

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



**ITEM: 19.26
(ID # 24285)**

MEETING DATE:
Tuesday, September 17, 2024

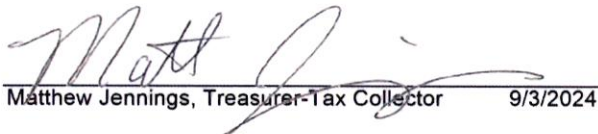
FROM : TREASURER-TAX COLLECTOR

SUBJECT: TREASURER-TAX COLLECTOR: Public Hearing on the Recommendation for Distribution of Excess Proceeds for Tax Sale No. 217, Items 4861 & 4862. Last assessed to: Rancho Housing Alliance, Inc., a Nonprofit Corporation. District 4. [\$2,427-Fund 65595 Excess Proceeds from Tax Sale]

RECOMMENDED MOTION: That the Board of Supervisors:

1. Approve the claims from Ivette Cano for payment of excess proceeds resulting from the Tax Collector's public auction sale associated with parcels 872291026 and 872291027;
2. Deny the claims from the Coachella Valley Collection Service for payment of excess proceeds resulting from the Tax Collector's public auction sale associated with parcel 872291026 and 872291027; and
3. Authorize and direct the Auditor-Controller to issue a warrant to Ivette Cano in the amount of \$2,427.07, no sooner than ninety days from the date of this order, unless an appeal has been filed in Superior Court, pursuant to the California Revenue and Taxation Code Section 4675.

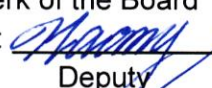
ACTION:Policy


Matthew Jennings, Treasurer-Tax Collector 9/3/2024

MINUTES OF THE BOARD OF SUPERVISORS

On motion of Supervisor Perez, seconded by Supervisor Gutierrez and duly carried, IT WAS ORDERED that the above matter is approved as recommended.

Ayes: Jeffries, Washington, Perez and Gutierrez
Nays: None
Absent: Spiegel
Date: September 17, 2024
xc: Tax Collector

Kimberly A. Rector
Clerk of the Board
By: 
Deputy

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

FINANCIAL DATA	Current Fiscal Year:	Next Fiscal Year:	Total Cost:	Ongoing Cost
COST	\$ 2,427	\$ 0	\$ 2,427	\$ 0
NET COUNTY COST	\$ 0	\$ 0	\$ 0	\$ 0
SOURCE OF FUNDS: Fund 65595 Excess Proceeds from Tax Sale.			Budget Adjustment:	N/A
			For Fiscal Year:	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.

The Treasurer-Tax Collector has received two claims per parcel for excess proceeds:

1. Claims from Ivette Cano based on an Abstract of Judgment – Civil and Small Claims recorded January 18, 2017 as Instrument No. 2017-0020648.
2. Claims from the Coachella Valley Collection Service based on an Abstract of Judgment – Civil and Small Claims recorded November 1, 2019 as Instrument No. 2019-0446786.

Pursuant to Section 4675 of the California Revenue and Taxation Code, it is the recommendation of this office that Ivette Cano be awarded excess proceeds in the amount of \$2,427.07. Since the amount claimed by Ivette Cano exceeds the amount of excess proceeds available, there are no funds available for consideration for the claims from the Coachella Valley Collection Service. 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.

EP 217-4861	PIN: 872291026	\$ 1,409.25
EP 217-4862	PIN: 872291027	\$ 1,017.82
GRAND TOTAL:		\$ 2,427.07

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

Impact on Residents and Businesses

Excess proceeds will be released to a lienholder of the properties.

ATTACHMENTS (if any, in this order):

ATTACHMENT A. Claim Cano

ATTACHMENT B. Claim CVCS


Cesar Bernal, PRINCIPAL MGMT ANALYST 9/4/2024


Aaron Gettis, Chief of Deputy County Counsel 4/12/2024

Ripley

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 4861 Parcel Identification Number: 872291026

Assessee: RANCHO HOUSING ALLIANCE INC

Situs:

Date Sold: May 18, 2021

Date Deed to Purchaser Recorded: July 28, 2021

Final Date to Submit Claim: July 28, 2022

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$12,741.46 from the sale of the above mentioned real property. I/We were the [X] 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. 2017-0020648; recorded on 01/18/2017. 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.

RECEIVED
RIVERSIDE COUNTY
TREASURER-TAX COLLECTOR
2022 JUN 30 10:22 AM - 5 PM

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

- 1) Abstract of Judgment Doc # 2017-0020648
- 2) Judgment Filed in Court case # PSC1606190 with backup
- 3) Final Return to Court - Writ of Execution dated 5/30/2018
- 4) Calculation of Interest: original amount owed to Tvette Cano

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 5 day of May, 2022 at Riverside, California County, State

[Signature]
Signature of Claimant

Signature of Claimant

Tvette Cano
Print Name

Print Name

4125 Maiden Ct
Street Address

Street Address

Indio, CA 92203
City, State, Zip

City, State, Zip

7607665653
Phone Number

Phone Number

Tvetteb@gmail.com
Email Address

Email Address

River

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 4862 Parcel Identification Number: 872291027

Assessee: RANCHO HOUSING ALLIANCE INC

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 25 PM 1:16
RIVERSIDE COUNTY
TREASURER-TAX COLLECTOR

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$ 12,741.46 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. 2017-0020648 recorded on 01/18/2017. A copy of this document is attached hereto. I/We are the rightful claimants by virtue of the attached assignment of interest. I/We have listed below and attached hereto each item of documentation supporting the claim submitted.

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

- 1) Abstract of Judgment Doc # 2017-0020648
- 2) Judgment Filed in Court case # PSC1606190 with backup
- 3) Final Return to Court Writ of Execution - dated 5/30/2018
- 4) Calculation of Interest, original amount owed to I/We He Cam

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 5 day of May, 2022 at Riverside, California
County, State

[Signature]
Signature of Claimant

Signature of Claimant

I/We He Cam
Print Name

Print Name

41125 Maiden Ct
Street Address

Street Address

Indio, CA 92203
City, State, Zip

City, State, Zip

760 766 5653
Phone Number

Phone Number

I/We He Cam@gmail.com
Email Address

Email Address

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



ATTORNEY OR PARTY WITHOUT ATTORNEY (Name, address, and State Bar number):
After recording, return to:
IVETTE CANO
41125 MAIDEN CT.
INDIO, CA 92203
TEL NO.: 760-766-5653 FAX NO. (optional):
E-MAIL ADDRESS (Optional):
 ATTORNEY FOR JUDGMENT CREDITOR ASSIGNEE OF RECORD

SUPERIOR COURT OF CALIFORNIA, COUNTY OF RIVERSIDE
STREET ADDRESS: 3255 E. TAHQUITZ CANYON WAY
MAILING ADDRESS: 3255 E. TAHQUITZ CANYON WAY
CITY AND ZIP CODE: PALM SPRINGS, CA 92262
BRANCH NAME: DESERT CIVIL

					R	A	Exam: 805		
Page	DA	PCOR	Misc	Long	RFD	1st Pg	Adtl Pg	Cert	CC
3	1								
SIZE	NCOR	SMF	NCHG	T:					

31

PLAINTIFF: IVETTE CANO
DEFENDANT: RANCHO HOUSING ALLIANCE INC., A California Corporation
CASE NUMBER: PSC1606190

ABSTRACT OF JUDGMENT—CIVIL AND SMALL CLAIMS Amended

FOR COURT USE ONLY

- The judgment creditor assignee of record applies for an abstract of judgment and represents the following:
 - Judgment debtor's
 - Name and last known address
RANCHO HOUSING ALLIANCE INC.
53990 ENTERPRISE WAY
COACHELLA, CA 92236
 - Driver's license no. [last 4 digits] and state: Unknown
 - Social security no. [last 4 digits]: Unknown
 - Summons or notice of entry of sister-state judgment was personally served or mailed to (name and address):
RANCHO HOUSING ALLIANCE, INC. c/o CARLOS CUEVA (Registered Agent)
53990 Enterprise Way Ste. #1, Coachella, CA 92236
- Information on additional judgment debtors is shown on page 2.
- Judgment creditor (name and address):
IVETTE CANO
41125 MAIDEN CT., INDIO, CA 92203
- Information on additional judgment creditors is shown on page 2.
- Original abstract recorded in this county:
 - Date:
 - Instrument No.:

Date: 1/18/2017
IVETTE CANO
(TYPE OR PRINT NAME)

(SIGNATURE OF APPLICANT OR ATTORNEY)

- Total amount of judgment as entered or last renewed: \$ 15,438.50
- All judgment creditors and debtors are listed on this abstract.
- Judgment entered on (date): 12/5/2016
 - Renewal entered on (date):
- This is an installment judgment.
- An execution lien attachment lien is endorsed on the judgment as follows:
 - Amount: \$
 - In favor of (name and address):
- A stay of enforcement has
 - not been ordered by the court.
 - been ordered by the court effective until (date):
- I certify that this is a true and correct abstract of the judgment entered in this action.
 - A certified copy of the judgment is attached.



This abstract issued on (date):
JAN 18 2017

Clerk, by , Deputy

ABSTRACT OF JUDGMENT—CIVIL AND SMALL CLAIMS B. Shelton

PLAINTIFF: <u>Ivette Cano</u> DEFENDANT: <u>Rancho Housing Alliance Inc.</u>	COURT CASE NO.: <u>PSC1606190</u>
---------------------------------------------------------------------------------	--------------------------------------

NAMES AND ADDRESSES OF ADDITIONAL JUDGMENT CREDITORS:

13. Judgment creditor (*name and address*):
14. Judgment creditor (*name and address*):
15. Continued on Attachment 15.

INFORMATION ON ADDITIONAL JUDGMENT DEBTORS:

- | | |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <p>16. <input type="checkbox"/> Name and last known address</p> <div style="border: 1px solid black; height: 60px; width: 100%; margin-bottom: 5px;"></div> <p>Driver's license no. [last 4 digits] and state: <input type="checkbox"/> Unknown</p> <p>Social security no. [last 4 digits]: <input type="checkbox"/> Unknown</p> <p>Summons was personally served at or mailed to (<i>address</i>):</p> | <p>17. <input type="checkbox"/> Name and last known address</p> <div style="border: 1px solid black; height: 60px; width: 100%; margin-bottom: 5px;"></div> <p>Driver's license no. [last 4 digits] and state: <input type="checkbox"/> Unknown</p> <p>Social security no. [last 4 digits]: <input type="checkbox"/> Unknown</p> <p>Summons was personally served at or mailed to (<i>address</i>):</p> |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

- | | |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <p>18. <input type="checkbox"/> Name and last known address</p> <div style="border: 1px solid black; height: 60px; width: 100%; margin-bottom: 5px;"></div> <p>Driver's license no. [last 4 digits] and state: <input type="checkbox"/> Unknown</p> <p>Social security no. [last 4 digits]: <input type="checkbox"/> Unknown</p> <p>Summons was personally served at or mailed to (<i>address</i>):</p> | <p>19. <input type="checkbox"/> Name and last known address</p> <div style="border: 1px solid black; height: 60px; width: 100%; margin-bottom: 5px;"></div> <p>Driver's license no. [last 4 digits] and state: <input type="checkbox"/> Unknown</p> <p>Social security no. [last 4 digits]: <input type="checkbox"/> Unknown</p> <p>Summons was personally served at or mailed to (<i>address</i>):</p> |
|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|

20. Continued on Attachment 20.



**PETER ALDANA
COUNTY OF RIVERSIDE
ASSESSOR-COUNTY CLERK-RECORDER**

Recorder
P.O. Box 751
Riverside, CA 92502-0751
(951) 486-7000

www.riversideacr.com

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):

Information covered by seat:

This judgement is an installment judgement

Date:

January 15, 2017

Signature:

Ivette Cano

Print Name:

Ivette Cano

* Original Judgment. \$ 15,438.50

* Final Return to Court — \$ 9,106.06 as of 05/30/2018
Writ of Execution
(amt still owed)

\$ 9,106.06 x .10% interest = \$ 910.60 yr or \$ 2.49 daily interest

Calculation used:

From Dated Writ: 5/30/2018 to 05/30/2022 = 4 years.

4 years = 1460 days

daily interest = \$ 2.49 daily


\$ 3,635.40

Accrued Interest
since 5/30/18
to 5/30/22

Balance as of 5/30/18 = 9,106.06
Accrued Interest = 3,635.40
\$ 12,741.46

Still owed
on judgment.

I certify this to be true and accurate with the proof of writ attached.

 Ivette Cano

(760-766-5653)

County of Riverside Treasurer - Tax Collector

Giovane Pizano
Assistant Treasurer
February 14, 2024



Melissa Johnson
Assistant Tax Collector

Ivette Cano
41125 Maiden Ct
Indio, CA 92203

Re: PINs: 872291026 & 872291027
TC 217 Items 4861 & 4862
Date of Sale: May 18, 2021

Abstract of Judgment No. 2017-00020648

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.

- Copy of a trust/will
- Notarized Statement of different/misspelled
- Original Notarized Authorization for Agent
- Notarized Assignment of Right to Collect Excess Proceeds
- Certified Death Certificates
- Copy of Marriage Certificate for
- Original Note/Payment Book

Notarized Updated Statement of Monies Owed (up to date of tax sale)

- Articles of Incorporation (if applicable Statement by Domestic Stock)
- Court Order Appointing Administrator
- Deed (Quitclaim/Grant etc...)
- Other:

MARCH 14, 2024

Please send in all original documents
Attn: Excess Proceeds, P.O. Box
please contact me at the number listed

Sincerely,

Megan Montellano

Accounting Technician I
Tax Sale Operations/Excess Proceeds
PH: (951) 955-3336/Fax: (951) 955-3337

SENDER: COMPLETE THIS SECTION		COMPLETE THIS SECTION ON DELIVERY	
<ul style="list-style-type: none"> ■ Complete items 1, 2, and 3. ■ Print your name and address on the reverse so that we can return the card to you. ■ Attach this card to the back of the mailpiece, or on the front if space permits. 		<p>A. Signature X</p> <p>B. Received by (Printed Name)</p>	
<p>1. Article Addressed to:</p> <p>Ivette Cano 41125 Maiden Ct Indio, CA 92203</p>		<p>D. Is delivery address different from item B? If YES, enter delivery address below:</p>	
<p>2. Article Number (Transfer from service label)</p> <p>7003 3110 0005 4935 9082</p>		<p>3. Service Type</p> <ul style="list-style-type: none"> <input type="checkbox"/> Adult Signature <input type="checkbox"/> F <input type="checkbox"/> Adult Signature Restricted Delivery <input type="checkbox"/> F <input type="checkbox"/> Certified Mail® <input type="checkbox"/> C <input type="checkbox"/> Certified Mail Restricted Delivery <input type="checkbox"/> S <input type="checkbox"/> Collect on Delivery <input type="checkbox"/> S <input type="checkbox"/> Collect on Delivery Restricted Delivery <input type="checkbox"/> R <input type="checkbox"/> Insured Mail <input type="checkbox"/> Insured Mail Restricted Delivery (over \$500) 	

PS Form 3811, July 2020 PSN 7530-02-000-9053

March 12, 2024

To Excess Proceeds:

RECEIVED
2024 MAR 14 PM 1:46
RIVERSIDE COUNTY
TREAS-TAX COLLECTOR

Statement of Monies owed:

I Ivette Cano declare that I am owed \$11,805.22 which includes Principal and interest.

Interest was calculated up to the date of sale of 5/18/2021.

Attached is a breakdown of the calculation.

I certify this to be true and accurate.



Ivette Cano

760/766-5653

CALIFORNIA ALL PURPOSE ACKNOWLEDGMENT

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

STATE OF CALIFORNIA }

COUNTY OF Riverside }

On MARCH 11, 2024 before me, C. BUENO, _____ Notary
Public,

Date

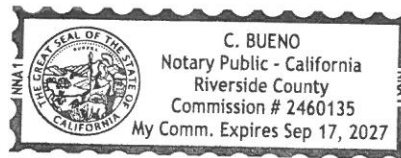
(here insert name and title of the officer)

personally appeared IVETTE BRISENO CANO

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: _____ (Seal)

C. BUENO, Notary Public

OPTIONAL _____

Description of Attached Document

Title or Type of Document: _____

Number of Pages: _____

Document Date: _____ Other: _____

Calculation of amount owed plus interest:

* Original judgement \$15,438.50

* Final Return to Court \$9,106.06 as of 5/30/2018
(Writ of Execution)
amt still owed.

\$9,106.06 x .10 interest = \$910.60 yr or \$2.49 daily interest

Calculation used:

Date of writ -

Date of sale

5/30/2018 to 5/18/2021 = 1,084 days

1084 x \$2.49 daily interest = \$2,699.16

Balance as of 5/30/18 = \$9,106.06

Accrued Interest = 2,699.16

\$11,805.22

I certify this to be true and accurate.

 Ivette Cano (760) 766 5653

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 4861 Parcel Identification Number: 872291026

Assessee: RANCHO HOUSING ALLIANCE INC

Situs:

Date Sold: May 18, 2021

Date Deed to Purchaser Recorded: July 28, 2021

Final Date to Submit Claim: July 28, 2022

RECEIVED
2021 OCT -1 PM 5:11
RIVERSIDE COUNTY
TREAS-TAX COLLECTOR

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$ 2565.88 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. 0446786; recorded on 11/1/2019. 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.

Attached is Abstract of Judgment recorded on 11/1/2019 as document no. 2019-0446786. No payments have been made. Balance owed up to 5-18-21 is \$2565.88

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 23 day of September, 2021 at Riverside, CA
County, State

[Signature]

Signature of Claimant

Signature of Claimant

Stephen Fernandez, manager

Print Name

Print Name

75108 Gerald Ford Dr #1

Street Address

Street Address

Palm Desert, CA 92211

City, State, Zip

City, State, Zip

760-346-7458 ext 223

Phone Number

Phone Number

Stephenfernandez@cvcollection.com

Email Address

Email Address

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 4862 Parcel Identification Number: 872291027

Assessee: RANCHO HOUSING ALLIANCE INC

Situs:

Date Sold: May 18, 2021

Date Deed to Purchaser Recorded: July 28, 2021

Final Date to Submit Claim: July 28, 2022

RECEIVED
2021 OCT -1 PM 5:11
RIVERSIDE COUNTY
TREAS-TAX COLLECTOR

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$ 2565.88 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. 0446786; recorded on 11/1/2019. 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.

Attached is Abstract of Judgment recorded on 11/1/2019 as document no. 2019-0446786. No payments have been made. Balance owed up to 5-18-21 is \$2565.88

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 23 day of September, 2021 at Riverside, CA
County, State

[Handwritten Signature]

Signature of Claimant

Signature of Claimant

Stephen Fernandez, manager
Print Name

Print Name

75108 Gerald Ford Dr #1
Street Address

Street Address

Palm Desert, CA 92211
City, State, Zip

City, State, Zip

760-346-7458 ext 223
Phone Number

Phone Number

Stephen Fernandez @ cvcollection.com
Email Address

Email Address

RECORDING REQUESTED BY
COACHELLA VALLEY COLLECTION
SERVICE

WHEN RECORDED MAIL TO
NAME COACHELLA VALLEY COLLECTION
SERVICE
MAILING PO BOX 13621
ADDRESS

CITY, STATE PALM DESERT, CA
ZIP CODE 92255-3621

2019-0446786

11/01/2019 04:06 PM Fee: \$ 118.00

Page 1 of 3

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



983

SPACE ABOVE THIS LINE RESERVED FOR RECORDER'S USE

TITLE(S)

ABSTRACT OF JUDGMENT

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

After recording, return to:
JOHN D. GALLEGOS SBN 150705
LAW OFFICES OF JOHN D. GALLEGOS
c/o PO BOX 13621

PALM DESERT, CA 92255-3621

TEL NO.: 760.346.7458 FAX NO. (optional):

E-MAIL ADDRESS (Optional):

ATTORNEY FOR JUDGMENT CREDITOR ASSIGNEE OF RECORD

SUPERIOR COURT OF CALIFORNIA, COUNTY OF RIVERSIDE

STREET ADDRESS: 3255 E. Tahquitz Canyon Way

MAILING ADDRESS: 3255 E. Tahquitz Canyon Way

CITY AND ZIP CODE: Palm Springs, CA 92262-6996

BRANCH NAME: PALM SPRINGS

FOR RECORDER'S USE ONLY

PLAINTIFF: COACHELLA VALLEY COLLECTION SERVICE

CASE NUMBER:

DEFENDANT: RANCHO HOUSING ALLIANCE, INC., A CALIFORNIA CORPORATION

PSC1802941

ABSTRACT OF JUDGMENT—CIVIL AND SMALL CLAIMS

Amended

FOR COURT USE ONLY

1. The judgment creditor assignee of record applies for an abstract of judgment and represents the following:
a. Judgment debtor's

Name and last known address:

RANCHO HOUSING ALLIANCE, INC.,
A CALIFORNIA CORPORATION
34521 VENTURI AVE
BEAUMONT, CA 92223-7474

- b. Driver's license no. [last 4 digits] and state: Unknown
- c. Social security no. [last 4 digits]: Unknown
- d. Summons or notice of entry of sister-state judgment was personally served or mailed to (name and address):

RANCHO HOUSING ALLIANCE, INC., A CALIFORNIA CORPORATION
34521 VENTURI AVE, BEAUMONT, CA 92223

2. Information on additional judgment debtors is shown on page 2.

4. Information on additional judgment creditors is shown on page 2.

3. Judgment creditor (name and address):

5. Original abstract recorded in this county:

COACHELLA VALLEY COLLECTION SERVICE
PO BOX 13621, PALM DESERT, CA 92255-3621

- a. Date:
- b. Instrument No.:

Date: OCTOBER 31, 2019

JOHN D. GALLEGOS

(TYPE OR PRINT NAME)

(SIGNATURE OF APPLICANT OR ATTORNEY)

6. Total amount of judgment as entered or last renewed:
\$ 1,916.25

10. An execution lien attachment lien is endorsed on the judgment as follows:

7. All judgment creditors and debtors are listed on this abstract.

- a. Amount: \$
- b. In favor of (name and address):

8. a. Judgment entered on (date): 9-26-18

b. Renewal entered on (date):

9. This judgment is an installment judgment.

11. A stay of enforcement has

- a. not been ordered by the court.
- b. been ordered by the court effective until (date):



This abstract issued on (date):

NOV 01 2019

12. a. I certify that this is a true and correct abstract of the judgment entered in this action.

b. A certified copy of the judgment is attached.

Clerk, by [Signature] C. Ortiz Deputy

PLAINTIFF: COACHELLA VALLEY COLLECTION SERVICE	COURT CASE NO.:
DEFENDANT: RANCHO HOUSING ALLIANCE, INC., A CALIFORNIA CORPORATION	PSC1802941

NAMES AND ADDRESSES OF ADDITIONAL JUDGMENT CREDITORS:

13. Judgment creditor (name and address):

14. Judgment creditor (name and address):

15. Continued on Attachment 15.

INFORMATION ON ADDITIONAL JUDGMENT DEBTORS:

16. Name and last known address

Driver's license no. [last 4 digits] and state: Unknown
 Social security no. [last 4 digits]: Unknown
 Summons was personally served at or mailed to (address):

17. Name and last known address

Driver's license no. [last 4 digits] and state: Unknown
 Social security no. [last 4 digits]: Unknown
 Summons was personally served at or mailed to (address):

18. Name and last known address

Driver's license no. [last 4 digits] and state: Unknown
 Social security no. [last 4 digits]: Unknown
 Summons was personally served at or mailed to (address):

19. Name and last known address

Driver's license no. [last 4 digits] and state: Unknown
 Social security no. [last 4 digits]: Unknown
 Summons was personally served at or mailed to (address):

20. Continued on Attachment 20.