCTTCExcessProceeds@rivco.org>
Subject: Re: TC 212 836

Hi Maricela,

Please see the attached driver's license for my client.

Thank You,

Shawn M. Olson, Esq.
OLSON LAW FIRM
7372 Prince Drive, Suite 104
Huntington Beach, CA 92647
Telephone: (714) 847-2500
Facsimile: (714) 847-2550
Shawnolsonlaw.com

***** PRIVILEGE COMMUNICATION *****

This email and any files transmitted with it are confidential, and contain privileged and/or confidential information intended solely for the use of the individual (or entity) to whom they are addressed. If the reader of this e-mail is not the intended recipient, you are hereby notified that reading, using, or disseminating this e-mail, or any attachment to it, is strictly prohibited. If you have received this e-mail in error, please immediately notify the sender by return e-mail or telephone at (714) 847-2500, and then delete the original and any copies of this e-mail, and any attachments to it, from your system. The recipient should check this email and any attachments for the presence of viruses. The Olson Law Firm assumes no liability for any damage caused by any virus transmitted by this email.

On 2023-07-12 09:05, Shawn M. Olson wrote:

I'll forward that; thank you.
