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



ITEM: 21.1 (ID # 24819) MEETING DATE: Tuesday, March 18, 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 637. Last assessed to: Leo Burton Close. District 4. [\$68,980 -Fund 65595 Excess Proceeds from Tax Sale]

RECOMMENDED MOTION: That the Board of Supervisors:

- Approve the claim from Asset Recovery, Inc., Assignee for Autumn Flowers as POA for Lynda Deane, heir to the Estate of Leo B. Close, last assessee for payment of excess proceeds resulting from the Tax Collector's public auction sale associated with parcel 750160036; and
- 2. Authorize and direct the Auditor-Controller to issue a warrant to Asset Recovery, Inc., Assignee for Autumn Flowers as POA for Lynda Deane, heir to the Estate of Leo B. Close in the amount of \$68,979.70 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

MINUTES OF THE BOARD OF SUPERVISORS

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

Ayes:

Medina, Spiegel, Washington, Perez and Gutierrez

Navs:

None

Absent: Date: None

Date

March 18, 2025

XC:

TTC

21.1

Kimberly A. Rector

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	\$ 68,980	\$0	\$ 68,980	\$ 0	
NET COUNTY COST	\$0	\$0	\$0	\$ 0	
SOURCE OF FUNDS:	Fund 65595 Excess Proc	Budget Adjus	tment: NO		
SOURCE OF TONDS.	ruliu 05555 Excess Floo	For Fiscal Yea	ar: 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:

 Claim from Asset Recovery, Inc., Assignee for Autumn Flowers as POA for Lynda Deane, heir to the Estate of Leo B. Close based on an Assignment of Rights to Claim Excess Proceeds From Sale of Tax-Defaulted Property notarized August 23, 2022, a Patent recorded May 3, 1961 as Instrument No. 1961-37775, a Durable Power of Attorney for Financial Management notarized May 8, 2019, an Affidavit for Collection of Personal Property notarized August 23, 2022, and a Certificate of Death of Leo Burteon Close aka Leo Burton Close.

Pursuant to Section 4675 of the California Revenue and Taxation Code, it is the recommendation of this office that Asset Recovery, Inc., Assignee for Autumn Flowers as POA for Lynda Deane, heir to the Estate of Leo B. Close be awarded excess proceeds in the amount of \$68,979.70. 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 heir to the Estate of the last assessee of the property.

ATTACHMENTS (if any, in this order):

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

ATTACHMENT A. Claim Asset

Esar Bernal

Besar Bernal

Haron Settis
Aaron Gettis, Chief of Deput County Counsel 1/21/2025

Matthew Jennings, Treasurer-Tax Collector To: **Claim for Excess Proceeds** Re: TC 218 ITEM 637 Parcel Identification Number: 750160036 Assessee: CLOSE, LEO B 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 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 recorded on ______. A copy of this document is attached hereto. Recorder's Document No. 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 Interest 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. Denver, CO Executed this 31st day of _ May , 2023 at County, State Signature of Claimant (John Fox -Managing Director) Signature of Claimant Asset Recovery Inc. Print Name Print Name 910 16th St. Suite 624 Street Address Street Address Denver, CO 80202 City, State, Zip City, State, Zip (303) 454-3707 Phone Number Phone Number JohnFox@assetrecoveryinc.com

Email Address

Email Address

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

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) Lynda Deane acting as heir and/or Executor to the Estate of Leo B. Close 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 the 26th day of April 2022, and described as parcel number 750160036.

As the Assignor(s), I understand the amount of the excess proceeds eligible for distribution is \$69,837.00, and as

Dated this 23 day of August, 2022. A notary public or other officer completing this certificate v the document to which this certificate is attached, and not	
is/are subscribed to the within instrument and acknov	her/their signature(s) on the instrument the person(s), or
I certify under PENALTY OF PERJURY under the laws of true and correct. WITNESS my hand and official seal. Signature	OFFICIAL STAMP DEBORAH L HOLDEN NOTARY PUBLIC-OREGON COMMISSION NO. 1000482 MY COMMISSION EXPIRES MAY 26, 2024 (Seal)
I, Assignor(s) Lynda Deane acting as heir and/or Execube true and correct with respect to my assignment of	ARATION tor to the Estate of Leo B. Close declare the following to rights to claim excess proceeds to Assignee(s) Asset public auction of tax-defaulted property held on the 26 th
We have been advised of our right to file a claim for exall facts to each other that each is aware of regarding to California Revenue and Taxation Code, Section 4675.	kcess proceeds on our behalf. The parties have disclosed the value of the rights being assigned as required by
We declare under penalty of perjury under the laws of correct. Date 3/23/22 Signature (Autumn Flower	June 25 DOA FOR Lynda Deave
Name (print)A City/State/Zip Code Med Fox d bk 975 b	ol Phone (541) 292 = 4516

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The United States of America,

Le all whom these presents shall come, Courting:

WHEREAS, a Cartificate of the Land Office at Los Angeles, California, has been issued showing that full payment has been made by the claimant.

Leo Burton Close, assignee by masse conveyance of John Marritt Winters, pursuant to the provisions of the Act of Congress approved June 1, 1868 (52 Stat. 609), entitled "An Act to provide for the purchase of public lands for hume and other sites," and the acts supplemental thereto, for the following-described land:

San Bernardino Meridian, California.

T. 4 S., R. 7 E.,

Sec. 14, NAREL MARKET

The area described contains 5.00 acres, according to the Official Plat of the Survey of the said Land, on file in the Bureau of Land Management:

NOW KNOW YE, That the UNITED STATES OF AMERICA, in consideration of the premises, and in conformity with the several Acts of Cangress in such case made and provided, HAS GIVEN AND GRANTED, and by these presents DOES GIVE AND GRANT into the said claimant and to the heirs of the said claimant the Tract above described; TO HAVE AND TO HOLD the same, together with all the rights, privileges, immunities, and appartenances, of whatcover nature, thereunto belonging, unto the said claimant and to the heirs and assigns of the said claimant forever; subject to any vested and accrued water rights for mining, agricultured, manufacturing, or other purposes, and rights to ditches and cantons used in connection with such water rights, as may be recognised and acknowledged by the local cantons, laws, and decisions of courts; and there is reserved from the lands haveby granted, a right of-way thereon for ditches or canals constructed by the authority of the United States. Excepting and reserving, also, to the United States all oil, as and other mineral deposits, in the land so patented, together with the right to prospect for, mine, and remove the same according to the previsions of said Act of June 1, 1958, purposes, to be located along the north boundary and 162 feet in violth along the east boundary of said land.

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IN TESTIMONY WHEREVE, the undersigned authorized officer of the Bureau of Land Management, in accordance with the previsions of the Act of June 17, 1948 (62 Stat., 476), has, in the name of the United States, caused these letters to be made Patent, and the Scal of the Bureau to be hereunto

Office under my hand, in the District of Columbia, the MINTH day of INCENSIER in the year of our Lord one thousand nine hundred and SINTY and of the Independence of the United States the one hundred and EIGHTY-FIFTH.

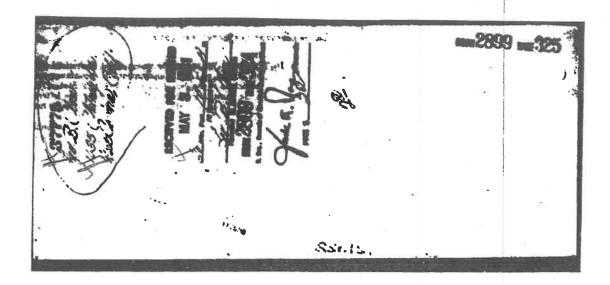
For the Director, Bureau of Land Management

By Ruth 71 Talley

Telef, Polyge Boston.

Patent Number 1215226

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DURABLE POWER OF ATTORNEY FOR FINANCIAL MANAGEMENT

WARNING TO PERSON EXECUTING THIS DOCUMENT - THE POWERS YOU GRANT BELOW CONTINUE TO BE EFFECTIVE SHOULD YOU BECOME DISABLED OR INCOMPETENT

CAUTION: This is an important legal document and upon proper execution will create a Durable Power of Attorney. This gives the person whom you designate as your Attorney-in-fact broad powers to handle your property during your lifetime, which may include powers to mortgage, sell, or otherwise dispose of any real or personal property without advance notice to you or approval by you.

These powers will continue to exist even if you become disabled or incompetent. You do have the right to terminate or revoke the Power of Attorney and any or all powers granted within at any time up to the point of your incapacity.

This document does not authorize anyone to make medical or other health care decisions. You may execute a health care proxy (also known as a health care or medical power of attorney) to do this.

If there is anything about this document that you do not understand, you should ask a lawyer to explain it to you.

THIS DURABLE POWER OF ATTORNEY for financial management is given by me, Lynda Deane (the "Principal"), presently of 450 Midway Rd Unit 1, Medford, in the State of Oregon, on this 5//6/19 day of

Nature of Power

1. THIS IS A DURABLE POWER OF ATTORNEY and the authority of my Attorney-in-fact shall not terminate if I become disabled or incapacitated.

Previous Power of Attorney

2. I REVOKE any previous durable power of attorney granted by me.

Page 1 of 10

Attorney-in-fact

3. I APPOINT Autumn Flowers, of 450 Midway Rd Unit 1, Medford, Oregon, to act as my Attorney-infact.

Governing Law

4. This document will be governed by the laws of the State of Oregon. Further, my Attorney-in-fact is directed to act in accordance with the laws of the State of Oregon at any time he or she may be acting on my behalf.

Liability of Attorney-in-fact

My Attorney-in-fact will not be liable to me, my estate, my heirs, successors or assigns for any action 5. taken or not taken under this document, except for willful misconduct or gross negligence.

Effective Date

6. This Power of Attorney will start immediately and will continue notwithstanding a finding of my mental incapacity or mental infirmity which may occur after my execution of this Power of Attorney.

Powers of Attorney-in-fact

My Attorney-in-fact has authority to do anything on my behalf that I may lawfully do by an attorney-in-7. fact (the "General Power").

Specific Powers

8. Without restricting its generality in any way, the following power(s) are specifically included within the foregoing General Power:

Initials

Real Estate Transactions

- To deal with any interest I may have in real property and sign all documents on my behalf concerning my interest, including, but not limited to, real property I may subsequently acquire or receive. These powers include, but are not limited to, the ability to:
 - i. Purchase, sell, exchange, accept as gift, place as security on loans, convey with or without covenants, rent, collect rent, sue for and receive rents, eject and remove tenants or other





persons, to pay or contest taxes or assessments, control any legal claim in favor of or against me, partition or consent to partitioning, mortgage, charge, lease, surrender, manage or otherwise deal with real estate and any interest therein; and

ii. Execute and deliver deeds, transfers, mortgages, charges, leases, assignments, surrenders, releases and other instruments required for any such purpose.

Maintain Property and Make Investments

b. To retain any assets owned by me at the date this Durable Power of Attorney becomes effective, and the power to reinvest those assets in similar investments. In addition, my Attorney-in-fact may invest my assets in any new investments, of his or her choosing, regardless of whether or not they are authorized by any applicable legislation.

Banking Transactions

- To do any act that I can do through an Attorney-in-fact with a bank or other financial institution. This power includes, but is not limited to, the power to:
 - i. Open, maintain or close bank accounts (including, but not limited to, checking accounts, savings accounts, and certificates of deposit), brokerage accounts, retirement plan accounts, and other similar accounts with financial institutions;
 - ii. Conduct any business with any banking or financial institution with respect to any of my accounts, including, but not limited to, making deposits and withdrawals, negotiating or endorsing any checks or other instruments with respect to any such accounts, obtaining bank statements, passbooks, drafts, money orders, warrants, and certificates or vouchers payable to me by any person, firm, corporation or political entity;
 - iii. Borrow money from any banking or financial institution if deemed necessary by my
 Attorney-in-fact, and to manage all aspects of the loan process, including the placement of
 security and the negotiation of terms;
 - iv. Perform any act necessary to deposit, negotiate, sell or transfer any note, security, or draft of the United States of America, including U.S. Treasury Securities;

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- v. Have access to any safe deposit box that I might own, including its contents; and
- vi. Create and deliver any financial statements necessary to or from any bank or financial institution.

Business Operating Transactions

To take any action my Attorney-in-fact deems necessary with any business that I may own or have an interest in by doing any act which can be done through an Attorney-in-fact. This power includes, but is not limited to, the power to execute, seal and deliver any instrument; participate in any legal business of any kind; execute partnership agreements and amendments; to incorporate, reorganize, consolidate, merge, sell, or dissolve any business; to elect or employ officers, directors and agents; and to exercise voting rights with respect to any stock I may own, either in person or by proxy.

Insurance Transactions

e. To do any act that I can do through an Attorney-in-fact with any insurance policy. This power includes, but is not limited to, the power to pay premiums, start, modify or terminate policies, manage all cash payouts, borrow from insurers and third parties using insurance policies as collateral, and to change the beneficiaries on any insurance policies on my life. Unless my Attorney-in-fact was already a beneficiary of any policy before the signing of this document, my Attorney-in-fact cannot name himself or herself as a beneficiary of such policy.

Claims and Litigation Matters

To institute, maintain, defend, compromise, arbitrate or otherwise dispose of, any and all actions, suits, attachments or other legal proceedings for or against me. This power includes, but is not limited to, the power to: appear on my behalf, and the power to settle any claim against me in whichever forum or manner my Attorney-in-fact deems prudent, and to receive or pay any resulting settlement.

Tax Matters

- g. To act for me in all matters that affect my local, state and federal taxes and to prepare, sign, and file documents with any governmental body or agency, including, but not limited to, authority to:
 - i. Prepare, sign and file income and other tax returns with federal, state, local and other



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governmental bodies, and to receive any refund checks; and

ii. Obtain information or documents from any government or its agencies, and represent me in all tax matters, including the authority to negotiate, compromise, or settle any matter with such government or agency.

X Government Benefits

h. To act on my behalf in all matters that affect my right to allowances, compensation and reimbursements properly payable to me by the Government of the United States or any agency or department thereof. This power includes, but is not limited to, the power to prepare, file, claim, defend or settle any claim on my behalf and to receive and manage, as my Attorney-in-fact sees fit, any proceeds of any claim.

Retirement Benefit Transactions

i. To act for me and represent my interests in all matters affecting any retirement savings or pension plans I may have. This power includes, but is not limited to, the power to continue contributions, change contribution amounts, change investment strategies and options, move assets to other plans, receive and manage payouts, and add or change existing beneficiaries. My Attorney-in-fact cannot add himself or herself as a beneficiary unless he or she is already a designated beneficiary as of the signing of this document.

Family Care

j. To make whatever expenditures are required for the maintenance, education, benefit, medical care and general advancement of me, my spouse and dependent children, and other persons that I have chosen or which I am legally required to support, any of which may include my Attorney-in-fact. This power includes, but is not limited to, the power to pay for housing, clothing, food, travel and other living costs.

Chattel and Goods Transactions

k. To purchase, sell or otherwise deal with any type of personal property I may currently or in the future have an interest in. This includes, but is not limited to, the power to purchase, sell, exchange, accept as gift, place as security on loans, rent, lease, to pay or contest taxes or assessments, mortgage or pledge.





Estate Transactions

I. To do any act that I can do through an Attorney-in-fact with regard to all matters that affect any trust, probate estate, conservatorship, or other fund from which I may receive payment as a beneficiary. This power includes the power to disclaim any interest which might otherwise be transferred or distributed to me from any other person, estate, trust, or other entity, as may be appropriate. However, my Attorney-in-fact cannot disclaim assets to which I would be entitled, if the result is that the disclaimed assets pass directly or indirectly to my Attorney-in-fact or my Attorney-in-fact's estate.



Living Trust Transactions

m. To transfer any of my assets to the trustee of any revocable trust created by me, if such trust is in existence at the time of such transfer. This property can include real property, stocks, bonds, accounts, insurance policies or other property.



Gift Transactions

n. To make gifts to my spouse, children, grandchildren, great grandchildren, and other family members on special occasions, including birthdays and seasonal holidays, including cash gifts, and to such other persons with whom I have an established pattern of giving (or if it is appropriate to make such gifts for estate planning and/or tax purposes), in such amounts as my Attorney-infact may decide in his or her absolute discretion, having regard to all of the circumstances, including the gifts I made while I was capable of managing my own estate, the size of my estate and my income requirements.



Charity Transactions

o. To continue to make gifts to charitable organizations with whom I have an established pattern of giving (or if it is appropriate to make such gifts for estate planning and/or tax purposes), in such amounts as my Attorney-in-fact may decide in his or her absolute discretion, having regard to all of the circumstances, including the gifts I made while I was capable of managing my own estate, the size of my estate and my income requirements.



Employ Required Professionals

p. To appoint and employ any agents, servants, companions, or other persons, including nurses and other health care professionals for my care and the care of my spouse and dependent children, and accountants, attorneys, clerks, workers and others for the management, preservation and



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protection of my property and estate, at such compensation and for such length of time as my Attorney-in-fact considers advisable.

Attorney-in-fact Compensation

9. My Attorney-in-fact will receive no compensation except for the reimbursement of all out of pocket expenses associated with the carrying out of my wishes.

Co-owning of Assets and Mixing of Funds

10. My Attorney-in-fact may continue to co-own assets and have any funds owned by him or her mixed with my funds to the same extent that the co-owning of assets and mixing of funds existed before operation of this Power of Attorney.

Personal Gain from Managing My Affairs

11. My Attorney-in-fact is allowed to personally gain from any transaction he or she may complete on my behalf if the transaction is completed in good faith and with my Attorney-in-fact believing it is in my best interest.

Delegation of Authority

12. My Attorney-in-fact may delegate any authority granted under this document to a person of his or her choosing. Any delegation must be in writing and state the extent of the power delegated and the period of time in which the delegation will be effective.

Nomination of Guardian or Conservator

13. In the event that a court decides that it is necessary to appoint a guardian or conservator for me, I hereby nominate my Attorney-in-fact to be considered by the court for appointment to serve as my guardian or conservator, or in any similar representative capacity.

Attorney-in-fact Restrictions

14. This Power of Attorney is not subject to any conditions or restrictions other than those noted above.

Notice to Third Parties

15. Any third party who receives a valid copy of this Power of Attorney can rely on and act under it. A third party who relies on the reasonable representations of my Attorney-in-fact as to a matter relating to a power granted by this Power of Attorney will not incur any liability to the Principal or to the Principal's

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heirs, assigns, or estate as a result of permitting the Attorney-in-fact to exercise the authority granted by this Power of Attorney up to the point of revocation of this Power of Attorney. Revocation of this Power of Attorney will not be effective as to a third party until the third party receives notice and has actual knowledge of the revocation.

Severability

If any part of any provision of this document is ruled invalid or unenforceable under applicable law, 16. such part will be ineffective to the extent of such invalidity only, without in any way affecting the remaining parts of such provisions or the remaining provisions of this document.

Acknowledgment

- I, Lynda Deane, being the Principal named in this Durable Power of Attorney hereby acknowledge: 17.
 - I have read and understand the nature and effect of this Durable Power of Attorney; a.
 - I recognize that this document gives my Attorney-in-fact broad powers over my assets, and that b. these powers will continue past the point of my incapacity;
 - I am of legal age in the State of Oregon to grant a Durable Power of Attorney; and c.

IN WITNESS WHEREOF I hereunto set my hand and seal at the City of Central Point in the State of

day of Max

d. I am voluntarily giving this Durable Power of Attorney and recognize that the powers given in this document will become effective as of the date of my incapacity or as specified within.

Oregon, this 18 day of May, 2019.	
SIGNED, SEALED, AND DELIVERED in the presence of: Witness: Man Mon (Sign) Witness Name: Darin Divon Address: 345 West Pine # 18 Central Point OR 97502 Witness: Man Mak (Sign) Witness Name: Les II è M. Snyder	a Deane (Principal)

Address: 183 Northridge Terrace Medford, OR 97501

the ADD

19, by

NOTARY ACKNOWLEDGMENT

STATE OF OREGON

COUNTY OF MICEON				
The instrument was acknowledged before me on the _	R	_ day of _	May	
Lynda Deane.				

Notary Public

My commission expires: 5 39 0



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Affidavit for Collection of Personal Property California Probate Code Section 13100

The undersigned state(s) as follows:
1. Leo B. Close died on 20 Dec , 20 1978 in the County of , State of California.
Los Avgeles , State of California.
2. At least 40 days have elapsed since the death of the decedent, as shown in a certified copy of the decedent's death certificate attached to this affidavit or declaration.
3. ☑ No proceeding is now being or has been conducted in California for administration of the decedent's estate.
OR
☐ The decedent's personal representative has consented in writing to the payment, transfer, or delivery to the affiant or declarant of the property described in the affidavit or declaration.
4. The current gross fair market value of the decedent's real and personal property in California, excluding the property described in Section 13050 of the California Probate Code, does not exceed one hundred fifty thousand dollars (\$150,000).
 5. □ An inventory and appraisal of the real property included in the decedent's estate is attached. ☑ There is no real property in the estate.
6. The following property to be transferred, delivered, or paid to the affiant under the provisions of California Probate Code section 13100:
Excess proceeds resulting from tax sale of property located at 230081 Desert Rock Rd., Desert Hot Springs, CA 92240
7. The successor(s) of the decedent, as defined in Probate Code Section 13006 is/are: Lyndia Deane (surviving daughter to the deceased)
8. The undersigned
☑ The affiant or declarant is the successor of the decedent (as defined in Section 13006 of the California Probate Code) to the decedent's interest in the described property.
☐ The affiant or declarant is authorized under Section 13051 of the California Probate Code to act on behalf of the successor of the decedent (as defined in Section 13006 of the California Probate Code) with respect to the decedent's interest in the described property.
9. No other person has a superior right to the interest of the decedent in the described property.
10. The affiant or declarant requests that the described property be paid, delivered, or transferred to the affiant or declarant.
The affiant or declarant affirms or declares under penalty of perjury under the laws of the State of California that the foregoing is true and correct.
Dated: 8/23/22
Signed July Jlowers as POA Fox Lynda Deane
Autumn Flowers as POA for Lynda Deane

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.

attached, and not the trainfallicos, accuracy, of	
validity of that document.	
State of California County of TACKS	
On 23-August 2002 before me, Deborah LHo (insert name and	title of the officer)
personally appeared Autumn Flowers As PoA for proved to me on the basis of satisfactory evidence to be the person(s) within instrument and acknowledged to me that he/she/they executed the capacity(ies), and that by his/her/their signature(s) on the instrument the which the person(s) acted, executed the instrument.	the same in his/her/their authorized
I certify under PENALTY OF PERJURY under the laws of the State of C true and correct.	California that the foregoing paragraph is
WITNESS my hand and official seal. Signature (Seal)	OFFICIAL STAMP DEBORAH L HOLDEN NOTARY PUBLIC-OREGON COMMISSION NO. 1000482 MY COMMISSION EXPIRES MAY 26, 2024
(ocal)	

STATE OF CALIFORNIA

CERTIFICATION OF VITAL RECORD

STATE OF CALIFORNIA

DEPARTMENT OF PUBLIC HEALTH

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	IMMEDIATE CAUS		(ENTEN ONL	CHALL.	R LINE FOR A. B.	(NU C)	1691	F7	TO CORONE	EATH REPORTED	
	CONDITIONS, IF ANT.	(A)	1	DEFERRED			70	APPROXI- 78-15916			
CAUSE OF DEATH	WHICH GAVE ALSE TO		A CONSCOUENCE OF				INTERVAL	HOPSY PERFORMENT			
DEATH	THE INMEDIATE CAUSE.	(10)				OASET AND DEATH 26. WAS AUTOPSY PERFORM					
	THING CARRETART	DUE TO, GR							AUTOPSY PERFORNTS:		
	55	(c)					100		YES		
Ċ	23. QINES CONSTITUTE CONTRIBUTING BUT NOT RELATED TO THE HAMEDINE CAUSE OF DEATH 27. WAS OPERATION PERFORMED FOR ANY CONDITION IN ITEMS 22 DR 22. TYPE OF OPERATION										
- 01	MAN			1000							
PHYSI-	AND PLACE STA	TED FROM THE CA		HAL PHYSICIAH—SI		Allice The second	28C, DATE S	16HES 281	3. PHYSICIA	N'S CICENSE NUMBER	
CIAN'S CERTIFICA-	ATTENDED DECEDEN	T SPICE LAST 5			H'S HANE AND ADDRES					***************************************	
TION		1		SE, ITTE PRISICIA							
	29. SACCINY ACCIDEN	SHIELDS SEC	JO. PLACE OF	INTURY :		31. INJUNE AR WORK 32	E part of their			328 NOUE	
INJURY			110000	HANNY THE	* * 4** 1 1 1			-5411. 54	,,,,,	SEB. HOUR	
INFORMA-	33. LOCATION (SIN)	EET AND NUMBER O	P LOCATION AND CITY OF	lows:		W INJURY OCCURNED (E	VENTS WHICH BESU	LYED IN INJUST	71		
CORONER'S					\$ m 5 %	2 2 2 2 3 2 1 1 1 1 1 1 1 1 1 1 1 1 1 1					
USE		35A. I CENTIFY THAT DEATH OCCURATO AT THE HOUR, DATE AND PLACE STATES FROM 1,358. EDROMES. TANGHAMAS AND STORES OF THE 1								JAC. GATE SIGNED	
UNLT	THE CAUSES STATED.	THE CAUSES STATED. AS REQUIRED BY LAW I HAVE HELD AN (MESSIDATION) 1104 N. MISSION RO. THOMAS T. NOGRETHIA N. A. COROTER 12-23-78									
36. DISPOSITION	37. DATE	DHTH BAT, TEAV	38. HAME AND ADDRESS	OF CEMETERY OF CO	10000000	OF HEAVEN	39. THEALN	EN S LICENSE			
BURIAL	12-28-	78	CHMETERY 2161 S. FU	ILLERTON	RD, ROWLAN	The second second	6526	2011	A1 K	r	
			ен 41.	LOCAL REGION	- Stunder		103200		STATES BY	LOCAL REGISTRAR	
CUSTER -	CHRISTIAN WEST COV	SEN		10000	Towner			DE	C 27	1978	
and the second second second	A. O	INA B.		C.	D.		E.		F.	: 1370	
STATE REGISTRAR	2	1	X				5	710	1		
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California Department of
Public Health

ANYALTERATION OR ERASURE VOIDS THIS CERTIFICATE

STATE OF CALIFORNIA

DEPARTMENT OF PUBLIC HEALTH

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		Murunut	WI OL WEDIGHE M		NU NUIN-NEW		-023 101				
STATE CERT	TIFICATE NUMBER		3 E CINSTRUCTIO	ONS ON REVERSE)		LOCAL REGI	STRATION DISTRIC	T AND CERTIFICATE NUMBER			
IDENTIFICATION	IA FIRST NAME		Lo MIDDLE BUR	NAME		CLOSE		1			
OF THE	LEO 2 PLACE OF OCCURR	ENCE OUT OF COL	# BUR	TEON							
RECORD	VAN NUYS	Junior W.	Annual de la constant		DECEMBE	ER 20, 197	8	2-27-78			
			ORMATION AS REPO			TERED CERTIFICA	TE				
	22. DEATH WAS CAN IMMEDIATE CAUSE CONDITIONS, IF ANT, WRICH GAVE BISE TO THE IMMEDIATE CAUSE, STATING THE UNDER-	(A) DEF		USE PER LINE FOR A.		of 2	APPROXI- MATE INTERVAL BETWEEN ONSET	24. WAS DEATH GEFORTED TO COSONER? 78-15916 25. WAS GIGPS? PERFORMED?			
	LYING CAUSE LAST	DUE TO, OR AR A CO			1 7	1	DEATH	26. WAS AUTOPST PERFORMED			
ORIGINALLY	11 0-11-1	((c)		- 1100				YES			
REPORTED INFORMATION	23. OTHER COMBITIONS	CONTRIBUTING BUF RO	THELATED TO THE IMPERIATE C	ABSE OF DEATH	DECERTION	PERSONAL PERFORMED TO	ANY CONDITION	T IN ITEMS 22 OR 331			
	29. SPECIFY ACCIDENT.	SUICIDE, ETC.	30. PLACE OF INJURY		31. THI WET AT WO	32A, BATE OF INIT	IRT HOUTH : DA	AV. VEAR 32B. HOUR			
	33. LOCATION ISTREET	33. LOCATION (ATTECT AND NUMBER OF LUCKTION AND CITY OF TOWN) 34. DESCRIBE HOW INJURY OCCURRED (EVENTS WHICH RESULTED IN 191987)									
	CALVINI										
	HILLIA	INFORMATI	ON AS IT SHOULD	BE STATED ON TH	HE ORIGINALLY	REGISTERED CE	RTIFICATE				
	22. DEATH WAS CAR IMMEDIATE CAUSE		GASTROINTE					24. WAS DEATH REPORTED TO CORDINERT			
	CONDITIONS, IF ANY WHICH GAVE BISE TO	APPRORI- MATE INTERVAL	78-15916 25. WAS BIOPST PERFORMEDT								
INFORMATION	THE IMMEDIATE CAUSE,		AGEAL VARIC	ES			DHSET	NO L			
AS IT SHOULD BE STATED	LITTING CAUSE LAST	(C) LAENN	NEC'S CIRRHOSIS			•	DEATH	YES			
ON THE ORIGINALLY REGISTERED	23. OTHER CONDITIONS	CONTRIBUTING BUT NO	T BELATED TO THE IMMEDIATE C	AUSE OF DEATH	27. WAS OPERATION	NO	ANT COMBITION	N IN ITEMS 22 GR 237 DATE			
CERTIFICATE	29. SPECIFY ACCIDENT.	SUICIDE, 17C.)	30. PLACE OF INJURY		31. THIURY AT WE	DAR SZA DATE OF INJ	INV-HONTH, D	AY, YEAR 325, HOUR			
	33. LOCATION ISTREE	AND NUMBER OF LOCAL	ION AND CITY OR TOWN!	34. DESCRIB	IE HOW INJUNY OCCU	JARED (CYENTS WHICH HE	SULTED IN EMPLOY	E77			
			THEFT	64 SIGNATURE OF	PHYSICIAN OR CO	RONER		68 DATE SIGNED			
DECLARATION	5 + THE CERTIFYING PH	5 1 THE CERTIFYING PHYSICIAN OR COHONFR HAVING PERSONAL									
OF CERTIFYING PHYSICIAN	ANOWLEDGE OF SUPPLEMENTAL INFORMATION WHICH MODIFIES THE INFORMATION ORIGINALLY REPORTED DECLARE UNDER CHALLY OF PERJURY HAS THE ABOVE INFORMATION IS TRUE VI N PALMET TO THAT THE ABOVE INFORMATION IS TRUE TY N PALMET TO THE THE ABOVE INFORMATION IS TRUE TO THE							78 DEGREE OR TITLE			
OR CORONER	AND CORRECT TO THE B	EST OF MY KNOWLED			EET. CITY. STATE	41	. (
REGISTRAR' S							BE DA L AC	CCEPTED			
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	STATE OF CALIFORN	A-DEPARTMENT O	F HEALTH-OFFICE OF T	HE STATE HEGISTRAN	OF WHAL STATE	121162		FORM VS-24B (REV. 1-1-78			

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