

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



ITEM: 19.4  
(ID # 24061)

MEETING DATE:  
Tuesday, June 11, 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 1863. Last assessed to: Carlotta C. Espinoza, Patrica C. Espinoza, Joanne C. Espinoza, Isabel C. Espinoza, Manuel Espinoza, Mark Espinoza, and Marco A. Espinoza. District 4. [\$13,853-Fund 65595 Excess Proceeds from Tax Sale]

**RECOMMENDED MOTION:** That the Board of Supervisors:

1. Approve the claim from Asset Recovery, Inc., Assignee for Isabel Espinoza AKA Isabel C. Espinoza, last assessee for payment of excess proceeds resulting from the Tax Collector's public auction sale associated with parcel 872283023;

Continued on Page 2

**ACTION:**Policy


  
Melissa Johnson, Assistant Tax Collector 5/28/2024

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**MINUTES OF THE BOARD OF SUPERVISORS**

On motion of Supervisor Gutierrez, 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: June 11, 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**

**RECOMMENDED MOTION:** That the Board of Supervisors:

2. Approve the claim from Asset Recovery, Inc., Assignee for Joanne Espinoza AKA Joanne C. Espinoza, last assessee for payment of excess proceeds resulting from the Tax Collector's public auction sale associated with parcel 872283023;
3. Approve the claim from Asset Recovery, Inc., Assignee for Manuel Espinoza, last assessee for payment of excess proceeds resulting from the Tax Collector's public auction sale associated with parcel 872283023;
4. Approve the claim from Asset Recovery, Inc., Assignee for Patricia Espinoza AKA Patricia C. Johnson and Patricia C. Espinoza, last assessee for payment of excess proceeds resulting from the Tax Collector's public auction sale associated with parcel 872283023;
5. Approve the claim from Asset Recovery, Inc., Assignee for Mark Espinoza, last assessee for payment of excess proceeds resulting from the Tax Collector's public auction sale associated with parcel 872283023;
6. Approve the claim from Asset Recovery, Inc., Assignee for Charlotte Espinoza AKA Carlotta C. Espinoza, last assessee for payment of excess proceeds resulting from the Tax Collector's public auction sale associated with parcel 872283023;
7. Deny the claim from the Palo Verde Irrigation District for payment of excess proceeds resulting from the Tax Collector's public auction sale associated with parcel 872283023;
8. Authorize and direct the Auditor-Controller to issue a warrant to Asset Recovery, Inc., Assignee for Isabel Espinoza AKA Isabel C. Espinoza in the amount of \$3,209.69, to Asset Recovery, Inc., Assignee for Assignee for Joanne Espinoza AKA Joanne C. Espinoza in the amount of \$3,209.69, to Asset Recovery, Inc., Assignee for Manuel Espinoza in the amount of \$ 498.92, to Asset Recovery, Inc., Assignee for Patricia Espinoza AKA Patricia C. Johnson and Patricia C. Espinoza in the amount of \$3,226.32, to Asset Recovery, Inc., Assignee for Mark Espinoza in the amount of \$498.91, and to Asset Recovery, Inc., Assignee for Charlotte Espinoza AKA Carlotta C. Espinoza in the amount of \$3,209.68, 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; and
9. Authorize and direct the Treasurer-Tax Collector to transfer the unclaimed excess proceeds in the amount of \$2,777.29 to the County General Fund pursuant to Revenue and Taxation Code Section 4674.

<b>FINANCIAL DATA</b>	<b>Current Fiscal Year:</b>	<b>Next Fiscal Year:</b>	<b>Total Cost:</b>	<b>Ongoing Cost</b>
<b>COST</b>	\$ 13,853	\$ 0	\$ 13,853	\$ 0
<b>NET COUNTY COST</b>	\$ 0	\$ 0	\$ 0	\$ 0
<b>SOURCE OF FUNDS:</b> Fund 65595 Excess Proceeds from Tax Sale.			<b>Budget Adjustment:</b>	N/A
			<b>For Fiscal Year:</b>	23/24

**C.E.O. RECOMMENDATION:** Approve

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

**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.

Revenue and Taxation Code Section 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 Section 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 Accurint (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 Section 4676 (b).

According to Revenue and Taxation Code Section 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 of the one year following the recordation of the Tax Collector's Deed to the Purchaser, which was recorded on July 15, 2020.

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

1. Claim from Asset Recovery, Inc., Assignee for Isabel Espinoza AKA Isabel C. Espinoza based on an Assignment of Rights to Claim Excess Proceeds from Sale of Tax-Defaulted Property notarized June 26, 2020 and a Quitclaim Deed recorded February 23, 2005 as Instrument No. 2005-0144303.

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

2. Claim from Asset Recovery, Inc., Assignee for Joanne Espinoza AKA Joanne C. Espinoza based on an Assignment of Rights to Claim Excess Proceeds from Sale of Tax-Defaulted Property notarized June 26, 2020 and a Quitclaim Deed recorded February 23, 2005 as Instrument No. 2005-0144303.
3. Claim from Asset Recovery, Inc., Assignee for Manuel Espinoza based on an Assignment of Rights to Claim Excess Proceeds from Sale of Tax-Defaulted Property notarized September 22, 2020 and a Quitclaim Deed recorded February 23, 2005 as Instrument No. 2005-0144303.
4. Claim from Asset Recovery, Inc., Assignee for Patricia Espinoza AKA Patricia C. Johnson and Patricia C. Espinoza based on an Assignment of Rights to Claim Excess Proceeds from Sale of Tax-Defaulted Property notarized September 23, 2020 and a Quitclaim Deed recorded February 23, 2005 as Instrument No. 2005-0144303.
5. Claim from Asset Recovery, Inc., Assignee for Mark Espinoza based on an Assignment of Rights to Claim Excess Proceeds from Sale of Tax-Defaulted Property notarized September 25, 2020 and a Quitclaim Deed recorded February 23, 2005 as Instrument No. 2005-0144303.
6. Claim from Asset Recovery, Inc., Assignee for Charlotte Espinoza AKA Carlotta C. Espinoza based on an Assignment of Rights to Claim Excess Proceeds from Sale of Tax-Defaulted Property notarized September 25, 2020 and a Quitclaim Deed recorded February 23, 2005 as Instrument No. 2005-0144303.
7. Claim from Palo Verde Irrigation District based on a Certificate of Sale recorded September 29, 2014 as Instrument No. 2014-0368765, a Certificate of Sale recorded January 11, 2016 as Instrument No. 2016-0009325, a Certificate of Sale recorded October 7, 2016 as Instrument No. 2016-0442374, a Certificate of Sale recorded October 25, 2017 as Instrument No. 2017-0444966, a Certificate of Sale recorded September 6, 2018 as Instrument No. 2018-0359150, and a Certificate of Sale recorded September 26, 2019 as Instrument No. 2019-0383156.

Pursuant to Section 4675 of the California Revenue and Taxation Code, it is the recommendation of this office that Asset Recovery, Inc., Assignee for Isabel Espinoza AKA Isabel C. Espinoza be awarded excess proceeds in the amount of \$3,209.69, Asset Recovery, Inc., Assignee for Joanne Espinoza AKA Joanne C. Espinoza be awarded excess proceeds in the amount of \$3,209.69, Asset Recovery, Inc., Assignee for Manuel Espinoza be awarded excess proceeds in the amount of \$498.92, Asset Recovery, Inc., Assignee for Patricia Espinoza AKA Patricia C. Johnson and Patricia C. Espinoza be awarded excess proceeds in the amount of \$3,226.32, Asset Recovery, Inc., Assignee for Mark Espinoza be awarded excess proceeds in the amount of \$498.91, and Asset Recovery, Inc., Assignee for Charlotte Espinoza AKA Carlotta C. Espinoza be awarded excess proceeds in the amount of \$3,209.68. The claim from Palo Verde Irrigation District be denied since their liens were released with Redemption Certificates recorded August 24, 2021 as Instrument Nos. 2021-0505965 and 2021-0505966. Since there are no other claimants, the unclaimed excess proceeds in the amount of \$2,777.29 will be transferred to the County General Fund. Supporting documentation has been provided.

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

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 the last assesses of the property and transferred to the County General Fund.

**ATTACHMENTS (if any, in this order):**

**ATTACHMENT A. Claim AssetIsabel**

**ATTACHMENT B. Claim AssetJoanne**

**ATTACHMENT C. Claim AssetManuel**

**ATTACHMENT D. Claim AssetPatricia**

**ATTACHMENT E. Claim AssetMark**

**ATTACHMENT F. Claim AssetCarlotta**

**ATTACHMENT G. Claim PVID**

  
Cesar Bernal, PRINCIPAL MGMT ANALYST 5/28/2024

  
Aaron Gettis, Chief of Deputy County Counsel 4/30/2024

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

RECEIVED

To: Jon Christensen, Treasurer-Tax Collector

2020 SEP 28 AM 9:49

Re: Claim for Excess Proceeds

RIVERSIDE COUNTY  
TREAS-TAX COLLECTOR

TC 215 Item 1863 Parcel Identification Number: 872283023

Assessee: ESPINOZA, ISABEL & JOANNE & MANUEL & MARK ETAL

Situs: 13960 E WARMINGTON ST BLYTHE 92225

Date Sold: May 5, 2020

Date Deed to Purchaser Recorded: July 15, 2020

Final Date to Submit Claim: July 15, 2021

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$ 19,238.00 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. 2005-0144303; recorded on 2/25/2005. 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, Quit Claim 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 August, 2020 at Denver, CO  
County, State

[Signature]  
Signature of Claimant

\_\_\_\_\_  
Signature of Claimant

John Fox - Managing Director  
Print Name  
Asset Recovery Inc.  
910 16th St. Suite 604  
Street Address

\_\_\_\_\_  
Print Name

\_\_\_\_\_  
Street Address

Denver, CO 80202  
City, State, Zip

\_\_\_\_\_  
City, State, Zip

303-454-3707  
Phone Number

\_\_\_\_\_  
Phone Number

State of CO, County of Denver  
Signed before me on this 29 day  
of August 2020 by John Fox  
Notary Public [Signature]

ANH-KHOA NGUYEN THAN  
NOTARY PUBLIC  
STATE OF COLORADO  
NOTARY ID 20194004384  
MY COMMISSION EXPIRES FEBRUARY 4, 2023

SCO 8-21 (1-99)

**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) Isabel Espinoza 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 5th day of May 2020, and described as parcel number 872-283-023.

As the Assignor(s), I understand the amount of the excess proceeds eligible for distribution is \$ 19,238.00, and as a party of interest I am entitled to \$ up to \$19,238.00.

Dated this 24 day of June 2020, Isabel Espinoza  
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 June 24, 2020 before me, Summer Spraggins, Notary Public, personally appeared Isabel Espinoza, 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]  
Signature



(Seal)

**DECLARATION**

I, Assignor(s) Isabel Espinoza 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 872-283-023 from the public auction of tax-defaulted property held on 5th day of May 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 6-26-20 Signature Isabel Espinoza  
Name (print) Isabel Espinoza Address 24681 School Rd.  
City/State/zip Code Ripley California 92225 Phone (760) 393-6907

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

DOC # 2005-0144303

02/23/2005 08:00A Fee:10.00

Page 1 of 2

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder

NAME ~~CHARLOTTE~~ C. Espinoza  
STREET ADDRESS LIDO LANE 930  
CITY, STATE & ZIP CODE Blythe Calif 92225  
TITLE ORDER NO. \_\_\_\_\_ ESCROW NO. \_\_\_\_\_



# QUITCLAIM DEED

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C

I Rosemary Espinoza

TRA 003 DTT=0

the undersigned grantor(s), for a valuable consideration, receipt of which is hereby acknowledged, do I hereby remise, release and

forever quitclaim to CHARLOTTE Espinoza, Patricia Espinoza, Joanne Espinoza, Isabel Espinoza, Manuel Espinoza, Mark Espinoza the following described real property in the City of Ripley, County of Riverside, State of Calif:

59. ACRES ML IN Por Lot C2 BLK 135 Lots 24, 25 & 26  
BKK 13 MB 010/033 Ripley

Assessor's parcel No. 872283023-9

Executed on 2-22-05 at Blythe Calif CITY AND STATE

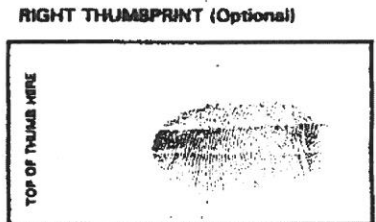
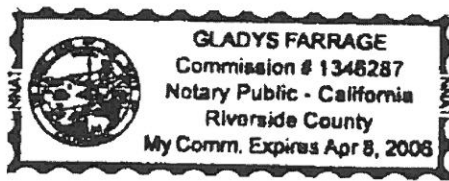
STATE OF California

COUNTY OF Riverside

On 02-22-05 before me, Gladys Farrage Notary Public

personally appeared Rosemary Espinoza personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) 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.  
Gladys Farrage  
(SIGNATURE OF NOTARY)  
Gladys Farrage (REAL)



- CAPACITY CLAIMED BY SIGNER(S)
- INDIVIDUAL(S)
  - CORPORATE OFFICER(S) \_\_\_\_\_ (TITLE)
  - PARTNER(S)  LIMITED  GENERAL
  - ATTORNEY IN FACT
  - TRUSTEE(S)
  - GUARDIAN/CONSERVATOR
  - OTHER: \_\_\_\_\_

MAIL TAX STATEMENTS TO:

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. Wolcott makes no representation or warranty, express or implied, with respect to the merchantability or fitness of this form for an intended use or purpose.



SIGNER IS REPRESENTING:



CERTIFICATION

Pursuant to the provisions of Government Code 27361.7 I certify under the penalty of perjury that the following is a true copy of illegible wording found in the attached document:

(Print or type the page number(s) and wording below):

CARLOTTA C. Espinoza  
LIDO LANE 930  
Blythe Calif 92225

forever quitclaim to CARLOTTA Espinoza, Patricia Espinoza, Joanne Espinoza, Isabel Espinoza, Manuel Espinoza, Mark Espinoza the following described real property in the City of Ripley, County of Riverside ~~CA~~ State of Calif,

Date:

2-23-05

Signature:

Rose Mary Espinoza

Print Name:

Rosemary Espinoza



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

RECEIVED

To: Jon Christensen, Treasurer-Tax Collector

2020 SEP 28 AM 9:49

Re: Claim for Excess Proceeds

RIVERSIDE COUNTY  
TREAS-TAX COLLECTOR

TC 215 Item 1863 Parcel Identification Number: 872283023

Assessee: ESPINOZA, ISABEL & JOANNE & MANUEL & MARK ETAL

Situs: 13960 E WARMINGTON ST BLYTHE 92225

Date Sold: May 5, 2020

Date Deed to Purchaser Recorded: July 15, 2020

Final Date to Submit Claim: July 15, 2021

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$19,238.00 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. 2005-0144303; recorded on 2/23/2005. 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, Quit Claim 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 August, 2020 at Denver, CO  
County, State

[Signature]  
Signature of Claimant

\_\_\_\_\_  
Signature of Claimant

John Fox - Managing Director  
Print Name Asset Recovery Inc.

\_\_\_\_\_  
Print Name

910 16th St. Suite 614  
Street Address

\_\_\_\_\_  
Street Address

Denver, CO 80202  
City, State, Zip

\_\_\_\_\_  
City, State, Zip

303-454-3707  
Phone Number

\_\_\_\_\_  
Phone Number

State of CO, County of Denver

Signed before me on this 29 day

of August 2020 by John Fox

Notary Public [Signature]

ANH-KHOA NGUYEN THAN  
NOTARY PUBLIC  
STATE OF COLORADO  
NOTARY ID 20194004384  
MY COMMISSION EXPIRES FEBRUARY 4, 2023

SCO 8-21 (1-99)

**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) Joanne Espinoza 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 5th day of May 2020, and described as parcel number 872-283-023.

As the Assignor(s), I understand the amount of the excess proceeds eligible for distribution is \$ 19,238.00, and as a party of interest I am entitled to \$ up to \$19,238.00.

Dated this 6-26<sup>th</sup> day of JUNE 2020, Joanne Espinoza  
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 MICHIGAN

COUNTY OF WEXFORD

On June 26th 2020 before me, Angela L Anderson personally

appeared Joanne Espinoza, 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

Angela L Anderson  
Signature

ANGELA L ANDERSON  
Notary Public, State of Michigan  
County of Wexford  
My Commission Expires 12-26-2024  
Acting In the County of WEXFORD

(Seal)

**DECLARATION**

I, Assignor(s) Joanne Espinoza 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 872-283-023 from the public auction of tax-defaulted property held on 5th day of May 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 6-26-2020 Signature Joanne Espinoza  
Name (print) Joanne Espinoza Address 7970 Davis Rd  
City/State/zip Code Buckley mi 49626 Phone (231) 409-5437

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

NAME ~~CHARLOTTA~~ C. Espinoza  
STREET ADDRESS LIDO LANE 930  
CITY, STATE & ZIP CODE Blythe Calif 92225  
TITLE ORDER NO. \_\_\_\_\_ ESCROW NO. \_\_\_\_\_

DOC # 2005-0144303

02/23/2005 08:00A Fee:10.00

Page 1 of 2

Recorded in Official Records  
County of Riverside

Larry W. Ward  
Assessor, County Clerk & Recorder



# QUITCLAIM DEED

M	S	U	PAGE	SIZE	DA	PCOR	NOCOR	SMF	MSC
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A	R	L			COPY	LONG	REFUND	NCHG	EXAM

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C

I Rosemary Espinoza

TRA 003 DTT=0

the undersigned grantor(s), for a valuable consideration, receipt of which is hereby acknowledged, do I hereby remise, release and forever quitclaim to ~~CHARLOTTA~~ Manuel Espinoza, Mark Espinoza, Patricia Espinoza, Jeanne Espinoza, Isabel Espinoza the following described real property in the City of Ripley, County of Riverside, State of Calif:

59. Access M/L in Por Lot C2 BLK 135<sup>1</sup> Lots 24, 25, & 26  
BKK 13 MB 010/033 Ripley

Assessor's parcel No. 872283023-9

Executed on 2-22-05

at Blythe Calif

CITY AND STATE

STATE OF California

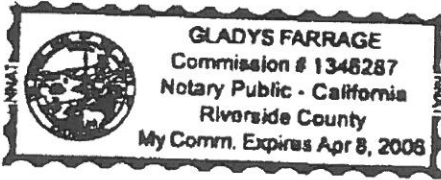
COUNTY OF Riverside

On 02-22-05 before me, Gladys Farrage Notary Public

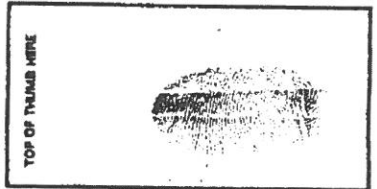
personally appeared Rosemary Espinoza personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their 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.

Gladys Farrage  
(SIGNATURE OF NOTARY)  
Gladys Farrage (REAL)



RIGHT THUMBPRINT (Optional)



CAPACITY CLAIMED BY SIGNER(S)

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

SIGNER IS REPRESENTING: \_\_\_\_\_

MAIL TAX STATEMENTS TO: \_\_\_\_\_

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. Walcotts makes no representation or warranty, express or implied, with respect to the merchantability or fitness of this form for an intended use or purpose.

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**CERTIFICATION**

Pursuant to the provisions of Government Code 27361.7 I certify under the penalty of perjury that the following is a true copy of illegible wording found in the attached document:

(Print or type the page number(s) and wording below):

CARLOTTA C. Espinoza  
LIDO LANE 930  
Blythe Calif 92225

Forever quitclaim to CARLOTTA Espinoza, Patricia Espinoza, Joanne Espinoza, Isabel Espinoza, Manuel Espinoza, Mark Espinoza the following described real property in the City of Ripley, County of Riverside State of Calif,

Date: 2-23-05

Signature: Rose Mary Espinoza

Print Name: Rosemary Espinoza



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

RECEIVED

To: Jon Christensen, Treasurer-Tax Collector

2020 SEP 28 AM 9:49

Re: Claim for Excess Proceeds

RIVERSIDE COUNTY  
TREAS-TAX COLLECTOR

TC 215 Item 1863 Parcel Identification Number: 872283023

Assessee: ESPINOZA, ISABEL & JOANNE & MANUEL & MARK ETAL

Situs: 13960 E WARMINGTON ST BLYTHE 92225

Date Sold: May 5, 2020

Date Deed to Purchaser Recorded: July 15, 2020

Final Date to Submit Claim: July 15, 2021

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$ 19,238.00 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. 2005-0144303; recorded on 2/25/2005. 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, Quit Claim 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 August, 2020 at Denver, CO  
County, State

[Signature]  
Signature of Claimant

\_\_\_\_\_  
Signature of Claimant

John Fox - Managing Director  
Print Name  
Asset Recovery Inc.  
910 16th St. Suite 604  
Street Address

\_\_\_\_\_  
Print Name  
\_\_\_\_\_  
Street Address

Denver, CO 80202  
City, State, Zip

\_\_\_\_\_  
City, State, Zip

303-454-3707  
Phone Number

\_\_\_\_\_  
Phone Number

State of CO, County of Denver  
Signed before me on this 29 day  
of August 2020 by John Fox  
Notary Public [Signature]

ANH-KHOA NGUYEN THAN  
NOTARY PUBLIC  
STATE OF COLORADO  
NOTARY ID 20194004384  
MY COMMISSION EXPIRES FEBRUARY 4, 2023

SCO 8-21 (1-99)

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

NAME ~~CHARLOTTE~~ C. Espinoza  
STREET ADDRESS LIDO LANE 930  
CITY, STATE & ZIP CODE Blythe Calif 92225  
TITLE ORDER NO. \_\_\_\_\_ ESCROW NO. \_\_\_\_\_

DOC # 2005-0144303

02/23/2005 08:00A Fee:10.00

Page 1 of 2

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



# QUITCLAIM DEED

M	S	U	PAGE	SIZE	DA	PCOR	NOCCO	SMF	MSC
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A	R	L			COPY	LONG	REFUND	NCHO	EXAM

14

C

I Rosemary Espinoza

TRA 003 DTTCO

the undersigned grantor(s), for a valuable consideration, receipt of which is hereby acknowledged, do I hereby remise, release and forever quitclaim to ~~CHARLOTTE~~ Rosemary Espinoza, Juanita Espinoza, Isabel Espinoza, Manuel Espinoza, Mark Espinoza, the following described real property in the City of Ripley, County of Riverside, State of Calif:

59. Acres ML in Por Lot C2 BLK 13<sup>1</sup> Lots 24, 25, & 26  
BKK 13 MB 010/033 Ripley

Assessor's parcel No. 872283023-9

Executed on 2-22-05

at Blythe Calif

(CITY AND STATE)

STATE OF California

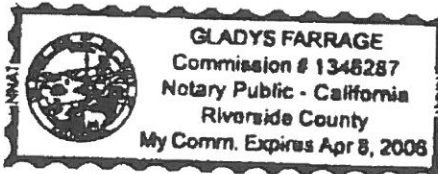
COUNTY OF Riverside

on 02-22-05 before me, Gladys Farrage Notary Public

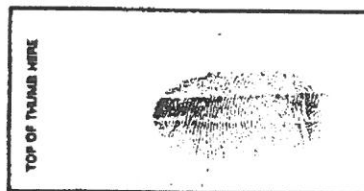
personally appeared Rosemary Espinoza personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that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

Gladys Farrage  
(SIGNATURE OF NOTARY) (REAL)  
Gladys Farrage



RIGHT THUMBPRINT (Optional)



CAPACITY CLAIMED BY SIGNER(S)

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

SIGNER IS REPRESENTING: \_\_\_\_\_

MAIL TAX STATEMENTS TO: \_\_\_\_\_

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. Weisbrodt makes no representation or warranty, express or implied, with respect to the merchantability or fitness of this form for an intended use or purpose.

© 2004 WEISBRODT FORMS, INC.

**CERTIFICATION**

Pursuant to the provisions of Government Code 27361.7 I certify under the penalty of perjury that the following is a true copy of illegible wording found in the attached document:

(Print or type the page number(s) and wording below):

CARLOTTA C. Espinoza  
LIDO LANE 930  
Blythe Calif 92225

forever quitclaim to CARLOTTA Espinoz, Patricia Espino  
Joanne Espinoza, Isabel Espinoza, Manuel Espinoza,  
Mark Espinoza the following described real property  
in the City of Ripley, County of Riverside State  
of Calif,

Date:

2-23-05

Signature:

Rose Mary Espinoza

Print Name:

Rosemary Espinoza





**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) Manuel Espinoza 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 5th day of May 2020, and described as parcel number 872-283-023.

As the Assignor(s), I understand the amount of the excess proceeds eligible for distribution is \$ 19,238.00, and as a party of interest I am entitled to \$ up to \$19,238.00.

Dated this 22 day of 9-2020, Manuel Espinoza  
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 Sep 22nd 2020 before me, J. Yvette Moore Notary Public personally

appeared Manuel Espinoza, 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  
J. Yvette Moore  
Signature



(Seal)

**DECLARATION**

I, Assignor(s) Manuel Espinoza 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 872-283-023 from the public auction of tax-defaulted property held on 5th day of May 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 9-22-2020 Signature Manuel Espinoza  
Name (print) MANUEL ESPINOZA Address 1450 E BARNARD ST  
City/State/zip Code BLYTHE CA 92225 Phone ( ) 442-400-7428

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

RECEIVED

To: Jon Christensen, Treasurer-Tax Collector

2020 SEP 28 AM 9:19

Re: Claim for Excess Proceeds

RIVERSIDE COUNTY  
TREAS-TAX COLLECTOR

TC 215 Item 1863 Parcel Identification Number: 872283023

Assessee: ESPINOZA, ISABEL & JOANNE & MANUEL & MARK ETAL

Situs: 13960 E WARMINGTON ST BLYTHE 92225

Date Sold: May 5, 2020

Date Deed to Purchaser Recorded: July 15, 2020

Final Date to Submit Claim: July 15, 2021

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$19,238.00 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. 2005-0144303, recorded on 2/23/2005. 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, Quit Claim 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 August, 2020 at Denver, CO  
County, State

*[Signature]*  
Signature of Claimant

\_\_\_\_\_  
Signature of Claimant

John Fox - Managing Director  
Print Name  
Asset Recovery Inc.  
910 16th St. Suite 614  
Street Address

\_\_\_\_\_  
Print Name

\_\_\_\_\_  
Street Address

Denver, CO 80202  
City, State, Zip

\_\_\_\_\_  
City, State, Zip

303-454-3707  
Phone Number

\_\_\_\_\_  
Phone Number

State of CO, County of Denver  
Signed before me on this 29 day  
of August 2020 by John Fox  
Notary Public *[Signature]*

ANH-KHOA NGUYEN THAN  
NOTARY PUBLIC  
STATE OF COLORADO  
NOTARY ID 20194004384  
MY COMMISSION EXPIRES FEBRUARY 4, 2023

SCO 8-21 (1-99)

**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) Patricia Espinoza 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 5th day of May 2020, and described as parcel number 872-283-023.

As the Assignor(s), I understand the amount of the excess proceeds eligible for distribution is \$ 19,238.00, and as a party of interest I am entitled to \$ up to \$19,238.00.

Dated this 23rd day of September, Patricia Espinoza <sup>PCF</sup>  
Signature Patricia Johnson

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 Washington

COUNTY OF Thurston

On 9.23.2020 before me, Ann E Brinson personally

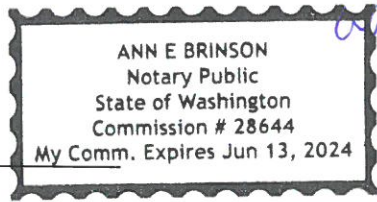
appeared Patricia Espinoza, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on 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~~ Washington that the foregoing paragraph is true and correct.

WITNESS my hand and official seal

Ann E Brinson

Signature



(Seal)

**DECLARATION**

I, Assignor(s) Patricia Espinoza 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 872-283-023 from the public auction of tax-defaulted property held on 5th day of May 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~~ Washington that the foregoing is true and correct.

Date 9.23.2020 Signature Patricia Espinoza Patricia Johnson

Name (print) PATRICIA ESPINOZA Address \_\_\_\_\_

City/State/zip Code 7532 Titan Dr Se Lacey WA 98503 Phone (360) 451 1562

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

DOC # 2005-0144303

02/23/2005 08:00A Fee:10.00

Page 1 of 2

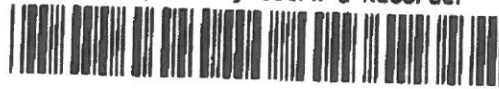
Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder

NAME ~~CHARLOTTE~~ C. Espinoza  
STREET ADDRESS LIDO LANE 930  
CITY, STATE & ZIP CODE Blythe Calif 92225  
TITLE ORDER NO. \_\_\_\_\_ ESCROW NO. \_\_\_\_\_



# QUITCLAIM DEED

M	S	U	PAGE	SIZE	DA	PCOR	NOCOR	SMF	MISC.
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					4				BB
A	R	L	COPY	LONG	REFUND	NCHO	EXAM		

14  
C

I Rosemary Espinoza

TRA 003 DTTC

the undersigned grantor(s), for a valuable consideration, receipt of which is hereby acknowledged, do I hereby remise, release and forever quitclaim to ~~CHARLOTTE~~ Rosemary Espinoza, Pedro Espinoza, Joanne Espinoza, Isabel Espinoza, Manuel Espinoza, Mark Espinoza the following described real property in the City of Ripley, County of Riverside, State of Calif:

59. Acres +/- in Por Lot C2 BLK 13<sup>1</sup> Lots 24, 25, & 26  
BLK 13 MB 010/033 Ripley

Assessor's parcel No. 872283023-9

Executed on 2-22-05

at Blythe Calif

CITY AND STATE

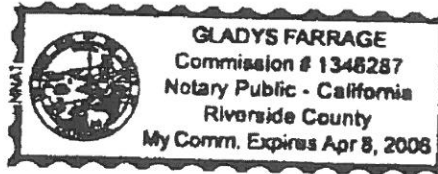
STATE OF California

COUNTY OF Riverside

on 02-22-05 before me, Gladys Farrage Notary Public

personally appeared Rosemary Espinoza 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.

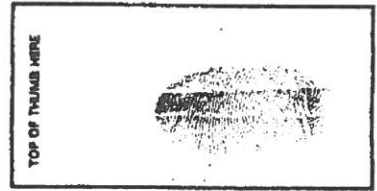


Gladys Farrage  
(SIGNATURE OF NOTARY) (SEAL)  
Gladys Farrage

MAIL TAX STATEMENTS TO:

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. Welcotts makes no representation or warranty, express or implied, with respect to the merchantability or fitness of this form for an intended use or purpose.

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

SIGNER IS REPRESENTING:

**CERTIFICATION**

Pursuant to the provisions of Government Code 27361.7 I certify under the penalty of perjury that the following is a true copy of illegible wording found in the attached document:

(Print or type the page number(s) and wording below):

CARLOTTA C. Espinoza  
LIDO LANE 930  
Blythe Calif 92225

forever quitclaim to CARLOTTA Espinoz, Patricia Espinoz, Joanne Espinoza, Isabel Espinoza, Manuel Espinoza, Mark Espinoza the following described real property in the City of Ripley, County of Riverside State of Calif,

Date: 2-23-05

Signature: Rose Mary Espinoza

Print Name: Rosemary Espinoza



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

RECEIVED

To: Jon Christensen, Treasurer-Tax Collector

2020 SEP 28 AM 9:49

Re: Claim for Excess Proceeds

RIVERSIDE COUNTY  
TREAS-TAX COLLECTOR

TC 215 Item 1863 Parcel Identification Number: 872283023

Assessee: ESPINOZA, ISABEL & JOANNE & MANUEL & MARK ETAL

Situs: 13960 E WARMINGTON ST BLYTHE 92225

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- Assignment of Rights, Photo IDs, Quit Claim Deed

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

Executed this 29th day of August, 2020 at Denver, CO  
County, State

[Signature]  
Signature of Claimant

\_\_\_\_\_  
Signature of Claimant

John Fox - Managing Director  
Print Name  
Asset Recovery Inc.  
910 16th St. Suite 644  
Street Address

\_\_\_\_\_  
Print Name

\_\_\_\_\_  
Street Address

Denver, CO 80202  
City, State, Zip

\_\_\_\_\_  
City, State, Zip

303-454-3707  
Phone Number

\_\_\_\_\_  
Phone Number

State of CO, County of Denver  
Signed before me on this 29 day  
of August 2020 by John Fox  
Notary Public [Signature]

ANH-KHOA NGUYEN THAN  
NOTARY PUBLIC  
STATE OF COLORADO  
NOTARY ID 20194004384  
MY COMMISSION EXPIRES FEBRUARY 4, 2023

SCO 8-21 (1-99)

**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) Mark Espinoza 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 5th day of May 2020, and described as parcel number 872-283-023.

As the Assignor(s), I understand the amount of the excess proceeds eligible for distribution is \$ 19,238.00, and as a party of interest I am entitled to \$ up to \$19,238.00.

Dated this 25 day of September, Mark Espinoza  
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.

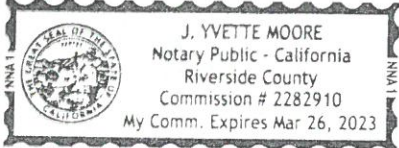
STATE OF California

COUNTY OF Riverside

On Sep 25th 2020 before me, J. Yvette Moore Notary Public personally appeared Mark Espinoza, 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  
J. Yvette Moore  
Signature



(Seal)

**DECLARATION**

I, Assignor(s) Mark Espinoza 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 872-283-023 from the public auction of tax-defaulted property held on 5th day of May 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 \_\_\_\_\_ Signature Mark Espinoza  
Name (print) Mark Espinoza Address 2450 E Bonard #04 A  
City/State/zip Code Blythe Cal 92225 Phone (442) 200-8063

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

DOC # 2005-0144303

02/23/2005 08:00A Fee:10.00

Page 1 of 2

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder

NAME ~~CHARLOTTE~~ C. Espinoza  
STREET ADDRESS LIDO LANE 930  
CITY, STATE & ZIP CODE Blythe Calif 92225  
TITLE ORDER NO. \_\_\_\_\_ ESCROW NO. \_\_\_\_\_



# QUITCLAIM DEED

M	S	U	PAGE	SIZE	DA	PCOR	NOCOR	SMF	MISC.
	1		2			✓			
					4				
A	R	L			COPY	LONG	REFUND	CHRG	EXAM

14

C

I Rosemary Espinoza

TRA 003 DTT=0

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59. Acres ML in Por Lot C2 BLK 13<sup>1</sup> Lots 24, 25, & 26  
BKK 13 MB 010/033 Ripley

Assessor's parcel No. 872283023-9

Executed on 2-22-05

at Blythe Calif

CITY AND STATE

STATE OF California

COUNTY OF Riverside

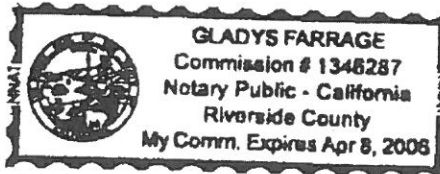
Rosemary Espinoza

on 02-22-05 before me, Gladys Farrage Notary Public

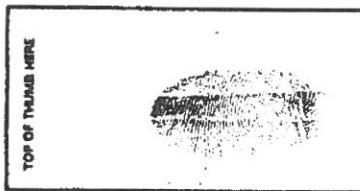
(NAME, TITLE, & NAME, DOE, NOTARY PUBLIC)

personally appeared Rosemary Espinoza 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.



RIGHT THUMBPRINT (Optional)



CAPACITY CLAIMED BY SIGNER(S)

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

(TITLE)  
LIMITED  
GENERAL

SIGNER IS REPRESENTING: \_\_\_\_\_

MAIL TAX STATEMENTS TO: \_\_\_\_\_

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. Wincotte makes no representation or warranty, express or implied, with respect to the merchantability or fitness of this form for an intended use or purpose.

© 1999 WINCOTTE FORMS, INC.



**CERTIFICATION**

Pursuant to the provisions of Government Code 27361.7 I certify under the penalty of perjury that the following is a true copy of illegible wording found in the attached document:

(Print or type the page number(s) and wording below):

CARLOTTA C. Espinoza  
LIDO LANE 930  
Blythe Calif 92225

forever quitclaim to CARLOTTA Espinoz, Patricia Espino  
Joanne Espinoza, Isabel Espinoza, Manuel Espinoza,  
Mark Espinoza. the following described real property  
in the City of Ripley, County of Riverside ~~CA~~ State  
of Calif,

Date:

2-23-05

Signature:

Rose Mary Espinoza

Print Name:

Rosemary Espinoza



2005-0144393  
02/23/2005 08:00A  
2 of 2

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

RECEIVED

To: Jon Christensen, Treasurer-Tax Collector

2020 SEP 28 AM 9:49

Re: Claim for Excess Proceeds

RIVERSIDE COUNTY  
TREAS-TAX COLLECTOR

TC 215 Item 1863 Parcel Identification Number: 872283023

Assessee: ESPINOZA, ISABEL & JOANNE & MANUEL & MARK ETAL

Situs: 13960 E WARMINGTON ST BLYTHE 92225

Date Sold: May 5, 2020

Date Deed to Purchaser Recorded: July 15, 2020

Final Date to Submit Claim: July 15, 2021

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$19,238.00 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. 2005-0144303; recorded on 2/23/2005. 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, Quit Claim 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 August, 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 604  
Street Address

\_\_\_\_\_  
Street Address

Denver, CO 80202  
City, State, Zip

\_\_\_\_\_  
City, State, Zip

303-454-3707  
Phone Number

\_\_\_\_\_  
Phone Number

State of CO, County of Denver

Signed before me on this 29 day

of August 2020 by John Fox

Notary Public [Signature]

ANH-KHOA NGUYEN THAN  
NOTARY PUBLIC  
STATE OF COLORADO  
NOTARY ID 20194004384  
MY COMMISSION EXPIRES FEBRUARY 4, 2023

SCO 8-21 (1-99)

**TO: OFFICE OF THE COUNTY TREASURER AND TAX COLLECTOR**

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

Charlotte Espinoza aka  
For valuable consideration, the undersigned Assignor(s) Carolotta Espinoza 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 5th day of May 2020, and described as parcel number 872-283-023.

As the Assignor(s), I understand the amount of the excess proceeds eligible for distribution is \$ 19,238.00, and as a party of interest I am entitled to \$ up to \$19,238.00.

Dated this 25 day of September, Charlotte Espinoza AKA Carolotta Espinoza  
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

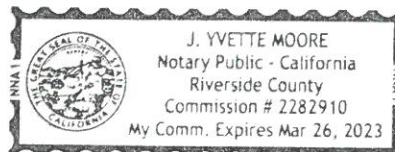
On Sep 25th 2020 before me, J. Yvette Moore Notary Public personally

appeared Charlotte Espinoza AKA Carolotta Espinoza, 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

J. Yvette Moore  
Signature



(Seal)

**DECLARATION**

I, Assignor(s) Carolotta Espinoza 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 872-283-023 from the public auction of tax-defaulted property held on 5th day of May 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 9/25/2020 Signature Charlotte Espinoza AKA Carolotta Espinoza  
Name (print) Charlotte Espinoza AKA Carolotta Espinoza Address 609 W Chanslor way  
City/State/zip Code Blythe Ca 92225 Phone (442) 200-8063

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

NAME: ~~CHARLOTTA~~ C. Espinoza  
STREET ADDRESS: LIDO LANE 930  
CITY, STATE & ZIP CODE: Blythe Calif 92225  
TITLE ORDER NO. \_\_\_\_\_ ESCROW NO. \_\_\_\_\_

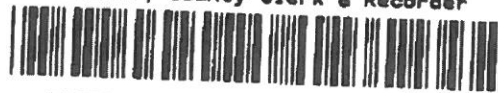
DOC # 2005-0144303

02/23/2005 08:00A Fee:10.00

Page 1 of 2

Recorded in Official Records  
County of Riverside

Larry W. Ward  
Assessor, County Clerk & Recorder



# QUITCLAIM DEED

M	S	U	PAGE	SIZE	DA	PCOR	NOCOR	BMF	MISC.
	1		2			✓			
					4				Blk
A	R	L	COPY	LONG	REFUND	NCHG	EXAM		

14  
C

I Rosemary Espinoza

TRA 003 DTTC

the undersigned grantor(s), for a valuable consideration, receipt of which is hereby acknowledged, do I hereby remise, release and forever quitclaim to ~~CHARLOTTA~~ Rosemary Espinoza, Patricia Espinoza, Joanne Espinoza, Isabel Espinoza, Manuel Espinoza, Mark Espinoza the following described real property in the City of Ripley, County of Riverside, State of Calif:

59. Acres +/- in Por Lot C2 BLK 13<sup>th</sup> Lots 24, 25, & 26  
BLK 13 MB 010/033 Ripley

Assessor's parcel No. 872283023-9

Executed on 2-22-05

at Blythe Calif

CITY AND STATE

STATE OF California

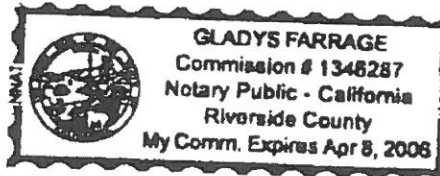
COUNTY OF Riverside

On 02-22-05 before me, Gladys Farrage, Notary Public

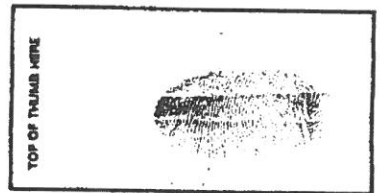
personally appeared Rosemary Espinoza personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their 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.

Gladys Farrage  
(SIGNATURE OF NOTARY) (REAL)  
Gladys Farrage



RIGHT THUMBPRINT (Optional)



CAPACITY CLAIMED BY SIGNER(S)

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

SIGNER IS REPRESENTING:

MAIL TAX STATEMENTS TO:

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. Wolcotts makes no representation or warranty, express or implied, with respect to the merchantability or fitness of this form for an intended use or purpose.



**CERTIFICATION**

Pursuant to the provisions of Government Code 27361.7 I certify under the penalty of perjury that the following is a true copy of illegible wording found in the attached document:

(Print or type the page number(s) and wording below):

CARLOTTA C. Espinoza  
LIDO LANE 930  
Blythe Calif 92225

forever quitclaim to CARLOTTA Espinoz, Patricia Espino  
Joanne Espinoza, Isabel Espinoza, Manuel Espinoza,  
Mark Espinoza the following described real property  
in the City of Ripley, County of Riverside State  
of Calif,

Date: 2-23-05

Signature: Rose Mary Espinoza

Print Name: Rosemary Espinoza



3114172-22512

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

RECEIVED

To: Jon Christensen, Treasurer-Tax Collector

2021 APR 27 AM 8:48

Re: Claim for Excess Proceeds

RIVERSIDE COUNTY  
TREAS-TAX COLLECTOR

TC 215 ITEM 1863 Parcel Identification Number: 872283023

Assessee: ESPINOZA, ISABEL & JOANNE & MANUEL & MARK ETAL

Situs: 13960 E WARMINGTON ST BLYTHE 92225

Date Sold: May 5, 2020

Date Deed to Purchaser Recorded: July 15, 2020

Final Date to Submit Claim: July 15, 2021

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$278.60 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.

#2014-0368765/9-29-2014, #2016-0009325/1-11-2016, #2016-0442374/10-7-2016

#2017-0444966/10-25-2017, #2018-0359150/9-6-2018, #2019-0383156/9-26-2019

#2020-0381140/8-19-2020

\*SEE ATTACHED DOCUMENTS\*

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 21 day of APRIL, 2021 at RIVERSIDE, CA  
County, State

  
Signature of Claimant

\_\_\_\_\_  
Signature of Claimant

VICTOR LUJAN  
Print Name  
180 W 14TH AVENUE  
Street Address  
BLYTHE, CA 92225  
City, State, Zip  
(760)-922-3144  
Phone Number  
victor.lujan@pvid.org  
Email Address

\_\_\_\_\_  
Print Name  
\_\_\_\_\_  
Street Address  
\_\_\_\_\_  
City, State, Zip  
\_\_\_\_\_  
Phone Number  
\_\_\_\_\_  
Email Address

RECORDING REQUESTED BY  
PALO VERDE IRRIGATION DISTRICT  
AND WHEN RECORDED MAIL TO:  
PALO VERDE IRRIGATION DISTRICT  
180 WEST 14<sup>TH</sup> AVENUE  
BLYTHE, CA 92225

DOC # 2014-0368765  
09/29/2014 11:08 AM Fees: \$0.00  
Page 1 of 1  
Recorded in Official Records  
County of Riverside  
Larry W. Ward  
Assessor, County Clerk & Recorder

\*\*This document was electronically submitted  
to the County of Riverside for recording\*\*  
Received by: CTOLOSSA

SPACE ABOVE THIS LINE FOR RECORDERS USE

FOR THE  
YEAR 2013

CERTIFICATE OF SALE  
Water Code App. §33-28m

No. 44600

PALO VERDE IRRIGATION DISTRICT

I, the undersigned Collector of Palo Verde Irrigation District, a district organized under the provisions of the "Palo Verde Irrigation District Act," an Act of the Legislature of California, HEREBY CERTIFY that on the date of this certificate, I did, after notice given as provided by said Act, as amended, sell to said Palo Verde Irrigation District for the sum of \$ 19.59 being the amount of the tax hereinafter mentioned and the penalties and costs accrued thereon, that certain real property situate within said District, County of Riverside, State of California, particularly described as follows, to wit:  
LOTS 24, 25 & 26 BLK 13 RIPLEY TOWNSITE 872-283-023

SITUS ADDRESS: 13970 WARMINGTON STREET  
RIPLEY CALIFORNIA 92225

That said real property was sold for a delinquent tax levied thereon by the Board of Trustees of said District during the year 2013 which was the year of the Tax, and that the name of the person taxed was

ESPINOZA, CARLOTTA & ROSEMARY &  
JOANN & ISABEL  
13970 E. WARMINGTON ST.  
RIPLEY, CA 92225

that said District will be entitled to a deed for said real property four years after the date of said sale unless in the meantime said real property is redeemed pursuant to the provisions of said Act.

WITNESS my hand this 1<sup>st</sup> day of July 2014

  
KIM BISHOFF,  
Collector of said Palo Verde Irrigation District

State of California

§

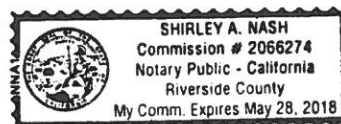
County of Riverside

On July 10, 2014 before me, Shirley A. Nash, A Notary Public, personally appeared Kim Bishoff who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person 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   
Signature of Notary Public



RECORDING REQUESTED BY  
PALO VERDE IRRIGATION DISTRICT  
AND WHEN RECORDED MAIL TO:  
PALO VERDE IRRIGATION DISTRICT  
180 WEST 14<sup>TH</sup> AVENUE  
BLYTHE, CA 92225

\*\*This document was electronically submitted to the County of Riverside for recording\*\*  
Received by: ALYCIA #778

SPACE ABOVE THIS LINE FOR RECORDERS USE

FOR THE  
YEAR 2014

CERTIFICATE OF SALE  
Water Code App. §33-28m

No. 45233

PALO VERDE IRRIGATION DISTRICT

I, the undersigned Collector of Palo Verde Irrigation District, a district organized under the provisions of the "Palo Verde Irrigation District Act," an Act of the Legislature of California, HEREBY CERTIFY that on the date of this certificate, I did, after notice given as provided by said Act, as amended, sell to said Palo Verde Irrigation District for the sum of \$ 19,85 being the amount of the tax hereinafter mentioned and the penalties and costs accrued thereon, that certain real property situate within said District, County of Riverside, State of California, particularly described as follows, to wit:  
LOTS 24, 25 & 26 BLK 13 RIPLEY TOWNSITE 872-283-023

Situs Address: 13970 WARMINGTON STREET  
RIPLEY CALIFORNIA 92225

That said real property was sold for a delinquent tax levied thereon by the Board of Trustees of said District during the year 2014 which was the year of the Tax, and that the name of the person taxed was

ESPINOZA, CARLOTTA & ROSEMARY &  
JOANN & ISABEL  
13970 E. WARMINGTON ST.  
RIPLEY, CA 92225

that said District will be entitled to a deed for said real property four years after the date of said sale unless in the meantime said real property is redeemed pursuant to the provisions of said Act.

WITNESS my hand this 1<sup>st</sup> day of July 2015

*Kim Bishoff*  
KIM BISHOFF,  
Collector of said Palo Verde Irrigation District

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

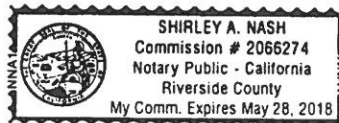
County of Riverside

On JANUARY 8 2016 before me, Shirley A. Nash, A Notary Public, personally appeared Kim Bishoff who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person 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 *Shirley A. Nash*  
Signature of Notary Public





RECORDING REQUESTED BY

PALO VERDE IRRIGATION DISTRICT

AND WHEN RECORDED MAIL TO:

PALO VERDE IRRIGATION DISTRICT

180 WEST 14<sup>TH</sup> AVENUE

BLYTHE, CA 92225

\*\*This document was electronically submitted to the County of Riverside for recording\*\*  
Received by: ANTIONETTE #092

SPACE ABOVE THIS LINE FOR RECORDERS USE

FOR THE  
YEAR 2015

CERTIFICATE OF SALE  
Water Code App. §33-28m

No. 45775

PALO VERDE IRRIGATION DISTRICT

I, the undersigned Collector of Palo Verde Irrigation District, a district organized under the provisions of the "Palo Verde Irrigation District Act," an Act of the Legislature of California, HEREBY CERTIFY that on the date of this certificate, I did, after notice given as provided by said Act, as amended, sell to said Palo Verde Irrigation District for the sum of \$ 20.12 being the amount of the tax hereinafter mentioned and the penalties and costs accrued thereon, that certain real property situate within said District, County of Riverside, State of California, particularly described as follows, to wit:  
LOTS 24, 25 & 26 BLK 13 RIPLEY TOWNSITE 872-283-023

Situs Address: 13970 WARMINGTON STREET  
RIPLEY CALIFORNIA 92225

That said real property was sold for a delinquent tax levied thereon by the Board of Trustees of said District during the year 2015 which was the year of the Tax, and that the name of the person taxed was

ESPINOZA, CARLOTTA & ROSEMARY &  
JOANN & ISABEL  
13970 E. WARMINGTON ST.  
RIPLEY, CA 92225

that said District will be entitled to a deed for said real property four years after the date of said sale unless in the meantime said real property is redeemed pursuant to the provisions of said Act.

WITNESS my hand this 1<sup>st</sup> day of July 2016

KIM BISHOFF,  
Collector of said Palo Verde Irrigation District

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

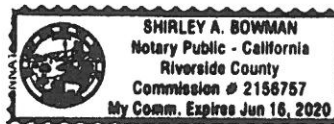
On July 21, 2016 before me, Shirley A. Bowman, A Notary Public, personally appeared Kim Bishoff who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person 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

Signature of Notary Public



RECORDING REQUESTED BY  
PALO VERDE IRRIGATION DISTRICT  
AND WHEN RECORDED MAIL TO:  
PALO VERDE IRRIGATION DISTRICT  
180 WEST 14<sup>TH</sup> AVENUE  
BLYTHE, CA 92225

\*\*This document was electronically submitted  
to the County of Riverside for recording\*\*  
Received by: MARIA VICTORIA #411

FOR THE YEAR 2016 SPACE ABOVE THIS LINE FOR RECORDERS USE  
CERTIFICATE OF SALE Water Code App. §33-28m No. 46265

PALO VERDE IRRIGATION DISTRICT

I, the undersigned Collector of Palo Verde Irrigation District, a district organized under the provisions of the "Palo Verde Irrigation District Act," an Act of the Legislature of California, HEREBY CERTIFY that on the date of this certificate, I did, after notice given as provided by said Act, as amended, sell to said Palo Verde Irrigation District for the sum of \$ 20,38 being the amount of the tax hereinafter mentioned and the penalties and costs accrued thereon, that certain real property situate within said District, County of Riverside, State of California, particularly described as follows, to wit:  
LOTS 24, 25 & 26 BLK 13 RIPLEY TOWNSITE 872-283-023

Situs Address: 13970 WARMINGTON STREET  
RIPLEY CALIFORNIA 92225

That said real property was sold for a delinquent tax levied thereon by the Board of Trustees of said District during the year 2016 which was the year of the Tax, and that the name of the person taxed was  
ESPINOZA, JOANNE AND ISABEL AND  
MANUEL AND MARK  
13970 E. WARMINGTON ST.  
RIPLEY, CA 92225

that said District will be entitled to a deed for said real property four years after the date of said sale unless in the meantime said real property is redeemed pursuant to the provisions of said Act.

WITNESS my hand this 1<sup>st</sup> day of July 2017

*Richard Gilmore*  
Collector of said Palo Verde Irrigation District

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 October 9, 2017 before me, Shirley A. Bowman, A Notary Public, personally appeared Richard Gilmore who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person 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 *Shirley A. Bowman*  
Signature of Notary Public



Recording Requested By

**Palo Verde Irrigation District**

And when recorded mail to:

Palo Verde Irrigation District  
180 West 14th Avenue  
Blythe, CA 92225

\*\*This document was electronically submitted  
to the County of Riverside for recording\*\*  
Received by: TERESA #134

Space above this line for recorders use

For the  
Year 2017

CERTIFICATE OF SALE  
Water Code App. §33-28m

No. 47031

**Palo Verde Irrigation District**

I, the undersigned Collector of Palo Verde Irrigation District, a district organized under the provisions of the "Palo Verde Irrigation District Act," an Act, of the Legislature of California, HEREBY CERTIFY that on the date of this certificate, I did, after notice given as provided by said Act, as amended, sell to said Palo Verde Irrigation District for the sum of \$ 29.03 being the amount of the tax hereinafter mentioned and the penalties and costs accrued thereon, that certain real property situate within said District, County of Riverside State of California, particularly described as follows, to wit:

LOTS 24, 25 & 26 BLK 13 RIPLEY TOWNSITE

872-283-023

Situs Address: 13970 WARMINGTON STREET  
RIPLEY CALIFORNIA 92225

That said real property was sold for a delinquent tax levied thereon by the Board of Trustees of said Distric during the year 2017 which was the year of the Tax, and that the name of the person was

ESPINOZA, JOANNE AND ISABEL AND  
MANUEL AND MARK  
13970 E. WARMINGTON ST.  
RIPLEY, CA 92225

that said District will be entitled to a deed for said property four years after the date of said sale unless in the meantime said real property is redeemed pursuant to the provisions of said Act.

WITNESS my hand this 1<sup>st</sup> day of July 2018

Richard Gilmore  
Collector of said Palo Verde Irrigation  
District

A notary public or other officer completing this certificate verifies only 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

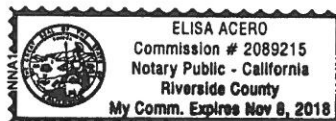
On September 4, 2018 before me Elisa Acero, A Notary Public, personally appeared Richard Gilmore who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person 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

Signature of Notary Public



Recording Requested By

**Palo Verde Irrigation District**

And when recorded mail to:

Palo Verde Irrigation District  
180 West 14th Avenue  
Blythe, CA 92225

\*\*This document was electronically submitted to the County of Riverside for recording\*\*  
Received by: LISA #580

Space above this line for recorders use

For the  
Year 2018

CERTIFICATE OF SALE  
Water Code App. §33-28m

No. 47737

**Palo Verde Irrigation District**

I, the undersigned Collector of Palo Verde Irrigation District, a district organized under the provisions of the "Palo Verde Irrigation District Act," an Act, of the Legislature of California, HEREBY CERTIFY that on the date of this certificate, I did, after notice given as provided by said Act, as amended, sell to said Palo Verde Irrigation District for the sum of \$20.99 being the amount of the tax hereinafter mentioned and the penalties and costs accrued thereon, that certain real property situate within said District, County of Riverside State of California, particularly described as follows, to wit:

LOTS 24, 25 & 26 BLK 13 RIPLEY TOWNSITE

872-283-023

Situs Address: 13970 WARMINGTON STREET  
RIPLEY CALIFORNIA 92225

That said real property was sold for a delinquent tax levied thereon by the Board of Trustees of said District during the year 2018 which was the year of the Tax, and that the name of the person was

ESPINOZA, JOANNE AND ISABEL AND MANUEL AND MARK  
13970 E. WARMINGTON ST.  
RIPLEY, CA 92225

that said District will be entitled to a deed for said property four years after the date of said sale unless in the meantime said real property is redeemed pursuant to the provisions of said Act.

WITNESS my hand this 1<sup>st</sup> day of July 2019

Richard Gilmore  
Collector of said Palo Verde Irrigation District

A notary public or other officer completing this certificate verifies only 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

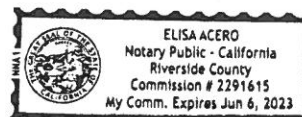
On August 19, 2019 before me Elisa Acero, A Notary Public, personally appeared Richard Gilmore who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person 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

Signature of Notary Public



Recording Requested By

**Palo Verde Irrigation District**

And when recorded mail to:

Palo Verde Irrigation District  
180 West 14th Avenue  
Blythe, CA 92225

\*\*This document was electronically submitted to the County of Riverside for recording\*\*  
Received by: LISA #580

Space above this line for recorder's use

**Palo Verde Irrigation District**

Collector's Office

Blythe, Ca. 08/20/21

**Redemption Certificate**

NO. 18752

RECEIVED OF RITA CASILLAS, REDEMPTIONER, the sum of One Hundred Fifty Two & 58/100 Dollars, \$152.58 which is in full payment for assessment sales on property described and set out by Certificates of Sale Number in itemized statement below.

**DESCRIPTION OF PROPERTY**

Owner name is: ESPINOZA CARLOTTA AND ROSEMARY 872-283-023  
LOTS 24, 25 & 26 BLK 13 RIPLEY

Situs Address: 13970 WARMINGTON STREET  
RIPLEY, CALIFORNIA 92272

Year 2013 Cert. 44600 Amount sold for Interest	\$19.59 \$12.64	\$32.23
Year 2014 Cert. 45233 Amount sold for Interest	\$19.85 \$11.02	\$30.87
Year 2015 Cert. 45775 Amount sold for Interest	\$20.12 \$9.36	\$29.48

Recording Fee \$60.00

Grand Total \$152.58

By: Marissa Johnson Collector

Emily Alicandro Deputy

*Emily Alicandro*  
Palo Verde Irrigation District

To the county recorder: You are hereby requested to redeem tax sales certificates as listed herein on the records of Riverside county.

(R-27517 P-218081 S-612984 N-ESPINOZA, CARLOTTA & ROSEMARY &)

Recording Requested By

**Palo Verde Irrigation District**

And when recorded mail to:

Palo Verde Irrigation District  
180 West 14th Avenue  
Blythe, CA 92225

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**Palo Verde Irrigation District**

Collector's Office

Blythe, Ca. 08/20/21

**Redemption Certificate**

NO. 18753

RECEIVED OF RITA CASILLAS, REDEMPTIONER, the sum of One Hundred Thirty Nine & 73/100 Dollars, \$139.73 which is in full payment for assessment sales on property described and set out by Certificates of Sale Number in itemized statement below.

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**DESCRIPTION OF PROPERTY**  
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Owner name is: ESPINOZA, JOANNE AND ISABEL AND  
LOTS 24, 25 & 26 BLK 13 RIPLEY

872-283-023

Situs Address: 13970 WARMINGTON STREET  
RIPLEY CALIFORNIA 92225

Year 2016 Cert. 46265		
Amount sold for Interest	\$20.38 \$7.64	\$28.02
Year 2017 Cert. 47031		
Amount sold for Interest	\$20.72 \$5.91	\$26.63
Year 2018 Cert. 47737		
Amount sold for Interest	\$20.99 \$4.09	\$25.08

Recording Fee \$60.00

Grand Total \$139.73

By: Marissa Johnson Collector

Emily Alicandro Deputy

*Emily Alicandro*  
Palo Verde Irrigation District

To the county recorder: You are hereby requested to redeem tax sales certificates as listed herein on the records of Riverside county.

(R-27517 P-218081 S-812984 N-ESPINOZA, JOANNE AND ISABEL AND MANUEL AND MARK)