

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



ITEM: 19.20
(ID # 24080)

MEETING DATE:
Tuesday, April 30, 2024

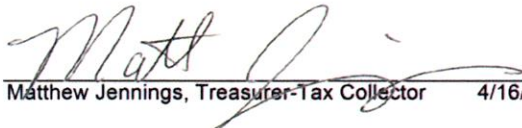
FROM : TREASURER-TAX COLLECTOR:

SUBJECT: TREASURER-TAX COLLECTOR: Public Hearing on the Recommendation for Distribution of Excess Proceeds for Tax Sale No. 215-2, Item 1861. Last assessed to: Larry W. White and Irene N. White, husband and wife joint tendant. District 4. [\$8,301-Fund 65595 Excess Proceeds from Tax Sale]

RECOMMENDED MOTION: That the Board of Supervisors:

1. Approve the claim from Asset Recovery, Inc., Assignee for Larry W. White and Irene N. White, last assessees for payment of excess proceeds resulting from the Tax Collector's public auction sale associated with parcel 872273020; and
2. Authorize and direct the Auditor-Controller to issue a warrant to Asset Recovery, Inc., Assignee for Larry W. White and Irene N. White in the amount of \$8,301.43 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 4/16/2024

MINUTES OF THE BOARD OF SUPERVISORS

On motion of Supervisor Jeffries, seconded by Supervisor Gutierrez 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: April 30, 2024
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	\$ 8,301	\$ 0	\$ 8,301	\$ 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 July 21, 2020 public auction sale. The deed conveying title to the purchasers at the auction was recorded September 11, 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 September 23, 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 Asset Recovery, Inc., Assignee for Larry W. White and Irene N. White based on Assignments of Right to Claim Excess Proceeds from Sale of Tax-Defaulted Property notarized August 3, 2020 and a Grant Deed recorded February 29, 2012 as Instrument No. 2012-0089624.

Pursuant to Section 4675 of the California Revenue and Taxation Code, it is the recommendation of this office that Asset Recovery, Inc., Assignee for Larry W. White and Irene N. White be awarded excess proceeds in the amount of \$8,301.43. 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 assessesees of the property.

ATTACHMENTS (if any, in this order):

ATTACHMENT A. Claim Asset

Cesar Bernal
Cesar Bernal, PRINCIPAL MGMT ANALYST

4/19/2024

Aaron Gettis
Aaron Gettis, Chief of Deputy County Counsel

2/26/2024

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

RECEIVED

2020 DEC -3 PM 4:43

RIVERSIDE COUNTY
TREAS-TAX COLLECTOR

To: **Matthew Jennings, Treasurer-Tax Collector**

Re: **Claim for Excess Proceeds**

TC 215-2 Item 1861 Parcel Identification Number: 872273020

Assessee: WHITE, IRENE N & LARRY W

Situs: 14146 WARMINGTON ST RIPLEY 92272

Date Sold: July 21, 2020

Date Deed to Purchaser Recorded: September 11, 2020

Final Date to Submit Claim: September 11, 2021

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$ 9,159.00 from the sale of the above mentioned real property. I/We were the lienholder(s), Assignee of 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. 2012-0089624; recorded on 2/29/2012. 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.

Assignment of Rights, Photo IDs, Grant Deed

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 29th day of October, 2020 at Denver, CO
County, /State

[Signature]
Signature of Claimant

Signature of Claimant

John Fox - Managing Director
Print Name

Print Name

910 16th St, Suite 624
Street Address

Street Address

Denver, CO 80202
City, State, Zip

City, State, Zip

303-454-3707
Phone Number

Phone Number

TO: OFFICE OF THE COUNTY TREASURER AND TAX COLLECTOR

**ASSIGNMENT OF RIGHTS TO CLAIM EXCESS PROCEEDS FROM
SALE OF TAX-DEFAULTED PROPERTY**

For valuable consideration, the undersigned Assignor(s) Larry W. White hereby assigns to Assignee(s) Asset Recovery Inc., all rights, title and interest to collect 100 % of the excess proceeds which I am entitled to claim for the property which was sold at the Riverside County, California, public auction of tax-defaulted property, held on 21st day of July 2020, and described as parcel number 872273020.

As the Assignor(s), I understand the amount of the excess proceeds eligible for distribution is \$ 9,159.00, and as a party of interest I am entitled to \$ 9,159.00.

Dated this 3rd day of August, 2020, Larry White
Signature

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

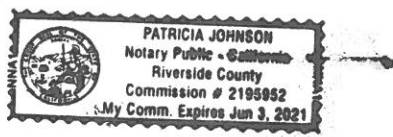
COUNTY OF Riverside

On 8/3/20 before me, Patricia Johnson, Notary Public personally

appeared Larry W. White, 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
Patricia Johnson
Signature



(Seal)

DECLARATION

I, Assignor(s) Larry W. White Declare the following to be true and correct with respect to my assignment of rights to claim excess proceeds to Assignee(s) Asset Recovery Inc for Parcel Number 872273020 from the public auction of tax-defaulted property held on 21st day of 7/2020, in Riverside County, California.

We have been advised of our right to file a claim for excess proceeds on our behalf. The parties have disclosed all facts to each other that each is aware of regarding the value of the rights being assigned as required by California Revenue and Taxation Code, Section 4675.

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

Date 8-3-2020 Signature Larry White
Name (print) LARRY WHITE Address 3509 4th St
City/State/zip Code Blythe CA 92225 Phone (760) 921-8041

TO: OFFICE OF THE COUNTY TREASURER AND TAX COLLECTOR

**ASSIGNMENT OF RIGHTS TO CLAIM EXCESS PROCEEDS FROM
SALE OF TAX-DEFAULTED PROPERTY**

For valuable consideration, the undersigned Assignor(s) Irene N White hereby assigns to Assignee(s) Asset Recovery Inc., all rights, title and interest to collect 100 % of the excess proceeds which I am entitled to claim for the property which was sold at the Riverside County, California, public auction of tax-defaulted property, held on 21st day of July 2020, and described as parcel number 872273020.

As the Assignor(s), I understand the amount of the excess proceeds eligible for distribution is \$ 9,159.00, and as a party of interest I am entitled to \$ 9,159.00.

Dated this 3rd day of August 2020, Irene N White
Signature

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 8/3/2020 before me, Patricia Johnson, Notary Public personally appeared Irene N. White

, 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

Patricia Johnson
Signature



(Seal)

DECLARATION

I, Assignor(s) Irene N White Declare the following to be true and correct with respect to my assignment of rights to claim excess proceeds to Assignee(s) Asset Recovery Inc for Parcel Number 872273020 from the public auction of tax-defaulted property held on 21st day of 7/2020, in Riverside County, California.

We have been advised of our right to file a claim for excess proceeds on our behalf. The parties have disclosed all facts to each other that each is aware of regarding the value of the rights being assigned as required by California Revenue and Taxation Code, Section 4675.

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

Date 8-4-2020 Signature Irene N White
Name (print) Irene N. White Address 35094th St
City/State/zip Code Blythe CA 92225 Phone (760) 971-8041

RECORDING REQUESTED BY

Larry White

AND WHEN RECORDED MAIL THIS DEED AND, UNLESS OTHERWISE SHOWN BELOW, MAIL TAX STATEMENT TO:

NAME Larry White
STREET ADDRESS 14150 Warmington st.
Ripley, Ca. 92225
CITY, STATE & ZIP CODE
TITLE ORDER NO. _____ ESCROW NO. _____



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1805

GRANT DEED

DOCUMENTARY TRANSFER TAX \$ 0

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

Signature of Declarant or Agent Determining Tax Firm Name

FOR VALUABLE CONSIDERATION, receipt of which is acknowledged, I (We), _____

Ima Jean Brown / AKA Jean Dunlap

grant to Larry W. White and Irene N White husband and wife joint tenant

all that real property situated in the City of Ripley (or in an unincorporated area of)

Riverside County, Ca. described as follows (insert legal description):

14150 warmington st. Ripley, Ca.
lots 30,31, in block 11 of ripley townsite as shown on
map on file in book 10 pages 33, 34, and 35 riverside county records

Assessor's parcel No. 872 273 020-5

Executed on December 27, 2011 at Ehrenberg, Az. (CITY AND STATE)

STATE OF arizona

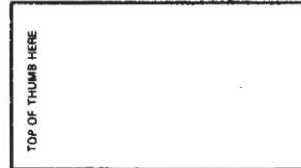
COUNTY OF la paz

Ima Jean Brown
Ima Jean Dunlap
Ima Jean Brown aka Jean Dunlap

On 12/29/2011 before me, MARY EDNA MILLER Notary Public
(NAME/TITLE, I.E. "JANE DOE, NOTARY PUBLIC")

personally appeared Ima Jean Brown / AKA Jean Dunlap
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.

RIGHT THUMBPRINT (Optional)



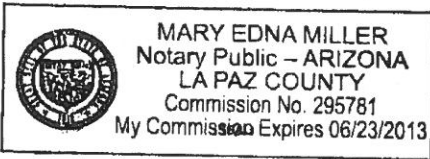
CAPACITY CLAIMED BY SIGNER(S)

- INDIVIDUAL(S)
- CORPORATE OFFICER(S)
- PARTNER(S)
- ATTORNEY IN FACT
- TRUSTEE(S)
- GUARDIAN/CONSERVATOR
- OTHER

(TITLES)
 LIMITED
 GENERAL

WITNESS my hand and official seal.

Mary Edna Miller
(SIGNATURE OF NOTARY)



MAIL TAX STATEMENTS TO: Larry White + Irene N. White
14150 Warmington St, Ripley, Ca 92225

Before you use this form, fill in all blanks, and make whatever changes are appropriate and necessary to your particular transaction. Consult a lawyer if you doubt the form's fitness for your purpose and use.

SIGNER IS REPRESENTING:
(NAME OF PERSON(S) OR ENTITY(ES))