

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



**ITEM:** 19.36  
(ID # 24427)

**MEETING DATE:**  
Tuesday, July 30, 2024

**FROM :** TREASURER-TAX COLLECTOR

**SUBJECT:** TREASURER-TAX COLLECTOR: Public Hearing on the Recommendation for Distribution of Excess Proceeds for Tax Sale No. 217, Item 4548. Last assessed to: Byles & Mas Development, LLC. District 5. [\$17,344-Fund 65595 Excess Proceeds from Tax Sale]

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

1. Approve the claim from the State of California, Franchise Tax Board for payment of excess proceeds resulting from the Tax Collector's public auction sale associated with parcel 481171046;
2. Deny the claim from Miguel A. Soto for payment of excess proceeds resulting from the Tax Collector's public auction sale associated with parcel 481171046;
3. Deny the claim from W. Hue Byles for payment of excess proceeds resulting from the Tax Collector's public auction sale associated with parcel 481171046;
4. Authorize and direct the Auditor-Controller to issue a warrant to the State of California, Franchise Tax Board in the amount of \$17,344.39, 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
5. Authorize and direct the Treasurer-Tax Collector to transfer the unclaimed excess proceeds in the amount of \$40,158.98 to the County General Fund pursuant to Revenue and Taxation Code Section 4674.

**ACTION:**Policy

  
Melissa Johnson, Assistant Tax Collector 7/17/2024

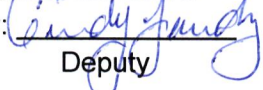
---

**MINUTES OF THE BOARD OF SUPERVISORS**

On motion of Supervisor Spiegel, 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: July 30, 2024  
xc: Tax Collector

Kimberly A. Rector  
Clerk of the Board

By:   
Deputy

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

<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>	\$ 17,344	\$ 0	\$ 17,344	\$ 0
<b>NET COUNTY COST</b>	\$ 0	\$ 0	\$ 0	\$ 0
<b>SOURCE OF FUNDS: Fund 65595 Excess Proceeds from Tax Sale.</b>			<b>Budget Adjustment:</b>	N/A
			<b>For Fiscal Year:</b>	24/25

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

**BACKGROUND:**

**Summary**

In accordance with Section 3691 et seq. of the California Revenue and Taxation Code, and with prior approval of the Board of Supervisors, the Tax Collector conducted the May 18, 2021 public auction sale. The deed conveying title to the purchasers at the auction was recorded July 28, 2021. 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 4, 2021 to parties of interest as defined in Section 4675 of said code. Parties of interest have been determined by an examination of Parties of Interest Reports, Assessor's and Recorder's records, as well as other, various research methods used to obtain current mailing addresses for these parties of interest.

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

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

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

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

of the one year following the recordation of the Tax Collector's Deed to the Purchaser, which was recorded on July 28, 2021.

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

1. Claim from the State of California, Franchise Tax Board based on Notices of State Tax Lien recorded September 23, 2015 as Instrument No. 2015-0421691 and 2015-0421692.
2. Claim from Miguel A. Soto based on a Grant Deed recorded June 24, 2005 as Instrument No. 2005-0505494.
3. Claim from W. Hue Byles based on a Grant Deed recorded June 24, 2005 as Instrument No. 2005-0505494.

Pursuant to Section 4675 of the California Revenue and Taxation Code, it is the recommendation of this office that the State of California, Franchise Tax Board be awarded excess proceeds in the amount of \$17,344.39. The claims from Miguel A. Soto and W. Hue Byles be denied since at the time the claim was filed and at all relevant times since, the company was Franchise Tax Board suspended, per California Secretary of State Business Search, which deprives it of all rights, privileges, and powers and they have no right or authority to file an administrative claim for the excess proceeds. Since there are no other claimants, the unclaimed excess proceeds in the amount of \$40,158.98 will be transferred to the County General Fund. Supporting documentation has been provided. The Tax Collector requests approval of the above recommended motion. Notice of this recommendation was sent to the claimants by certified mail.

**Impact on Residents and Businesses**

Excess proceeds will be released to a lienholder of the property and transferred to the County General Fund.

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

**ATTACHMENT A. Claim FTB**

**ATTACHMENT B. Claim Soto**

**ATTACHMENT B. Claim Byles**

  
Cesar Bernal, PRINCIPAL MGMT ANALYST 7/19/2024

  
Aaron Gettis, Chief of Deputy County Counsel 3/28/2024



STATE OF CALIFORNIA  
**FRANCHISE TAX BOARD**  
 COLLECTION ADVISORY TEAM, MS A-240  
 PO BOX 2952  
 SACRAMENTO CA 95812-2952

Notice Date: Sept. 10. 2021

RECEIVED

2021 SEP 24 PM 5:09

**CLAIM FOR EXCESS PROCEEDS**

RIVERSIDE COUNTY  
 TREAS-TAX COLLECTOR

In Reply Refer To:  
 624:LY:BYLES

**COUNTY OF RIVERSIDE**  
**ATTN: MATTHEW JENNINGS**  
**4080 LEMON STREET 4<sup>TH</sup> FLOOR**  
**RIVERSIDE CA 92502-2205**

Reference Number : APN 481-171-046  
 Date Sold : May 18, 2021  
 Taxpayer : BYLES & MAS DEVELOPMENT, LLC  
 FTB Account Number:  
 Account Status : Suspended on January 2, 2014

I, Leslie Yorston, am employed by the State of California, Franchise Tax Board (FTB) as a Specialist with the Collection Advisory Team. I submit this claim for excess proceeds under Civil Code Section 2924j on FTB's behalf in my official capacity as an FTB employee and not otherwise.

FTB hereby claims any or all of the excess proceeds resulting from the trustee's sale or tax defaulted sale on May 18, 2021.

The claim is based on the fact that FTB was a party in interest in the property at the time of sale and the following proof is submitted to establish rights to the excess proceeds:

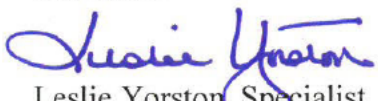
A Certificate of Tax Due and Delinquency reflecting the current tax indebtedness of BYLES & MAS DEVELOPMENT, LLC, Account Number

A perfected and enforceable state tax lien arose upon all real property of BYLES & MAS DEVELOPMENT, LLC pursuant to Revenue and Taxation Code Section 19221.

The amount of the claim for the Franchise Tax Board is \$17,344.39, as of May 18, 2021.

I declare under penalty of perjury under the laws of the State of California that the foregoing and the attached supporting documents are true and correct.

If you have any questions regarding this claim, contact Leslie Yorston of this department at (916) 845-3561.

  
 Leslie Yorston, Specialist  
 Collection Advisory Team

**State of California  
Franchise Tax Board**

RECEIVED

**Certificate of Tax Due and Delinquency**

2021 SEP 24 PM 5:00 Filed Pursuant to Part 10 or 11, Division 2, Revenue and Taxation Code

State of California RIVERSIDE COUNTY  
TREASURY TAX COLLECTOR  
County of Sacramento)

The Franchise Tax Board certifies:

The taxpayer, is delinquent in payment of tax, penalties, interest, and costs imposed upon the provisions of the California Revenue and Taxation Code.

The name of the taxpayer, the last known address, and the amount of the delinquent tax, penalties, interest, and costs owed by the taxpayer are as follows:

BYLES & MAS DEVELOPMENT, LLC  
APN: 481-171-046

Tax Year	Tax	Penalties	Interest	Fees	Payments	Total	
2005	\$800.00	\$200.00	\$893.23	\$0.00	\$0.00	\$1,893.23	
2006	\$800.00	\$200.00	\$836.67	\$0.00	\$0.00	\$1,836.67	
2007	\$800.00	\$200.00	\$723.20	\$0.00	\$0.00	\$1,723.20	
2008	\$800.00	\$200.00	\$605.65	\$0.00	\$0.00	\$1,605.65	
2009	\$800.00	\$200.00	\$515.86	\$0.00	\$0.00	\$1,515.86	
2010	\$800.00	\$200.00	\$455.05	\$0.00	\$0.00	\$1,455.05	
2011	\$800.00	\$632.00	\$523.10	\$0.00	\$0.00	\$1,955.10	
2012	\$800.00	\$632.00	\$483.81	\$0.00	\$0.00	\$1,915.81	
2013	\$800.00	\$632.00	\$446.83	\$23.00	\$0.00	\$1,901.83	
2014	\$800.00	\$200.00	\$292.99	\$249.00	\$0.00	\$1,541.99	
<b>Total Liened</b>	<b>\$8,000.00</b>	<b>\$3,296.00</b>	<b>\$5,776.39</b>	<b>\$272.00</b>	<b>\$0.00</b>	<b>\$17,344.39</b>	<b>(*)</b>

Tax Year	Tax	Penalties	Interest	Fees	Payments	Total	
2005	\$0.00	\$0.00	\$17.60	\$0.00	\$0.00	\$17.60	
2006	\$0.00	\$0.00	\$17.06	\$0.00	\$0.00	\$17.06	
2007	\$0.00	\$0.00	\$15.98	\$0.00	\$0.00	\$15.98	
2008	\$0.00	\$0.00	\$14.87	\$0.00	\$0.00	\$14.87	
2009	\$0.00	\$0.00	\$14.02	\$0.00	\$0.00	\$14.02	
2010	\$0.00	\$0.00	\$13.44	\$0.00	\$0.00	\$13.44	
2011	\$0.00	\$0.00	\$18.19	\$0.00	\$0.00	\$18.19	
2012	\$0.00	\$0.00	\$17.81	\$0.00	\$0.00	\$17.81	
2013	\$0.00	\$0.00	\$17.46	\$0.00	\$0.00	\$17.46	
2014	\$0.00	\$0.00	\$11.90	\$0.00	\$0.00	\$11.90	
<b>Total Un-Liened</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$158.33</b>	<b>\$0.00</b>	<b>\$0.00</b>	<b>\$158.33</b>	<b>(**)</b>

Additional interest and penalties accrue until paid in full.

\*Balances reflect the secured delinquent amount as of the date of the trustee's sale that was subject to a filed or recorded Notice of State Tax Lien prior to the trustee's sale on May 18, 2021.

\*\*Balances reflect the delinquent amount as of the date of this certificate that was not subject to a filed or recorded Notice of State Tax Lien prior to the trustee's sale on May 18, 2021.

The following Notices of State Tax Lien have been recorded:

Certificate No. 15259661043 recorded in the office of the county recorder of Riverside County on September 23, 2015, for the tax years 2005, 2007, 2011, 2012, and 2014, under Instrument No. 2015-0421691.

Certificate No. 15259325162 recorded in the office of the county recorder of Riverside County on September 23, 2015, for the tax years 2006, 2008, 2009, 2010, and 2013, under Instrument No. 2015-0421692.

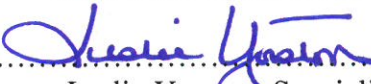
The taxpayer is indebted to the State of California in the above amount. No part of the indebtedness has been paid. The whole thereof is due, owing and unpaid from the taxpayer to the State of California. The Franchise Tax Board has fully complied with all provisions of the Revenue and Taxation Code relating to the computation and levy of the tax, penalties, interest, and costs.

IN WITNESS WHEREOF, the Franchise Tax Board has caused this Certificate to be executed in its name and on its behalf and its seal to be affixed by the undersigned, thereunto dully authorized.

Dated: September 10, 2021

(Seal)

FRANCHISE TAX BOARD  
of the State of California

By  .....  
Leslie Yorston, Specialist  
(916) 845-3561

RECEIVED  
2021 SEP 24 PM 5:09  
RIVERSIDE COUNTY  
TREAS-TAX COLLECTOR

Recording Requested by

STATE OF CALIFORNIA  
FRANCHISE TAX BOARD  
Sacramento CA 95812-2952

And When Recorded Mail to

Special Procedures Section  
PO BOX 2952  
Sacramento CA 95812-2952

**2015-0421691**

09/23/2015 08:00 AM Fee: \$ 0.00

Page 1 of 1

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



778



**NOTICE OF STATE TAX LIEN**

FILED WITH: RIVERSIDE

CERTIFICATE NUMBER: 15259661043

The Franchise Tax Board of the State of California hereby certifies that the following named taxpayer(s) is liable under parts 10 or 11 of Division 2 of the Revenue and Taxation Code to the State of California for amount due and required to be paid by said taxpayer as follows:

Name of Taxpayer(s) : BYLES & MAS DEVELOPMENT, LLC

FTB Account Number :  
Corporate Number :  
FEIN :  
SOS Number :

Last Known Address : PO BOX 2066  
LAGUNA HILLS CA 92654-2066

For Taxable Year(s) : 12/14, 12/12, 12/11, 12/07 12/05

Amount Due : \$7,168.20

Further interest and fees will accrue at the rate prescribed by law until paid; that the Franchise Tax Board of the State of California complied with all of the provisions of parts 10 or 11 of Division 2 of the Revenue and Taxation Code of the State of California in computing, levying, determining and assessing the tax; the said amounts are due and payable and have not been paid. Said lien attaches to all property and rights to such property now owned or later acquired by the taxpayer.

IN WITNESS WHEREOF, the Franchise Tax Board of the State of California has duly authorized the undersigned to execute this Notice in its name.

DATED: 09/16/15

FRANCHISE TAX BOARD  
of the State of California

Collection Bureau  
Telephone Number: (888) 635-0494

By: *Gozel G Brunetta*

Authorized facsimile signature.

Recording Requested by

STATE OF CALIFORNIA  
FRANCHISE TAX BOARD  
Sacramento CA 95812-2952

And When Recorded Mail to

Special Procedures Section  
PO BOX 2952  
Sacramento CA 95812-2952

2015-0421692

09/23/2015 08:00 AM Fee: \$ 0.00

Page 1 of 1

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



778



## NOTICE OF STATE TAX LIEN

FILED WITH: RIVERSIDE

CERTIFICATE NUMBER: 15259325162

The Franchise Tax Board of the State of California hereby certifies that the following named taxpayer(s) is liable under parts 10 or 11 of Division 2 of the Revenue and Taxation Code to the State of California for amount due and required to be paid by said taxpayer as follows:

Name of Taxpayer(s) : BYLES & MAS DEVELOPMENT, LLC

FTB Account Number  
Corporate Number  
FEIN  
SOS Number

Last Known Address : PO BOX 2066  
LAGUNA HILLS CA 92654-2066

For Taxable Year(s) : 12/13, 12/10, 12/09, 12/08, 12/06

Amount Due : \$6,604.24

Further interest and fees will accrue at the rate prescribed by law until paid; that the Franchise Tax Board of the State of California complied with all of the provisions of parts 10 or 11 of Division 2 of the Revenue and Taxation Code of the State of California in computing, levying, determining and assessing the tax; the said amounts are due and payable and have not been paid. Said lien attaches to all property and rights to such property now owned or later acquired by the taxpayer.

IN WITNESS WHEREOF, the Franchise Tax Board of the State of California has duly authorized the undersigned to execute this Notice in its name.

DATED: 09/16/15

FRANCHISE TAX BOARD  
of the State of California

Collection Bureau  
Telephone Number: (888) 635-0494

By: *Jozele J Brunetti*

Authorized facsimile signature.



---

Megan,

There has been no change to the claim amount.

*Leslie A. Yorston*  
*Senior Operations Specialist*  
*Collection Advisory Team*  
*(916) 845-3561*  
*Fax (916) 843-8709*

**From:** RCTTC Excess Proceeds <RCTTCExcessProceeds@rivco.org>  
**Sent:** Friday, March 01, 2024 7:44 AM  
**To:** Yorston, Leslie@FTB <Leslie.Yorston@ftb.ca.gov>  
**Subject:** EP 217-4548

**CAUTION:** This email originated from outside of the organization! Do not click links, open attachments or reply unless you recognize the sender's email and trust the content.

Re: PIN: 481171046  
TC 217 Item 4548  
Date of Sale: May 18, 2021

FTB Account Number:  
FEIN:  
Taxpayer: Byles & Mas Development, LLC

To Whom It May Concern:

This office is in receipt of your claim for excess proceeds from the above-mentioned tax sale. The documentation you have provided is insufficient to establish your claim.

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

- **Updated Statement of Monies Owed (as of date of tax sale)**

Please send in all original documents by **March 15, 2024** to: Riverside County Treasurer-Tax Collector, Attn: Excess Proceeds, P.O. Box 12005, Riverside, CA 92502-2205. If you should have any questions, please contact me at the number listed below.

With gratitude,

*Megan Montellano*

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

To: Matthew Jennings, Treasurer-Tax Collector

Re: Claim for Excess Proceeds

TC 217 ITEM 4548 Parcel Identification Number: 481171046

Assessee: BYLES & MAS DEV

Situs:

Date Sold: May 18, 2021

Date Deed to Purchaser Recorded: July 28, 2021

Final Date to Submit Claim: July 28, 2022

RECEIVED  
2022 JUL 28 AM 3:41  
RIVERSIDE COUNTY  
TREAS-TAX COLLECTION

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$57,503.32 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. 2021-0450341 recorded on 07/28/2021. 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.

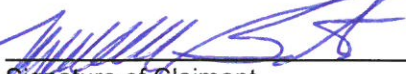
NOTE: YOUR CLAIM WILL NOT BE CONSIDERED UNLESS THE DOCUMENTATION IS ATTACHED.

All Documents are attached.  
I AM PRESIDENT of Byles & MAS DEVELOPEMENT, LLC and owner of this property AT time of tax-defaulted sale. All excess proceeds sent to THE ADDRESS BELOW

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 31<sup>ST</sup> day of August, 2021 at Orange County, California  
County, State

 →  
Signature of Claimant

President.  
Signature of Claimant

Miguel A. Soto →  
Print Name

95 OF APRIL 1<sup>ST</sup> 2022  
New mailing address  
Print Name

PO Box 2066  
Street Address

PO Box 181524  
Street Address

Laguna Hills, CA 92654  
City, State, Zip

Arlington TX 76096  
City, State, Zip

951-236-4438  
Phone Number

951-236-4438  
Phone Number

miguelsoto@outlook.com  
Email Address

miguelsoto@outlook.com  
Email Address

Recording Requested By  
CHICAGO TITLE COMPANY

AND WHEN RECORDED MAIL TO:  
MIGUEL A. SOTO ET AL

P.O. Box 77372  
Corona, Ca 92777-0112

570340541E75

A.P.N.: 481-171-012/031<sup>2</sup> TRA #:

RA021-329

DOC # 2005-0505494

06/24/2005 08:00A Fee:30.00

Page 1 of 2 Doc T Tax Paid

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



M	S	II	PAGE	SIZE	DA	PCOR	NOCOR	SMF	MISC.
	1		2				1		
A	R	L			COPY	LONG	REFUND	NCHG	EXAM

30

GRANT DEED



THE UNDERSIGNED GRANTOR(S) DECLARE(S) THAT DOCUMENTARY TRANSFER TAX IS: COUNTY 496.20  
 computed on full value of property conveyed, or  
 computed on full value less value of liens or encumbrances remaining at time of sale,  
 unincorporated area;  City of MORENO VALLEY, and

FOR A VALUABLE CONSIDERATION, Receipt of which is hereby acknowledged,  
CHRIS S. DAWSON, A MARRIED MAN ~~AS TO AN UNDIVIDED ONE HALF INTEREST~~ and GLENDA E.  
DAWSON, A MARRIED WOMAN ~~AS TO AN UNDIVIDED ONE HALF INTEREST~~

hereby GRANT(S) to BYLES & MAS DEVELOPEMENT, LLC

the following described property in the City of MORENO VALLEY, County of Riverside State of California;

See Exhibit "A" attached hereto and made a part hereof.

CHRIS S. DAWSON

GLENDA E. DAWSON

Document Date: June 8, 2005

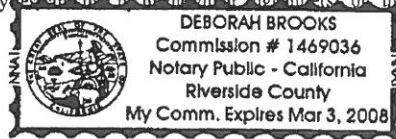
STATE OF CALIFORNIA )  
COUNTY OF Riverside )

On 6-8-05 before me, Deborah Brooks  
personally appeared Chris S. Dawson and Glenda E. Dawson

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.

Signature



This area for official notarial seal.

Mail Tax Statements to: SAME AS ABOVE or Address Noted Below

Page 1  
Order No. 57034654

DESCRIPTION

PARCEL 1:

LOT 221 OF EDGEMONT GARDENS, IN THE CITY OF MORENO VALLEY, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 15, PAGE 90 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

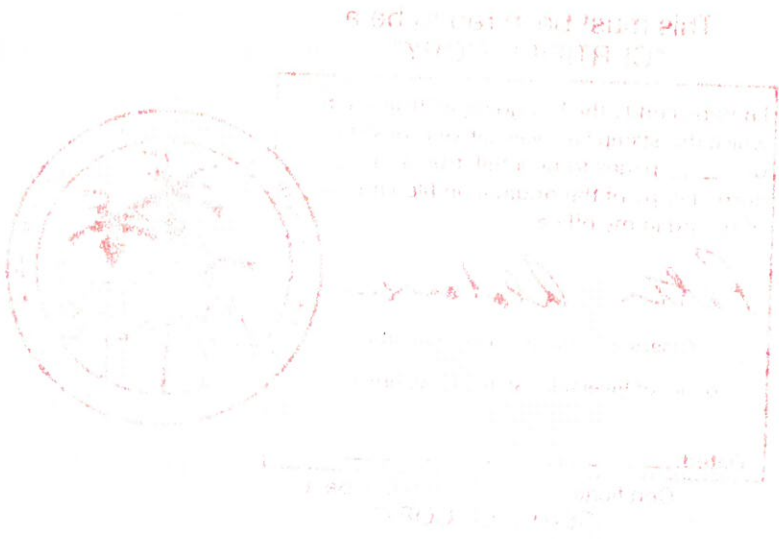
EXCEPT THEREFROM THAT PORTION OF SAID LOT LYING SOUTHWESTERLY OF THE NORTHEASTERLY LINE OF THE LAND GRANTED TO THE RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT IN DEEDS RECORDED OCTOBER 20, 1965, AS INSTRUMENT NOS. 119695 AND 119696, BOTH OF OFFICIAL RECORDS.

PARCEL 2:

LOT 230 OF EDGEMONT GARDENS, IN THE CITY OF MORENO VALLEY, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS SHOWN BY MAP ON FILE IN BOOK 15, PAGE 90 OF MAPS, RECORDS OF RIVERSIDE COUNTY.

EXCEPTING THE PORTION OF THE SOUTH 1/2 OF SAID LAND AS CONVEYED TO JAMES RUSHTON AND VIRGINIA RUSHTON, HUSBAND AND WIFE, AS JOINT TENANTS BY DEED RECORDED DECEMBER 6, 1948, AS INSTRUMENT NO. 835, IN BOOK 1033, PAGE 16, OFFICIAL RECORDS OF RIVERSIDE COUNTY;

ALSO EXCEPTING THAT PORTION OF SAID LAND CONVEYED TO THE RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT BY DEEDS RECORDED DECEMBER 12, 1965, AS INSTRUMENT NOS. 128274 AND 128275, BOTH OF OFFICIAL RECORDS.



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

RECEIVED

To: Matthew Jennings, Treasurer-Tax Collector

Re: Claim for Excess Proceeds

TC 217 ITEM 4548 Parcel Identification Number: 481171046

Assessee: BYLES & MAS DEV

Situs:

Date Sold: May 18, 2021

Date Deed to Purchaser Recorded: July 28, 2021

Final Date to Submit Claim: July 28, 2022

2022 JUL 27 AM 10:01

RIVERSIDE COUNTY  
TREAS-TAX COLLECTOR

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$ 58,000 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. 481171046 recorded on 7/28/2021. 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.

Please see the attached letter. I represent 50%  
of the former owners of the subject property and I request  
that I receive at least 50% of the excess funds.

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 25 day of July, 2022 at Riverside, CA  
County, State

W. Hue Byles  
Signature of Claimant

Signature of Claimant

W. Hue Byles  
Print Name

Print Name

27701 Marrieta Rd #171  
Street Address

Street Address

Menifee, CA 92586  
City, State, Zip

City, State, Zip

909-496-0997  
Phone Number

Phone Number

huebyles@sbcglobal.net  
Email Address

Email Address

Recording Requested By  
RECORDING REQUESTED BY CHICAGO TITLE COMPANY

DOC # 2005-0505494  
06/24/2005 08:00A Fee:30.00  
Page 1 of 2 Doc T Tax Paid  
Recorded in Official Records  
County of Riverside  
Larry W. Ward  
Assessor, County Clerk & Recorder

AND WHEN RECORDED MAIL TO:  
MIGUEL A. SOTO ET AL  
P.O. Box 77372  
Corona, Ca 92777-0112



570340541E75

A.P.N.: 481-171-012/031 TRA #:

WA021-329

M	S	II	PAGE	SIZE	DA	PCOR	NOCOR	SMF	MISC.
	1		2				1		
A	R	L			COPY	LONG	REFUND	NCHG	EXAM

30  
T  
DA

GRANT DEED

THE UNDERSIGNED GRANTOR(S) DECLARE(S) THAT DOCUMENTARY TRANSFER TAX IS: COUNTY 496.20  
 computed on full value of property conveyed, or  
 computed on full value less value of liens or encumbrances remaining at time of sale,  
 unincorporated area;  City of MORENO VALLEY, and

FOR A VALUABLE CONSIDERATION, Receipt of which is hereby acknowledged,  
CHRIS S. DAWSON, A MARRIED MAN ~~AS TO AN UNDIVIDED ONE HALF INTEREST~~ and GLENDA E.  
DAWSON, A MARRIED WOMAN ~~AS TO AN UNDIVIDED ONE HALF INTEREST~~

hereby GRANT(S) to **BYLES & MAS DEVELOPEMENT, LLC**

the following described property in the City of MORENO VALLEY, County of Riverside State of California;

See Exhibit "A" attached hereto and made a part hereof.

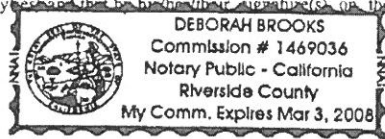
Chris Dawson  
CHRIS S. DAWSON  
Glenda Dawson  
GLENDA E. DAWSON

Document Date: June 8, 2005

STATE OF CALIFORNIA )  
COUNTY OF Riverside ) SS  
On 6-8-05 before me, Deborah Brooks  
personally appeared Chris S Dawson and Glenda E. Dawson

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 and that he/she/they are the person(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: Deborah Brooks



This area for official notarial seal.

Mail Tax Statements to: SAME AS ABOVE or Address Noted Below

Page 1  
Order No. 57034654

DESCRIPTION

PARCEL 1:

LOT 221 OF EDMONT GARDENS, IN THE CITY OF MORENO VALLEY, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 15, PAGE 90 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

EXCEPT THEREFROM THAT PORTION OF SAID LOT LYING SOUTHWESTERLY OF THE NORTHEASTERLY LINE OF THE LAND GRANTED TO THE RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT IN DEEDS RECORDED OCTOBER 20, 1965, AS INSTRUMENT NOS. 119695 AND 119696, BOTH OF OFFICIAL RECORDS.

PARCEL 2:

LOT 230 OF EDMONT GARDENS, IN THE CITY OF MORENO VALLEY, COUNTY OF RIVERSIDE, STATE OF CALIFORNIA, AS SHOWN BY MAP ON FILE IN BOOK 15, PAGE 90 OF MAPS, RECORDS OF RIVERSIDE COUNTY.

EXCEPTING THE PORTION OF THE SOUTH 1/2 OF SAID LAND AS CONVEYED TO JAMES RUSHTON AND VIRGINIA RUSHTON, HUSBAND AND WIFE, AS JOINT TENANTS BY DEED RECORDED DECEMBER 6, 1948, AS INSTRUMENT NO. 835, IN BOOK 1033, PAGE 16, OFFICIAL RECORDS OF RIVERSIDE COUNTY;

ALSO EXCEPTING THAT PORTION OF SAID LAND CONVEYED TO THE RIVERSIDE COUNTY FLOOD CONTROL AND WATER CONSERVATION DISTRICT BY DEEDS RECORDED DECEMBER 12, 1965, AS INSTRUMENT NOS. 128274 AND 128275, BOTH OF OFFICIAL RECORDS.