

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



ITEM: 21.33  
(ID # 25360)

MEETING DATE:  
Tuesday, January 28, 2025

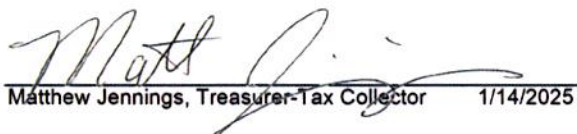
FROM : TREASURER-TAX COLLECTOR

SUBJECT: TREASURER-TAX COLLECTOR: Public Hearing on the Recommendation for Distribution of Excess Proceeds for Tax Sale No. 218, Item 579. Last assessed to: The Sipp Trustee Provider LTD, RE Mr J Petit -20784. District 4. [\$26,319-Fund 65595 Excess Proceeds from Tax Sale]

RECOMMENDED MOTION: That the Board of Supervisors:

1. Approve the claim from Hartley Pensions Trustees Limited, replacement Trustee for The Sipp Trustee Provider LTD, RE Mr. J Petit -20784, in benefit for Mr. J Petit, last assessee for payment of excess proceeds resulting from the Tax Collector's public auction sale associated with parcel 661530058; and
2. Authorize and direct the Auditor-Controller to issue a warrant to Hartley Pensions Trustees Limited, replacement Trustee for The Sipp Trustee Provider LTD, RE Mr. J Petit -20784, in benefit for Mr. J Petit in the amount of \$26,318.69 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

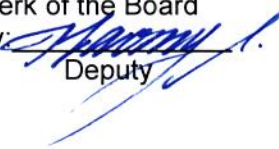
  
Matthew Jennings, Treasurer-Tax Collector 1/14/2025

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MINUTES OF THE BOARD OF SUPERVISORS

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

Ayes: Medina, Spiegel, Washington, Perez and Gutierrez  
Nays: None  
Absent: None  
Date: January 28, 2025  
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   | \$ 26,319            | \$ 0              | \$ 26,319          | \$ 0         |
| NET COUNTY COST  | \$ 0                 | \$ 0              | \$ 0               | \$ 0         |
| SOURCE OF FUNDS: Fund 65595 Excess Proceeds from Tax Sale. |                      |                   | Budget Adjustment: | NO           |
|  |                      |                   | 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 April 26, 2022, public auction sale. The deed conveying title to the purchasers at the auction was recorded July 7, 2022. 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 19, 2022, to parties of interest as defined in Section 4675 of said code. Parties of interest have been determined by an examination of Parties of Interest Reports, Assessor's and Recorder's records, as well as other, various research methods used to obtain current mailing addresses for these parties of interest.

The Treasurer-Tax Collector has received one claim for excess proceeds:

1. Claim from Hartley Pensions Trustees Limited, replacement Trustee for The Sipp Trustee Provider LTD, RE Mr. J Petit -20784, in benefit for Mr. J Petit based on a Grant Deed recorded September 15, 2010 as Instrument No. 2010-0442941 and a copy of a Deed of Appointment and Removal dated January 30, 2018.

Pursuant to Section 4675 of the California Revenue and Taxation Code, it is the recommendation of this office that Hartley Pensions Trustees Limited, replacement Trustee for The Sipp Trustee Provider LTD, RE Mr. J Petit -20784, in benefit for Mr. J Petit be awarded excess proceeds in the amount of \$26,318.69. Supporting documentation has been provided. The Tax Collector requests approval of the above recommended motion. Notice of this recommendation was sent to the claimant by certified mail.

**Impact on Residents and Businesses**

Excess proceeds will be released to the last assessee of the property.

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

**ATTACHMENT A. Claim Hartley**

  
Cesar Bernal, PRINCIPAL MGMT ANALYST 1/14/2025

  
Aaron Gettis, Chief of Deputy County Counsel 8/27/2024

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

To: Matthew Jennings, Treasurer-Tax Collector

Re: Claim for Excess Proceeds

TC 218 ITEM 579 Parcel Identification Number: 661530058

Assessee: SIPP TRUSTEE PROVIDER LTD

Situs:

Date Sold: April 26, 2022

Date Deed to Purchaser Recorded: July 7, 2022

Final Date to Submit Claim: July 7, 2023

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$ 26,318.69 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. 2010-0442941; recorded on 09/15/2010. A copy of this document is attached hereto. I/We are the rightful claimants by virtue of the attached assignment of interest. I/We have listed below and attached hereto each item of documentation supporting the claim submitted.

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

If the property is held in Joint Tenancy, the tax sale 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 30 day of MAY, 2024 at LONDON, ENGLAND, UNITED KINGDOM.  
County, State

Signature of Claimant

Signature of Claimant

STAN LORZOU

Print Name HARTLEY PENSIONS TRUSTEES LTD.

Print Name

Street Address

Street Address

17 HANOVER SQUARE.

City, State, Zip

City, State, Zip

LONDON, ENGLAND, W1S 1BN

Phone Number

Phone Number

+44 207 355 3525.

Email Address

Email Address

stanl@wiltongroup.com.



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

To: Matthew Jennings, Treasurer-Tax Collector

Re: Claim for Excess Proceeds

TC 218 ITEM 579 Parcel Identification Number: 661530058

Assessee: SIPP TRUSTEE PROVIDER LTD

Situs:

Date Sold: 04/26/2022

Date Deed to Purchaser Recorded: 07/07/2022

Final Date to Submit Claim: 07/07/2023

I/We, pursuant to Revenue and Taxation Code Section 4675, hereby claim excess proceeds in the amount of \$26,318.89 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. 2010002941; recorded on 9-14-10. 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 note that the property is held in a special  
purpose vehicle on behalf of Mr. J. Petit. The  
SPV is called The SIPP Trustee Provider Ltd

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 4th day of July, 2023 at Wimbledon, London (UK)  
 County, State

Signature of Claimant



Print Name

J. Petit

Street Address

City, State, Zip

Phone Number

Email Address

Signature of Claimant

Print Name

Street Address

City, State, Zip

Phone Number

Email Address

RECEIVED  
 2023 JUL -5 PM 1:11  
 RIVERSIDE COUNTY  
 TREAS-TAX COLLECTION



RECORDING REQUESTED BY

AND WHEN RECORDED MAIL DOCUMENT AND  
TAX STATEMENT TO:

NAME The SIPP Trustee Provider LTD  
RE MR J Petit - 20784

STREET 6th Floor Broad Quay House  
ADDRESS Prince Street, Bristol, BS1 4DJ

CITY, STATE & United Kingdom  
ZIP CODE

TITLE ORDER NO. \_\_\_\_\_

ESCROW NO. \_\_\_\_\_

DOC # 2010-0442941

09/15/2010 08:00A Fee:15.00

Page 1 of 1 Doc T Tax Paid

Recorded in Official Records

County of Riverside

Larry W. Ward

Assessor, County Clerk & Recorder



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SPACE ABOVE THIS LINE FOR RECORDER'S USE ONLY

## GRANT DEED

TRA: \_\_\_\_\_

APN: 661-530-058-2

The undersigned grantor(s) declare(s)

DOCUMENTARY TRANSFER TAX \$ 27.50

- ☐ computed on full value of property conveyed, or  
☐ computed on full value less liens and encumbrances remaining at time of sale.  
☐ Unincorporated Area City of \_\_\_\_\_

C  
051

19

FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, I (We) \_\_\_\_\_  
Vista Santa Fe Repossessions LTD

(NAME OF GRANTOR(S))

hereby remise, release and grant to ~~The SIPP Trustee Provider LTD RE MR J Petit - 20784~~

MR. J PETIT ~~The SIPP Trustee Provider LTD, RE Mr J Petit - 20784~~

(NAME OF GRANTEE(S))

the following described real property in the City of Desert Hot Springs, County of Riverside,  
State of California

(Insert Legal Description)

33784  
Lot Number 20 of Tract Map ~~33074~~ Located in the city of Desert Hot Springs, Riverside County, California

Assessors Parcel Number 661-530-058-2

TR#33784 . 22 ACRES IN LOT 20 MB 424/087 TR33784

DATED: 9-14-10

Vista Santa Fe Repossessions LTD

BY: D.V.V.

Dana Van Voorhis

STATE OF CALIFORNIA

COUNTY OF LOS ANGELES

On SEPT. 14, 2010 before me, CHRISTINA PUELLO NOTARY PUBLIC personally appeared  
(here insert name and title of the officer)

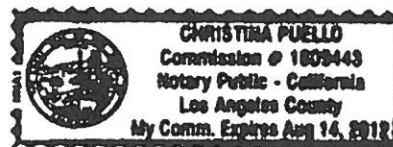
DANA VANVOORHIS

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 Christina Puello (SEAL)



MAIL TAX STATEMENT AS DIRECTED ABOVE

# DEED OF APPOINTMENT AND REMOVAL

THE LIFETIME SIPP

Date: 30<sup>th</sup> January 2018

THIS DEED is made on 30<sup>th</sup> January 2018.

#### PARTIES

- (1) THE LIFETIME SIPP COMPANY LIMITED (company number 02455807) whose registered office is at Vicarage Court, 160 Ermin Street, Swindon, Wiltshire, SN3 4NE (the "Retiring Establisher");
- (2) THE SIPP TRUSTEE PROVIDER LIMITED (company number 06516900) whose registered office is at Banks Bkg, Chartered Accountants, Ermin Street, Stratton, Swindon, SN3 4NE (the "Retiring Trustee");
- (3) HARTLEY PENSIONS LIMITED (company number 09469576) whose registered office is at 26 Grosvenor House, London, W1K 4QW (the "Replacement Establisher"); and
- (4) HARTLEY PENSIONS TRUSTEES LIMITED (company number 09962237) whose registered office is at 26 Grosvenor House, London, W1K 4QW (the "Replacement Trustee").

#### BACKGROUND

- (A) The Scheme is a personal pension scheme governed by a trust deed (with operative provisions and attached rules) dated 23 June 2008 (the "Trust Deed").
- (B) The rules of interpretation and the definitions in the Trust Deed apply in this Deed.
- (C) This Deed is supplemental to:
  - a. a deed dated 13 August 2000 made between Cater Allen Pensions Limited acting as the then Provider and The Lifetime SIPP Company Limited (then known as Hartley Pensions Administration Limited) acting as the Trustee whereby The Lifetime SIPP (a registered pension scheme under Part 4 of the Finance Act 2004) (the "Scheme") was established;
  - b. a deed dated 3 April 2007 whereby Cater Allen Pensions Limited resigned as the Provider for the purposes of the Scheme and was replaced by the Retiring Establisher;
  - c. a deed dated 19 March 2008 whereby the Retiring Trustee was appointed as the trustee of the Scheme in place of the Retiring Establisher;
  - d. the Trust Deed dated 23 June 2008 made between the Retiring Establisher, the Retiring Trustee and Hartley SAS Limited acting as the administration company (the "Administration Company") whereby the Scheme rules were introduced (the "Rules"); and
  - e. a deed dated 25 November 2009 made between the Retiring Establisher, the Retiring Trustee and the Administration Company whereby the Administration Company was discharged of its duties with effect from 23 June 2008.
- (D) The Scheme is governed by Rules set out in the Trust Deed.

- (E) By clause 2.2 of the Trust Deed, the Establisher may at any time by deed agree with another person that that person shall undertake the duties of the Trustee under the Scheme. In that event, the Retiring Trustee shall be discharged from its duties under the Scheme and the Rules shall have effect as if the Replacement Trustee were the Trustee.
- (F) By Rule 11.1 the Trustee, with the consent of the Establisher may at any time, by supplemental deed, amend or repeal any of the provisions of the Scheme, provided that no amendment or repeal shall be made which would cause the Scheme to cease to be accepted as registered pension scheme for the purposes of Part 4 of the Finance Act 2004 or would prejudice any benefits to which entitlement to payment has already arisen.
- (G) The parties have agreed to enter into this Deed to record:
- a. the appointment of the Replacement Trustee and the discharge of the Retiring Trustee; and
  - b. the appointment of the Replacement Establisher and the discharge of the Retiring Establisher,
- from its duties under the Scheme.

#### **AGREED TERMS**

##### **1. The Appointment and Removal of the Trustee**

- 1.1 The Retiring Establisher, exercising its powers under clause 2.2 of the Trust Deed and by each and every other power so enabling it, removes the Retiring Trustee as a trustee and appoints the Replacement Trustee as a trustee with effect from the date of this Deed.
- 1.2 The Retiring Trustee consents to its removal as a trustee of the Scheme.
- 1.3 The Replacement Trustee consents to act as trustee of the Scheme.
- 1.4 The Scheme assets shall vest in the Replacement Trustee from the date of this Deed.

##### **2. The Appointment and Removal of the Establisher**

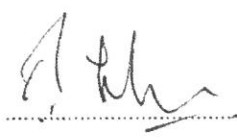
- 2.1 Subject to the terms of clause 1 of this Deed:
  - 2.1.1 the Retiring Establisher and the Replacement Trustee, exercising their powers under Rule 11.1 to amend the provisions of the Scheme and by each and every other power so enabling it, agrees that the Retiring Establisher shall resign as Establisher of the scheme and the Replacement Establisher shall become the Establisher and shall undertake the duties of the Retiring Establisher under the Scheme with effect from the date of this Deed; and
  - 2.1.2 the Replacement Establisher consents to act as establisher of the Scheme.

**IN WITNESS** of which this Deed has been executed and delivered on the first date before written.



EXECUTED and DELIVERED  
as a DEED by LIFETIME SIPP  
COMPANY LIMITED  
acting by

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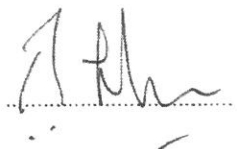


In the presence of:

Witness signature: *Kal Agan*  
Witness name: LUCY MARIE BRIDON  
Address: 14 SHINERS ELMS  
GATTON  
BS 49 4BY  
Occupation: TEAM LEADER

EXECUTED and DELIVERED  
as a DEED by THE SIPP TRUSTEE  
COMPANY LIMITED

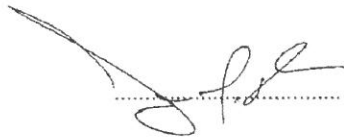
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In the presence of:

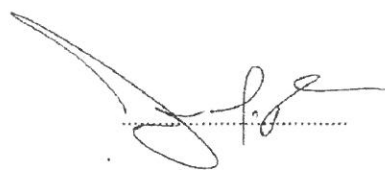
Witness signature: *Kal Agan*  
Witness name: LUCY MARIE BRIDON  
Address: 14 SHINERS ELMS  
GATTON  
BS 49 4BY  
Occupation: TEAM LEADER

EXECUTED and DELIVERED  
as a DEED by HARTLEY PENSIONS  
LIMITED acting by  
in the presence of:



Witness signature: Amy Dyer  
Witness name: Amy Dyer  
Address: 5th Floor, 25  
Marsh St,  
Bristol, BS1 4AQ  
Occupation: Project Manager

EXECUTED and DELIVERED  
as a DEED by HARTLEY PENSIONS  
TRUSTEES LIMITED  
in the presence of:



Witness signature: Amy Dyer  
Witness name: Amy Dyer  
Address: 5th Floor, 25  
Marsh St, Bristol,  
BS1 4AQ  
Occupation: Project Manager