

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



ITEM: 19.10
(ID # 22963)

MEETING DATE:
Tuesday, May 21, 2024

FROM : TREASURER-TAX COLLECTOR:

SUBJECT: TREASURER-TAX COLLECTOR: Public Hearing on the Recommendation for Distribution of Excess Proceeds for Tax Sale No. 214, Item 36. Last assessed to: Mustang 70. District 2. [\$59,144-Fund 65595 Excess Proceeds from Tax Sale]

RECOMMENDED MOTION: That the Board of Supervisors:

1. Approve the claim from Mustang 70, last assessee for payment of excess proceeds resulting from the Tax Collector's public auction tax sale associated with parcel 273260012-9;
2. Deny the claim from State Farm Mutual Automobile Insurance for payment of excess proceeds resulting from the Tax Collector's public auction tax sale associated with parcel 273260012-9;
3. Deny the claim from Home & Business Tax Refund, Agent for Joe O. Gonzalez for payment of excess proceeds resulting from the Tax Collector's public auction tax sale associated with parcel 273260012-9;
4. Deny the claim from Joe O. Gonzalez for payment of excess proceeds resulting from the Tax Collector's public auction tax sale associated with parcel 273260012-9; and
5. Authorize and direct the Auditor-Controller to issue a warrant to Mustang 70 in the amount of \$59,144.24, 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.

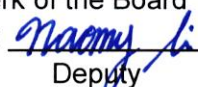
ACTION:Policy


Matthew Jennings, Treasurer-Tax Collector 5/8/2024

MINUTES OF THE BOARD OF SUPERVISORS

On motion of Supervisor Perez, seconded by Supervisor Spiegel 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: May 21, 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	\$ 59,144	\$ 0	\$ 59,144	\$ 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 June 4, 2019 public auction tax sale. The deed conveying title to the purchasers at the auction was recorded August 13, 2019. 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 27, 2019, 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 four claims for excess proceeds:

1. Claim from Mustang 70 based on a Trustee's Deed Upon Sale recorded January 25, 2018 as Instrument No. 2018-0030081.
2. Claim from State Farm Mutual Automobile Insurance based on an Abstract of Judgment recorded May 12, 2016 as Instrument No. 2016-0194912.
3. Claim from Home & Business Tax Refund, Agent for Joe O. Gonzalez based on an Authorization for Agent to Collect Property Tax Refund notarized February 6, 2020 and a Trustee's Deed Upon Sale recorded January 25, 2018 as Instrument No. 2018-0030081.
4. Claim from Joe O. Gonzalez based on a Trustee's Deed Upon Sale recorded January 25, 2018 as Instrument No. 2018-0030081.

Pursuant to Section 4675 of the California Revenue and Taxation Code, it is the recommendation of this office that Mustang 70 be awarded excess proceeds in the amount of \$59,144.24. The claim from State Farm Mutual Automobile Insurance be denied since their judgment is against a debtor not related to the last assessee or the property sold. The claim from Home & Business Tax Refund, Agent for Joe O. Gonzalez be denied since claimant is a previous property owner whose interest was removed with Trustee's Deed Upon Sale recorded January 25, 2018 as Instrument No. 2018-0030081. The claim from Joe O. Gonzalez be denied since he later authorized Home & Business Tax Refund as his agent. 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.

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

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 Mustang70

ATTACHMENT B. Claim StateFarm

ATTACHMENT C. Claim Home

ATTACHMENT D. Claim Gonzalez

Cesar Bernal

Cesar Bernal, PRINCIPAL MGMT ANALYST 5/10/2024

Aaron Gettis

Aaron Gettis, Chief of Deputy County Counsel 4/2/2024

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

RIVERSIDE COUNTY
TREAS-TAX COLLECTOR

2020 MAY 15 PM 4: 02

RECEIVED

To: Jon Christensen, Treasurer-Tax Collector

Re: Claim for Excess Proceeds

TC 214 Item 36 Assessment No.: 273260012-9

Assessee: MUSTANG 70

Situs:

Date Sold: June 4, 2019

Date Deed to Purchaser Recorded: August 13, 2019

Final Date to Submit Claim: August 13, 2020

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$ 120,316.24 from the sale of the above mentioned real property. 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. 2015-0901852, recorded on 7/13/2015. A copy of this document is attached hereto. I/We are the rightful claimants by virtue of the attached assignment of interest. 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.

DRIVERS LICENSE, BUSINESS CARD, MUSTANG 70, INC., AMMENDED ARTICLES OF INC., 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 12 day of MAY, 2020 at RIVERSIDE County, State

[Signature]
Signature of Claimant

Signature of Claimant

Print Name
Kevin Jacobs, CPA

Print Name

Street Address
4187 Flat Rock Dr Ste 300

Street Address

City, State, Zip
Riverside, CA 92505

City, State, Zip

Phone Number
951 288 1598

Phone Number

DOC # 2018-0030081 ✓

01/25/2018 08:00 AM Fees: \$102.00 ✓

Page 1 of 2

Recorded in Official Records

County of Riverside

Peter Aldana

Assessor-County Clerk-Recorder

RECORDING REQUESTED BY:

California TD Specialists
LAWYERS TITLE COMPANY

AND WHEN RECORDED TO:

AND MAIL TAX STATEMENT TO:

MUSTANG 70, INC
C/O KEVIN JACOBS, CPA
4187 FLAT ROCK DRIVE STE 300
RIVERSIDE, CA 92505 ✓

Forward Tax Statements to
the address given above

**This document was electronically submitted
to the County of Riverside for recording**
Received by: MARY #420

TS #: 82361

Loan #: 399019044

Order #: 05933673

SPACE ABOVE LINE FOR RECORDER'S USE

TRUSTEE'S DEED UPON SALE ✓

A.P.N.: 273-260-012-9

Transfer Tax: \$0.00

THIS TRANSACTION IS EXEMPT FROM THE REQUIREMENTS OF THE REVENUE AND TAXATION CODE,
SECTION 480.3

The Grantee Herein was the Foreclosing Beneficiary.

The Amount of the Unpaid Debt was \$122,496.71

The Amount Paid by the Grantee was \$122,496.71

Said Property is in the City of RIVERSIDE, County of Riverside

ACCOMMODATION

CALIFORNIA TD SPECIALISTS, as Trustee, (whereas so designated in the Deed of Trust hereunder more particularly described or as duly appointed Trustee) does hereby GRANT and CONVEY to

MUSTANG 70 ✓

(herein called Grantee) but without covenant or warranty, expressed or implied, all right title and interest conveyed to and now held by it as Trustee under the Deed of Trust in and to the property situated in the county of Riverside, State of California, described as follows:

The Southeast quarter of the Northwest quarter of the Southeast quarter of Section 34, Township 3 South, Range 5 West, of the San Bernardino Base and Meridian, in the County of Riverside, State of California, according to the official plat thereof.

Said land is pursuant to the Certificate of Compliance No. 6622 as Recorded February 21, 2007 as Instrument No. 2007-120121 of Official Records.

This conveyance is made in compliance with the terms and provisions of the Deed of Trust executed by JOE O GONZALEZ, SINGLE MAN as Trustor, dated 2/7/2008 of the Official Records in the office of the Recorder of Riverside, California under the authority and powers vested in the Trustee designated in the Deed of Trust or as the duly appointed Trustee, default having occurred under the Deed of Trust pursuant to the Notice of Default and Election to Sell under the Deed of Trust recorded on 2/14/2008, instrument number 2008-0074025, Book N/A, Page N/A of official records. Trustee having complied with all applicable statutory requirements of the State of California and performed all duties required by the Deed of Trust including sending a Notice of Default and Election to Sell within ten days after its recording and a Notice of Sale at least twenty days prior to the Sale Date by certified mail, postage pre-paid to each person entitled to notice in compliance with California Civil Code 2924b.

Forward Tax Statements to the address given above



82361



TS-TDUS

Trustee's Deed Upon Sale (CA)

131003

TRUSTEE'S DEED UPON SALE

TS #: 82361
Loan #: 399019044
Order #: 05933673

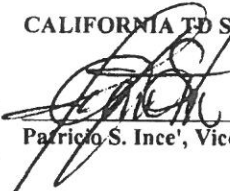
All requirements per California Statutes regarding the mailing, personal delivery and publication of copies of Notice of Default and Election to Sell under Deed of Trust and Notice of Trustee's Sale, and the posting of copies of Notice of Trustee's Sale have been complied with. Trustee, in compliance with said Notice of Trustee's sale and in exercise of its powers under said Deed of Trust sold said real property at public auction on 1/23/2018. Grantee, being the highest bidder at said sale became the purchaser of said property for the amount bid, being \$122,496.71, in lawful money of the United States, in pro per, receipt thereof is hereby acknowledged in full/partial satisfaction of the debt secured by said Deed of Trust.

In witness thereof, CALIFORNIA TD SPECIALISTS, as Trustee, has this day, caused its name to be hereunto affixed by its officer thereunto duly authorized by its corporation by-laws.

Date: 1/23/2018

CALIFORNIA TD SPECIALISTS, AS TRUSTEE

By:


Patricio S. Ince', Vice President

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 1/23/2018 before me, Teri Snyder Notary Public Personally appeared, Patricio S. Ince', 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

(Seal)



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

RECEIVED
2019 SEP 12 PM 5:17
RIVERSIDE COUNTY
TREAS-TAX COLLECTOR

To: Jon Christensen, Treasurer-Tax Collector

Re: Claim for Excess Proceeds

TC 214 Item 36 Assessment Number: 273260012-9

Assessee: MUSTANG 70

Situs:

Date Sold: June 4, 2019

Date Deed to Purchaser Recorded: August 13, 2019

Final Date to Submit Claim: August 13, 2020

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$ 33,509.58 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. 2016-0194912; recorded on 05/12/2016. 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.

- 1) Judgment entered 03/29/2016
- 2) Abstract of Judgment

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 6th day of September, 2019 at Los Angeles, CA
County, State

[Signature]
Signature of Claimant

Signature of Claimant

Todd F. Haines (271-2341)
Print Name

Print Name

30495 Canwood St, Ste. 100
Street Address

Street Address

Agoura Hills, CA 91301
City, State, Zip

City, State, Zip

818-681-2720
Phone Number

Phone Number

terri@haineslawoffice.com
Email Address

Email Address

RECORDING REQUESTED BY
NAME & MAILING ADDRESS, INCLUDING
CITY & STATE OF REQUESTING PARTY)

WHEN RECORDED MAIL TO
NAME LAW OFFICES OF TODD F. HAINES

MAILING 30495 CANWOOD STREET, #100
ADDRESS

CITY, STATE AGOURA HILLS, CA 91301
ZIP CODE #: 271-234

2016-0194912

05/12/2016 03:09 PM Fee: \$ 31.00

Page 1 of 3

Recorded in Official Records
County of Riverside
Peter Aldana
Assessor-County Clerk-Recorder



SPACE ABOVE THIS LINE RESERVED FOR RECORDER'S USE

TITLE(S)

411

ABSTRACT OF JUDGMENT

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

After recording, return to:

TODD F. HAINES, ESQ. #144429
LAW OFFICES OF TODD F. HAINES
30495 CANWOOD STREET, #100
AGOURA HILLS, CA 91301

#271-2341

TEL NO.: (818) 597-2240 FAX NO. (optional):

E-MAIL ADDRESS (Optional):

ATTORNEY FOR JUDGMENT CREDITOR ASSIGNEE OF RECORD

SUPERIOR COURT OF CALIFORNIA, COUNTY OF RIVERSIDE

STREET ADDRESS: 4050 MAIN STREET

MAILING ADDRESS: SAME

CITY AND ZIP CODE: RIVERSIDE, CA 92501

BRANCH NAME: RIVERSIDE

FOR RECORDER'S USE ONLY

PLAINTIFF: STATE FARM MUTUAL AUTOMOBILE INSURANCE COMPANY

DEFENDANT: JOSE LUIS GONZALEZ-ANDRES

CASE NUMBER:

RIC1313821

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

JOSE LUIS GONZALEZ-ANDRES, AN INDIVIDUAL
ALSO KNOWN AS JOSE GONZALES-ANDRES
7205 FIESTA AVENUE
RIVERSIDE, CA 92504

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):

JOSE LUIS GONZALEZ-ANDRES, AN INDIVIDUAL ALSO KNOWN AS JOSE GONZALES-ANDRES
7205 FIESTA AVENUE. RIVERSIDE, CA 92504

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):

STATE FARM MUTUAL AUTOMOBILE INSURANCE COMPANY, a corporation, c/o L.O. of Todd F. Haines. 30495

5. Original abstract recorded in this county:

Date: 4/7/2016 Canwood St. Ste 100. Agoura Hills, CA 91301

a. Date:

b. Instrument No.:

TODD F. HAINES

(TYPE OR PRINT NAME)

(SIGNATURE OF APPLICANT OR ATTORNEY)

6. Total amount of judgment as entered or last renewed: \$ 33,509.58

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): 3/29/2016

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 K. Garcia Wm Garcia, Deputy



This abstract issued on (date):

APR 12 2016

PLAINTIFF: STATE FARM MUTUAL AUTOMOBILE INSURANCE COMPANY DEFENDANT: JOSE LUIS GONZALEZ-ANDRES	COURT CASE NO.: RIC1313821
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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.

MAR 16 2016

JUD-100

FOR COURT USE ONLY

ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, state bar number, and address):

TODD F. HAINES, ESQ. #144429
LAW OFFICES OF TODD F. HAINES
30495 CANWOOD STREET 271-2341
SUITE 100
AGOURA HILLS, CA 91301

TELEPHONE NO.: (818) 597-2240 FAX NO. (Optional):

E-MAIL ADDRESS (Optional):

ATTORNEY FOR (Name): STATE FARM MUTUAL AUTOMOBILE INSURANCE COMPANY

SUPERIOR COURT OF CALIFORNIA, COUNTY OF RIVERSIDE

STREET ADDRESS: 4050 MAIN STREET

MAILING ADDRESS: SAME

CITY AND ZIP CODE: RIVERSIDE, CA 92501

BRANCH NAME:

PLAINTIFF: STATE FARM MUTUAL AUTOMOBILE INSURANCE COMPANY, a corporation.

DEFENDANT: JOSE LUIS GONZALEZ-ANDRES

JUDGMENT

- By Clerk
- By Court
- By Default
- On Stipulation
- After Court Trial
- Defendant Did Not Appear at Trial

CASE NUMBER:

RIC1313821

FILED
SUPERIOR COURT OF CALIFORNIA
COUNTY OF RIVERSIDE

MAR 29 2016

C. Cosio

CA 1

MAR 30 2016

CR

JUDGMENT

1. BY DEFAULT

- a. Defendant was properly served with a copy of the summons and complaint.
- b. Defendant failed to answer the complaint or appear and defend the action within the time allowed by law.
- c. Defendant's default was entered by the clerk upon plaintiff's application.
- d. Clerk's Judgment (Code Civ. Proc., § 585(a)). Defendant was sued only on a contract or judgment of a court of this state for the recovery of money.
- e. Court Judgment (Code Civ. Proc., § 585(b)). The court considered
 - (1) plaintiff's testimony and other evidence.
 - (2) plaintiff's written declaration (Code Civ. Proc., § 585(d)).

2. ON STIPULATION

- a. Plaintiff and defendant agreed (stipulated) that a judgment be entered in this case. The court approved the stipulated judgment and
- b. the signed written stipulation was filed in the case.
- c. the stipulation was stated in open court the stipulation was stated on the record.

3. AFTER COURT TRIAL. The jury was waived. The court considered the evidence.

- a. The case was tried on (date and time):
before (name of judicial officer):
- b. Appearances by:

<input type="checkbox"/> Plaintiff (name each): (1) (2)	<input type="checkbox"/> Plaintiff's attorney (name each): (1) (2)
<input type="checkbox"/> Continued on Attachment 3b.	
<input type="checkbox"/> Defendant (name each): (1) (2)	<input type="checkbox"/> Defendant's attorney (name each): (1) (2)
<input type="checkbox"/> Continued on Attachment 3b.	
- c. Defendant did not appear at trial. Defendant was properly served with notice of trial.
- d. A statement of decision (Code Civ. Proc., § 632) was not was requested.

ASW

MAR 21 2016

CR

MAR 10 2017

PLAINTIFF: STATE FARM MUTUAL AUTOMOBILE INSURANCE COMPANY, a corporation.
 DEFENDANT: JOSE LUIS GONZALEZ-ANDRES

CASE NUMBER:
 RIC1313821

JUDGMENT IS ENTERED AS FOLLOWS BY: THE COURT THE CLERK

4. Stipulated Judgment. Judgment is entered according to the stipulation of the parties.

5. Parties. Judgment is

a. for plaintiff (name each): STATE FARM MUTUAL AUTOMOBILE INSURANCE COMPANY, a corporation.
 and against defendant (names): JOSE LUIS GONZALEZ-ANDRES, an individual, also known as
 Continued on Attachment 5a.

c. for cross-complainant (name each):
 and against cross-defendant (name each):
 Continued on Attachment 5c.

b. for defendant (name each):

d. for cross-defendant (name each):

6. Amount.

a. Defendant named in item 5a above must pay plaintiff on the complaint:

(1) <input checked="" type="checkbox"/>	Damages	\$ 30,603.85
(2) <input checked="" type="checkbox"/>	Prejudgment interest at the annual rate of 7 %	\$ 2,435.73
(3) <input type="checkbox"/>	Attorney fees	\$ 0.00
(4) <input checked="" type="checkbox"/>	Costs	\$ 470.00
(5) <input type="checkbox"/>	Other (specify):	\$ 0.00
(6)	TOTAL	\$ 33,509.58

c. Cross-defendant named in item 5c above must pay cross-complainant on the cross-complaint:

(1) <input type="checkbox"/>	Damages	\$ 0.00
(2) <input type="checkbox"/>	Prejudgment interest at the annual rate of %	\$ 0.00
(3) <input type="checkbox"/>	Attorney fees	\$ 0.00
(4) <input type="checkbox"/>	Costs	\$ 0.00
(5) <input type="checkbox"/>	Other (specify):	\$ 0.00
(6)	TOTAL	\$ 0.00

b. Plaintiff to receive nothing from defendant named in item 5b.
 Defendant named in item 5b to recover costs \$ 0.00
 and attorney fees \$ 0.00

d. Cross-complainant to receive nothing from cross-defendant named in item 5d.
 Cross-defendant named in item 5d to recover costs \$ 0.00
 and attorney fees \$ 0.00

7. Other (specify):

Date: 3/29/14

Alvina C. Lee
 JUDICIAL OFFICER

Date: Clerk, by _____, Deputy

(SEAL)



CLERK'S CERTIFICATE (Optional)

I certify that this is a true copy of the original judgment on file in the court.

Date: NOV 30 2016

Clerk, by Phundt C. MUNDO, Deputy

220 JAN 10 2017

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

To: Jon Christensen, Treasurer-Tax Collector

Re: Claim for Excess Proceeds

TC 214 Item 36 Assessment No.: 273260012-9

Assessee: MUSTANG 70

Situs:

Date Sold: June 4, 2019

Date Deed to Purchaser Recorded: August 13, 2019

Final Date to Submit Claim: August 13, 2020

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$ 59,144.24 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.

On 2/19/2020 All the documents were sent, via Certified, We just needed to submit this claim form:

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 _____ day of _____, 20__ at _____ County, State


Signature of Claimant

Signature of Claimant

Angel M. Riosla boy
Print Name

Print Name

10799 Pepper St
Street Address

Street Address

Adelanto, CA 92301
City, State, Zip

City, State, Zip

(760) 486-7852
Phone Number

Phone Number

RECEIVED
2020 MAR 26 PM 2:36
RIVERSIDE COUNTY
TREAS-TAX COLLECTOR

AUTHORIZATION FOR AGENT TO COLLECT PROPERTY TAX REFUND

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 the rightful claimant must be provided at the time this document is filed with the Treasurer-Tax Collector.

As the rightful claimant, I, the undersigned, do hereby make Home & Business Tax Ref my agent to apply for and collect the property tax refund which you are holding and to which I am entitled. I understand that I AM NOT SELLING MY RIGHT TO THE REFUND, but merely naming an agent for collection purposes for my convenience.

I also understand that the total of the property tax refund available is \$ 59,144.24 and that I have a right to file a claim for this refund on my own, without the help of an agent. For valuable consideration received my agent is appointed to act on my behalf.

[Signature]
(Signature of Rightful Claimant)

Joe O Gonzalez
(Name Printed)

1351 West 11th St
(Address)

Upland CA 91786
(City/State/Zip)

909-493 9410
(Area Code/Telephone Number)

STATE OF CALIFORNIA)ss.
COUNTY OF _____)

On _____, before me, _____, personally appeared _____, 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]
(Signature of Notary)

**Please see attached for
CA Civil Code Section 1189
compliant acknowledgment.** (This area for official seal)

I, the undersigned, certify under penalty of perjury that I have disclosed to the rightful claimant, the full amount of property tax refund available and ADVISED HIM OF HIS RIGHT TO FILE A CLAIM ON HIS OWN, WITHOUT THE HELP OF AN AGENT.

[Signature]
(Signature of Agent)

Angel M. Rioslaboy
(Name Printed)

10799 Pepper St
(Address)

Adelanto CA. 92301
(City/State/Zip)

STATE OF CALIFORNIA)ss.
COUNTY OF _____)

On _____, before me, the undersigned, a Notary Public in and for said State, personally appeared _____, 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]
(Signature of Notary)

(This area for official seal)

**Please see attached for
CA Civil Code Section 1189
compliant acknowledgment.**

ALL-PURPOSE CERTIFICATE OF 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 }

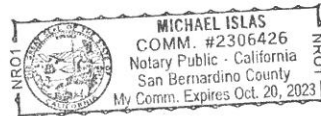
County of San Bernardino }

On February 6, 2020 before me, Michael Islas, Notary Public
(Here insert name and title of the officer)

personally appeared ANGAL M. KOSLABOV,
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.

Notary Public Signature

(Notary Public Seal)

ADDITIONAL OPTIONAL INFORMATION

DESCRIPTION OF THE ATTACHED DOCUMENT
ASSIGNMENT OF ACCOUNT
(Title or description of attached document)

TO COLLECT PROPERTY TAX REFUND
(Title or description of attached document continued)

Number of Pages 1 Document Date 2-6-20

CAPACITY CLAIMED BY THE SIGNER

- Individual (s)
 Corporate Officer

(Title)

- Partner(s)
 Attorney-in-Fact
 Trustee(s)
 Other _____

INSTRUCTIONS FOR COMPLETING THIS FORM

This form complies with current California statutes regarding notary wording and, if needed, should be completed and attached to the document. Acknowledgments from other states may be completed for documents being sent to that state so long as the wording does not require the California notary to violate California notary law.

- State and County information must be the State and County where the document signer(s) personally appeared before the notary public for acknowledgment.
- Date of notarization must be the date that the signer(s) personally appeared which must also be the same date the acknowledgment is completed.
- The notary public must print his or her name as it appears within his or her commission followed by a comma and then your title (notary public).
- Print the name(s) of document signer(s) who personally appear at the time of notarization.
- Indicate the correct singular or plural forms by crossing off incorrect forms (i.e. ~~he~~/she/~~they~~ - is /are) or circling the correct forms. Failure to correctly indicate this information may lead to rejection of document recording.
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different acknowledgment form.
- Signature of the notary public must match the signature on file with the office of the county clerk.
 - ❖ Additional information is not required but could help to ensure this acknowledgment is not misused or attached to a different document.
 - ❖ Indicate title or type of attached document, number of pages and date.
 - ❖ Indicate the capacity claimed by the signer. If the claimed capacity is a corporate officer, indicate the title (i.e. CEO, CFO, Secretary).
- Securely attach this document to the signed document with a staple.

ALL- PURPOSE CERTIFICATE OF 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 San Bernardino }

On February 6, 2020 before me, Michael Islas, Notary Public,
(Here insert name and title of the officer)

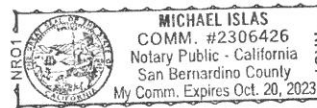
personally appeared Jose O. Gonzalez,
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) 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.



Notary Public Signature



(Notary Public Seal)

ADDITIONAL OPTIONAL INFORMATION

DESCRIPTION OF THE ATTACHED DOCUMENT

AUTHORIZATION FOR AGENT
(Title or description of attached document)
TO COLLECT PROPERTY TAX RETURN
(Title or description of attached document continued)

Number of Pages 1 Document Date 2-6-20

CAPACITY CLAIMED BY THE SIGNER

- Individual (s)
 Corporate Officer

(Title)

- Partner(s)
 Attorney-in-Fact
 Trustee(s)
 Other _____

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- Securely attach this document to the signed document with a staple.

DOC # 2018-0030081
01/25/2018 08:00 AM Fees: \$102.00
Page 1 of 2
Recorded in Official Records
County of Riverside
Peter Aldana
Assessor-County Clerk-Recorder

RECORDING REQUESTED BY:
California TD Specialists
LAWYERS TITLE COMPANY
AND WHEN RECORDED TO:
AND MAIL TAX STATEMENT TO:
MUSTANG 70, INC
C/O KEVIN JACOBS, CPA
4187 FLAT ROCK DRIVE STE 300
RIVERSIDE, CA 92505
Forward Tax Statements to
the address given above

**This document was electronically submitted
to the County of Riverside for recording**
Received by: MARY #420

TS #: 82361
Loan #: 399019044

Order #: 05933673

SPACE ABOVE LINE FOR RECORDER'S USE

TRUSTEE'S DEED UPON SALE

A.P.N.: 273-260-012-9

Transfer Tax: \$0.00

THIS TRANSACTION IS EXEMPT FROM THE REQUIREMENTS OF THE REVENUE AND TAXATION CODE,
SECTION 480.3

The Grantee Herein was the Foreclosing Beneficiary.

The Amount of the Unpaid Debt was **\$122,496.71**

The Amount Paid by the Grantee was **\$122,496.71**

Said Property is in the City of **RIVERSIDE**, County of **Riverside**

ACCOMMODATION

CALIFORNIA TD SPECIALISTS, as Trustee, (whereas so designated in the Deed of Trust hereunder more particularly described or as duly appointed Trustee) does hereby **GRANT** and **CONVEY** to

MUSTANG 70

(herein called Grantee) but without covenant or warranty, expressed or implied, all right title and interest conveyed to and now held by it as Trustee under the Deed of Trust in and to the property situated in the county of **Riverside**, State of California, described as follows:

The Southeast quarter of the Northwest quarter of the Southeast quarter of Section 34, Township 3 South, Range 5 West, of the San Bernardino Base and Meridian, in the County of Riverside, State of California, according to the official plat thereof.

Said land is pursuant to the Certificate of Compliance No. 6622 as Recorded February 21, 2007 as Instrument No. 2007-120121 of Official Records.

This conveyance is made in compliance with the terms and provisions of the Deed of Trust executed by **JOE O GONZALEZ, SINGLE MAN** as Trustor, dated **2/7/2008** of the Official Records in the office of the Recorder of **Riverside**, California under the authority and powers vested in the Trustee designated in the Deed of Trust or as the duly appointed Trustee, default having occurred under the Deed of Trust pursuant to the Notice of Default and Election to Sell under the Deed of Trust recorded on **2/14/2008**, instrument number **2008-0074025**, Book **N/A**, Page **N/A** of official records. Trustee having complied with all applicable statutory requirements of the State of California and performed all duties required by the Deed of Trust including sending a Notice of Default and Election to Sell within ten days after its recording and a Notice of Sale at least twenty days prior to the Sale Date by certified mail, postage pre-paid to each person entitled to notice in compliance with California Civil Code 2924b.

Forward Tax Statements to the address given above



82361



TS-TDUS

Trustee's Deed Upon Sale (CA)

131003

TRUSTEE'S DEED UPON SALE

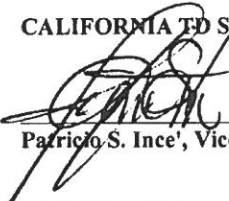
TS #: 82361
Loan #: 399019044
Order #: 05933673

All requirements per California Statutes regarding the mailing, personal delivery and publication of copies of Notice of Default and Election to Sell under Deed of Trust and Notice of Trustee's Sale, and the posting of copies of Notice of Trustee's Sale have been complied with. Trustee, in compliance with said Notice of Trustee's sale and in exercise of its powers under said Deed of Trust sold said real property at public auction on 1/23/2018. Grantee, being the highest bidder at said sale became the purchaser of said property for the amount bid, being \$122,496.71, in lawful money of the United States, in pro per, receipt thereof is hereby acknowledged in full/partial satisfaction of the debt secured by said Deed of Trust.

In witness thereof, CALIFORNIA TD SPECIALISTS, as Trustee, has this day, caused its name to be hereunto affixed by its officer thereunto duly authorized by its corporation by-laws.

Date: 1/23/2018

CALIFORNIA TD SPECIALISTS, AS TRUSTEE

By: 
Patricio S. Ince', Vice President

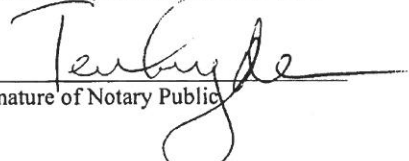
A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

STATE OF California
COUNTY OF Orange

On 1/23/2018 before me, Teri Snyder Notary Public Personally appeared, Patricio S. Ince', 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

(Seal)



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

To: Jon Christensen, Treasurer-Tax Collector

Re: Claim for Excess Proceeds

TC 214 Item 36 Assessment Number: 273260012-9

Assessee: MUSTANG 70

Situs:

Date Sold: June 4, 2019

Date Deed to Purchaser Recorded: August 13, 2019

Final Date to Submit Claim: August 13, 2020

RECEIVED
2019 SEP 12 PM 5:20
RIVERSIDE COUNTY
TREAS-TAX COLLECTOR

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 04 day of September, 2019 at San Bernardino Ca County, State

Joe O Gonzalez
Signature of Claimant

Signature of Claimant

JOE O GONZALEZ
Print Name

Print Name

1351 W 11th Street
Street Address

Street Address

Upland Ca. 91786
City, State, Zip

City, State, Zip

909-256-9388
Phone Number

Phone Number

joe.ogonzalez61@gmail.com
Email Address

Email Address

DOC # 2018-0030081
01/25/2018 08:00 AM Fees: \$102.00
Page 1 of 2
Recorded in Official Records
County of Riverside
Peter Aldana
Assessor-County Clerk-Recorder

RECORDING REQUESTED BY:
California TD Specialists
LAWYERS TITLE COMPANY
AND WHEN RECORDED TO:
AND MAIL TAX STATEMENT TO:
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TRUSTEE'S DEED UPON SALE

A.P.N.: 273-260-012-9

Transfer Tax: \$0.00

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The Amount Paid by the Grantee was **\$122,496.71**

Said Property is in the City of **RIVERSIDE**, County of **Riverside**

ACCOMMODATION

CALIFORNIA TD SPECIALISTS, as Trustee, (whereas so designated in the Deed of Trust hereunder more particularly described or as duly appointed Trustee) does hereby **GRANT** and **CONVEY** to

MUSTANG 70

(herein called Grantee) but without covenant or warranty, expressed or implied, all right title and interest conveyed to and now held by it as Trustee under the Deed of Trust in and to the property situated in the county of **Riverside**, State of California, described as follows:

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82381



TS-TDUS

Trustee's Deed Upon Sale (CA)

131003

TRUSTEE'S DEED UPON SALE

TS #: 82361
Loan #: 399019044
Order #: 05933673

All requirements per California Statutes regarding the mailing, personal delivery and publication of copies of Notice of Default and Election to Sell under Deed of Trust and Notice of Trustee's Sale, and the posting of copies of Notice of Trustee's Sale have been complied with. Trustee, in compliance with said Notice of Trustee's sale and in exercise of its powers under said Deed of Trust sold said real property at public auction on 1/23/2018. Grantee, being the highest bidder at said sale became the purchaser of said property for the amount bid, being \$122,496.71, in lawful money of the United States, in pro per, receipt thereof is hereby acknowledged in full/partial satisfaction of the debt secured by said Deed of Trust.

In witness thereof, CALIFORNIA TD SPECIALISTS, as Trustee, has this day, caused its name to be hereunto affixed by its officer thereunto duly authorized by its corporation by-laws.

Date: 1/23/2018

CALIFORNIA TD SPECIALISTS, AS TRUSTEE

By: 
Patricio S. Ince, Vice President

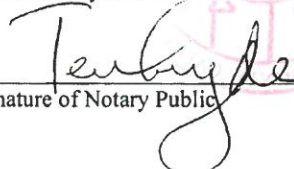
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COUNTY OF Orange

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WITNESS my hand and official seal.


Signature of Notary Public

(Seal)

