

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



ITEM: 19.23
(ID # 23070)

MEETING DATE:
Tuesday, February 27, 2024

FROM : TREASURER-TAX COLLECTOR:

SUBJECT: TREASURER-TAX COLLECTOR: Public Hearing on the Recommendation for Distribution of Excess Proceeds for Tax Sale No. 215, Item 1719. Last assessed to: Robert Charles Cohun, a Single man. District 4. [\$88,944-Fund 65595 Excess Proceeds from Tax Sale]

RECOMMENDED MOTION: That the Board of Supervisors:

1. Approve the claim from Robert Charles Cohun, last assessee for payment of excess proceeds resulting from the Tax Collector's public auction tax sale associated with parcel 636120020;
2. Authorize and direct the Auditor-Controller to issue a warrant to Robert Charles Cohun in the amount of \$88,944.73, 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.

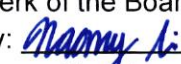
ACTION:Policy


Matthew Jennings, Treasurer-Tax Collector 2/13/2024

MINUTES OF THE BOARD OF SUPERVISORS

On motion of Supervisor Jeffries, 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: February 27, 2024
xc: Tax Collector

Kimberly A. Rector
Clerk of the Board
By: 
Deputy

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STATE OF CALIFORNIA**

FINANCIAL DATA	Current Fiscal Year:	Next Fiscal Year:	Total Cost:	Ongoing Cost
COST	\$ 88,944	\$ 0	\$ 88,944	\$ 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:	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 5, 2020 public auction sale. The deed conveying title to the purchasers at the auction was recorded July 15, 2020. Further, as required by Section 4676 of the California Revenue and Taxation Code, notice of the right to claim excess proceeds was given on July 24, 2020, 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 one claim for excess proceeds:

1. Claim from Robert Charles Cohun based on a Grant Deed (Individual) recorded March 10, 1989 as Instrument No. 1989-074270.

Pursuant to Section 4675 of the California Revenue and Taxation Code, it is the recommendation of this office that Robert Charles Cohun be awarded excess proceeds in the amount of \$88,944.73. 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 released to the last assessee of the property.

ATTACHMENTS (if any, in this order):

ATTACHMENT A. Claim Cohun

Cesar Bernal
Cesar Bernal, PRINCIPAL MGMT ANALYST

2/16/2024

Aaron Gettis
Aaron Gettis, Deputy County Counsel

10/19/2023

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

To: Jon Christensen, Treasurer-Tax Collector

Re: Claim for Excess Proceeds

TC 215 ITEM 1719 Parcel Identification Number: 636120020

Assessee: COHUN, ROBERT CHARLES

Situs: 69600 BURLWOOD DR MTN CENTER 92561

Date Sold: May 5, 2020

Date Deed to Purchaser Recorded: July 15, 2020

Final Date to Submit Claim: July 15, 2021

TREASURER-TAX COLLECTOR

MAY 13 2021

RECEIVED

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.

Last assessee

• Copy of original unpaid prior-year secured property tax bill dated August 15, 2019.

• Copy of ^{original} notification of 2008-2009 Assessed value

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 13 day of may, 2021 at Riverside, CA
County, State

Robert Charles Cohun
Signature of Claimant

Signature of Claimant

Robert Charles Cohun
Print Name

Print Name

PO BOX 2778
Street Address

Street Address

Palm Desert, CA 92261
City, State, Zip

City, State, Zip

(760) 289-8130
Phone Number

Phone Number

Landlord ph: (951) 595-5059
(Jordan)
Email Address ↳ message only

Email Address

Mar. 10, 1989

Photographed By Tigor

74270

24162-2

T.O. _____

RECORDING REQUESTED BY _____

AND WHEN RECORDED MAIL TO _____

NAME Robert Charles Cohun
 STREET ADDRESS P. O. Box 2778
 CITY & STATE Palm Desert, CA., 92261

PAID
 Doc. Transfer Tax
 WILLIAM E. CONERLY
 Rec. Co. Recorder

RECEIVED FOR RECORD
 AT 2:30 O'CLOCK A.M.

MAR 10 1989
 Recorded in Official Records
 of Riverside County, California
 William E. Conerly
 Recorder
 Fees \$ _____

SURVEYORS
 Monument Fund
 \$ 10.00

SPACE ABOVE THIS LINE FOR RECORDER'S USE

GRANT DEED (Individual)

THE UNDERSIGNED GRANTOR(S) DECLARE(S) DOCUMENTARY TRANSFER TAX is \$ 14.85 APN 636-120-020

computed on full value of property conveyed, or
 computed on full value less value of liens or encumbrances remaining at time of sale, and

FOR VALUE RECEIVED

MINORU YASUDA and YUMIKO YASUDA, Husband and Wife, who acquired title as MINORU YASUDA, a Married Man

GRANT(S) to

ROBERT CHARLES COHUN, a Single Man

the below described real property in the state of California, county of Riverside .delivered
 in the unincorporated area of Riverside County.

Lot 33 of Record of Survey of a portion of Section 3, Township 7 South, Range 5 East, San Bernardino Base and Meridian, as shown by map on file in Book 29, page 85 of Records of Survey, Records of Riverside County, California.

Dated: January 24, 1989

STATE OF CALIFORNIA
 COUNTY OF LOS ANGELES ss.

On February 1, 1989 before me, the undersigned, a Notary Public in and for said State, personally appeared MINORU YASUDA and YUMIKO YASUDA (known to me) or (proved to me on the basis of satisfactory evidence) to be the person SS whose name SS subscribed to the within instrument and acknowledged that they executed the same.

Minoru Yasuda
 MINORU YASUDA

Yumiko Yasuda
 YUMIKO YASUDA

WITNESS my hand and official seal

Signature *Sanae Fukushima*
 SANAЕ FUKUSHIMA

 Name (Typed or Printed)

