

FIRST AMERICAN TITLE



LARRY WALKER
Auditor/Controller - Recorder
699 First American - MS

When recorded mail to:

City Clerk's Office
City of Riverside
City Hall, 3900 Main Street
Riverside, California 92522

Doc #: 2006-0200206



Titles:	1	Pages:	4
Fees			15.00
Taxes			566.50
Other			.00
PAID			581.50

FOR RECORDER'S OFFICE USE ONLY

Project: Home Lumber

A.P.N. ~~POP-0281-02-23~~
0281-021-50
0281-031-90 #91

GRANT DEED

D -

TRANSFER TAX: \$566.50

MDJ, INC., a California corporation, as Grantor, FOR VALUABLE CONSIDERATION, receipt of which is hereby acknowledged, does hereby grant to the CITY OF RIVERSIDE, a municipal corporation of the State of California, as Grantee, its successors and assigns, the real property as described in Exhibit "A" attached hereto and incorporated herein by this reference, located in the City of San Bernardino, County of San Bernardino, State of California.

Dated 3-3-05

MDJ, INC., a California corporation

By *Milton E. Johnson*
Milton E. Johnson
(print name)

Title President

By *Kelle R. Vollkommer*
Kelle R. Vollkommer
(print name)

Title Sec / Treas

Mail Tax Statements To:
Same as Above

When recorded mail to:

City Clerk's Office
City of Riverside
City Hall, 3900 Main Street
Riverside, California 92522

FOR RECORDER'S OFFICE USE ONLY

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A.P.N. ~~POR-0284-02-23~~
0281-021-50
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By 
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(print name)

Title President

By 
Gelle R. Volkammer
(print name)

Title Sec / Treas

Mail Tax Statements To:
Same as Above

GENERAL ACKNOWLEDGEMENT

State of California

County of SAN BERNARDINO

} ss

On 3/3/05, before me JANICE M. DOYLE (date) (name)

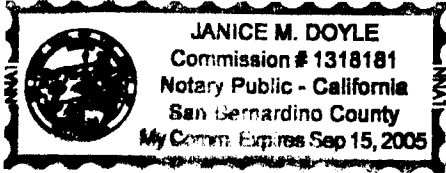
a Notary Public in and for said State, personally appeared

MILTON E. JOHNSON AND KELLE R. VOLLMER Name(s) of Signer(s)

[X] 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] Signature



OPTIONAL SECTION

CAPACITY CLAIMED BY SIGNER

- () Attorney-in-fact
() Corporate Officer(s)
Title
() Guardian/Conservator
() Individual(s)
() Trustee(s)
() Other
() Partner(s)
() General
() Limited

The party(ies) executing this document is/are representing:

CERTIFICATE OF ACCEPTANCE (Government Code Section 27281)

THIS IS TO CERTIFY that the interest in real property conveyed by the within instrument to the City of Riverside, California, a municipal corporation, is hereby accepted by the undersigned officer on behalf of the City Council of said City pursuant to authority conferred by Resolution No. 20534 of said City Council adopted September 23, 2003, and the grantee consents to recordation thereof by its duly authorized officer.

Dated

CITY OF RIVERSIDE

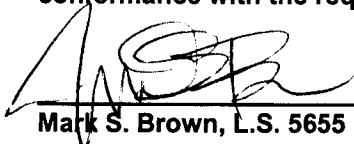
By

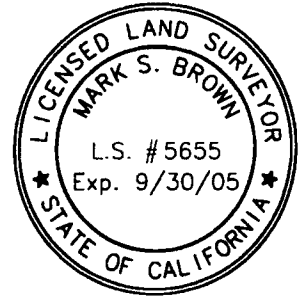
EXHIBIT "A"

That certain real property located in the City of San Bernardino, County of San Bernardino, State of California, described as follows:

Parcel 3 of Parcel Map No. 15890, as shown by map on file in Book 210, Pages 34 through 37 of Parcel Maps, records of San Bernardino County, California;

This description was prepared by me or under my direction in conformance with the requirements of the Land Surveyors Act.

 1/7/05 Prep. _____
Mark S. Brown, L.S. 5655 Date
License Expires 9/30/05



**CERTIFICATE OF ACCEPTANCE
(Government Code Section 27281)**

THIS IS TO CERTIFY that the interest in real property conveyed by the Grant Deed, dated March 3, 2005, by MDJ, Inc., for A.P.N. POR 0281-02-23 to the City of Riverside, California, a municipal corporation, is hereby accepted by the undersigned officer on behalf of the City Council of said City pursuant to authority conferred by Resolution No. 21027 of said City Council adopted September 6, 2005, and the grantee consents to recordation thereof by its duly authorized officer.

Dated 3/23/06

CITY OF RIVERSIDE

By Amelia M. Valeri
Real Property Mgr.

**SAN BERNARDINO COUNTY ASSESSOR
172 W. THIRD STREET
SAN BERNARDINO, CA 92415-0310**

Escrow: 21800-JB

PRELIMINARY CHANGE OF OWNERSHIP REPORT

THIS REPORT IS NOT A PUBLIC DOCUMENT

(To be completed by transferee (buyer prior to transfer of subject property in accordance with Section 480.3 of the Revenue and Taxation Code.)

This report is not a public document.

SELLER/TRANSFEROR: MDJ, INC., a California corporation

BUYER/TRANSFeree: CITY OF RIVERSIDE, a municipal corporation

ASSESSOR'S PARCEL NUMBER(S): and, (if applicable)

LEGAL DESCRIPTION: UNIT: LOT: Parcel 3 TRACT: Parcel Map 15890

PROPERTY ADDRESS: OR LOCATION:

Mail Tax Information To: (Name): City of Riverside

(Address): Attention: City Clerk

City Hall 3900 Main Street

Riverside, CA 92522

FOR RECORDER'S USE ONLY	
FOR ASSESSOR'S USE ONLY	
CLUSTER _____	
OC1 _____	OC2 _____
DT _____	INT _____
RC _____	SPS _____
DTTS _____	#PCL _____
A preliminary Change of Ownership Report must be filed with each conveyance in the County Recorder's office for the county where the property is located; this particular form may be used in all counties of 58 California.	

The property which you acquired may be subject to a supplemental assessment in an amount to be determined by the San Bernardino County Assessor. For further information on your supplemental tax roll obligation, please call the San Bernardino County Assessor at (909) 387-6740.

PART I: TRANSFER INFORMATION Please answer all questions

- Yes No A. Is this transfer solely between husband and wife? (addition of a spouse, death of a spouse, divorce settlement, etc.)
- Yes No B. Is this transaction only a correction of the name(s) of the person(s) holding title to the property?
(For example, a name change upon marriage.)
- Yes No C. Is this document recorded to create, terminate, or reconvey a lender's interest in the property?
- Yes No D. Is this transaction recorded only to create, terminate, or reconvey a security interest (e.g. consigner)?
- Yes No E. Is this document recorded to substitute a trustee under a deed of trust, mortgage, or similar document?
- Yes No F. Did this transfer result in the creation of a joint tenancy in which the seller (transferor) remains as one of the joint tenants?
- Yes No G. Does this transfer return property to the person who created the joint tenancy (original transferor)?
- H. Is this transfer of property:
 - Yes No 1. to a trust for the benefit of the grantor, or grantor's spouse?
 - Yes No 2. to a trust revocable by the transferor?
 - Yes No 3. to a trust from which the property reverts to the grantor within 12 years?
- Yes No I. If this property is subject to a lease, is the remaining lease term 35 years or more including written options?
- Yes No J. Is this a transfer from parents to children or from children to parents?
- Yes No K. Is this transaction to replace a principal residence by a person 55 years of age or older?
- Yes No L. Is this transaction to replace principal residence by a person who is severely disabled as defined by Revenue and Taxation Code Section 69.5?

If you checked yes to J, K, or L, an applicable claim form must be filed with the County Assessor. Please provide any other information that would help the Assessor to understand the nature of the transfer. _____

IF YOU HAVE ANSWERED "YES" TO ANY OF THE ABOVE QUESTIONS EXCEPT J, K, OR L, PLEASE SIGN AND DATE, OTHERWISE COMPLETE BALANCE OF THE FORM.

PART II: OTHER TRANSFER INFORMATION

- A. Date of transfer if other than recording date: _____
- B. Type of transfer. Please check appropriate item.
 - Purchase Foreclosure Gift Trade or Exchange Merger, Stock, or Partnership Acquisition
 - Contract of Sale - Date of Contract _____
 - Inheritance - Date of Death _____ [] Other (please explain): _____
 - Creation of a Lease [] Assignment of a Lease [] Termination of a Lease
 - Date Lease Began _____
 - Original term in years (including written options) _____
 - Remaining term in years (including written options) _____
- C. Was only a partial interest in the property transferred? Yes No If 'Yes' indicate the percentage transferred: _____ %

AS-SV25 SBE-ASD AH 502-A FRONT 1-8-92

PRELIMINARY CHANGE OF OWNERSHIP REPORT

Escrow: 21800-JB

Please answer, to the best of your knowledge, all applicable questions, sign and date. If a question does not apply, indicate with 'N/A'.

PART III: PURCHASE PRICE & TERMS OF SALE

A. CASH DOWN PAYMENT or Value of Trade or Exchange (excluding closing cost) Amount \$ 515,000

B. FIRST DEED OF TRUST @ _____ % Interest for _____ years. Payments/Mo. = \$ _____ (Prin. & Int.) Amount \$ _____
 FHA Fixed Rate New Loan
 Conventional Variable Rate Assumed Existing Loan Balance
 VA All Inclusive D.T. \$ _____ (Wrapped) Bank or Savings & Loan
 Cal-Vet Loan Carried by Seller Finance Company
 Balloon Payment Yes No Due Date _____ Amount \$ _____

C. SECOND DEED OF TRUST @ _____ % Interest for _____ years. Payments/Mo. = \$ _____ (Prin. & Int.) Amount \$ _____
 Bank or Savings & Loan Fixed Rate New Loan
 Loan Carried by Seller Variable Rate Assumed Existing Loan Balance
 Balloon Payment Yes No Due Date _____ Amount \$ _____

D. OTHER FINANCING - Is other financing involved not covered in (B) and (C) above? Yes No Amount \$ _____
 Type _____ @ _____ % Interest for _____ years. Payments/Mo. = \$ _____ (Prin. & Int. only)
 Bank or Savings & Loan Fixed Rate New Loan
 Loan Carried by Seller Variable Rate Assumed Existing Loan Balance
 Balloon Payment Yes No Due Date _____ Amount \$ _____

E. IMPROVEMENT BOND Yes No Outstanding Balance: Amount \$ _____

F. TOTAL PURCHASE PRICE (or acquisition price, if traded or exchanged, include real estate commission if paid). Total Items A through E \$ 515,000

G. PROPERTY PURCHASED: Through a broker; Direct from seller; Other _____
 If purchased through a broker, provide broker's name and phone no.: _____
 Please explain any special terms or financing and any other information that would help the assessor understand purchase price and terms of sale.

PART IV: PROPERTY INFORMATION

A. IS PERSONAL PROPERTY INCLUDED IN PURCHASE PRICE (other than a mobilehome subject to local property tax)? Yes No
 If 'Yes', enter the value of the personal property included in the purchase price \$ _____ (Attach itemized list of personal property).

B. IS THIS PROPERTY INTENDED AS YOUR PRINCIPAL RESIDENCE? Yes No
 If 'Yes', enter date of occupancy _____ / _____ / _____ or intended occupancy _____ / _____ / _____
 month day month day

C. TYPE OF PROPERTY TRANSFERRED:
 Single-Family Residence Agricultural Timeshare
 Multiple-family residence (no. of Units: _____) Co-op/Own-your-own Mobilehome
 Commercial/Industrial Condominium Unimproved lot
 Other (Description: _____)

D. DOES THE PROPERTY PRODUCE INCOME? () Yes () No

E. IF THE ANSWER TO QUESTION 'D' IS YES, IS THE INCOME FROM:
 Lease/Rent Contract Mineral Rights Other-explain _____

F. WHAT WAS THE CONDITION OF PROPERTY AT THE TIME OF SALE? Good Average Fair Poor
 Enter here, or on an attached sheet, any other information that would assist the Assessor in determining value of the property such as the physical condition of the property, restrictions, etc.

I certify that the foregoing is true, correct and complete to the best of my knowledge and belief.

Signed Ken Smith Date 3/23/06

Please Print Name of New Owner/Corporate Officer AS AGENT FOR CITY OF PALMSPRING

Phone Number where you are available from 8:00 a.m. - 5:00 p.m. (951) 351-6154

(NOTE: The Assessor may contact you for further information)

IF A DOCUMENT EVIDENCING A CHANGE OF OWNERSHIP IS PRESENTED TO THE RECORDER FOR RECORDATION WITHOUT THE CONCURRENT FILING OF A PRELIMINARY CHANGE OF OWNERSHIP REPORT, THE RECORDER MAY CHARGE AN ADDITIONAL RECORDING FEE OF TWENTY DOLLARS (\$20.00).