

City of Carson Report to Redevelopment Agency

April 19, 2011 New Business Discussion

SUBJECT: CONSIDERATION OF RESOLUTION NO. 11-17 APPROVING AN AMENDED AND RESTATED TRANSFER AGREEMENT FOR THE TRANSFER OF HOUSING SET-ASIDE FUNDS AND CERTAIN PROPERTIES OWNED BY THE CARSON REDEVELOPMENT AGENCY TO THE CARSON HOUSING AUTHORITY

> CONSIDERATION OF ENTERING INTO AN AMENDED AND RESTATED TRANSFER AGREEMENT FOR THE TRANSFER OF HOUSING SET-ASIDE FUNDS AND CERTAIN PROPERTIES OWNED BY THE CARSON REDEVELOPMENT AGENCY TO THE CARSON HOUSING AUTHORITY

Bubmitted by William W. Wynder Agency Counsel Approved by Clifford W. Graves Interim Executive Director

I. <u>SUMMARY</u>

The Agency Board of the Carson Redevelopment Agency ("Agency") is being asked to consider adopting Resolution No. 11-17 (Exhibit No. 1) approving an amended and restated transfer agreement ("Transfer Agreement") to transfer housing set-aside funds and certain Agency-owned properties to the Carson Housing Authority ("Housing Authority") to support the future development and operation of these properties as affordable housing opportunities in the city of Carson ("City").

II. <u>RECOMMENDATION</u>

TAKE the following actions:

- 1. WAIVE further reading and ADOPT Resolution No. 11-17, "A RESOLUTION OF THE REDEVELOPMENT AGENCY OF THE CITY OF CARSON, CALIFORNIA, APPROVING AN AMENDED AND RESTATED TRANSFER AGREEMENT FOR THE TRANSFER OF HOUSING SET-ASIDE FUNDS AND CERTAIN PROPERTIES OWNED BY THE CARSON REDEVELOPMENT AGENCY TO THE CARSON HOUSING AUTHORITY."
- 2. AUTHORIZE the Carson Redevelopment Agency to enter into that certain "AMENDED AND RESTATED TRANSFER AGREEMENT FOR THE TRANSFER OF HOUSING SET-ASIDE FUNDS AND CERTAIN PROPERTIES OWNED BY THE CARSON REDEVELOPMENT AGENCY TO THE CARSON HOUSING AUTHORITY."
- 3. AUTHORIZE the Agency Chairman to execute the same following approval as to form by the Agency Counsel.

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III. <u>ALTERNATIVES</u>

TAKE another action the Agency Board deems appropriate.

IV. <u>BACKGROUND</u>

The Agency was established pursuant to the provisions of the California Redevelopment Law ("CRL") for the purpose of eliminating blight, improving neighborhoods, promoting economic development, and improving and preserving the community's supply of affordable housing. During the course of its redevelopment activities, the Agency has acquired, remediated and developed various properties in furtherance of its mission. The Agency acquired the properties ("Properties") (Exhibit "A" of the Transfer Agreement) using housing set-aside funds for the purpose of developing affordable housing to meet the City's needs and to satisfy State requirements regarding the production and preservation of affordable housing.

Given the current budget environment in the State, the Agency's ability to carry out its mission may be limited, and it is unknown whether the Properties could be developed by the Agency for their intended use as affordable housing opportunities in the City. However, transferring the Properties to the Housing Authority would allow for the potential redevelopment of the Properties within local control and in accordance with the existing redevelopment plans.

The Housing Authority was recently established on March 8, 2011, pursuant to the California Housing Authorities Law ("HA Law") for the purpose of providing safe, sanitary and affordable housing opportunities in the City. The Housing Authority has extensive powers under the HA Law to accomplish the management, operation, and development of the Properties in a similar fashion as the Agency. Therefore, the Agency desires to transfer the Properties to the Housing Authority, along with the responsibility of bringing about their development and long-term operation in accordance with existing redevelopment plans and the CRL. It is appropriate for the Housing Authority to accept the transfer of the Properties because the Housing Authority's staff is familiar with the housing issues associated with the Properties, has experience working in public/private partnerships with housing development Plan, the Five-year Implementation Plan, and the City's Housing Element.

Due to the nature of the development process, the Housing Authority will require a vast amount of resources to carry out the development of the Properties in accordance with the existing redevelopment plans and the CRL. The Agency typically accomplishes the development of Agency-owned properties by engaging in public/private partnerships with developers. Pursuant to the terms of a DDAs, OPAs, affordable housing agreements, and/or similar contracts, the Agency often incentivizes developers to construct and maintain affordable housing by providing

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various forms of financial assistance including, but not limited to, land writedowns, gap financing, grants, forgivable loans, down payment assistance for low income buyers, and rental assistance for low income tenants.

Since the Housing Authority was recently established on March 8, 2011, it presently has no funds available with which to properly operate, transact business, and bring about the development and/or long-term management of the Properties in accordance with the existing redevelopment plans and the CRL. Therefore, the Agency desires to transfer its housing set-aside funds to finance the operations of the Housing Authority to ensure the future development and operation of the Properties as affordable housing opportunities in the City, and to facilitate the continued implementation of the Agency's Redevelopment Plan, the Five-year Implementation Plan, and the City's Housing Element. Staff therefore recommends that the Agency Board adopt Resolution No. 11-17 approving the Transfer Agreement for the transfer of housing set-aside funds and certain Agency-owned properties to the Housing Authority to support the future development and operation of the Properties.

For a more extensive discussion of these issues, please refer to the Carson Housing Authority's staff report, dated April 19, 2011, relating to the Housing Authority's consideration of Resolution No. 11-3, accepting the transfer of housing set-aside funds and certain Agency-owned properties.

V. <u>FISCAL IMPACT</u>

The Carson Redevelopment Agency will transfer approximately \$61.6 million of housing set-aside funds to the Carson Housing Authority.

VI. <u>EXHIBITS</u>

1. Resolution No. 11-17. (pgs. 5-115)

Prepared by: William N. Watkins, Redevelopment Project Analyst

Report to Redevelopment Agency April 19, 2011

Reviewed by:

City Clerk	City Treasurer
Administrative Services	Development Services
Economic Development Services	Public Services

Action taken by Redevelopment Agency		
Date	Action	

RESOLUTION NO. 11-17

A RESOLUTION OF THE REDEVELOPMENT AGENCY OF THE CITY OF CARSON, CALIFORNIA, APPROVING AN AMENDED AND RESTATED TRANSFER AGREEMENT FOR THE TRANSFER OF HOUSING SET-ASIDE FUNDS AND CERTAIN PROPERTIES OWNED BY THE CARSON REDEVELOPMENT AGENCY TO THE CARSON HOUSING AUTHORITY.

WHEREAS, pursuant to Section 33220 of the California Community Redevelopment Law, which is codified as Health and Safety Code Section 33000 *et seq*. (CRL), certain public bodies, including the city of Carson ("City"), the Carson Redevelopment Agency ("Agency"), and/or the Carson Housing Authority ("Housing Authority") may aid and cooperate in the planning, undertaking, construction, and/or operation of redevelopment projects; and

WHEREAS, the City Council of the city of Carson ("City Council") approved and adopted certain Redevelopment Plans for various project areas starting December 20, 1971, pursuant to Ordinance No. 74-288 through July 16, 2002, pursuant to Ordinance No. 02-1254. Subsequently on October 11, 2010, the Agency consolidated the project areas into the Carson Consolidated Redevelopment Project Area ("Project Area"), pursuant to Ordinance No. 10-1459, which resulted in the allocation of taxes from the various project areas to the new Carson Consolidated Redevelopment Project Area for purposes of redevelopment; and

WHEREAS, the Agency has adopted its Five-year Implementation Plan for the Project Area ("Implementation Plan") with established goals to support affordable housing, economic development, community revitalization, commercial revitalization, and institutional revitalization, and to implement the programs and activities associated with these goals, the Agency has acquired real property within the Project Area to be redeveloped; and

WHEREAS, the intent of the Implementation Plan is, in part, to provide for the development and redevelopment of blighted areas in the community; to promote the general welfare of the people within the community by improving physical and economic conditions through employment of all appropriate means; to perform specific actions necessary to promote the redevelopment and the economic revitalization of the Project Area; to provide for the construction and installation of necessary public infrastructure and facilities and facilitate the repair, restoration, and/or replacement of existing public facilities; to increase, improve and preserve the community's supply of low and moderate income housing, some of which may be located or implemented outside the Project Area; and to take all other necessary actions to execute the Implementation Plan for the Project Area and to expend tax increment money to accomplish the goals and objectives of the Redevelopment Plan; and

WHEREAS, the Agency was established by the City to decrease blight and remediate and redevelop the high number of environmentally contaminated sites ("Brown Fields") impacted by former land uses such as landfills, auto wrecking yards, petroleum manufacturing sites, and other hazardous land uses operated by the County of Los Angeles prior to the City's incorporation. To date, the Agency and the City have enabled redevelopment of more than 25% of the City's Brown Field properties. However, the Project Area consists of 4,866 gross acres of which 749



EXHIBIT NO. - 1

acres remain blighted Brown Fields that are difficult to redevelop without public/private partnerships. The Agency has, during the course of its redevelopment activities, acquired certain properties to remediate and redevelop for future economic development projects, for the elimination of blight and for the creation of housing; and

WHEREAS, the Agency has acquired certain parcels or portions of parcels (the "Properties"), enumerated in Exhibit "A" to the Amended and Restated Transfer Agreement (the "Transfer Agreement"), all of which require redeveloping in order to implement the Redevelopment Plan, the Implementation Plan and the Housing Element and to carry out the objectives of CRL and the Agency's housing requirements; and several of which are the subject of pending and/or fully executed housing agreements and/or third-party contracts; and

WHEREAS, these Properties were acquired by the Agency with Housing Set-Aside funds for fulfillment of the City's low and moderate income housing needs and satisfaction of the City's Regional Housing Needs Assessment; and

WHEREAS, the City Council has established the Carson Housing Authority to function in the City in accordance with the California Housing Authorities Law (Health and Safety Code Section 34200 *et seq.*); and

WHEREAS, the Agency desires to transfer the Properties to the Housing Authority, along with the responsibility of bringing about their development and long-term operation in accordance with the Redevelopment Plan, the Implementation Plan, the Housing Element and the CRL; and

WHEREAS, Housing Authority staff is familiar with the housing issues associated with the Properties; has experience working in public-private partnerships with housing developers; and understands the goals and objectives of the Redevelopment Plan, the Implementation Plan, and the Housing Element; and

WHEREAS, the Housing Authority desires to cooperate with the Agency and to carry out the redevelopment of the Properties, in accordance with the objectives and purposes of the CRL, the Redevelopment Plan, the Implementation Plan, and the Housing Element; and

WHEREAS, due to the nature of the development process, the Housing Authority will require a vast amount of resources to carry out the development of the Properties in accordance with the existing redevelopment plans and the CRL; and

WHEREAS, because the Housing Authority was recently established on March 8, 2011, pursuant to City Council Resolution No. 11-035, it presently has no funds available with which to properly operate, transact business, and bring about the development and/or long-term management of the Properties in accordance with the redevelopment plans and the CRL; and

WHEREAS, the Agency desires to transfer its housing set-aside funds to finance the operations of the Housing Authority in order to: (i) ensure the future development and operation of the Properties as affordable housing opportunities in the City; (ii) manage and continue



operating its Housing Programs; and (iii) facilitate the continued implementation of the Redevelopment Plan, the Implementation Plan, and the Housing Element; and

WHEREAS, the Agency and the Housing Authority have prepared an Amended and Restated Transfer Agreement for the Agency to transfer the Properties and its housing set-aside funds to the Housing Authority; and

WHEREAS, all other legal prerequisites to the adoption of this Resolution have occurred.

NOW, THEREFORE, the Board of Directors of the Carson Redevelopment Agency does hereby resolve, as follows:

Section 1. The Agency hereby finds and determines that the foregoing recitals are true and correct.

Section 2. The Agency has received and heard all oral and written objections to the proposed transfer of the Properties and housing set-aside funds as proposed in the Transfer Agreement, and to other matters pertaining to this transaction, and all such oral and written objections are hereby overruled.

Section 3. The Agency hereby approves the transfer of the Properties and housing setaside funds as defined in the Transfer Agreement and approves the Transfer Agreement, a copy of which is attached hereto as Exhibit "A" and is incorporated herein, subject to the terms and conditions contained in Resolution No. 11-3 of the Carson Housing Authority approving the same.

Section 4. The Agency Executive Director, or designee, is hereby authorized to execute the Transfer Agreement on behalf of the Agency, together with such non-substantive changes and amendments as may be approved by the Agency Executive Director and Agency Counsel.

Section 5. The Agency Executive Director, or designee, is hereby authorized, on behalf of the Agency, to sign all documents necessary and appropriate to carry out and implement the Transfer Agreement, and to administer the Agency's obligations, responsibilities and duties to be performed under the Transfer Agreement.

Section 6. The Agency Secretary shall certify to the adoption of this resolution.



PASSED, APPROVED and **ADOPTED**, this 19th day of April, 2011.

Chairman Jim Dear

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ATTEST:

Agency Secretary Helen S. Kawagoe

APPROVED AS TO FORM:

Agency Counsel



AGENCY SECRETARY'S CERTIFICATION PAGE



AMENDED AND RESTATED TRANSFER AGREEMENT FOR THE TRANSFER OF HOUSING SET-ASIDE FUNDS AND CERTAIN PROPERTIES OWNED BY THE CARSON REDEVELOPMENT AGENCY TO THE CARSON HOUSING AUTHORITY

THIS AMENDED AND RESTATED TRANSFER AGREEMENT FOR THE TRANSFER OF HOUSING SET-ASIDE FUNDS AND CERTAIN PROPERTIES OWNED BY THE CARSON REDEVELOPMENT AGENCY TO THE CARSON HOUSING AUTHORITY ("Transfer Agreement") is made this 19th day of April, 2011, by and between the Carson Redevelopment Agency, a public body, corporate and politic ("Agency"), and the Carson Housing Authority, a public body, ("Housing Authority").

RECITALS:

A. The City Council of the city of Carson ("City") approved and adopted certain Redevelopment Plans for four (4) various project areas starting December 20, 1971, pursuant to Ordinance No. 74-288 through July 16, 2002, pursuant to Ordinance No. 02-1254. Subsequently on October 11, 2010, the Agency consolidated the project areas into the Carson Consolidated Redevelopment Project Area ("Project Area"), pursuant to Ordinance No. 10-1459, which resulted in the allocation of taxes from the various project areas to the new Carson Consolidated Redevelopment Project Area for purposes of redevelopment; and

B. The intent of the Redevelopment Plan is, in part, to provide for the development and redevelopment of blighted areas in the community; to promote the general welfare of the people within the community by improving physical and economic conditions through employment of all appropriate means; to perform specific actions necessary to promote the redevelopment and the economic revitalization of the Project Area; to provide for the construction and installation of necessary public infrastructure and facilities and facilitate the repair, restoration, and/or replacement of existing public facilities; to increase, improve and preserve the community's supply of low and moderate income housing, some of which may be located or implemented outside the Project Area; and to take all other necessary actions to implement the Redevelopment Plan for the Project Area and to expend tax increment to accomplish the goals and objectives of the Redevelopment Plan; and

C. The Agency has adopted its Five-year Implementation Plan for the Project Area (Implementation Plan) which was updated on July 20, 2010, with established goals to support affordable housing, economic development, community revitalization, commercial revitalization, and institutional revitalization, and to implement the programs and activities associated with these goals, the Agency has acquired real property within the Project Area to be redeveloped; and

D. The Agency was established by the City to decrease blight and remediate and redevelop the high number of environmentally contaminated sites (Brown Fields) impacted by former land uses such as landfills, auto wrecking yards, petroleum manufacturing sites, and other hazardous land uses operated by the County of Los Angeles prior to the city's incorporation. To date, the Agency and the City have enabled redevelopment of more than 25% of the city's



Brown Field properties. However, the Project Area consists of 4,866 gross acres of which 749 acres remain blighted Brown Fields that are difficult to redevelop without public/private partnerships. The Agency has, during the course of its redevelopment activities, acquired properties to remediate and redevelop for future economic development projects, for the elimination of blight and for the creation of housing. The Agency has acquired certain parcels or portions of parcels, all of which are necessary for street and road purposes; for pipelines, easements and facilities for utilities and sewer and water works including reclaimed water; for park, recreation and open space purposes; for public parking purposes; and for public facilities; and said parcels have been acquired over time but have not yet been transferred to the City or the Housing Authority.

E. Specific to this Transfer Agreement, the Agency has acquired certain parcels or portions of parcels enumerated in Exhibit "A" ("Properties"), all of which are necessary for redeveloping the Properties to implement the Redevelopment Plan, the Implementation Plan and the Housing Element and to carry out the objectives of CRL and the Agency's housing requirements; several of the properties are the subject of pending and/or fully executed Housing, Development, Owner Participation, or Disposition and Development Agreements as set forth in more detail in Exhibit "D"; and

F. The Agency is assisting in the environmental remediation of the former Cal Compact landfill site for development of a 157-acre mixed-use project that will include affordable housing and commercial uses; and

G. The Agency has acquired and remediated properties located at 2535 E. Carson Street and 425 E. Carson St., for future development of affordable housing projects; and

H. The Agency has provided for the fulfillment of the City's low and moderate income housing needs and satisfaction of the City's Regional Housing Needs Assessment; and

I. Pursuant to Section 33220 of the California Community Redevelopment Law, which is codified as Health and Safety Code Section 33000 *et seq.* (CRL), certain public bodies, including the City, the Agency, and/or the Housing Authority, may aid and cooperate in the planning, undertaking, construction, and/or operation of redevelopment projects; and

J. The Agency has transferred certain of its properties to the City for: (i) public purposes in accordance with the City's authority as a duly organized municipal corporation, and (ii) for Disposition and Development Agreements for private development by qualified developers experienced in development of environmentally constrained land; and

K. The Agency desires to transfer to the Housing Authority the Properties, along with the responsibility of implementing the Redevelopment Plan and the Implementation Plan to bring about the redevelopment of those Properties, as the Housing Authority is familiar with the housing issues associated with the Properties and the goals of the city's General Plan, the Redevelopment Plan, the Implementation Plan and the Housing Element; and the Housing Authority desires to cooperate with the Agency and to carry out the redevelopment of the Properties in accordance with the objectives and purposes of the CRL, the Redevelopment Plan, and the Implementation Plan; and



L. As of April 7, 2011, the Agency has accrued, owns, has in its possession and/or under its control approximately \$61.6 million in housing set-aside funds from the Agency's tax increment revenues (the "Set-Aside Funds") which are currently committed to the various Housing Projects and Rental Assistance Programs listed in Exhibit "D" and various Housing Programs enumerated in Exhibit "C." [It is important to note that this amount is only an approximate number and subject to verification by the finance department. This amount once verified, maybe adjusted in this Transfer Agreement by the Agency's Executive Director]; and

M. The Housing Authority and the Agency desire to make available and transfer to the Housing Authority the Set-Aside Funds to pay for, or assist in paying for, the construction of the Housing Projects, within in the City, which are described in detail in Exhibit "D" and to continue providing funds for the committed Housing Programs enumerated in Exhibit "C"; and

N. The Agency and the Housing Authority have prepared this Transfer Agreement for the Agency to transfer to the Housing Authority the Set-Aside Funds and the Properties for the following purposes: (i) for the Housing Authority to have the authority to carry out the redevelopment of the Properties in accordance with the California Housing Authorities Law for the purposes of providing safe and affordable housing opportunities in the City; (ii) to continue providing for various Housing Programs to increase, improve and preserve the community's supply of low and moderate income housing; and (iii) so that the activities of the Agency hereunder can be undertaken in accordance with the CRL, as the CRL is written as of the execution date of this Transfer Agreement; and

O. All other legal prerequisites to the adoption of this Transfer Agreement have occurred.

NOW, THEREFORE, the parties hereto do mutually agree as follows:

TERMS AND CONDITIONS

1. INCORPORATION OF RECITALS.

The recitals above are an integral part of this Transfer Agreement and set forth the intentions of the parties and the premises on which the parties have decided to enter into this Agreement and are hereby incorporated herein.

2. TRANSFER OF THE SET-ASIDE FUNDS.

Subject to and on the terms and conditions herein set forth, the Agency agrees to convey and assign to the Housing Authority and the Housing Authority hereby agrees to accept from the Agency, the total amount of the Set-Aside Funds as of April 7, 2011, to effectuate the purpose of the Housing Authority pursuant to California Housing Authorities Laws to increase, improve and preserve the community's supply of low and moderate income housing, some of which may be located or implemented outside the Project Area.



3. TRANSFER OF PROPERTIES.

Subject to and on the terms and conditions herein set forth, the Agency agrees to convey and assign to Housing Authority, and Housing Authority hereby agrees to accept from Agency, the Properties described in Exhibit "A" together with: (i) all privileges, rights, easements, buildings and appurtenances belonging to the real property, (ii) all development rights, air rights, water rights and water stock relating to the real property, and (iii) all rights, title and interest of the Agency in and to any streets, alleys, passages, other easements, and rights-of-way or appurtenances included in, adjacent to, or used in connection with the Properties.

The properties listed in Exhibit "A" are those which were purchased for and are necessary for the City's low and moderate income housing needs and satisfaction of the City's Regional Housing Needs Assessment.

With the consent of the parties, additional parcels may be added to Exhibit "A".

4. SCHEDULE OF PERFORMANCE.

4.1 <u>Time of Essence.</u>

Time is of the essence in the performance of this Transfer Agreement.

4.2 <u>Schedule of Performance.</u>

Pursuant to this Transfer Agreement, the Housing Authority shall commence immediately and continue with the Housing Projects enumerated in Exhibit "D" and shall perform all services within the time period(s) established in the applicable and respective Housing or Development or Owner Participation or Disposition and Development Agreements for each Housing Project (each fully incorporated herein by this reference). If schedules of performance in applicable agreement are modified, the schedule of performance herein shall be accordingly modified.

5. CONDITIONS TO CONVEYANCE.

Transfer of the Properties shall be subject to the terms and conditions set forth in this Section. This Transfer Agreement shall be undertaken and carried out in accordance with the CRL, and to implement the Redevelopment Plan, the Implementation Plan, and the Housing Element to the General Plan.

5.1 Properties Listed in Exhibit "A".

(a) Subject to and on the terms and conditions herein set forth, the Agency authorizes the Housing Authority to act as the Agency's agent in redeveloping the Properties to implement the Redevelopment Plan, the Implementation Plan and the Housing Element and to carry out the objectives of CRL. The transfer of the Properties shall be subject to the conditions listed in Section 3.



(b) The Housing Authority shall retain each of the Properties listed in Exhibit "A" for fulfillment of the City's low and moderate income housing needs and satisfaction of the City's Regional Housing Needs Assessment. These Properties were acquired by the Agency with Housing Set-Aside funds for future development. Should any of the Properties listed in Exhibit "A" not be developed with housing projects, the Housing Authority shall receive proceeds from sale of the Properties to reinvest for housing purposes. The Housing Authority may go through a process to find a suitable developer and convey the properties to such developer to be used for housing purposes, as the Agency has previously done with other projects it has developed.

(c) The Housing Authority will have the right to exercise all the power that the Housing Authority currently does or will possess, subject to all the obligations, duties and restrictions contained therein.

(d) The Housing Authority will approve disposition of the parcels through a public process in accordance with Section 33430 *et seq.* of the CRL, including sections 33433, with noticed public hearings in accordance therewith, and if it approves them, making appropriate findings. The Housing Authority will determine how the project will alleviate blight and carry out the purposes of the Redevelopment Plan, the Implementation Plan and the Housing Element.

(e) The Housing Authority will accomplish the remediation of the Properties, if necessary, or require the developer to do so.

(f) The Housing Authority will negotiate appropriate terms and conditions to the transactions, including considering the restrictions in the Redevelopment Plan on the value, and any covenants and restrictions imposed on the property. The valuation shall consider not only cash paid, but other forms of consideration, including the obligation to remediate the property, and the restrictions on use. The Housing Authority will endeavor to record covenant agreements against the parcels upon disposition so that the Housing Authority will continue to have the right to enforce such restrictions after the disposition of the parcels.

6. CONSIDERATION.

In consideration of the transfer of the Set-Aside Funds and the Properties from the Agency to the Housing Authority, the Housing Authority is hereby obligated to carry out the redevelopment and disposition of the Properties in accordance with this Transfer Agreement.

7. ADDITIONAL DOCUMENTS REQUIRED FROM AGENCY.

Immediately upon execution of this Transfer Agreement, each Property shall be transferred by the Agency to the Housing Authority by the execution of a grant deed, which shall be substantially in the form attached hereto and incorporated herein as Exhibit "B". Possession of each Property shall be delivered to the Housing Authority concurrently with the conveyance of title. The Housing Authority will cause the grant deeds to be recorded.



8. DUE DILIGENCE.

8.1 Disclaimer of Warranties.

The Housing Authority shall acquire the Properties in their "AS IS" and "WITH ALL FAULTS" condition and shall be responsible for any and all defects in the Properties, whether patent or latent, including, without limitation, the physical, environmental and geotechnical condition of the Properties, and the existence of any contamination, hazardous materials, vaults, debris, pipelines, wells, or other structures located on, under or about the Properties. The Housing Authority makes no representation or warranty concerning the physical, environmental, geotechnical or other condition of the Properties. The Housing Authority obtains title to the Properties, any liability of the Agency for the environmental condition of the Properties shall be extinguished, (ii) that the Agency shall have no liability for remediating any environmental condition of the Properties, and (iii) that the Housing Authority shall indemnify the Agency against any claim or liability relating to the condition of the Properties.

8.2 <u>Review of Documents.</u>

The Agency shall make available to the Housing Authority true, correct and complete copies of all contracts which relate to the Properties (together with any amendments or modifications thereto), and all reports or other documents in Agency's possession respecting the physical condition of, or prior uses of, the Properties, if any, and any other information in Agency's possession or control reasonably requested by the Housing Authority regarding the Properties.

8.3 Entry for Investigation.

(a) Subject to the conditions hereafter stated, the Agency grants to the Housing Authority, its agents and employees, a limited license to enter upon the Properties for the purpose of conducting engineering surveys, soil tests, investigations or other studies reasonably necessary to evaluate the condition of the Properties, which studies, surveys, investigations and tests shall be done at the Housing Authority's sole cost and expense.

(b) As a condition to the Housing Authority's entry, inspection or testing, the Agency shall keep the Properties free and clear of all materialmen's liens, lis pendens and other liens arising out of the entry and work performed under this Transfer Agreement.

8.4 <u>Title Policy</u>.

The Agency shall furnish the Housing Authority with a CLTA Owner's Policy of Title Insurance ("Title Policy") for the Property, wherein the Title Company shall ensure that title to the Property shall be vested in the Housing Authority. The Title Policy shall include any available title insurance, extended coverage or endorsements that the Housing Authority has reasonably requested.



9. CONDITIONS PRECEDENT TO CONVEYANCE OF THE PROPERTY.

9.1 Conditions to Housing Authority's Obligations.

The obligations of the Housing Authority under this Transfer Agreement shall be subject to the satisfaction or written waiver, in whole or in part, by the Housing Authority of each of the following conditions precedent:

(a) The Agency has provided the executed and recordable Grant Deeds to the Housing Authority.

(b) Timely performance by the Housing Authority of all of the obligations required by the terms of this Transfer Agreement to be performed by Housing Authority.

9.2 Conditions to Agency's Obligations.

The obligations of the Agency under this Transfer Agreement shall be subject to the satisfaction or written waiver, in whole or in part, by the Agency of the following conditions precedent:

(a) Timely performance by the Agency of all of the obligations required by the terms of this Transfer Agreement to be performed by the Agency.

10. REPRESENTATIONS AND WARRANTIES.

10.1 Representations and Warranties.

The Agency hereby makes the following representations and warranties to the Housing Authority, each of which is true in all respects as of the date hereof and shall be true in all respects on the date of Closing on the Property:

(a) The Agency has received no notice and/or has no knowledge that any governmental authority or any employee or agent thereof considers the present or proposed operation, use or ownership of the Properties to violate or have violated any ordinance, rule, law, regulation or order of any government or agency, body or subdivision thereof, or that any investigation has been commenced or is contemplated respecting such possible violations.

(b) There are no pending or threatened allegations, lawsuits or claims which would affect the Properties.

To the best of the Agency's knowledge, the Agency shall disclose to the Housing Authority any documents, writings, or knowledge of any environmental conditions of the Properties. The Housing Authority will take interest in the Properties as provided herein, in an "AS IS" and, "WITH ALL FAULTS" condition.



(c) There are no contracts, claims or rights affecting the development or use of Properties and no agreements entered into by or under the Agency that shall survive the Closing that would adversely affect the Housing Authority's rights with respect to the Properties except as heretofore disclosed in writing by the Agency to the Housing Authority.

(d) The Housing Authority has received no written notice from any third parties, prior owners of the Properties, or any federal, state or local governmental agency, indicating that any hazardous waste remedial or clean-up work will be required on the Properties.

(e) The Agency is not a foreign person as defined in Internal Revenue Code Section 1445(f)(3).

(f) The Agency hereby represents, warrants and covenants to the Housing Authority that the Agency shall deliver exclusive possession of the Properties to the Housing Authority.

11. ADDITIONAL INSTRUCTIONS.

11.1 <u>No Escrow Instructions.</u>

Because this Transfer Agreement is being entered into by two related entities, an escrow is not being entered into and shall not be required. The officers of the Housing Authority shall carry out the recordation of the documents necessary to convey title, and shall assume the propervesting of title.

11.2 General Provisions.

The Agency shall instruct the Los Angeles County Recorder to mail the grant deeds to the Housing Authority at the address set forth in Section 13.2 after recordation. This Transfer Agreement and any modifications, amendments, or supplements thereto may be executed in counterparts and shall be valid and binding as if all of the parties' signatures were on one document.

12. BROKERAGE COMMISSIONS.

The Agency and the Housing Authority each represent and warrant to the other that no third party is entitled to a broker's commission and/or finder's fee with respect to the transaction contemplated by this Agreement. The Agency and the Housing Authority each agree to indemnify and hold the other party harmless from and against all liabilities, costs, damages and expenses, including, without limitation, attorneys' fees resulting from any claims or fees or commissions, based upon agreements by or between the Agency and/or the Housing Authority, if any, to pay a broker's commission and/or finder's fee.

13. MISCELLANEOUS.

13.1 <u>No Conflict of Interest.</u>



No officer or employee of the Agency or the Housing Authority shall have any financial interest, direct or indirect, in this Transfer Agreement nor shall any such officer or employee participate in any decision relating to the Transfer Agreement which affects his financial interest or the financial interest of any corporation, partnership or association in which he is, directly or indirectly, interested, in violation of any State statute or regulation. The Agency and the Housing Authority each warrant that it has not paid or given and will not pay or give any third party any money or other consideration for obtaining this Transfer Agreement.

13.2 Notices.

Any notice which either party may desire to give to the other party must be in writing and may be given by personal delivery, facsimile or by mailing the same by U.S. mail to the party to whom the notice is directed at the address of such party hereinafter set forth, or such other address and to such other persons as the parties may hereafter designate:

To Housing Authority	v: Carson Housing Authority Attn: Executive Director 701 East Carson Street Carson, CA 90745-2257
Сору То:	Aleshire & Wynder, LLP 1515 W. 190th Street, Suite 565 Gardena, CA 90248 Attn: William W. Wynder, Esq.
To Agency:	Carson Redevelopment Agency Attn: Executive Director 1 Civic Plaza Dr., Suite 500 Carson, CA 90745-7981
Сору То:	Aleshire & Wynder, LLP 1515 W. 190th Street, Suite 565 Gardena, CA 90248 Attn: William W. Wynder, Esq.

13.3 Interpretation; Governing Law.

This Transfer Agreement shall be construed according to its fair meaning and as if prepared by both parties hereto. This Transfer Agreement shall be construed in accordance with the laws of the State of California in effect at the time of the execution of this Transfer Agreement. Titles and captions are for convenience only and shall not constitute a portion of this Transfer Agreement. As used in this Transfer Agreement, masculine, feminine or neuter gender and the singular or plural number shall each be deemed to include the others wherever and whenever the context so dictates.

13.4 <u>No Waiver.</u>



No delay or omission by either party hereto in exercising any right or power accruing upon the compliance or failure of performance by the other party hereto under the provisions of this Transfer Agreement shall impair any such right or power or be construed to be a waiver thereof. A waiver by either party hereto of a breach of any of the covenants, conditions or agreements hereof to be performed by the other party shall not be construed as a waiver of any succeeding breach of the same or other covenants, agreements, restrictions or conditions hereof.

13.5 Modifications.

Any alteration, change or modification of or to this Transfer Agreement, in order to become effective, shall be made by written instrument or endorsement thereon and in each such instance executed on behalf of each party hereto.

13.6 Severability.

If any term, provision, condition or covenant of this Transfer Agreement or the application thereof to any party or circumstances shall, to any extent, be held invalid or unenforceable, the remainder of this instrument, or the application of such term, provisions, condition or covenant to persons or circumstances other than those as to whom or which it is held invalid or unenforceable, shall not be affected thereby, and each term and provision of this Transfer Agreement shall be valid and enforceable to the fullest extent permitted by law.

13.7 Merger of Prior Agreements and Understandings.

This Transfer Agreement and other documents incorporated herein by reference contain the entire understanding between the parties relating to the transaction contemplated hereby and all prior or contemporaneous agreements, understandings, representations and statements, oral or written, are merged herein and shall be of no further force or effect.

13.8 Execution in Counterparts.

This Transfer Agreement may be executed in several counterparts, and all so executed shall constitute one agreement binding on all parties hereto, notwithstanding that all parties are not signatories to the original or the same counterpart.

[SIGNATURES ON FOLLOWING PAGE]



IN WITNESS WHEREOF, the parties hereto have executed this Transfer Agreement as of the date set forth above.

"AGENCY"

CARSON REDEVELOPMENT AGENCY, a public body, corporate and politic

Agency Chairman Jim Dear

ATTEST:

Agency Secretary Helen S. Kawagoe

APPROVED AS TO FORM:

Agency Counsel

"HOUSING AUTHORITY"

CARSON HOUSING AUTHORITY, a public body

Authority Chairperson Jim Dear

ATTEST:

Authority Secretary Helen S. Kawagoe

APPROVED AS TO FORM:



Authority Counsel

EXHIBIT "A"

LIST OF PROPERTIES TO BE CONVEYED TO THE CARSON HOUSING AUTHORITY

.

<u>Property Address</u> 600-610 W. Carson St.	<u>Assessor's Parcel Number (APN)</u> 7343-020-902, 903, 904
21704 S. Figueroa St.	7343-019-900
526 W. Carson St.	7343-019-901
21227 S. Figueroa St.	7343-007-903
615 E. Carson St.	7337-011-900, 901
21521 S. Avalon Blvd.	7337-011-902
550 E. Carson St.	7335-010-904
542 - 616 E. Carson St.	7335-010-905, 907, 908
21009 S. Prospect Ave	7308-002-900
2671 E. Tyler St.	7308-002-034
2673 E. Tyler St.	7308-002-901
2677 E. Tyler St.	7308-002-902
2535-2569 E. Carson St.	7316-009-902, 903, 904, 905, 906, 907, 908, 909



EXHIBIT "B"

GRANT DEEDS

(Pages 22-119)



EXHIBIT "B"

GRANT DEED

FREE RECORDING REQUESTED BY AND WHEN RECORDED RETURN TO:

CARSON HOUSING AUTHORITY 701 East Carson Street Carson, CA 90745-2257 (310) 830-7600 Attn: Executive Director

> (Space Above Line for Recorder's Use Only) Exempt from filing fees per Govt. Code § 27383

GRANT DEED

FOR A VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, the CARSON REDEVELOPMENT AGENCY, a public body, corporate and politic, acting under the Community Redevelopment Law of the State of California, herein called "Grantor," hereby grants to the CARSON HOUSING AUTHORITY, a public body, herein called "Grantee," the real property referred to as Assessor's Parcel No. 7343-020-902 and 7343-020-903, hereinafter referred to as the "Site," in the City of Carson, County of Los Angeles, State of California, more particularly described in Attachment No. 1 attached hereto and incorporated herein by this reference.

As conditions of this conveyance, the Grantee covenants by and for itself and any successors-in-interest for the benefit of Grantor as follows:

1. Non-Discrimination.

Grantee covenants that there shall be no discrimination against, or segregation of, any persons, or group of persons, on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the rental, sale, lease, sublease, transfer, use, occupancy, or enjoyment of the Site, or any portion thereof, nor shall Grantee, or any person claiming under or through Grantee, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of purchasers, tenants, lessees, subtenants, sublessees, or vendees of the Site or any portion thereof. The nondiscrimination and nonsegregation covenants contained herein shall remain in effect in perpetuity.



2. Form of Nondiscrimination Clauses in Agreements.

Grantee shall refrain from restricting the rental, sale, or lease of any portion of the Site on the basis of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin of any person. All such deeds, leases, or contracts shall contain or be subject to substantially the following nondiscrimination or nonsegregation clauses:

(a) <u>Deeds</u>: In deeds the following language shall appear: "The grantee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through them, that there shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the sale, lease, sublease, transfer, use, occupancy, tenure, or enjoyment of the premises herein conveyed, nor shall the grantee or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, subtenants, sublessees, or vendees in the premises herein conveyed."

(b) Leases: In leases the following language shall appear: "The lessee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through him or her, and this lease is made and accepted upon and subject to the following conditions: "that there shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the leased nor shall the lessee himself or herself, or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, sublessees, subtenants, or vendees in the land herein leased."

(c) <u>Contracts</u>: In contracts the following language shall appear: "The transferee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through him or her, and this lease is made and accepted upon and subject to the following conditions: "There shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the sale, lease, rental, sublease, transfer, use, occupancy, tenure, or enjoyment of the land, nor shall the transferee himself or herself, or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, subtenants, sublessees, or vendees of the land."

3. Covenants to Run With the Land.

The covenants contained in this Deed shall be construed as covenants running with the land and not as conditions which might result in forfeiture of title, and shall be binding upon Grantee, its heirs, successors and assigns to the Site, whether their interest shall be fee, easement, leasehold, beneficial or otherwise. The foregoing covenants shall remain in effect in perpetuity.



IN WITNESS WHEREOF, Grantor has caused this instrument to be executed on its behalf by its officers or agents hereunto as of the _____ day of _____, 2011.

"GRANTOR"

CARSON REDEVELOPMENT AGENCY a public body, corporate and politic

By: _____

Jim Dear Agency Chairman

APPROVED AS TO FORM:

ALESHIRE & WYNDER, LLP

By: ___

William W. Wynder, Esq. Agency Counsel

APPROVED AS TO CONTENT:

By:

Clifford W. Graves Interim Executive Director

COUNTERSIGNED:

By: _____ Its:



CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the grant deed dated on or _____, 2011 from the Carson Redevelopment Agency to the Carson Housing about Authority is hereby accepted by the undersigned officer on behalf of the Carson Housing Authority pursuant to authority conferred by the Authority Board of the Carson Housing Authority pursuant to the Amended and Restated Transfer Agreement for the Transfer of Certain Properties Owned by the Carson Redevelopment Agency to the Carson Housing Authority to act as the Agent of the Agency in the Disposition and Redevelopment of Said Properties Pursuant to California Redevelopment Law, which agreement was approved on April 19, 2011, and the Grantee consents to recordation thereof by its duly authorized officer.

Dated: , 2011

GRANTEE:

CARSON HOUSING AUTHORITY, a public body

By: ______Authority Chairperson Jim Dear

ATTEST:

Authority Secretary Helen S. Kawagoe



STATE OF CALIFORNIA) ss.) COUNTY OF LOS ANGELES

On _____, 20__, before me, _____, a Notary Public, personally appeared , 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)

STATE OF CALIFORNIA) ss.)

COUNTY OF LOS ANGELES

On _____, 20___, before me, ______, a , who Notary Public, personally appeared 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)

Attachment 1

LEGAL DESCRIPTION

THE LAND REFERRED TO IN THIS REPORT IS SITUATED IN THE STATE OF CALIFORNIA, COUNTY OF LOS ANGELES, CITY OF CARSON AND IS DESCRIBED AS FOLLOWS:

THE NORTHERLY 120 FEET OF THE EASTERLY 206 FEET OF LOT 40 OF TRACT NO. 3612, IN THE CITY OF CARSON, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 40 PAGES 5 AND 6 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.



EXHIBIT "B"

GRANT DEED

FREE RECORDING REQUESTED BY AND WHEN RECORDED RETURN TO:

CARSON HOUSING AUTHORITY 701 East Carson Street Carson, CA 90745-2257 (310) 830-7600 Attn: Executive Director

> (Space Above Line for Recorder's Use Only) Exempt from filing Fees per Govt. Code § 27383

GRANT DEED

FOR A VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, the CARSON REDEVELOPMENT AGENCY, a public body, corporate and politic, acting under the Community Redevelopment Law of the State of California, herein called "Grantor," hereby grants to the CARSON HOUSING AUTHORITY, a public body, herein called "Grantee," the real property referred to as Assessor's Parcel No. 7343-020-904, hereinafter referred to as the "Site," in the City of Carson, County of Los Angeles, State of California, more particularly described in Attachment No. 1 attached hereto and incorporated herein by this reference.

As conditions of this conveyance, the Grantee covenants by and for itself and any successors-in-interest for the benefit of Grantor as follows:

1. Non-Discrimination.

Grantee covenants that there shall be no discrimination against, or segregation of, any persons, or group of persons, on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the rental, sale, lease, sublease, transfer, use, occupancy, or enjoyment of the Site, or any portion thereof, nor shall Grantee, or any person claiming under or through Grantee, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of purchasers, tenants, lessees, subtenants, sublessees, or vendees of the Site or any portion thereof. The nondiscrimination and nonsegregation covenants contained herein shall remain in effect in perpetuity.



2. Form of Nondiscrimination Clauses in Agreements.

Grantee shall refrain from restricting the rental, sale, or lease of any portion of the Site on the basis of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin of any person. All such deeds, leases, or contracts shall contain or be subject to substantially the following nondiscrimination or nonsegregation clauses:

(a) <u>Deeds</u>: In deeds the following language shall appear: "The grantee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through them, that there shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the sale, lease, sublease, transfer, use, occupancy, tenure, or enjoyment of the premises herein conveyed, nor shall the grantee or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, subtenants, sublessees, or vendees in the premises herein conveyed."

(b) Leases: In leases the following language shall appear: "The lessee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through him or her, and this lease is made and accepted upon and subject to the following conditions: "that there shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the leased nor shall the lessee himself or herself, or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, sublessees, subtenants, or vendees in the land herein leased."

(c) <u>Contracts</u>: In contracts the following language shall appear: "The transferee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through him or her, and this lease is made and accepted upon and subject to the following conditions: "There shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the sale, lease, rental, sublease, transfer, use, occupancy, tenure, or enjoyment of the land, nor shall the transferee himself or herself, or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, subtenants, sublessees, or vendees of the land."

3. Covenants to Run With the Land.

The covenants contained in this Deed shall be construed as covenants running with the land and not as conditions which might result in forfeiture of title, and shall be binding upon Grantee, its heirs, successors and assigns to the Site, whether their interest shall be fee, easement, leasehold, beneficial or otherwise. The foregoing covenants shall remain in effect in perpetuity.



IN WITNESS WHEREOF, Grantor has caused this instrument to be executed on its behalf by its officers or agents hereunto as of the _____ day of _____, 2011.

"GRANTOR"

CARSON REDEVELOPMENT AGENCY

a public body, corporate and politic

By: ______ Jim Dear Agency Chairman

APPROVED AS TO FORM:

ALESHIRE & WYNDER, LLP

By: ____

William W. Wynder, Esq. Agency Counsel

APPROVED AS TO CONTENT:

By:

Clifford W. Graves Interim Executive Director

COUNTERSIGNED:

By: _____ Its:



CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the grant deed dated on or about ______, 2011 from the Carson Redevelopment Agency to the Carson Housing Authority is hereby accepted by the undersigned officer on behalf of the Carson Housing Authority pursuant to authority conferred by the Authority Board of the Carson Housing Authority pursuant to the Amended and Restated Transfer Agreement for the Transfer of Certain Properties Owned by the Carson Redevelopment Agency to the Carson Housing Authority to act as the Agent of the Agency in the Disposition and Redevelopment of Said Properties Pursuant to California Redevelopment Law, which agreement was approved on April 19, 2011, and the Grantee consents to recordation thereof by its duly authorized officer.

Dated: _____, 2011

GRANTEE:

CARSON HOUSING AUTHORITY, a public body

By: ___

Authority Chairperson Jim Dear

ATTEST:

Authority Secretary Helen S. Kawagoe



On	_, 20, before me,	, a, who
COUNTY OF LOS ANG	ELES)	
) ss.	
STATE OF CALIFORNIA	A)	

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)

STATE OF CALIFORNIA)) ss. COUNTY OF LOS ANGELES)

On	, 20, before me,	, a
Notary Public, pe	rsonally appeared	, who
proved to me on 1	the basis of satisfactory evidence	to be the person(s) whose name(s) is/are
subscribed to the w	vithin instrument and acknowledge	d to me that he/she/they executed the same
in his/her/their aut	horized capacity(ies), and that by]	his/her/their signature(s) on the instrument
the person(s), or the	e entity upon behalf of which the p	erson(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) 33

Attachment 1

Legal Description

That portion of Lot 40 of Tract No. 3612, as per map recorded in Book 40, Pages 5 and 6 of Maps, in the Office of the county recorder of said county, as acquired by the State of California by deed 6585 recorded in Book 47844, Page 181 of Official Records of said office, bounded southerty by the northerty line of that certain parcel of land conveyed by Director's Deed D-6585.1 recorded in Book D3225, Page 537 of said official records, bounded northerty by the southerty line of that certain parcel of land conveyed by Director's Deed D-6585.2 recorded in Book D4270, page 75 of said official records, and bounded Westerly by the Westerly line of that certain easement conveyed by Director's Deed D-6585 recorded in Book D1729, Page 131 of said official records.



EXHIBIT "B"

GRANT DEED

FREE RECORDING REQUESTED BY AND WHEN RECORDED RETURN TO:

CARSON HOUSING AUTHORITY 701 East Carson Street Carson, CA 90745-2257 (310) 830-7600 Attn: Executive Director

> (Space Above Line for Recorder's Use Only) Exempt from filing Fees per Govt. Code § 27383

GRANT DEED

FOR A VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, the CARSON REDEVELOPMENT AGENCY, a public body, corporate and politic, acting under the Community Redevelopment Law of the State of California, herein called "Grantor," hereby grants to the CARSON HOUSING AUTHORITY, a public body, herein called "Grantee," the real property referred to as Assessor's Parcel No. 7343-019-900, hereinafter referred to as the "Site," in the City of Carson, County of Los Angeles, State of California, more particularly described in Attachment No. 1 attached hereto and incorporated herein by this reference.

As conditions of this conveyance, the Grantee covenants by and for itself and any successors-in-interest for the benefit of Grantor as follows:

1. Non-Discrimination.

Grantee covenants that there shall be no discrimination against, or segregation of, any persons, or group of persons, on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the rental, sale, lease, sublease, transfer, use, occupancy, or enjoyment of the Site, or any portion thereof, nor shall Grantee, or any person claiming under or through Grantee, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of purchasers, tenants, lessees, subtenants, sublessees, or vendees of the Site or any portion thereof. The nondiscrimination and nonsegregation covenants contained herein shall remain in effect in perpetuity.



2. Form of Nondiscrimination Clauses in Agreements.

Grantee shall refrain from restricting the rental, sale, or lease of any portion of the Site on the basis of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin of any person. All such deeds, leases, or contracts shall contain or be subject to substantially the following nondiscrimination or nonsegregation clauses:

(a) <u>Deeds</u>: In deeds the following language shall appear: "The grantee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through them, that there shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the sale, lease, sublease, transfer, use, occupancy, tenure, or enjoyment of the premises herein conveyed, nor shall the grantee or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, subtenants, sublessees, or vendees in the premises herein conveyed."

(b) Leases: In leases the following language shall appear: "The lessee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through him or her, and this lease is made and accepted upon and subject to the following conditions: "that there shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the leased nor shall the lessee himself or herself, or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, sublessees, subtenants, or vendees in the land herein leased."

(c) <u>Contracts</u>: In contracts the following language shall appear: "The transferee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through him or her, and this lease is made and accepted upon and subject to the following conditions: "There shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the sale, lease, rental, sublease, transfer, use, occupancy, tenure, or enjoyment of the land, nor shall the transferee himself or herself, or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, subtenants, sublessees, or vendees of the land."

3. Covenants to Run With the Land.

The covenants contained in this Deed shall be construed as covenants running with the land and not as conditions which might result in forfeiture of title, and shall be binding upon Grantee, its heirs, successors and assigns to the Site, whether their interest shall be fee, easement, leasehold, beneficial or otherwise. The foregoing covenants shall remain in effect in perpetuity.



IN WITNESS WHEREOF, Grantor has caused this instrument to be executed on its behalf by its officers or agents hereunto as of the _____ day of _____, 2011.

"GRANTOR"

CARSON REDEVELOPMENT AGENCY a public body, corporate and politic

By: ______ Jim Dear Agency Chairman

APPROVED AS TO FORM:

ALESHIRE & WYNDER, LLP

By: ____

William W. Wynder, Esq. Agency Counsel

APPROVED AS TO CONTENT:

By: ___

Clifford W. Graves Interim Executive Director

COUNTERSIGNED:

By:_____ Its:



CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the grant deed dated on or about _____, 2011 from the Carson Redevelopment Agency to the Carson Housing Authority is hereby accepted by the undersigned officer on behalf of the Carson Housing Authority pursuant to authority conferred by the Authority Board of the Carson Housing Authority pursuant to the Amended and Restated Transfer Agreement for the Transfer of Certain Properties Owned by the Carson Redevelopment Agency to the Carson Housing Authority to act as the Agent of the Agency in the Disposition and Redevelopment of Said Properties Pursuant to California Redevelopment Law, which agreement was approved on April 19, 2011, and the Grantee consents to recordation thereof by its duly authorized officer.

Dated: _____, 2011

GRANTEE:

CARSON HOUSING AUTHORITY, a public body

By: ______Authority Chairperson Jim Dear

ATTEST:

Authority Secretary Helen S. Kawagoe



STATE OF CALIFORNIA)) ss.COUNTY OF LOS ANGELES)

On ______, 20___, before me, _______, a Notary Public, personally appeared _______, 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)

STATE OF CALIFORNIA

COUNTY OF LOS ANGELES

On ______, 20___, before me, _______, a Notary Public, personally appeared _______, 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.

)) ss.

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)



Attachment 1

LEGAL DESCRIPTION

THE LAND REFERRED TO IN THIS REPORT IS SITUATED IN THE STATE OF CALIFORNIA, COUNTY OF LOS ANGELES, CITY OF CARSON AND IS DESCRIBED AS FOLLOW:

THE NORTHERLY 135 FEET OF THE WESTERLY 135 FEET OF LOT 39 OF TRACT NO. 3612, IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS P ER MAP RECORDED IN BOOK 40 PAGE 5 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

EXCEPT THAT PORTION OF SAID LOT DESCRIBED IN A DEED TO THE COUNTY OF LOS ANGELES AS PARCELS A AND B, RECORDED NOVEMBER 18, 1965, AS INSTRUMENT NO. 2670, OF OFFICIAL RECORDS.



EXHIBIT "B"

GRANT DEED

FREE RECORDING REQUESTED BY AND WHEN RECORDED RETURN TO:

CARSON HOUSING AUTHORITY 701 East Carson Street Carson, CA 90745-2257 (310) 830-7600 Attn: Executive Director

> (Space Above Line for Recorder's Use Only) Exempt from filing Fees per Govt. Code § 27383

GRANT DEED

FOR A VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, the CARSON REDEVELOPMENT AGENCY, a public body, corporate and politic, acting under the Community Redevelopment Law of the State of California, herein called "Grantor," hereby grants to the CARSON HOUSING AUTHORITY, a public body, herein called "Grantee," the real property referred to as Assessor's Parcel No. 7337-011-900, 901 hereinafter referred to as the "Site," in the City of Carson, County of Los Angeles, State of California, more particularly described in Attachment No. 1 attached hereto and incorporated herein by this reference.

As conditions of this conveyance, the Grantee covenants by and for itself and any successors-in-interest for the benefit of Grantor as follows:

1. Non-Discrimination.

Grantee covenants that there shall be no discrimination against, or segregation of, any persons, or group of persons, on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the rental, sale, lease, sublease, transfer, use, occupancy, or enjoyment of the Site, or any portion thereof, nor shall Grantee, or any person claiming under or through Grantee, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of purchasers, tenants, lessees, subtenants, sublessees, or vendees of the Site or any portion thereof. The nondiscrimination and nonsegregation covenants contained herein shall remain in effect in perpetuity.



2. Form of Nondiscrimination Clauses in Agreements.

Grantee shall refrain from restricting the rental, sale, or lease of any portion of the Site on the basis of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin of any person. All such deeds, leases, or contracts shall contain or be subject to substantially the following nondiscrimination or nonsegregation clauses:

(a) <u>Deeds</u>: In deeds the following language shall appear: "The grantee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through them, that there shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the sale, lease, sublease, transfer, use, occupancy, tenure, or enjoyment of the premises herein conveyed, nor shall the grantee or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, subtenants, sublessees, or vendees in the premises herein conveyed."

(b) Leases: In leases the following language shall appear: "The lessee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through him or her, and this lease is made and accepted upon and subject to the following conditions: "that there shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the leased nor shall the lessee himself or herself, or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, sublessees, subtenants, or vendees in the land herein leased."

(c) <u>Contracts</u>: In contracts the following language shall appear: "The transferee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through him or her, and this lease is made and accepted upon and subject to the following conditions: "There shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the sale, lease, rental, sublease, transfer, use, occupancy, tenure, or enjoyment of the land, nor shall the transferee himself or herself, or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, subtenants, sublessees, or vendees of the land."

3. Covenants to Run With the Land.

The covenants contained in this Deed shall be construed as covenants running with the land and not as conditions which might result in forfeiture of title, and shall be binding upon Grantee, its heirs, successors and assigns to the Site, whether their interest shall be fee, easement, leasehold, beneficial or otherwise. The foregoing covenants shall remain in effect in perpetuity.



IN WITNESS WHEREOF, Grantor has caused this instrument to be executed on its behalf by its officers or agents hereunto as of the _____ day of _____, 2011.

"GRANTOR"

CARSON REDEVELOPMENT AGENCY

a public body, corporate and politic

By: ______ Jim Dear Agency Chairman

APPROVED AS TO FORM:

ALESHIRE & WYNDER, LLP

By: ___

William W. Wynder, Esq. Agency Counsel

APPROVED AS TO CONTENT:

By: ____

Clifford W. Graves Interim Executive Director

COUNTERSIGNED:

By: _____ Its:



CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the grant deed dated on or , 2011 from the Carson Redevelopment Agency to the Carson Housing about Authority is hereby accepted by the undersigned officer on behalf of the Carson Housing Authority pursuant to authority conferred by the Authority Board of the Carson Housing Authority pursuant to the Amended and Restated Transfer Agreement for the Transfer of Certain Properties Owned by the Carson Redevelopment Agency to the Carson Housing Authority to act as the Agent of the Agency in the Disposition and Redevelopment of Said Properties Pursuant to California Redevelopment Law, which agreement was approved on April 19, 2011, and the Grantee consents to recordation thereof by its duly authorized officer.

Dated: ____, 2011

GRANTEE:

CARSON HOUSING AUTHORITY, a public body

By: ______Authority Chairperson Jim Dear

ATTEST:

Authority Secretary Helen S. Kawagoe



STATE OF CALIFORNIA)) ss. COUNTY OF LOS ANGELES)

On ______, 20___, before me, ______, a Notary Public, personally appeared ______, 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)

STATE OF CALIFORNIA)) ss.

COUNTY OF LOS ANGELES

On ______, 20___, before me, ______, a Notary Public, personally appeared _______, 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 _____



Attachment 1

Legal Description

THE LAND REFERRED TO HEREIN IS SITUATED IN THE CITY OF CARSON, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS:

PARCEL 1 OF PARCEL MAP 14207, IN THE CITY OF CARSON, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 142, PAGE 28 OF PARCEL MAPS, IN THE OFFICE OF THE RECORDER OF SAID COUNTY.



EXHIBIT "B"

GRANT DEED

FREE RECORDING REQUESTED BY AND WHEN RECORDED RETURN TO:

CARSON HOUSING AUTHORITY 701 East Carson Street Carson, CA 90745-2257 (310) 830-7600 Attn: Executive Director

> (Space Above Line for Recorder's Use Only) Exempt from filing Fees per Govt. Code § 27383

GRANT DEED

FOR A VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, the CARSON REDEVELOPMENT AGENCY, a public body, corporate and politic, acting under the Community Redevelopment Law of the State of California, herein called "Grantor," hereby grants to the CARSON HOUSING AUTHORITY, a public body, herein called "Grantee," the real property referred to as Assessor's Parcel No. 7337-011-902, hereinafter referred to as the "Site," in the City of Carson, County of Los Angeles, State of California, more particularly described in Attachment No. 1 attached hereto and incorporated herein by this reference.

As conditions of this conveyance, the Grantee covenants by and for itself and any successors-in-interest for the benefit of Grantor as follows:

1. Non-Discrimination.

Grantee covenants that there shall be no discrimination against, or segregation of, any persons, or group of persons, on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the rental, sale, lease, sublease, transfer, use, occupancy, or enjoyment of the Site, or any portion thereof, nor shall Grantee, or any person claiming under or through Grantee, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of purchasers, tenants, lessees, subtenants, sublessees, or vendees of the Site or any portion thereof. The nondiscrimination and nonsegregation covenants contained herein shall remain in effect in perpetuity.



2. Form of Nondiscrimination Clauses in Agreements.

Grantee shall refrain from restricting the rental, sale, or lease of any portion of the Site on the basis of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin of any person. All such deeds, leases, or contracts shall contain or be subject to substantially the following nondiscrimination or nonsegregation clauses:

(a) <u>Deeds</u>: In deeds the following language shall appear: "The grantee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through them, that there shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the sale, lease, sublease, transfer, use, occupancy, tenure, or enjoyment of the premises herein conveyed, nor shall the grantee or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, subtenants, sublessees, or vendees in the premises herein conveyed."

(b) Leases: In leases the following language shall appear: "The lessee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through him or her, and this lease is made and accepted upon and subject to the following conditions: "that there shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the leased nor shall the lessee himself or herself, or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, sublessees, subtenants, or vendees in the land herein leased."

(c) <u>Contracts</u>: In contracts the following language shall appear: "The transferee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through him or her, and this lease is made and accepted upon and subject to the following conditions: "There shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the sale, lease, rental, sublease, transfer, use, occupancy, tenure, or enjoyment of the land, nor shall the transferee himself or herself, or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, subtenants, sublessees, or vendees of the land."

3. Covenants to Run With the Land.

The covenants contained in this Deed shall be construed as covenants running with the land and not as conditions which might result in forfeiture of title, and shall be binding upon Grantee, its heirs, successors and assigns to the Site, whether their interest shall be fee, easement, leasehold, beneficial or otherwise. The foregoing covenants shall remain in effect in perpetuity.

IN WITNESS WHEREOF, Grantor has caused this instrument to be executed on its behalf by its officers or agents hereunto as of the _____ day of _____, 2011.

"GRANTOR"

CARSON REDEVELOPMENT AGENCY

a public body, corporate and politic

By: ______ Jim Dear Agency Chairman

APPROVED AS TO FORM:

ALESHIRE & WYNDER, LLP

By: ____

William W. Wynder, Esq. Agency Counsel

APPROVED AS TO CONTENT:

By: ____

Clifford W. Graves Interim Executive Director

COUNTERSIGNED:

By: _____ Its:



CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the grant deed dated on or _____, 2011 from the Carson Redevelopment Agency to the Carson Housing about Authority is hereby accepted by the undersigned officer on behalf of the Carson Housing Authority pursuant to authority conferred by the Authority Board of the Carson Housing Authority pursuant to the Amended and Restated Transfer Agreement for the Transfer of Certain Properties Owned by the Carson Redevelopment Agency to the Carson Housing Authority to act as the Agent of the Agency in the Disposition and Redevelopment of Said Properties Pursuant to California Redevelopment Law, which agreement was approved on April 19, 2011, and the Grantee consents to recordation thereof by its duly authorized officer.

Dated: ____, 2011

GRANTEE:

CARSON HOUSING AUTHORITY, a public body

By: ______Authority Chairperson Jim Dear

ATTEST:

Authority Secretary Helen S. Kawagoe



STATE OF CALIFORNIA)) ss. COUNTY OF LOS ANGELES)

On ______, 20 ____, before me, _______, a Notary Public, personally appeared _______, 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)

STATE OF CALIFORNIA

COUNTY OF LOS ANGELES

On ______, 20___, before me, _______, a Notary Public, personally appeared _______, 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.

) ss.

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)

Attachment 1

Legal Description

PARCEL 1:

THE NORTH 55.00 FEET OF THAT PORTION OF LOT 52 OF TRACT NO. 3848, IN THE CITY OF CARSON, IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA AS PER MAP RECORDED IN BOOK 42 PAGES 68 AND 69 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, LYING SOUTHERLY OF THE SOUTH LINE OF THE NORTH 165 FEET OF SAID LOT:

EXCEPT THE WESTERLY 10 FEET OF THE EASTERLY 25 FEET OF THE SOUTHERLY 55 FEET OF THE NORTHERLY 220 FEET OF SAID LOT 52 BY FINAL ORDER OF CONDEMNATION CASE NO. 860106 BY DOCUMENT RECORDED JUNE 17, 1966 AS INSTRUMENT NO. 3538, OFFICIAL RECORDS OF SAID COUNTY.

ALSO EXCEPT THEREFROM THE WESTERLY 305 FEET.

PARCEL 2:

LOT 52 OF TRACT NO. 3848, IN THE CITY OF CARSON, IN THE COUNTY LOS ANGELES, STATE OF CALIFORNIA AS PER MAP RECORDED IN BOOK 42 PAGES 68 AND 69 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

EXCEPT THE WESTERLY 10 OF THE EASTERLY 25 FEET; EXCEPT THEREFROM THAT PORTION THEREOF WHICH LIES WITHIN THE NORTHERLY 220 FEET OF SAID LOT BY DEEDS RECORDED APRIL 14, 1965 AS INSTRUMENT NO. 3580 AND 3581, OFFICIAL RECORDS OF SAID COUNTY.

ALSO EXCEPT THEREFROM THE NORTH 165 FEET OF SAID LOT 52.

ALSO EXCEPT THEREFROM THE NORTH 55 FEET OF THAT PORTION OF SAID LOT 52, LYING SOUTHERLY OF THE SOUTH LINE OF THE NORTH 165 FEET OF SAID LOT.

ALSO EXCEPT THEREFROM THE WESTERLY 305 FEET.



EXHIBIT "B"

GRANT DEED

FREE RECORDING REQUESTED BY AND WHEN RECORDED RETURN TO:

CARSON HOUSING AUTHORITY 701 East Carson Street Carson, CA 90745-2257 (310) 830-7600 Attn: Executive Director

> (Space Above Line for Recorder's Use Only) Exempt from filing Fees per Govt. Code § 27383

GRANT DEED

FOR A VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, the CARSON REDEVELOPMENT AGENCY, a public body, corporate and politic, acting under the Community Redevelopment Law of the State of California, herein called "Grantor," hereby grants to the CARSON HOUSING AUTHORITY, a public body, herein called "Grantee," the real property referred to as Assessor's Parcel No. 7335-010-904, hereinafter referred to as the "Site," in the City of Carson, County of Los Angeles, State of California, more particularly described in Attachment No. 1 attached hereto and incorporated herein by this reference.

As conditions of this conveyance, the Grantee covenants by and for itself and any successors-in-interest for the benefit of Grantor as follows:

1. Non-Discrimination.

Grantee covenants that there shall be no discrimination against, or segregation of, any persons, or group of persons, on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the rental, sale, lease, sublease, transfer, use, occupancy, or enjoyment of the Site, or any portion thereof, nor shall Grantee, or any person claiming under or through Grantee, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of purchasers, tenants, lessees, subtenants, sublessees, or vendees of the Site or any portion thereof. The nondiscrimination and nonsegregation covenants contained herein shall remain in effect in perpetuity.



2. Form of Nondiscrimination Clauses in Agreements.

Grantee shall refrain from restricting the rental, sale, or lease of any portion of the Site on the basis of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin of any person. All such deeds, leases, or contracts shall contain or be subject to substantially the following nondiscrimination or nonsegregation clauses:

(a) <u>Deeds</u>: In deeds the following language shall appear: "The grantee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through them, that there shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the sale, lease, sublease, transfer, use, occupancy, tenure, or enjoyment of the premises herein conveyed, nor shall the grantee or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, subtenants, sublessees, or vendees in the premises herein conveyed."

(b) Leases: In leases the following language shall appear: "The lessee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through him or her, and this lease is made and accepted upon and subject to the following conditions: "that there shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the leased nor shall the lessee himself or herself, or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, sublessees, subtenants, or vendees in the land herein leased."

(c) <u>Contracts</u>: In contracts the following language shall appear: "The transferee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through him or her, and this lease is made and accepted upon and subject to the following conditions: "There shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the sale, lease, rental, sublease, transfer, use, occupancy, tenure, or enjoyment of the land, nor shall the transferee himself or herself, or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, subtenants, sublessees, or vendees of the land."

3. Covenants to Run With the Land.

The covenants contained in this Deed shall be construed as covenants running with the land and not as conditions which might result in forfeiture of title, and shall be binding upon Grantee, its heirs, successors and assigns to the Site, whether their interest shall be fee, easement, leasehold, beneficial or otherwise. The foregoing covenants shall remain in effect in perpetuity.



IN WITNESS WHEREOF, Grantor has caused this instrument to be executed on its behalf by its officers or agents hereunto as of the _____ day of _____, 2011.

"GRANTOR"

CARSON REDEVELOPMENT AGENCY a public body, corporate and politic

By: ______ Jim Dear Agency Chairman

APPROVED AS TO FORM:

ALESHIRE & WYNDER, LLP

By: ___

William W. Wynder, Esq. Agency Counsel

APPROVED AS TO CONTENT:

By: ____

Clifford W. Graves Interim Executive Director

COUNTERSIGNED:

Ву:_____ Its:



CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the grant deed dated on or _____, 2011 from the Carson Redevelopment Agency to the Carson Housing about Authority is hereby accepted by the undersigned officer on behalf of the Carson Housing Authority pursuant to authority conferred by the Authority Board of the Carson Housing Authority pursuant to the Amended and Restated Transfer Agreement for the Transfer of Certain Properties Owned by the Carson Redevelopment Agency to the Carson Housing Authority to act as the Agent of the Agency in the Disposition and Redevelopment of Said Properties Pursuant to California Redevelopment Law, which agreement was approved on April 19, 2011, and the Grantee consents to recordation thereof by its duly authorized officer.

Dated: _____, 2011

GRANTEE:

CARSON HOUSING AUTHORITY, a public body

By: ______Authority Chairperson Jim Dear

ATTEST:

Authority Secretary Helen S. Kawagoe



STATE OF CALIFORNIA)
) ss.
COUNTY OF LOS ANGELES)

On ______, 20 ___, before me, ______, a Notary Public, personally appeared ______, 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)

STATE OF CALIFORNIA)) ss. COUNTY OF LOS ANGELES)

On ______, 20___, before me, _______, a Notary Public, personally appeared _______, 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) 51 Attachment 1

Legal Description

THE NORTH 140 FEET OF THE EASTERLY 60 FEET OF THE WESTERLY 240 FEET OF LOT 53, OF TRACT NO. 2982, AS PER MAP RECORDED IN BOOK 35 PAGE 31 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.



EXHIBIT "B"

GRANT DEED

FREE RECORDING REQUESTED BY AND WHEN RECORDED RETURN TO:

CARSON HOUSING AUTHORITY 701 East Carson Street Carson, CA 90745-2257 (310) 830-7600 Attn: Executive Director

> (Space Above Line for Recorder's Use Only) Exempt from filing Fees per Govt. Code § 27383

GRANT DEED

FOR A VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, the CARSON REDEVELOPMENT AGENCY, a public body, corporate and politic, acting under the Community Redevelopment Law of the State of California, herein called "Grantor," hereby grants to the CARSON HOUSING AUTHORITY, a public body, herein called "Grantee," the real property referred to as Assessor's Parcel No. 7335-010-905, 907, 908 hereinafter referred to as the "Site," in the City of Carson, County of Los Angeles, State of California, more particularly described in Attachment No. 1 attached hereto and incorporated herein by this reference.

As conditions of this conveyance, the Grantee covenants by and for itself and any successors-in-interest for the benefit of Grantor as follows:

1. Non-Discrimination.

Grantee covenants that there shall be no discrimination against, or segregation of, any persons, or group of persons, on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the rental, sale, lease, sublease, transfer, use, occupancy, or enjoyment of the Site, or any portion thereof, nor shall Grantee, or any person claiming under or through Grantee, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of purchasers, tenants, lessees, subtenants, sublessees, or vendees of the Site or any portion thereof. The nondiscrimination and nonsegregation covenants contained herein shall remain in effect in perpetuity.



2. Form of Nondiscrimination Clauses in Agreements.

Grantee shall refrain from restricting the rental, sale, or lease of any portion of the Site on the basis of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin of any person. All such deeds, leases, or contracts shall contain or be subject to substantially the following nondiscrimination or nonsegregation clauses:

(a) <u>Deeds</u>: In deeds the following language shall appear: "The grantee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through them, that there shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the sale, lease, sublease, transfer, use, occupancy, tenure, or enjoyment of the premises herein conveyed, nor shall the grantee or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, subtenants, sublessees, or vendees in the premises herein conveyed."

(b) Leases: In leases the following language shall appear: "The lessee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through him or her, and this lease is made and accepted upon and subject to the following conditions: "that there shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the leased nor shall the lessee himself or herself, or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, sublessees, subtenants, or vendees in the land herein leased."

(c) <u>Contracts</u>: In contracts the following language shall appear: "The transferee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through him or her, and this lease is made and accepted upon and subject to the following conditions: "There shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the sale, lease, rental, sublease, transfer, use, occupancy, tenure, or enjoyment of the land, nor shall the transferee himself or herself, or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, subtenants, sublessees, or vendees of the land."

3. Covenants to Run With the Land.

The covenants contained in this Deed shall be construed as covenants running with the land and not as conditions which might result in forfeiture of title, and shall be binding upon Grantee, its heirs, successors and assigns to the Site, whether their interest shall be fee, easement, leasehold, beneficial or otherwise. The foregoing covenants shall remain in effect in perpetuity.



IN WITNESS WHEREOF, Grantor has caused this instrument to be executed on its behalf by its officers or agents hereunto as of the _____ day of _____, 2011.

"GRANTOR"

CARSON REDEVELOPMENT AGENCY

a public body, corporate and politic

By: ______ Jim Dear Agency Chairman

APPROVED AS TO FORM:

ALESHIRE & WYNDER, LLP

By: ____

William W. Wynder, Esq. Agency Counsel

APPROVED AS TO CONTENT:

By:

Clifford W. Graves Interim Executive Director

COUNTERSIGNED:

By: _____ Its:



CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the grant deed dated on or _____, 2011 from the Carson Redevelopment Agency to the Carson Housing about Authority is hereby accepted by the undersigned officer on behalf of the Carson Housing Authority pursuant to authority conferred by the Authority Board of the Carson Housing Authority pursuant to the Amended and Restated Transfer Agreement for the Transfer of Certain Properties Owned by the Carson Redevelopment Agency to the Carson Housing Authority to act as the Agent of the Agency in the Disposition and Redevelopment of Said Properties Pursuant to California Redevelopment Law, which agreement was approved on April 19, 2011, and the Grantee consents to recordation thereof by its duly authorized officer.

Dated: _____, 2011

GRANTEE:

CARSON HOUSING AUTHORITY, a public body

By: ______Authority Chairperson Jim Dear

ATTEST:

Authority Secretary Helen S. Kawagoe



STATE OF CALIFORNIA)) ss. COUNTY OF LOS ANGELES)

On ______, 20___, before me, _______, a Notary Public, personally appeared _______, 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)

STATE OF CALIFORNIA

COUNTY OF LOS ANGELES

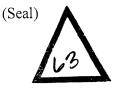
On ______, 20___, before me, _______, a Notary Public, personally appeared _______, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized 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.

) ss.

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 _____



Attachment 1

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE CITY OF CARSON, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS:

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PARCEL 1: (APN: 7335-010-908)

THOSE PORTIONS OF LOTS 53 AND 54, TRACT NO 2982, IN THE CITY OF CARSON, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER THE MAP FILED IN BOOK 35, PAGE 31 OF MAPS, IN OFFICE OF COUNTY RECORDER OF SAID COUNTY, DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE EASTERLY LINE OF SAID LOT 54 WITH THE SOUTHERLY LINE OF THE NORTH 20 FEET OF SAID LOTS 53 AND 54, THENCE ALONG SAID SOUTHERLY LINE SOUTH 89° 40' 35" WEST 345.61 FEET, THENCE LEAVING SAID SOUTHERLY LINE SOUTH 00° 14' 25" EAST 136.29 FEET TO THE BEGINNING OF A CURVE CONCAVE EASTERLY HAVING A RADIUS OF 123.00 FEET; THENCE SOUTHERLY ALONG SAID CURVE 68 25 FEET THROUGH A CENTRAL ANGLE OF 31° 47' 24" TO THE BEGINNING OF A REVERSE CURVE CONCAVE WESTERLY HAVING RADIUS OF 85.50 FEET TO WHICH A RADIAL LINE TO SAID CURVE BEARS NORTH 58° 02' 42" EAST; THENCE SOUTHERLY ALONG SAID CURVE 36.68 FEET THROUGH CENTRAL ANGLE OF 24° 34' 54"; THENCE SOUTH 89° 40' 19" WEST 18.00 FEET; THENCE SOUTH 00° 19' 41" EAST 132.00 FEET; THENCE NORTH 89° 40' 19" EAST 18.00 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE EASTERLY HAVING RADIUS OF 124.50 FEET, A RADIAL LINE TO SAID CURVE BEARS SOUTH 88° 04' 54" WEST; THENCE SOUTHEASTERLY ALONG SAID CURVE 38.76 FEET THROUGH A CENTRAL ANGLE OF 17° 50' 15"; THENCE ALONG A RADIAL LINE TO SAID CURVE SOUTH 70° 14' 39" WEST 18.50 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHEASTERLY HAVING A RADIUS OF 143.00 FEET, A RADIAL LINE TO SAID CURVE BEARS SOUTH 70° 14' 39" WEST; THENCE SOUTHEASTERLY ALONG SAID CURVE 109.55 FEET THROUGH A CENTRAL ANGLE OF 43° 53' 32"; THENCE ALONG A RADIAL LINE TO SAID CURVE NORTH 26° 21' 07" EAST 18.50 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHERLY HAVING A RADIUS OF 124.50 FEET, A RADIAL LINE TO SAID CURVE BEARS SOUTH 26° 21' 07" WEST; THENCE EASTERLY ALONG SAID CURVE 57.87 FEET THROUGH A CENTRAL ANGLE OF 26° 37' 59"; THENCE NORTH 89° 43' 08" EAST 108.85 FEET; THENCE SOUTH 00° 16' 52" EAST 189.50 FEET TO THE SOUTHERLY LINE OF SAID LOT 54; THENCE ALONG SAID SOUTHERLY LINE NORTH 89° 43' 08" EAST 81.25 FEET TO THE SOUTHEASTERLY CORNER OF SAID LOT 54; THENCE ALONG THE EASTERLY LINE OF SAID LOT 54 NORTH 00° 14' 17" WEST 678.12 FEET TO THE POINT OF BEGINNING.

SAID PARCEL ABOVE IS ALSO BEING MORE PARTICULARLY DESCRIBED AS PARCEL 1 OF NOTICE OF LOT LINE ADJUSTMENT NO. 205-06, RECORDED MARCH 05, 2008 AS INSTRUMENT NO. 20080380799, OF OFFICIAL RECORDS.

PARCEL 2: (APN(S): 7335-010-907, 7335-011-900)

THOSE PORTIONS OF LOTS 38, 53 AND 54, TRACT NO 2982, IN THE CITY OF CARSON, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER THE MAP FILED IN BOOK 35, PAGE 31 OF MAPS, IN OFFICE OF COUNTY RECORDER OF SAID COUNTY, DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE EASTERLY LINE OF SAID LOT 54 WITH THE SOUTHERLY LINE OF THE NORTH 20 FEET OF SAID LOTS 53 AND 54; THENCE ALONG SAID SOUTHERLY LINE SOUTH 89° 40' 35" WEST 345. 61 FEET TO THE TRUE POINT OF BEGINNING, THENCE LEAVING SAID SOUTHERLY LINE SOUTH 00° 14' 25" EAST 136.29 FEET TO THE BEGINNING OF A CURVE CONCAVE EASTERLY HAVING A RADIUS OF 123.00 FEET; THENCE SOUTHERLY ALONG SAID CURVE 68.25 FEET THROUGH A CENTRAL ANGLE OF 31° 47' 24" TO THE BEGINNING OF A REVERSE CURVE CONCAVE WESTERLY HAVING RADIUS OF 85.50 FEET TO WHICH A RADIAL LINE TO SAID CURVE BEARS NORTH 58° 02' 42" EAST; THENCE SOUTHERLY ALONG SAID CURVE 36.68 FEET THROUGH CENTRAL ANGLE OF 24° 34' 54"; THENCE SOUTH 89° 40' 19" WEST 18.00 FEET, THENCE SOUTH 00° 19' 41" EAST 132.00 FEET; THENCE NORTH 89° 40' 19" EAST 18.00 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE EASTERLY HAVING RADIUS OF 124.50 FEET A RADIAL LINE TO SAID CURVE BEARS SOUTH 88° 04' 54" WEST, THENCE SOUTHEASTERLY ALONG SAID CURVE 38.76 FEET THROUGH A CENTRAL ANGLE OF 17° 50' 15"; THENCE ALONG A RADIAL LINE TO SAID CURVE 30.70° 14' 39" WEST 18.00 FEET, HAVING A RADIUS OF 143.00 FEET, A RADIAL LINE TO SAID CURVE BEARS SOUTH 88° 04' 54" WEST, THENCE SOUTHEASTERLY ALONG SAID CURVE 38.76 FEET THROUGH A CENTRAL ANGLE OF 17° 50' 15"; THENCE ALONG A RADIAL LINE TO SAID CURVE 30.70° 14' 39" WEST; HAVING A RADIUS OF 143.00 FEET, A RADIAL LINE TO SAID CURVE BEARS SOUTH 70° 14' 39" WEST; HAVING A RADIUS OF 143.00 FEET, A RADIAL LINE TO SAID CURVE BEARS SOUTH 70° 14' 39" WEST; HAVING A RADIUS OF 143.00 FEET, A RADIAL LINE TO SAID CURVE BEARS SOUTH 70° 14' 39" WEST;



Attachment No. 1 Continued

THENCE SOUTHEASTERLY ALONG SAID CURVE 109.55 FEET THROUGH A CENTRAL ANGLE OF 43° 53' 32"; THENCE ALONG A RADIAL LINE TO SAID CURVE NORTH 26° 21' 07" EAST 18.50 FEET TO THE BEGINNING OF A NON-TANGENT CURVE CONCAVE NORTHERLY HAVING A RADIUS OF 124.50 FEET, A RADIAL LINE TO SAID CURVE BEARS SOUTH 26° 21' 07" WEST, THENCE EASTERLY ALONG SAID CURVE 57.87 FEET THROUGH A CENTRAL ANGLE OF 26° 37' 59"; THENCE NORTH 89° 43' 08" EAST 108.85 FEET; THENCE SOUTH 00° 16' 52" EAST 189.50 FEET TO THE SOUTHERLY LINE OF SAID LOT 54; THENCE ALONG SAID SOUTHERLY LINE SOUTH 89° 43' 08" WEST 248.83 FEET TO THE NORTHEAST CORNER OF SAID LOT 38; THENCE ALONG THE EASTERLY LINE OF SAID LOT 38 SOUTH 00° 14' 25" EAST 66.00 FEET TO THE SOUTHERLY LINE OF THE NORTHERLY 66.00 FEET OF SAID LOT 38; THENCE ALONG SAID SOUTHERLY LINE SOUTH 89° 43' 08 WEST 317.64 FEET TO THE WESTERLY LINE OF THE EASTERLY ONE-HALF OF SAID LOT 38, THENCE ALONG SAID WESTERLY LINE NORTH 00° 13' 59" WEST 66.00 FEET TO THE SOUTHERLY LINE OF SAID LOT 53; THENCE ALONG SAID SOUTHERLY LINE NORTH 89° 43' 08" EAST 67.49 FEET TO THE WESTERLY LINE OF THE EASTERLY 100.00 FEET OF THE WESTERLY 180.00 FEET OF SAID LOT 53; THENCE ALONG SAID WESTERLY LINE NORTH 00° 13' 59" WEST 522.54 FEET TO THE NORTHERLY LINE OF THE SOUTHERLY 522.54 FEET OF SAID LOT 53; THENCE ALONG SAID NORTHERLY LINE NORTH 89° 43' 08" EAST 100.07 FEET TO THE EASTERLY LINE OF THE WESTERLY 180 FEET OF SAID LOT 53; THENCE ALONG SAID EASTERLY LINE NORTH 00° 14' 25" WEST 35.23 FEET TO THE SOUTHERLY LINE OF THE NORTHERLY 140 FEET OF SAID LOT 53; THENCE ALONG SAID SOUTHERLY LINE NORTH 89° 40' 35" EAST 60.00 FEET TO A LINE 60.00 FEET EASTERLY AND PARALLEL WITH THE EASTERLY LINE OF THE WESTERLY 180.00 FEET OF SAID LOT 53; THENCE ALONG SAID PARALLEL LINE NORTH 00° 14' 25" WEST 120.00 FEET TO THE SOUTHERLY LINE OF NORTH 20 FEET OF SAID LOT 53; THENCE ALONG SAID SOUTHERLY LINE NORTH 89° 40' 35 EAST 74.50 FEET TO THE TRUE POINT OF BEGINNING.

SAID PARCEL ABOVE IS ALSO BEING MORE PARTICULARLY DESCRIBED AS PARCEL 2 OF NOTICE OF LOT LINE ADJUSTMENT NO. 205-06, RECORDED MARCH 05, 2008 AS INSTRUMENT NO. 20080380799, OF OFFICIAL RECORDS.

PARCEL 3: (APN: 7335-010-905)

THE EAST 100 FEET OF THE WEST 180 FEET OF LOT 53 OF TRACT NO. 2982, IN THE CITY OF CARSON, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 35, PAGE 31 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

EXCEPT THE SOUTH 522.53 FEET THEREOF.

PARCEL 4: (APN: 7335-010-904)

THE NORTH 140 FEET OF THE EASTERLY 60 FEET OF THE WESTERLY 240 FEET OF LOT 53, OF TRACT NO. 2982, IN THE CITY OF CARSON, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 35, PAGE 31 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.



EXHIBIT "B"

GRANT DEED

FREE RECORDING REQUESTED BY AND WHEN RECORDED RETURN TO:

CARSON HOUSING AUTHORITY 701 East Carson Street Carson, CA 90745-2257 (310) 830-7600 Attn: Executive Director

> (Space Above Line for Recorder's Use Only) Exempt from filing Fees per Govt. Code § 27383

GRANT DEED

FOR A VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, the CARSON REDEVELOPMENT AGENCY, a public body, corporate and politic, acting under the Community Redevelopment Law of the State of California, herein called "Grantor," hereby grants to the CARSON HOUSING AUTHORITY, a public body, herein called "Grantee," the real property referred to as Assessor's Parcel No. 7308-002-900, hereinafter referred to as the "Site," in the City of Carson, County of Los Angeles, State of California, more particularly described in Attachment No. 1 attached hereto and incorporated herein by this reference.

As conditions of this conveyance, the Grantee covenants by and for itself and any successors-in-interest for the benefit of Grantor as follows:

1. Non-Discrimination.

Grantee covenants that there shall be no discrimination against, or segregation of, any persons, or group of persons, on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the rental, sale, lease, sublease, transfer, use, occupancy, or enjoyment of the Site, or any portion thereof, nor shall Grantee, or any person claiming under or through Grantee, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of purchasers, tenants, lessees, subtenants, sublessees, or vendees of the Site or any portion thereof. The nondiscrimination and nonsegregation covenants contained herein shall remain in effect in perpetuity.



2. Form of Nondiscrimination Clauses in Agreements.

Grantee shall refrain from restricting the rental, sale, or lease of any portion of the Site on the basis of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin of any person. All such deeds, leases, or contracts shall contain or be subject to substantially the following nondiscrimination or nonsegregation clauses:

(a) <u>Deeds</u>: In deeds the following language shall appear: "The grantee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through them, that there shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the sale, lease, sublease, transfer, use, occupancy, tenure, or enjoyment of the premises herein conveyed, nor shall the grantee or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, subtenants, sublessees, or vendees in the premises herein conveyed."

(b) Leases: In leases the following language shall appear: "The lessee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through him or her, and this lease is made and accepted upon and subject to the following conditions: "that there shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the leased nor shall the lessee himself or herself, or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, sublessees, subtenants, or vendees in the land herein leased."

(c) <u>Contracts</u>: In contracts the following language shall appear: "The transferee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through him or her, and this lease is made and accepted upon and subject to the following conditions: "There shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the sale, lease, rental, sublease, transfer, use, occupancy, tenure, or enjoyment of the land, nor shall the transferee himself or herself, or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, subtenants, sublessees, or vendees of the land."

3. Covenants to Run With the Land.

The covenants contained in this Deed shall be construed as covenants running with the land and not as conditions which might result in forfeiture of title, and shall be binding upon Grantee, its heirs, successors and assigns to the Site, whether their interest shall be fee, easement, leasehold, beneficial or otherwise. The foregoing covenants shall remain in effect in perpetuity.



IN WITNESS WHEREOF, Grantor has caused this instrument to be executed on its behalf by its officers or agents hereunto as of the _____ day of _____, 2011.

"GRANTOR"

CARSON REDEVELOPMENT AGENCY

a public body, corporate and politic

By: ___

Jim Dear Agency Chairman

APPROVED AS TO FORM:

ALESHIRE & WYNDER, LLP

By: ___

William W. Wynder, Esq. Agency Counsel

APPROVED AS TO CONTENT:

By: ___

Clifford W. Graves Interim Executive Director

COUNTERSIGNED:

By: ______ Its:



CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the grant deed dated on or _____, 2011 from the Carson Redevelopment Agency to the Carson Housing about Authority is hereby accepted by the undersigned officer on behalf of the Carson Housing Authority pursuant to authority conferred by the Authority Board of the Carson Housing Authority pursuant to the Amended and Restated Transfer Agreement for the Transfer of Certain Properties Owned by the Carson Redevelopment Agency to the Carson Housing Authority to act as the Agent of the Agency in the Disposition and Redevelopment of Said Properties Pursuant to California Redevelopment Law, which agreement was approved on April 19, 2011, and the Grantee consents to recordation thereof by its duly authorized officer.

Dated: _____, 2011

GRANTEE:

CARSON HOUSING AUTHORITY, a public body

By: ______Authority Chairperson Jim Dear

ATTEST:

Authority Secretary Helen S. Kawagoe



STATE OF CALIFORNIA)) ss. COUNTY OF LOS ANGELES)

On ______, 20___, before me, _______, a Notary Public, personally appeared _______, 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)

STATE OF CALIFORNIA)) ss. COUNTY OF LOS ANGELES)

On ______, 20___, before me, _______, a Notary Public, personally appeared _______, 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)



Attachment 1

Legal Description

LOTS 1042, 1043, 1044 AND 1045 OF TRACT 7644, IN THE CITY OF CARSON, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 84, PAGES 47 AND 48 OF MAPS, IN THE OFFICE OF THE RECORDER OF SAID COUNTY.

1

EXHIBIT "B"

GRANT DEED

FREE RECORDING REQUESTED BY AND WHEN RECORDED RETURN TO:

CARSON HOUSING AUTHORITY 701 East Carson Street Carson, CA 90745-2257 (310) 830-7600 Attn: Executive Director

> (Space Above Line for Recorder's Use Only) Exempt from filing Fees per Govt. Code § 27383

GRANT DEED

FOR A VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, the CARSON REDEVELOPMENT AGENCY, a public body, corporate and politic, acting under the Community Redevelopment Law of the State of California, herein called "Grantor," hereby grants to the CARSON HOUSING AUTHORITY, a public body, herein called "Grantee," the real property referred to as Assessor's Parcel No. 7308-002-034, hereinafter referred to as the "Site," in the City of Carson, County of Los Angeles, State of California, more particularly described in Attachment No. 1 attached hereto and incorporated herein by this reference.

As conditions of this conveyance, the Grantee covenants by and for itself and any successors-in-interest for the benefit of Grantor as follows:

1. Non-Discrimination.

Grantee covenants that there shall be no discrimination against, or segregation of, any persons, or group of persons, on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the rental, sale, lease, sublease, transfer, use, occupancy, or enjoyment of the Site, or any portion thereof, nor shall Grantee, or any person claiming under or through Grantee, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of purchasers, tenants, lessees, subtenants, sublessees, or vendees of the Site or any portion thereof. The nondiscrimination and nonsegregation covenants contained herein shall remain in effect in perpetuity.



2. Form of Nondiscrimination Clauses in Agreements.

Grantee shall refrain from restricting the rental, sale, or lease of any portion of the Site on the basis of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin of any person. All such deeds, leases, or contracts shall contain or be subject to substantially the following nondiscrimination or nonsegregation clauses:

(a) <u>Deeds</u>: In deeds the following language shall appear: "The grantee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through them, that there shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the sale, lease, sublease, transfer, use, occupancy, tenure, or enjoyment of the premises herein conveyed, nor shall the grantee or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, subtenants, sublessees, or vendees in the premises herein conveyed."

(b) Leases: In leases the following language shall appear: "The lessee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through him or her, and this lease is made and accepted upon and subject to the following conditions: "that there shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the leased nor shall the lessee himself or herself, or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, sublessees, subtenants, or vendees in the land herein leased."

(c) <u>Contracts</u>: In contracts the following language shall appear: "The transferee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through him or her, and this lease is made and accepted upon and subject to the following conditions: "There shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the sale, lease, rental, sublease, transfer, use, occupancy, tenure, or enjoyment of the land, nor shall the transferee himself or herself, or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, subtenants, sublessees, or vendees of the land."

3. Covenants to Run With the Land.

The covenants contained in this Deed shall be construed as covenants running with the land and not as conditions which might result in forfeiture of title, and shall be binding upon Grantee, its heirs, successors and assigns to the Site, whether their interest shall be fee, easement, leasehold, beneficial or otherwise. The foregoing covenants shall remain in effect in perpetuity.



IN WITNESS WHEREOF, Grantor has caused this instrument to be executed on its behalf by its officers or agents hereunto as of the _____ day of _____, 2011.

"GRANTOR"

CARSON REDEVELOPMENT AGENCY

a public body, corporate and politic

By: _____

Jim Dear Agency Chairman

APPROVED AS TO FORM:

ALESHIRE & WYNDER, LLP

By: ___

William W. Wynder, Esq. Agency Counsel

APPROVED AS TO CONTENT:

By: ____

Clifford W. Graves Interim Executive Director

COUNTERSIGNED:

By: ______ Its:



CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the grant deed dated on or , 2011 from the Carson Redevelopment Agency to the Carson Housing about Authority is hereby accepted by the undersigned officer on behalf of the Carson Housing Authority pursuant to authority conferred by the Authority Board of the Carson Housing Authority pursuant to the Amended and Restated Transfer Agreement for the Transfer of Certain Properties Owned by the Carson Redevelopment Agency to the Carson Housing Authority to act as the Agent of the Agency in the Disposition and Redevelopment of Said Properties Pursuant to California Redevelopment Law, which agreement was approved on April 19, 2011, and the Grantee consents to recordation thereof by its duly authorized officer.

Dated: _____, 2011

GRANTEE:

CARSON HOUSING AUTHORITY, a public body

By: ______Authority Chairperson Jim Dear

ATTEST:

Authority Secretary Helen S. Kawagoe



STATE OF CALIFORNIA)) ss. COUNTY OF LOS ANGELES)

On ______, 20___, before me, _______, a Notary Public, personally appeared _______, 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)

STATE OF CALIFORNIA)) ss. COUNTY OF LOS ANGELES)

On	, 20 , before n	ne,, a
Notary Public, personall	ly appeared	, who
proved to me on the bas	sis of satisfactory	evidence to be the person(s) whose name(s) is/are
subscribed to the within i	instrument and ack	nowledged to me that he/she/they executed the same
in his/her/their authorized	d capacity(ies), and	that by his/her/their signature(s) on the instrument
the person(s), or the entity	y upon behalf of w	nich 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)

Attachment 1

Legal Description

Lot 1129 of Tract 7644, in the City of Carson, County of Los Angeles, State of California, as per map recorded in Book 84, pages 48 of maps in the office of the County Recorder of said county



EXHIBIT "B"

GRANT DEED

FREE RECORDING REQUESTED BY AND WHEN RECORDED RETURN TO:

CARSON HOUSING AUTHORITY 701 East Carson Street Carson, CA 90745-2257 (310) 830-7600 Attn: Executive Director

> (Space Above Line for Recorder's Use Only) Exempt from filing Fees per Govt. Code § 27383

GRANT DEED

FOR A VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, the CARSON REDEVELOPMENT AGENCY, a public body, corporate and politic, acting under the Community Redevelopment Law of the State of California, herein called "Grantor," hereby grants to the CARSON HOUSING AUTHORITY, a public body, herein called "Grantee," the real property referred to as Assessor's Parcel No. 7308-002-901, hereinafter referred to as the "Site," in the City of Carson, County of Los Angeles, State of California, more particularly described in Attachment No. 1 attached hereto and incorporated herein by this reference.

As conditions of this conveyance, the Grantee covenants by and for itself and any successors-in-interest for the benefit of Grantor as follows:

1. Non-Discrimination.

Grantee covenants that there shall be no discrimination against, or segregation of, any persons, or group of persons, on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the rental, sale, lease, sublease, transfer, use, occupancy, or enjoyment of the Site, or any portion thereof, nor shall Grantee, or any person claiming under or through Grantee, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of purchasers, tenants, lessees, subtenants, sublessees, or vendees of the Site or any portion thereof. The nondiscrimination and nonsegregation covenants contained herein shall remain in effect in perpetuity.



2. Form of Nondiscrimination Clauses in Agreements.

Grantee shall refrain from restricting the rental, sale, or lease of any portion of the Site on the basis of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin of any person. All such deeds, leases, or contracts shall contain or be subject to substantially the following nondiscrimination or nonsegregation clauses:

(a) <u>Deeds</u>: In deeds the following language shall appear: "The grantee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through them, that there shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the sale, lease, sublease, transfer, use, occupancy, tenure, or enjoyment of the premises herein conveyed, nor shall the grantee or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, subtenants, sublessees, or vendees in the premises herein conveyed."

(b) Leases: In leases the following language shall appear: "The lessee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through him or her, and this lease is made and accepted upon and subject to the following conditions: "that there shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the leased nor shall the lessee himself or herself, or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, sublessees, subtenants, or vendees in the land herein leased."

(c) <u>Contracts</u>: In contracts the following language shall appear: "The transferee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through him or her, and this lease is made and accepted upon and subject to the following conditions: "There shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the sale, lease, rental, sublease, transfer, use, occupancy, tenure, or enjoyment of the land, nor shall the transferee himself or herself, or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, subtenants, sublessees, or vendees of the land."

3. Covenants to Run With the Land.

The covenants contained in this Deed shall be construed as covenants running with the land and not as conditions which might result in forfeiture of title, and shall be binding upon Grantee, its heirs, successors and assigns to the Site, whether their interest shall be fee, easement, leasehold, beneficial or otherwise. The foregoing covenants shall remain in effect in perpetuity.



IN WITNESS WHEREOF, Grantor has caused this instrument to be executed on its behalf by its officers or agents hereunto as of the _____ day of _____, 2011.

"GRANTOR"

CARSON REDEVELOPMENT AGENCY

a public body, corporate and politic

By: ______ Jim Dear Agency Chairman

APPROVED AS TO FORM:

ALESHIRE & WYNDER, LLP

By: ____

William W. Wynder, Esq. Agency Counsel

APPROVED AS TO CONTENT:

By: ___

Clifford W. Graves Interim Executive Director

COUNTERSIGNED:

By: _____ Its:



CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the grant deed dated on or _____, 2011 from the Carson Redevelopment Agency to the Carson Housing about Authority is hereby accepted by the undersigned officer on behalf of the Carson Housing Authority pursuant to authority conferred by the Authority Board of the Carson Housing Authority pursuant to the Amended and Restated Transfer Agreement for the Transfer of Certain Properties Owned by the Carson Redevelopment Agency to the Carson Housing Authority to act as the Agent of the Agency in the Disposition and Redevelopment of Said Properties Pursuant to California Redevelopment Law, which agreement was approved on April 19, 2011, and the Grantee consents to recordation thereof by its duly authorized officer.

Dated: _____, 2011

GRANTEE:

CARSON HOUSING AUTHORITY, a public body

By: ______Authority Chairperson Jim Dear

ATTEST:

Authority Secretary Helen S. Kawagoe



STATE OF CALIFORNIA)) ss.COUNTY OF LOS ANGELES)

On ______, 20___, before me, ______, a Notary Public, personally appeared _______, 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)

STATE OF CALIFORNIA

COUNTY OF LOS ANGELES

On ______, 20___, before me, _______, a Notary Public, personally appeared _______, 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.

)) ss.

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) 82 Attachment 1

Legal Description

LOTS 1130 AND 1131 OF TRACT 7644 IN THE CITY OF CARSON, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS SHOWN BY MAP ON FILE IN BOOK 84 PAGE 48 OF MAPS IN THE OFFICE OF THE RECORDER OF SAID COUNTY.



EXHIBIT "B"

GRANT DEED

FREE RECORDING REQUESTED BY AND WHEN RECORDED RETURN TO:

CARSON HOUSING AUTHORITY 701 East Carson Street Carson, CA 90745-2257 (310) 830-7600 Attn: Executive Director

> (Space Above Line for Recorder's Use Only) Exempt from filing Fees per Govt. Code § 27383

GRANT DEED

FOR A VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, the CARSON REDEVELOPMENT AGENCY, a public body, corporate and politic, acting under the Community Redevelopment Law of the State of California, herein called "Grantor," hereby grants to the CARSON HOUSING AUTHORITY, a public body, herein called "Grantee," the real property referred to as Assessor's Parcel No. 7308-002-902, hereinafter referred to as the "Site," in the City of Carson, County of Los Angeles, State of California, more particularly described in Attachment No. 1 attached hereto and incorporated herein by this reference.

As conditions of this conveyance, the Grantee covenants by and for itself and any successors-in-interest for the benefit of Grantor as follows:

1. Non-Discrimination.

Grantee covenants that there shall be no discrimination against, or segregation of, any persons, or group of persons, on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the rental, sale, lease, sublease, transfer, use, occupancy, or enjoyment of the Site, or any portion thereof, nor shall Grantee, or any person claiming under or through Grantee, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of purchasers, tenants, lessees, subtenants, sublessees, or vendees of the Site or any portion thereof. The nondiscrimination and nonsegregation covenants contained herein shall remain in effect in perpetuity.



2. Form of Nondiscrimination Clauses in Agreements.

Grantee shall refrain from restricting the rental, sale, or lease of any portion of the Site on the basis of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin of any person. All such deeds, leases, or contracts shall contain or be subject to substantially the following nondiscrimination or nonsegregation clauses:

(a) <u>Deeds</u>: In deeds the following language shall appear: "The grantee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through them, that there shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the sale, lease, sublease, transfer, use, occupancy, tenure, or enjoyment of the premises herein conveyed, nor shall the grantee or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, subleants, sublessees, or vendees in the premises herein conveyed."

(b) Leases: In leases the following language shall appear: "The lessee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through him or her, and this lease is made and accepted upon and subject to the following conditions: "that there shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the leased nor shall the lessee himself or herself, or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, sublessees, subtenants, or vendees in the land herein leased."

(c) <u>Contracts</u>: In contracts the following language shall appear: "The transferee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through him or her, and this lease is made and accepted upon and subject to the following conditions: "There shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the sale, lease, rental, sublease, transfer, use, occupancy, tenure, or enjoyment of the land, nor shall the transferee himself or herself, or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, subtenants, sublessees, or vendees of the land."

3. Covenants to Run With the Land.

The covenants contained in this Deed shall be construed as covenants running with the land and not as conditions which might result in forfeiture of title, and shall be binding upon Grantee, its heirs, successors and assigns to the Site, whether their interest shall be fee, easement, leasehold, beneficial or otherwise. The foregoing covenants shall remain in effect in perpetuity.



IN WITNESS WHEREOF, Grantor has caused this instrument to be executed on its behalf by its officers or agents hereunto as of the _____ day of _____, 2011.

"GRANTOR"

CARSON REDEVELOPMENT AGENCY a public body, corporate and politic

By: ______ Jim Dear Agency Chairman

APPROVED AS TO FORM:

ALESHIRE & WYNDER, LLP

By: ___

William W. Wynder, Esq. Agency Counsel

APPROVED AS TO CONTENT:

By:

Clifford W. Graves Interim Executive Director

COUNTERSIGNED:

Ву: _____ Its:



CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the grant deed dated on or about ______, 2011 from the Carson Redevelopment Agency to the Carson Housing Authority is hereby accepted by the undersigned officer on behalf of the Carson Housing Authority pursuant to authority conferred by the Authority Board of the Carson Housing Authority pursuant to the Amended and Restated Transfer Agreement for the Transfer of Certain Properties Owned by the Carson Redevelopment Agency to the Carson Housing Authority to act as the Agent of the Agency in the Disposition and Redevelopment of Said Properties Pursuant to California Redevelopment Law, which agreement was approved on April 19, 2011, and the Grantee consents to recordation thereof by its duly authorized officer.

Dated: , 2011

GRANTEE:

CARSON HOUSING AUTHORITY, a public body

By: _____

Authority Chairperson Jim Dear

ATTEST:

Authority Secretary Helen S. Kawagoe



STATE OF CALIFORNIA)) ss.COUNTY OF LOS ANGELES)

On ______, 20___, before me, _______, a Notary Public, personally appeared _______, 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)

STATE OF CALIFORNIA)) ss.

COUNTY OF LOS ANGELES

On ______, 20___, before me, _______, a Notary Public, personally appeared _______, 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)

Attachment 1

Legal Description

LOTS 1132 AND 1133 OF TRACT 7644, IN THE CITY OF CARSON, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 84 PAGES 47 AND 48 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.



EXHIBIT "B"

GRANT DEED

FREE RECORDING REQUESTED BY AND WHEN RECORDED RETURN TO:

CARSON HOUSING AUTHORITY 701 East Carson Street Carson, CA 90745-2257 (310) 830-7600 Attn: Executive Director

> (Space Above Line for Recorder's Use Only) Exempt from filing Fees per Govt. Code § 27383

GRANT DEED

FOR A VALUABLE CONSIDERATION, the receipt of which is hereby acknowledged, the CARSON REDEVELOPMENT AGENCY, a public body, corporate and politic, acting under the Community Redevelopment Law of the State of California, herein called "Grantor," hereby grants to the CARSON HOUSING AUTHORITY, a public body, herein called "Grantee," the real property referred to as Assessor's Parcel No. 7316-009-902, 903, 904, 905, 906, 907, 908, 909, hereinafter referred to as the "Site," in the City of Carson, County of Los Angeles, State of California, more particularly described in Attachment No. 1 attached hereto and incorporated herein by this reference.

As conditions of this conveyance, the Grantee covenants by and for itself and any successors-in-interest for the benefit of Grantor as follows:

1. Non-Discrimination.

Grantee covenants that there shall be no discrimination against, or segregation of, any persons, or group of persons, on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the rental, sale, lease, sublease, transfer, use, occupancy, or enjoyment of the Site, or any portion thereof, nor shall Grantee, or any person claiming under or through Grantee, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of purchasers, tenants, lessees, subtenants, sublessees, or vendees of the Site or any portion thereof. The nondiscrimination and nonsegregation covenants contained herein shall remain in effect in perpetuity.



2. Form of Nondiscrimination Clauses in Agreements.

Grantee shall refrain from restricting the rental, sale, or lease of any portion of the Site on the basis of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin of any person. All such deeds, leases, or contracts shall contain or be subject to substantially the following nondiscrimination or nonsegregation clauses:

(a) <u>Deeds</u>: In deeds the following language shall appear: "The grantee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through them, that there shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the sale, lease, sublease, transfer, use, occupancy, tenure, or enjoyment of the premises herein conveyed, nor shall the grantee or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, subtenants, sublessees, or vendees in the premises herein conveyed."

(b) Leases: In leases the following language shall appear: "The lessee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through him or her, and this lease is made and accepted upon and subject to the following conditions: "that there shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the leased nor shall the lessee himself or herself, or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, sublessees, subtenants, or vendees in the land herein leased."

(c) <u>Contracts</u>: In contracts the following language shall appear: "The transferee herein covenants by and for itself, himself or herself, his or her heirs, executors, administrators, and assigns, and all persons claiming under or through him or her, and this lease is made and accepted upon and subject to the following conditions: "There shall be no discrimination against or segregation of any person or group of persons on account of race, color, creed, religion, sex, marital status, age, physical or mental disability, ancestry, or national origin in the sale, lease, rental, sublease, transfer, use, occupancy, tenure, or enjoyment of the land, nor shall the transferee himself or herself, or any person claiming under or through him or her, establish or permit any such practice or practices of discrimination or segregation with reference to the selection, location, number, use, or occupancy of tenants, lessees, subtenants, sublessees, or vendees of the land."

3. Covenants to Run With the Land.

The covenants contained in this Deed shall be construed as covenants running with the land and not as conditions which might result in forfeiture of title, and shall be binding upon Grantee, its heirs, successors and assigns to the Site, whether their interest shall be fee, easement, leasehold, beneficial or otherwise. The foregoing covenants shall remain in effect in perpetuity.



IN WITNESS WHEREOF, Grantor has caused this instrument to be executed on its behalf by its officers or agents hereunto as of the _____ day of _____, 2011.

"GRANTOR"

CARSON REDEVELOPMENT AGENCY

a public body, corporate and politic

By: ______ Jim Dear Agency Chairman

APPROVED AS TO FORM:

ALESHIRE & WYNDER, LLP

By: ____

William W. Wynder, Esq. Agency Counsel

APPROVED AS TO CONTENT:

By: ____

Clifford W. Graves Interim Executive Director

COUNTERSIGNED:

By: _____ Its:



CERTIFICATE OF ACCEPTANCE

This is to certify that the interest in real property conveyed by the grant deed dated on or , 2011 from the Carson Redevelopment Agency to the Carson Housing about Authority is hereby accepted by the undersigned officer on behalf of the Carson Housing Authority pursuant to authority conferred by the Authority Board of the Carson Housing Authority pursuant to the Amended and Restated Transfer Agreement for the Transfer of Certain Properties Owned by the Carson Redevelopment Agency to the Carson Housing Authority to act as the Agent of the Agency in the Disposition and Redevelopment of Said Properties Pursuant to California Redevelopment Law, which agreement was approved on April 19, 2011, and the Grantee consents to recordation thereof by its duly authorized officer.

Dated: _____, 2011

GRANTEE:

CARSON HOUSING AUTHORITY, a public body

By: ______Authority Chairperson Jim Dear

ATTEST:

Authority Secretary Helen S. Kawagoe



STATE OF CALIFORNIA)) ss. COUNTY OF LOS ANGELES)

On ______, 20___, before me, _______, a Notary Public, personally appeared _______, 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)

STATE OF CALIFORNIA

COUNTY OF LOS ANGELES

On ______, 20___, before me, _______, a Notary Public, personally appeared _______, 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.

) ss.

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



Attachment 1

Legal Description

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE CITY OF CARSON, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS:

4

PARCEL 1:

PARCEL1-A: (Assessor's Parcel No.: 7316-010-918)

LOTS 906, 907, 908, 909 AND 910 OF TRACT 6720, IN THE CITY OF CARSON, AS PER MAP RECORDED IN BOOK 71, PAGE(S) 79 AND 80 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF LOS ANGELES COUNTY, CALIFORNIA.

EXCEPTING THEREFROM THAT PORTION OF SAID LAND CONVEYED TO THE CITY OF CARSON, A MUNICIPAL CORPORATION AND CHARTER CITY UNDER THE LAWS OF THE STATE OF CALIFORNIA BY CORRECTIVE GRANT DEED RECORDED JULY 9, 2009 AS INSTRUMENT NO. 2009-1032930 OF OFFICIAL RECORDS.

PARCEL 1-B: (Assessor's Parcel No.: 7316-010-919)

LOT 911 OF TRACT 6720, IN THE CITY OF CARSON, AS PER MAP RECORDED IN BOOK 71, PAGE(S) 79 AND 80 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF LOS ANGELES COUNTY, CALIFORNIA.

EXCEPTING THEREFROM THAT PORTION OF SAID LAND CONVEYED TO THE CITY OF CARSON, A MUNICIPAL CORPORATION AND CHARTER CITY UNDER THE LAWS OF THE STATE OF CALIFORNIA BY CORRECTIVE GRANT DEED RECORDED JULY 9, 2009 AS INSTRUMENT NO. 2009-1032930 OF OFFICIAL RECORDS.

PARCEL 1-C: (Assessor's Parcel No.: 7316-010-920 and 921)

LOTS 912 AND 913 OF TRACT 6720, IN THE CITY OF CARSON, AS PER MAP RECORDED IN BOOK 71, PAGE(S) 79 AND 80 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF LOS ANGELES COUNTY, CALIFORNIA.

EXCEPTING THEREFROM THAT PORTION OF SAID LAND CONVEYED TO THE CITY OF CARSON, A MUNICIPAL CORPORATION AND CHARTER CITY UNDER THE LAWS OF THE STATE OF CALIFORNIA BY CORRECTIVE GRANT DEED RECORDED JULY 9, 2009 AS INSTRUMENT NO. 2009-1032930 OF OFFICIAL RECORDS.

PARCEL1-D: (Assessor's Parcel No.: 7316-010-922)

LOT 914 OF TRACT 6720, IN THE CITY OF CARSON, AS PER MAP RECORDED IN BOOK 71, PAGE(S) 79 AND 80 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF LOS ANGELES COUNTY, CALIFORNIA.

EXCEPTING THEREFROM THAT PORTION OF SAID LAND CONVEYED TO THE CITY OF CARSON, A MUNICIPAL CORPORATION AND CHARTER CITY UNDER THE LAWS OF THE STATE OF CALIFORNIA BY CORRECTIVE GRANT DEED RECORDED JULY 9, 2009 AS INSTRUMENT NO. 2009-1032930 OF OFFICIAL RECORDS.

PARCEL1-E: (Assessor's Parcel No.: 7316-010-923)

LOT 915 OF TRACT 6720, IN THE CITY OF CARSON, AS PER MAP RECORDED IN BOOK 71, PAGE(S) 79 AND 80 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF LOS ANGELES COUNTY, CALIFORNIA.

EXCEPTING THEREFROM THAT PORTION OF SAID LAND CONVEYED TO THE CITY OF CARSON, A MUNICIPAL CORPORATION AND CHARTER CITY UNDER THE LAWS OF THE STATE OF CALIFORNIA BY CORRECTIVE GRANT DEED RECORDED JULY 9, 2009 AS INSTRUMENT NO. 2009-1032930 OF OFFICIAL RECORDS.

PARCEL 2: (Assessor's Parcel No.: 7316-010-924 and 7316-009-902)

LOTS 916, 917 AND 918 OF TRACT 6720, IN THE CITY OF CARSON, AS PER MAP RECORDED IN BOOK 71, PAGE(S) 79 AND 80 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF LOS ANGELES COUNTY, CALIFORNIA.



Attachment No. 1 Continued

EXCEPTING THEREFROM BY THE DEED RECORDED SEPTEMBER 11, 1992, AS INSTRUMENT NO. 92-1700996, OF OFFICIAL RECORDS, DESCRIBED AS FOLLOWS:

THOSE PORTIONS OF LOTS 916 AND 917 OF TRACT 6720, IN THE CITY OF CARSON, AS PER MAP RECORDED IN BOOK 71, PAGE(S) 79 AND 80 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF LOS ANGELES COUNTY, CALIFORNIA, WITHIN A STRIP OF LAND 76 FEET WIDE LYING 38 FEET ON EACH SIDE OF THE FOLLOWING DESCRIBED CENTER LINE:

COMMENCING AT THE INTERSECTION OF THE CENTERLINE OF CARSON STREET, AS SAID LAST MENTIONED CENTERLINE IS SHOWN ON MAP OF TRACT NO. 11900, FILED IN BOOK 256, PAGE 7 OF SAID MAPS, WITH THE CENTERLINE OF BATAAN AVENUE, AS SAID LAST MENTIONED CENTERLINE IS SHOWN ON SAID LAST MENTIONED MAP; THENCE SOUTH 0° 10' 14" EAST ALONG SAID LAST MENTIONED CENTERLINE 8.48 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTH

ALONG SAID LAST MENTIONED CENTERLINE 8.48 FEET TO THE TRUE POINT OF BEGINNING; THENCE SOUTH 89° 46' 43" 20.18 FEET TO THE BEGINNING OF A TANGENT CURVE CONCAVE TO THE NORTH AND HAVING A RADIUS OF 500 FEET; THENCE WESTERLY ALONG SAID CURVE THROUGH A CENTRAL ANGLE OF 18° 08' 25" A DISTANCE OF 158.30 FEET.

PARCEL 3: (Assessor's Parcel No.: 7316-009-903 to 906, inclusive)

LOTS 919, 920, 921 AND 922 OF TRACT 6720, IN THE CITY OF CARSON, AS PER MAP RECORDED IN BOOK 71, PAGE(S) 79 AND 80 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF LOS ANGELES COUNTY, CALIFORNIA.

PARCEL 4:

PARCEL4-A: (Assessor's Parcel No.: 7316-009-907 and 908)

LOTS 923 AND 924 OF TRACT 6720, IN THE CITY OF CARSON, AS PER MAP RECORDED IN BOOK 71, PAGE(S) 79 AND 80 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF LOS ANGELES COUNTY, CALIFORNIA, SUBJECT TO RESTRICTIONS, RESERVATIONS AND ENCUMBRANCES IF ANY OF RECORD.

PARCEL 4-B: (Assessor's Parcel No.: 7316-009-909)

LOT 925 OF TRACT 9720, IN THE CITY OF CARSON, AS PER MAP RECORDED IN BOOK 71, PAGE(S) 79 AND 80 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF LOS ANGELES COUNTY, CALIFORNIA.



EXHIBIT "C"

LIST OF HOUSING PROGRAMS

PROGRAMS

First Time Homebuyer Program

The First Time Homebuyer Program provides down payment assistance to moderate income families to secure reasonable financing towards the purchase of a new or existing home. It is designed to assist income-qualified households to purchase a home within the city of Carson. Eligible properties include single-family detached homes, condominiums and townhomes.

The maximum assistance per household is \$75,000. The loan term is 45 years with a zero interest rate and no payments. It is secured by a deed of trust and is payable upon sale, transfer or default. The Agency has planned to make 10 loans per year for the foreseeable future. This will require an annual budget of \$750,000 for the program. The historic expenditures for the program are identified on Attachment 1 to this Exhibit "C."

Neighborhood Pride Home Improvement Program

The Neighborhood Pride Program was developed to encourage qualified applicants to improve their property and thus upgrade and preserve the city's residential housing stock. The dwelling must be owner-occupied. Homeowners can obtain deferred, low-interest loans or grants. Loans accrue interest at 3% and require no monthly payments and the loan amount is deferred until the property is sold. Grants for up to \$10,000 are made. Some of the items eligible for the program are: lead-based paint testing and abatement; roofing; broken windows and doors; exterior paint and stucco; faulty wiring; plumbing; and other life-safety items. The annual budget for the program is \$200,000. The historic expenditures for the program are identified on Attachment 2 to this Exhibit "C."



					PA1	PA2	PA4	
					Low/Mod	Low/Mod	Low/Mod	Total
F1 93/ 00	Doharto & Dore	22121 Archibald Avenue	90745	PA2 LM		20,000		20,000
Sanchez		21736 Grace Avenue. #C	90745	PA2 LM		20,000		20,000
	Melissa	2634 E. 218th Street	90810	PA2 LM		20,000		20,000
ivid ut igat				Sub-Total	ł	60,000		60,000
FY 00/01						20.000		20,000
Jimeno	Vincente Joseph	22518 Catskill Avenue	54/06			20.000		20,000
Keller	Lettia Nadine	13309 Colony Park Drive	90745	PAZ LM		20000		20,000
Hernandez	Daniel M. & Ruth	2739 E. 220 Street	01806			. 000,02		20.000
lhenacho	Edith	824 E. Radbard Street	90746	PA2 LM		000 05		20.000
Del Rosario	Ramon C.	22038 Grace Avenue	90745	PA2 LM		000'07		
7ozobrado	Angel & Norma	844 E. Joel Street	90745	PA2 LM		20,000		000,02
	lames & Kathrina B.	314 E. 189th Street	90746	PA2 LM		20,000		20,000
		604 F. 220th Street. #5	90745	PA2 LM		20,000		20,000
Sandoval			90755	PA2 LM		20,000		20,000
Garcia	Federico & Maria Elena		00745	MICAN		20,800		20,800
Gardner	Burton		01800	DA7 I M		20,000		20,000
Hernandez	George	2555 E. Washington Street	01306			30.000		30,000
Stewart	Emily	400 W. 223rd Street, #101	90745	PAZ LM		JE GEO		25.850
Castaneda	Juan & Sandra	2675 E. Monroe Street	90745	PA2 LM				25 R5N
Virona	Martha	2548 E. Monroe Street	90810	PA2 LM		058,62		202 202
				Sub-Total		302,500		202,205
FY 01/02			10100			25.850		25,850
Cancino/Gutierrez	Cesar & Claudia	24210 Island Avenue	30/45			15 850		25.850
Rohinson	Annie J.	803 E. Victoria Drive, #124	90746	PA2 LM		000'07		25 60D
	Wanda R.	1511 E. 220th Street	90745	PA2 LM		25,600		75,000
	Bochelle R	22931 Figueroa Street, #6	90745	PA2 LM		25,000		25,000
	Ealiv & Branda	18225 Bonhamb Avenue	90746	PA2 LM		25,850		25,850
Velazquez		1619 Gladwick Street	90746	PA2 LM		25,850		068,62
loson		400 W 223rd Street. #105	90745	PA2 LM		25,850		25,850
Parish		172 W 276th Street	90745	PA2 LM		25,850		25,850
Martin		2620 F Washington Street	90810	PA2 LM		25,850		25,850
Pena		20116 Circleros Street #19	90745	PA2 LM		25,850		25,850
Ramirez	Maria Guadalupe	1136 E Carron Ctreet #10	90745	PA2 LM		25,850		25,850
Wright	Geneva	LEGUL: Calson Juncty, TTV	90745	PA2 LM		25,850		25,850
Peralta	Komero F. Blesida		90745	PA2 LM		25,850		25,850
McDonald	Frebein & Regina		01910	PA7 I M		25,850		25,850
Flores	Hector & Lourdes	2648 E. 22151 Place	DIODE			25.850		25,850
Williams	Danny L.	429 E. Lincoln Street	54/06			75 850		25,850
Reves	Michael	22301 S. Main Street, #30	90745	PA2 LM		20/020 71 BED		25,850
Medrano	Miguel & Maria V.	18302 Wall Street	90278	PA2 LM		068,62		75 517
	Mark & Alexia	23261 Caroldale Avenue	90745	PA1 LM	25,517			
	Bomulo & Carmela	1015 E. Spicer Street	90745	PA1 LM	25,580			085,62
Pol		Ana W 232nd Place	90745	PA1 LM	25,850			25,850
Jacobo	Jesus & Monica	21002 C MrHelen Avenue	90810	PA1 LM	25,535			25,535
Hernandez	David & Angelica	21905 3. Micheleit Avenue 18600 Wall Street	90746	PA1 LM	25,000			25,000
Alvarez	Jesus & Maria E.	TODUT AVAILUTES	90745		25,000			25,000
Rose	Patricia	183 W. 223fu St.	1					

ATTACHMENT 1 Carson Redevelopment Agency Low/Mod Housing Funds First Time Homebuyer Loans Issued FY 1999/00 thru 2010/11

> Alvarez Rose

		Michael A. & Deborah M. 4 Roman G. & Jennifer L. 2 Beinda Aquino 2. Junifer L. 2 Reman G. & Jennifer L. 2 Retree 2 Arlene 2 Arlene 2 Arlene 2 Arlene 2 Arlene 2 Arlene 2 Arlene 2 Fernando 2 Argel E. & Zully A. 1 Francisco & Beatrice 2 Angela A. & Angela R. 2 Argela A. & Angela R. 4 Argela A. & Angela R. 5 Victoria & Svivia 2 Argela A. & Veliz J. 1 Educardo & Irma Gallegos Victoria & Svivia 2 Argel A. Angela R. 6 Argelo & Angelica Angelica 2 Jamie 2 Argelo & Angelica 2 Jamie 2 Nicole 2 Argel A. 3 Argel A. 3 Argel A. 3 Argel A. 3 Argel A. 4 Argel A							
	Distance & Lemantic 2355 (Multich Arternis 9745 NL M 2550 (Multich Arternis 9745	Roman G. & Jennifer L. 2 Belinda Aduino 1 (25,000) cancelled issued to Aquino Arlene Aduino Sarah D. Sarah D. 2 Christopher (23,750) and Maan Christopher (23,750) and Maan Christopher (23,750) and Maan 2 Fernando & Beatrice 2 2 Angela A, & Angela R. A Angela R. C. Perez A. & Veliz J. 2 Angela A, & Angela R. C. Perez A. & Veliz J. 2 Angela A, & Angela R. C. Perez A. & Veliz J. 2 Angela A, & Angela R. C. Perez A. & Veliz J. 2 Angela A, & Angela R. C. Perez A. & Veliz J. 2 Angela A, & Angela R. C. Perez A. & Veliz J. 2 Angela A, & Angela R. C. Perez A. & Veliz J. 2 Angela A, & Angela R. C. Perez A. & Veliz J. 2 Angela A, & Angela R. C. Perez A. & Veliz J. 2 Angela A, & Angela R. C. Parisha L. 4 Angelo & Angelica J. Pavid 3 Angelo & Angelica David 3 Angelo & Angelo & Angelica David 3 Angelo & Angelo & An			Ľ	25,85U			25.100
	$ \begin{array}{c c c c c c c c c c c c c c c c c c c $	Belinda Belinda In (25,000) cancelled issued to Aquino Arlene + additional \$850.00 Arlene 1 an (25,850) cancelled issued to Aquino Sarah Ioan (25,850) cancelled issued to Aquino Sarah Christopher 2 Angel E, & Zully A. 2 Angel E, & Zully A. 3 Angel E, & Zully A. 2 Angel E, & Warissa 2 Angel A, & Welizi. 2 Angel A, & Walissa 3 Argenio & Joan P. 2 Angel A, & Angela R. 2 Angel A, & Walissa 3 Angel A, & Magela R. 2 Angel A, & Magela R. 2 Angel A, & Magela R. 2 2 3 Angel A, Radia 1 2 3 4 4 4 4 4 4 4 4 4 4 4 4 4 4			LM	25,100			15 B50
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Image: Solution in the second street, #404 9045 FALM in the second street, #404 2045 FALM in the second street, #404 2045 FALM in the second street, #404 2045 FALM interpolation street, #41 20,850 Myra 1215 Carson Street, #21 9045 FALM interpolation street, #41 9045 FALM interpolation street, #41 20,000 Myra 1215 Carson Street, #21 90745 FALM interpolation street, #21 90745 FALM interpolation street, #21 90745 FALM interpolation street, #21 50,000 a List 2313 Maribel Avenue, #112 90745 FALM interpolation street, #21 50,000 a List 2321 Maribel Avenue, #112 90745 FALM interpolation street 50,000 Selena 23231 <t< td=""><td>Total 2035 Figure 3 Street, AG0 90.45 PAZ IM 20.85 iven & Nacia 255.5.2.1 Statistication 90.10 PAZ IM 25.85 iven & Nacia 255.5.2.1 Statistication 903.10 PAZ IM 25.85 iven & Nacia 255.5.2.1 Statistication 903.16 PAZ IM 25.85 fried Jaina L 1227.5.1 Statistication 903.16 PAZ IM 25.85 Myra 1227.5.1 Statistication 903.15 PAZ IM 25.85 25.86 Myra 1227.5.1 Statistication 903.45 PAZ IM 25.86 25.86 Maria 1227.5.1 Statistication 903.45 PAZ IM 25.86 25.900 Maria 1211.5. Carson Street, #21 907.45 PAZ IM 50.000 50.000 Unitio 1211.5. Carson Street, #12 907.45 PAZ IM 50.000 50.000 Statistication 203.5 21.11 100.000 100.000 100.000 Statistication 21.41 100.000 100.000 100.000</td><td>e Carlos & Nadia Carlos & Nadia Fire & Marisha L Thomas J. Myra Maria Julio Grisel David Selena Selena David David David David Nicole</td><td></td><td></td><td></td><td></td><td>25.850</td><td></td><td>25,850</td></t<>	Total 2035 Figure 3 Street, AG0 90.45 PAZ IM 20.85 iven & Nacia 255.5.2.1 Statistication 90.10 PAZ IM 25.85 iven & Nacia 255.5.2.1 Statistication 903.10 PAZ IM 25.85 iven & Nacia 255.5.2.1 Statistication 903.16 PAZ IM 25.85 fried Jaina L 1227.5.1 Statistication 903.16 PAZ IM 25.85 Myra 1227.5.1 Statistication 903.15 PAZ IM 25.85 25.86 Myra 1227.5.1 Statistication 903.45 PAZ IM 25.86 25.86 Maria 1227.5.1 Statistication 903.45 PAZ IM 25.86 25.900 Maria 1211.5. Carson Street, #21 907.45 PAZ IM 50.000 50.000 Unitio 1211.5. Carson Street, #12 907.45 PAZ IM 50.000 50.000 Statistication 203.5 21.11 100.000 100.000 100.000 Statistication 21.41 100.000 100.000 100.000	e Carlos & Nadia Carlos & Nadia Fire & Marisha L Thomas J. Myra Maria Julio Grisel David Selena Selena David David David David Nicole					25.850		25,850
Drie Carlos & Madia 2551 E. 221 Street 96810 PAZ LM 25,850 Fire & Marisha L 2356 E. 13th Street 90810 PAZ LM 25,850 Fire & Marisha L 1227 E. Carson Street, #1 90810 PAZ LM 25,850 Myra 1227 E. Carson Street, #2 90745 PAZ LM 25,850 Myra 1212 E. Carson Street, #21 90745 PAZ LM 25,000 Myra 1215 E. Carson Street, #21 90745 PAZ LM 50,000 Myra 1211 E. Carson Street, #21 90745 PAZ LM 50,000 Moria 1211 E. Carson Street, #3 90745 PAZ LM 50,000 Moria 1211 E. Carson Street, #3 90745 PAZ LM 50,000 Moria 1211 E. Carson Street, #3 90745 PAZ LM 50,000 Moria 2331 Mirbel Avenue, #122 90745 PAZ LM 50,000 Sciena 2331 Mirbel Avenue, #122 90745 PAZ LM 50,000 Sciena 2331 Mirbel Avenue 90745 PA1 LM 100,00	Orte Callos & Nadia 255.2 (21) Street 98310 FAZ UM 255.36 Fire & Norma 255.2 (21) Street 90810 FAZ UM 255.35 Fire & Norma 122 (21) Street 90745 FAZ UM 255.35 Norma J. 255.1 (21) Street 90745 FAZ UM 255.35 Norma J. 253.0 (2.19) Street 90745 FAZ UM 255.35 Norma J. 253.0 (2.19) Street 90745 FAZ UM 255.35 Norma J. 123.1 (2 (arson Street, #2) 90745 FAZ UM 255.35 Norma J. 123.1 (C (arson Street, #2) 90745 FAZ UM 255.30 Nult 123.1 (S (arson Street, #2) 90745 FAZ UM 50,000 Nult 131.1 (C (arson Street, #2) 90745 FAZ UM 50,000 Selena 232.1 Maribel Avenue, #1122 90745 FAZ UM 50,000 Selena 232.31 Mirbel Avenue, #1122 90745 FAI UM 100,000 Selena 233.1 Mirbel Avenue, #112 90745 FA1 UM 100,000 <td>orre Carlos & Nadia Ivan & Norma Eric & Marisha L Thomas J. Myra n Grisel David Of Selena 07 Angelo & Angelica Doris 07 Angelo & Angelica Doris Coris</td> <td>22539 S. Figueroa Street, #404</td> <td></td> <td></td> <td></td> <td>20.850</td> <td></td> <td>20,850</td>	orre Carlos & Nadia Ivan & Norma Eric & Marisha L Thomas J. Myra n Grisel David Of Selena 07 Angelo & Angelica Doris 07 Angelo & Angelica Doris Coris	22539 S. Figueroa Street, #404				20.850		20,850
Van & Norma 258.6.E 2.18th Street 968.10 PA.L IM 258.6. Fire & Marisha L 122.7.E. Gladwick Street 901.0 PA.L IM 25,850 Homas J. 259.0.E. 218th Street 901.0 PA.L IM 25,850 Myra 122.7.E. Carson Street, #2.1 901.45 PA.L IM 25,850 Maria 122.7.E. Carson Street, #2.1 907.45 PA.L IM 25,800 Maria 121.7.E. Carson Street, #2.1 907.45 PA.L IM 50,000 Julio 121.1.E. Carson Street, #2.1 907.45 PA.L IM 50,000 Julio 121.1.E. Carson Street, #1.2 907.45 PA.L IM 50,000 Julio 121.1.E. Carson Street, #1.2 907.45 PA.L IM 50,000 Julio 121.1.E. Carson Street, #1.2 907.45 PA.L IM 50,000 Julio 231.4.1.Maibel Avenue 907.45 PA.L IM 50,000 Selena 232.9.1 Maribel Avenue 907.45 PA.L IM 50,000 Selena 232.9.1 Maribel Avenue 907.45 <td< td=""><td>Van & Norma 2586 E. 218th Street 9810 PAZ LM 75,850 Fire & Marisha L 1222 E. Gladwick Street 90346 PAZ LM 25,850 Difference 1222 E. Gladwick Street 90345 PAZ LM 25,850 Maria 1212 E. Carson Street, #2 90345 PAZ LM 25,850 Maria 1215 E. Carson Street, #2 90345 PAZ LM 25,800 Maria 1215 E. Carson Street, #3 90745 PAZ LM 50,000 Maria 1215 E. Carson Street, #3 90745 PAZ LM 50,000 Maria 1215 E. Carson Street, #3 90745 PAZ LM 50,000 Maria 1215 E. Carson Street, #3 90745 PAZ LM 50,000 David 2331 Maribel Avenue, #122 90745 PAZ LM 50,000 Crisel 2331 Maribel Avenue, #122 90745 PAZ LM 50,000 David 23291 Maribel Avenue 90745 PA1 LM 100,000 Of Angelo & Angelica 23231 Miribel Avenue 90745 PA1 LM Doris 2331 Miribel Avenue 90745 PA1 LM 100,000 Doris 2331 Miribel Avenue 90745 PA1 LM 100,000 Doris 803 Vittoria Street, #105<td>Van & Norma Eric & Marisha L Thomas J. Myra Myra Julio Grisel Grisel David Of Selena David David David David David David David David Baria David</td><td>2652 E. 221 Street</td><td></td><td></td><td></td><td>75 R50</td><td></td><td>25,850</td></td></td<>	Van & Norma 2586 E. 218th Street 9810 PAZ LM 75,850 Fire & Marisha L 1222 E. Gladwick Street 90346 PAZ LM 25,850 Difference 1222 E. Gladwick Street 90345 PAZ LM 25,850 Maria 1212 E. Carson Street, #2 90345 PAZ LM 25,850 Maria 1215 E. Carson Street, #2 90345 PAZ LM 25,800 Maria 1215 E. Carson Street, #3 90745 PAZ LM 50,000 Maria 1215 E. Carson Street, #3 90745 PAZ LM 50,000 Maria 1215 E. Carson Street, #3 90745 PAZ LM 50,000 Maria 1215 E. Carson Street, #3 90745 PAZ LM 50,000 David 2331 Maribel Avenue, #122 90745 PAZ LM 50,000 Crisel 2331 Maribel Avenue, #122 90745 PAZ LM 50,000 David 23291 Maribel Avenue 90745 PA1 LM 100,000 Of Angelo & Angelica 23231 Miribel Avenue 90745 PA1 LM Doris 2331 Miribel Avenue 90745 PA1 LM 100,000 Doris 2331 Miribel Avenue 90745 PA1 LM 100,000 Doris 803 Vittoria Street, #105 <td>Van & Norma Eric & Marisha L Thomas J. Myra Myra Julio Grisel Grisel David Of Selena David David David David David David David David Baria David</td> <td>2652 E. 221 Street</td> <td></td> <td></td> <td></td> <td>75 R50</td> <td></td> <td>25,850</td>	Van & Norma Eric & Marisha L Thomas J. Myra Myra Julio Grisel Grisel David Of Selena David David David David David David David David Baria David	2652 E. 221 Street				75 R50		25,850
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Julio 1211 E. Grason Street, #3 90745 PAZ IM S0,000 Grisel 233 E. Dominguez 90745 PAL IM 50,000 150,000 David 23417 Maribel Avenue, #122 90745 PAL IM 50,000 150,000 Selena 23291 Maribel Avenue, #122 90745 PAL IM 100,000 150,000 Selena 23291 Maribel Avenue, #122 90745 PAL IM 100,000 150,000 Angelo & Angelica 23231 Miribel Avenue 90745 PA1 LM 100,000 100,000 Intervention 20315 90745 PA1 LM 100,000 100,000 Jamie 23331 Miribel Avenue 90745 PA1 LM 100,000 100,000 Jamie 203 Victoria Street, #105 90745 PA1 LM 100,000 100,000	Julio 111 E. Carson Street, #3 90745 PALUM FALUM 50,000 100,000 150,000 Grisel 234 F. Daminguez 90745 PALUM 50,000 150,000 150,000 100,000 150,000 100,000 <td>Julio Grisel David Selena Angelo & Angelica Doris Jarnie Micole</td> <td>1215 E. Carson Street, #21</td> <td></td> <td>AZ LM</td> <td></td> <td>50,000</td> <td></td> <td>50,000</td>	Julio Grisel David Selena Angelo & Angelica Doris Jarnie Micole	1215 E. Carson Street, #21		AZ LM		50,000		50,000
a Grisel 213 E. Dominguez 90745 PA L IM JUDO David 23417 Maribel Avenue, #122 90745 PA L IM 50,000 150,000 David 23291 Maribel Avenue, #122 90745 PA L IM 50,000 150,000 Selena 23291 Maribel Avenue 9745 PA L IM 100,000 150,000 Angelo & Angelica 23231 Miribel Avenue 9745 PA L IM 100,000 100,000 Doris 23244 E. Washington Street 90745 PA L IM 100,000 100,000 Jamie 803 Victoria Street, #105 90745 PA L IM 100,000 540-700	a Grisel 213 E. Dominguez 90145 PAI LM 50,000 David 23417 Martbel Avenue, #122 90745 PAI LM 50,000 150,000 1 Selena 23291 Martbel Avenue, #122 90745 PA1 LM 50,000 150,000 1 Selena 23291 Martbel Avenue 90745 PA2 LM 100,000 150,000 1 Angelo & Angelica 23231 Miribel Avenue 90745 PA1 LM 100,000 1 100,000 1 1 Doris 264.E. Washington Street, #105 90310 PA1 LM 100,000 1 1 100,000 1 1 1 1 1 1 1 0 1	a David Selena Angelo & Angelica Doris Jamie Micole	1211 E. Carson Street, #3		AZ LM				50,000
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Jamie 805 Victoria Street, #105 50,40 50,40 50,40 50,400 50,400	Jamie BUS victoria Street, #1U3 50.40 Sub-total 300,000 -	Jamie 18 Nicole	2644 C. Washington Surer		AT IM	100,000			100,000
	a Nicole 20025 Broadacres Avenue 90745 FA2 LM 100,000	Nicole	803 Victoria Street, #103		rb-Total	300,000		•	300,000
2 22246 PA2 LM	NICOLE	NICOLE	Aumuna Avenue		A2 LM		100,000		100,000
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The first first state 2000 bits first state 2000 bits state <t< td=""><td></td><td>Rosita</td><td>852 E. Pacific Street</td><td>50745</td><td>PA71M</td><td></td><td>150,000</td><td></td><td>150,000</td></t<>		Rosita	852 E. Pacific Street	50745	PA71M		150,000		150,000
$ \begin{array}{cccccccccccccccccccccccccccccccccccc$	-Camargo	Jesus & Maria	24516 Fries Avenue	50/45			150.000		150,000
Curronpler & Gender 111.11.23(h) Place 9035 74.1 M 190000 </td <td></td> <td>Dominador</td> <td>22129 Kinard Avenue</td> <td>90/45</td> <td>PAZ LW Sub-Total</td> <td>. 1</td> <td>467,000</td> <td></td> <td>467,000</td>		Dominador	22129 Kinard Avenue	90/45	PAZ LW Sub-Total	. 1	467,000		467,000
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Behan 2020 (bihasty Avenue 9810 PA2101 20000 10 Peile 2135 (curren Street #21 97/5 PA2101 159,000 10 Peile 2135 (curren Street #21 97/5 PA2101 159,000 10 Peile 2135 (curren Street #21 97/5 PA2101 159,000 10 Peile 2136 (curren Street #21 97/5 PA2101 159,000 10 Perreico & Stards 2135 (curren Street #21 97/5 PA2101 159,000 14 Perreico & Stards 2136 (curren Street #21 97/5 PA2101 159,000 14 Perreico & Stards 2136 (curren Street #21 97/5 PA2101 159,000 14 Perreico & Stards 2137 (curren #21,000 PA2101 159,000 14 159,000 14 Perreico & Stards 2135 (curren start, werken 97/5 PA1101 159,000 14 159,000 Perreico & Stards 21314 (curren start, werken 97/5 PA1101 159,000 14 159,000 </td <td></td> <td>Antonia</td> <td>21631 Villa Pacifica Circle</td> <td>90745</td> <td>PA2 LM</td> <td></td> <td></td> <td></td> <td>135.000</td>		Antonia	21631 Villa Pacifica Circle	90745	PA2 LM				135.000
Cathory 1312 Taylout Avenue 9736 PA2 LM 139/000 139/000 Realine 2130 Colony Park (htt: 9735 PA2 LM 159/000 159/000 Standing Stands 3130 Colony Park (htt: 9735 PA2 LM 159/000 159/000 Standing Stands 3130 Colony Park (htt: 9735 PA2 LM 159/000 159/000 Francisco & Stands 3125 Functions 9735 PA2 LM 159/000 90/05 Protein 3125 Functions Stands 3125 Functions Park 90/35 PA2 LM 159/000 Reno, Markel Gumma 3125 Functions Park 90/35 PA2 LM 159/000 115/000 Standing Standing Function 90/35 PA2 LM 115/000 115/000 112/000 Standing Function 90/35 PA2 LM 110/10 12/000 112/000 Standing Function 90/35 PA1 LM 12/000 112/000 112/000 Standing Function 90/35 PA1 LM 12/000 12/000 11/000 Standing Function <td></td> <td>Barbara</td> <td>22002 Embassy Avenue</td> <td>90810</td> <td>PA2 LM</td> <td></td> <td>135,000</td> <td></td> <td>150,000</td>		Barbara	22002 Embassy Avenue	90810	PA2 LM		135,000		150,000
Medicing 213115 Current (21) 97/35 PAZ 104 159/000 159/000 Particio & Sanda 21315 Colony Park Direc 97/35 PAZ 104 159/000 90 Particio & Sanda 21325 Sontham Nameurs 90/35 PAZ 104 159/000 90 Particio & Sanda 21326 Colony Park Direc 90/35 PAZ 104 159/000 90 Particio & Sanda 21326 Colony Park Direc 90/35 PAZ 104 159/000 90 Particio & Sanda 21326 Colony Park Direc 90/35 PAZ 104 159/000 14 Particio & Sanda 21326 Colony Park Direc 90/35 PAZ 104 159/000 14 Particio & Sanda 21326 Colony Park Direc 90/35 PAZ 104 159/000 14 Particio & Sanda 21326 Colony Park Direc 90/35 PAZ 104 159/000 12 Particio & Sanda 21316 PAZ 104 159/000 12 12 12 12 12		Ecstasy	19312 Tajauta Avenue	90746	PA2 LM		150,000		
Duti 2014 2014 2014 2010 Partical & Sanda 2100 Control Arbitric 9745 Po.2.101 90000 9000 Partical & Sanda 2120 Control Particie 9015 Po.2.101 90000 90000 90000 Partical & Sanda 2126 Control Particie 9015 Po.2.101 190000 190000 900000 90000 90000		Melanie	1215 E. Carson Street, #21	90745	PA2 LM		150,000		
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Transmer Statul 2016 PALIM 150.00 150.00 Renotes & Sanda 1213 Barron, Mathelicatana 1213 150.00 150.00 150.00 Ranon, Mathelicatana 1213 Barron, Mathelicatana 1213 150.00 150.00 150.00 Ranon, Mathelicatana 1213 Barron, Mathelicatana 1213 150.00 1		Shenika	23160 Colony Park Drive	90745	PA2 LM		000'06		000'06
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Raren, Marthel Gurman 33:1.2 Monoe Street 98:10 ALM 135,000 Raren, Marthel Gurman 3:3.1.2 Monoe Street 907:5 P.2.LM 135,000 Street 3:3.2 Monoe Street 907:5 P.2.LM 135,000 Street 3:3.2 Monoe Street 907:5 P.2.LM 135,000 Street 3:3.2 Monoe Street 907:5 P.2.LM 155,000 Street 3:3.2 Monoe Street 907:5 P.2.LM 150,000 Street 3:3.2 Monoe Street 907:5 P.2.LM 150,000 Rober & Main 3:3.1 Monoe Street 907:5 P.2.LM 150,000 Rober & Main 3:3.1 Monoe Street 907:5 P.2.LM 150,000 Rober & Main 3:3.1 Monoe Street 907:5 P.2.LM 150,000 Rober & Main 3:3.1 Monoe Street 907:5 P.2.LM 150,000 Rober & Main 3:3.1 Monoe Street 907:5 P.2.LM 150,000 Rober & Main 3:3.1 Monoe Street 907:5 P.2.LM 150,000		Datrice Control	21249 Figueroa Street. #16	90745	PA2 LM		150,000		150,000
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Material 2133 Villa Pacific Cicle 9975 PAL M 149,500 Repete 2550 diabe/Avenue 9075 PAL M 159000 149,500 Repete 2550 diabe/Avenue 9075 PAL M 150,000 138,000 Repete 2351 diabe/Avenue 9075 PAL M 150,000 138,000 Repetei 2313 Avenue 9075 PAL M 150,000 138,000 Repetei 2313 Avenue 9075 PAL M 150,000 138,000 Repetei 2314 Avenue 9075 PAL M 150,000 138,000 Repetei 239 M, Shadwell Street 9075 PAL M 150,000 138,000 Repetei 1371 Alpaneare 9075 PAL M 150,000 138,000 Repetei 1374 Street 90745 PAL M 150,000 139,000 Repetei 1318 Vactoria 1314 Vactoria 1314 Vactoria 135,000 130,000 Repetei 1314 Street 90745 PAL M 130,000 130,000			434 W 273rd Street. #115	90745	PA2 LM		135,000		135,000
Netta 350.00 40.14 550.00 Probact 2363.1. Jackson Street 9045 PA1.1M 156.000 Jacon Statin 2353.1. Jackson Street 9045 PA1.1M 155.000 Jacon Statin 2335.1. Jackson Street 9045 PA1.1M 155.000 Jacon Statin 2335.1. Jackson Street 9045 PA1.1M 155.000 Jacon Statin 2335.1. Jackson Street 9045 PA1.1M 155.000 Adelati Annue 9045 PA1.1M 150.000 100.000 Romer & Linda 299.4. Street 9045 PA1.1M 150.000 Romer & Linda 299.4. Street 9045 PA1.1M 150.000 Romer & Linda 299.4. Street 9045 PA1.1M 150.000 Romer & Linda 2917.8. Street 9045 PA1.1M 150.000 Romer & Linda 2917.8. Street 9045 PA1.1M 150.000 Romer & Linda 2917.8. Street 9045 PA1.1M 150.000 Romer & Linda 211.0. Street		Melanie Staate	21625 Villa Pacific Circle	90745	PA2 LM		148,350		148,350
Metter 3551. Jackon Street 9043 PA.1 M 128.000 128.000 Rephol 2351. Jackon Street 90745 PA.1 M 155.000 128.000 Rephol 2351. Jackon Street 90745 PA.1 M 155.000 128.000 Rephol 2351. Jackon Street 90745 PA.1 M 155.000 155.000 Rephol 331. Jackon Street 90745 PA.1 LM 155.000 155.000 Rephol 391.4 Hapin Avenue 90745 PA.1 LM 155.000 150.000 Rephol 599.5 Lefferon Street 90745 PA.1 LM 155.000 150.000 Rephol 599.6 Lefferon Street 90745 PA.1 LM 150.000 150.000 Rephol 539.6 Lefferon Street 90745 PA.1 LM 150.000 150.000 Rephol 539.6 Lefferon Street 90745 PA.1 LM 159.000 121.000 Rephol 131.0 131.0 131.000 131.000 131.000 131.000 Retick 131.4 141.00			23620 Idahel Avenue	90745	PA2 LM		150,000		150,000
Marcina 1233 E. 2340 Street 90/5 PA1 LM 155000 Reine R. Maria 2232 Bellor Avenue 90/45 PA1 LM 155000 Reine R. Maria 2323 Bellor Avenue 90/45 PA1 LM 155000 Reine R. Lind 2323 Bellor Avenue 90/45 PA1 LM 155000 Reine R. Lind 2323 Machine Avenue 90/45 PA1 LM 150,000 Rever R. Lind 2391 Harlan Avenue 90/45 PA1 LM 150,000 Rever R. Lind 2391 Kiteet 90/45 PA1 LM 150,000 Rever R. Lind 2590 E. Laferon Street 90/45 PA1 LM 150,000 Rever R. Lind 2591 Kiteet 90/45 PA1 LM 150,000 Retine 151 W. 226/h Street 90/45 PA1 LM 150,000 Retine 151 W. 226/h Street 90/45 PA1 LM 150,000 Retine 151 W. 226/h Street 90/45 PA1 LM 150,000 Retine 151 W. 226/h Street 90/45 PA1 LM 150,000 Retine <td></td> <td>rvette Darbaol</td> <td>2553 F. Jackson Street</td> <td>90810</td> <td>PA2 LM</td> <td></td> <td>128,000</td> <td></td> <td>128,000</td>		rvette Darbaol	2553 F. Jackson Street	90810	PA2 LM		128,000		128,000
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Aboreial 21901 Mometa Avenue, MA 90745 PAL LM 150000 amal 2319 Mometa Avenue, MA 90745 PAL LM 150000 amal 1511. E. Garson Mercue, MA 90745 PAL LM 150000 Yomen 1511. E. Garson Mercue, MA 90745 PAL LM 150000 Venent A 591. E. Garson Street 90745 PAL LM 150000 Deborah 559. E. Jefferson Street 90745 PAL LM 150000 Deborah 559. E. Jefferson Street 90745 PAL LM 150,000 Octavio 151. W. 2.26th Street 90745 PAL LM 150,000 Octavio 151. W. 2.26th Street 90745 PAL LM 150,000 Octavio 151. W. 2.26th Street, M10 90745 PAL LM 150,000 Adherine 1345. Garson Street 90745 PAL LM 150,000 Mary 2.100. Garson Street 90745 PAL LM 150,000 Mary 2.100. Garson Street 90745 PAL LM 150,000 Mary<			22723 Delford Avenue	90745	PA1 LM	115,000			000,611
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Rodney & Linds 529 W. Shadwell Street 90745 PA1 LM 150,000 Vicent A 13714 Haftan Avenue 90745 PA1 LM 150,000 Deborah 549 E. 24h Fartan Avenue 90745 PA1 LM 150,000 Deborah 549 E. 24h Fartan Avenue 90745 PA1 LM 150,000 Deborah 530 E. 24h Fartan Street 90745 PA1 LM 150,000 Diss 530 E. 24h Fartan Street 90745 PA1 LM 150,000 Reginald 131 Street 90745 PA1 LM 150,000 100,000 Artin 1361,000 253 E. 218th Place 90745 PA1 LM 150,000 100,000 Martin 1361,5 Figurens Street 90745 PA1 LM 150,000 100,000 Martin 2165 Figurens Street 90745 PA1 LM 150,000 100,000 Martin 2165 Figurens Street 90745 PA1 LM 150,000 1210,000 Martin 2165 Figurens Street 90745 PA1 LM 150,000 1210,000		Yvonne	1501 E. Carson Street, #8	90745	PA1 LM	145,000			150,000
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Deborah 549.E. 224th Street 90745 PA1 LM 150,000 Jose 538.E. Jefferson Street 90345 PA1 LM 150,000 Jose 517.W. 2314 Street 90745 PA1 LM 150,000 Gilbert 61.W. 2314 Street 90745 PA1 LM 150,000 Katherine 123 W. Carson Street 90745 PA1 LM 150,000 LaChondra 151 W. 238th Street 90745 PA1 LM 150,000 Nartin 1315 W. 238th Street 90745 PA1 LM 150,000 Mary 21602 Figueras Street, #100 90745 PA1 LM 150,000 Mary 21602 Figueras Street, #100 90745 PA1 LM 150,000 Mary 21602 Figueras Street, #100 90745 PA1 LM 150,000 Mary 21602 Figueras Street, #100 90745 PA1 LM 150,000 Mary 21602 Figueras Street, #100 90745 PA1 LM 100,000 Mary 21602 Figueras Street, #100 90745 PA1 LM 100,000 Soli		Vicent A.	19714 Harlan Avenue	90745	PAI LM	150,000			150 000
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Octavio 151 W. 226th Street 90745 PA1 LM 150,000 LaChondra 258 E. 218th Place 90310 PA1 LM 150,000 Martin 1915 W. 226th Street, #10 90501 PA1 LM 150,000 Martin 19415 Tajuanta Avenue 90745 PA4 LM 150,000 100,000 Martin 19415 Tajuanta Avenue 90745 PA4 LM 150,000 100,000 Martin 21602 Figueroa Street 90745 PA4 LM 150,000 121,000 4. Martin 21602 Figueroa Street 90745 PA4 LM 100,000 2301,350 211,000 4. Zosimo 555 Realty St 90745 PA1 LM 100,000 100,000 41,1155 Regie 537 Lincoln St 90745 PA1 LM 100,000 14,1155 4. Ici 81,155 PA1 LM 100,000 2,301,000 4. 4. Ici 17427 Uyander Dr. 90745 PA1 LM 100,000 14. 100,000 4.		Katherine	1235 W. Carson Street	90745	PA1 LM	000'601			150.000
Lachondra 252.8 E. 218th Place 90810 PA1 LM 159,000 Reginald 1615 w. 228th Street, #10 90501 PA1 LM 159,000 Martin 19415 Tajuanta Avenue 90745 PA4 LM 159,000 Martin 19415 Tajuanta Avenue 90745 PA4 LM 150,000 Martin 19415 Tajuanta Avenue 90745 PA4 LM 150,000 Martin 21602 Figueroa Street 90745 PA4 LM 150,000 Zosimo 555 Realty St 90745 PA4 LM 100,000 Zosimo 555 Realty St 90745 PA1 LM 100,000 Regie 5.31 E.24th St 90745 PA1 LM 100,000 Joinisio 2338 E.24th St 90745 PA1 LM 100,000 Joinisio 2338 E.24th St 90745 PA1 LM 100,000 Joinisio 2338 E.24th St 90746 PA1 LM 100,000 Joinisio 17427 Lysander Dr. 90746 PA1 LM 100,000 Fair 17427 Lysander Dr. 90746 PA1 LM 100,000 Paige 1328 Suftan Circle 90746 PA1 LM 100,000 Leic 1328 Suftan Circle 90746 PA1 LM 100,000		Octavio	151 W. 226th Street	90745	PA1 LM	150,000			150 000
Reginald 1615 w. 228th Street, #10 90501 PA1 LM Joydou 100,000 Martin 19415 Tajuanta Avenue 90745 PA4 LM Joydou 100,000 Martin 19415 Tajuanta Avenue 90745 PA4 LM Joydou 131,000 Martin 255 Realty Street 90745 PA4 LM 2,009,000 2,301,350 221,000 4, Solino 555 Realty St 90745 PA2 LM 100,000 81,155 14,155 Regie 533 E 24th St 90745 PA1 LM 100,000 81,155 4, Usseau Eric 11427 Vysander Dr. 90746 PA1 LM 100,000 81,155 4, Nonsio 238 Sultan Circle 90746 PA1 LM 100,000 81,155 141,		LaChondra	2628 E. 218th Place	90810	PA1 LM	150,000			150.000
Martin 19415 Tajuanta Avenue 90745 PA4 LM 111,000 111,000 Mary 21602 Figueroa Street 90745 PA4 LM 111,000 111,000 Mary 21602 Figueroa Street 90745 PA4 LM 100,000 2301,350 211,000 Zosimo 555 Realty St 90745 PA2 LM 100,000 23,13,50 211,000 Regie 531 Clucoln St 90745 PA2 LM 100,000 81,155 11,1000 Dionisio 533 E Juncoln St 90745 PA1 LM 100,000 81,155 11,1000 Dionisio 533 E Victoria Drive, #107 90745 PA1 LM 100,000 81,155 Dionisio 247 Lysander Dr. 90746 PA1 LM 100,000 14,155 Dionisio 1328 Sultan Circle 90746 PA1 LM 100,000 100,000 Refe 1328 Sultan Circle 90746 PA1 LM 100,000 100,000 Paige 1328 Sultan Circle 90746 PA1 LM 100,000 100,000 <t< td=""><td></td><td>Reginald</td><td>1615 W. 228th Street, #10</td><td>10206</td><td>PA1 LM</td><td>טטט,טכו</td><td></td><td>100 000</td><td>100.000</td></t<>		Reginald	1615 W. 228th Street, #10	10206	PA1 LM	טטט,טכו		100 000	100.000
Mary 21602 Figueroa Street 90745 PAR LM 2,009,000 2,301,350 211,000 4. Zosimo 555 Realty St 90745 PAL LM 1,00,000 23,01,350 221,000 4. Zosimo 555 Realty St 90745 PAL LM 1,00,000 81,155 21,000 4. Regie 627 Lincoln St 90745 PAL LM 1,00,000 81,155 21,000 4. Dionisio 533 E 24th St 90746 PAL LM 1,00,000 81,155 21,000 4. Dionisio 24708 Paanma Ave 90746 PAL LM 1,00,000 81,155 21,000 4. Eric 803 E. Victoria Drive, #107 90746 PAL LM 1,00,000 23,000 23,000 23,000 23,000 23,000 23,000 24,000 24,000 24,000 24,000 24,000 24,000 24,000 24,000 24,000 24,000 24,000 24,000 24,000 24,000 24,000 24,000 24,000 24,000		Martin	19415 Tajuanta Avenue	90745	PA4 LM			121.000	121,000
Zosimo 555 Realty St 90745 PA2 LM 100,000 11,155 Regie 627 Lincoln St 90745 PA2 LM 100,000 81,155 Dionisio 533 E 24th St 90745 PA1 LM 100,000 81,155 Dionisio 533 E 24th St 90745 PA1 LM 100,000 81,155 Dionisio 533 E 24th St 90746 PA1 LM 100,000 1 John 24708 Panama Ave 90746 PA1 LM 100,000 1 Eric 803 E. Victoria Drive, #107 90746 PA1 LM 100,000 1 Faige 1727 Lysander Dr. 90746 PA1 LM 100,000 1 1 Faige 1328 Sultan Circle 90746 PA1 LM 100,000 1 1 1 100,000 1 1 1 1 1 0 1		Mary	21602 Figueroa Street	90745	PA4 LIVI Sub-Total	000.600.6	2.301,350	221,000	4,531,350
Zosimo 555 Realty St 90745 PA2 LM 100,000 Regie 627 Lincoln St 90745 PA2 LM 81,155 1 Dionisio 538 2.24th St 90745 PA1 LM 100,000 81,155 1 Dionisio 2388 2.24th St 90745 PA1 LM 100,000 81,155 1 Dinnisio 2.338 2.24th St 90745 PA1 LM 100,000 1 1 Eric 803 5. Utana Ave 90746 PA1 LM 100,000 1									100 000
Regie 627 Lincoln St 90745 PA2 LM 81,155 Dionisio 533 E 224th St 90745 PA1 LM 100,000 81,155 Dionisio 533 E 224th St 90745 PA1 LM 100,000 81,155 John 24708 Panama Ave 90745 PA1 LM 100,000 1 Eric 803 E. Victoria Drive, #107 90746 PA1 LM 100,000 1 Earl D. 17427 Lysander Dr. 90746 PA1 LM 100,000 1 1 Paige 1338 Sultan Circle 90746 PA1 LM 100,000 1 1 Claudia 2606 Monroe St 90746 PA1 LM 100,000 1 1 Jessica Guadalupe 342 E 189th St 90746 PA1 LM 55,678 100,000 1 Donisia 21248 Nicole Ave 90746 PA1 LM 55,678 100,000 1		Zosimo	555 Realty St	90745	PA2 LM				e1 155
Dimisio 533 E 224th St 90745 PA1 LM 100,000 John 24708 Panama Ave 90746 PA1 LM 100,000 1 John 24708 Panama Ave 90746 PA1 LM 100,000 1 Eric 803 E. Victoria Drive, #107 90746 PA1 LM 100,000 1 Earl D. 17427 Lysander Dr. 90746 PA1 LM 100,000 1 Paige 1328 Sultan Circle 90746 PA1 LM 100,000 1 Paige 1328 Sultan Circle 90746 PA1 LM 100,000 1 Claudia 2666 Monroe St 90810 PA1 LM 100,000 1 Jessica Guadalupe 342 E 189th St 90746 PA1 LM 55,678 100,000 Donisia 21248 Nicole Ave 90745 PA1 LM 100,000 1		Begie	627 Lincoln St	90745	PA2 LM		81,155		
John 24708 Panama Ave 90746 PA1 LM 100,000 Eric 803 E. Victoria Drive, #107 90746 PA1 LM 100,000 Earl D. 17427 Lysander Dr. 90746 PA1 LM 82,801 Farl D. 17427 Lysander Dr. 90746 PA1 LM 100,000 Parge 1328 Sultan Circle 90745 PA1 LM 100,000 Parge 1328 Sultan Circle 90345 PA1 LM 100,000 Claudia 2666 Monroe St 90810 PA1 LM 100,000 Jessica Guadalupe 342 E 189th St 90746 PA1 LM 55,678 100,000 Donisia 21248 Nicole Ave 90745 PA1 LM 55,678 100,000		Dionisio	533 E 224th St	90745	PA1 LM	100,000			
Eric 803 E. Victoria Drive, #107 90746 PA1 LM 82,801 Earl D. 17427 Lysander Dr. 90746 PA1 LM 100,000 Faige 1328 Sultan Circle 90746 PA1 LM 100,000 Paige 1328 Sultan Circle 90746 PA1 LM 100,000 Claudia 2606 Monroe St 90346 PA1 LM 100,000 Jessica Guadalupe 342 E.189th St 90746 PA1 LM 55,678 100,000 Donisia 21248 Nicle Ave 90745 PA1 LM 55,678 100,000		lohn	24708 Panama Ave	90746	PA1 LM	100,000			27 BU1
Earl D. 17427 Lysander Dr. 90746 PA1 LM 100,000 Paige 1328 Sultan Circle 90746 PA1 LM 100,000 Claudia 2606 Monroe St 90810 PA1 LM 100,000 Jessica Guadalupe 342 E 189th St 90746 PA1 LM 100,000 Jessica Guadalupe 342 E 189th St 90745 PA1 LM 55,678 100,000 Donisia 21248 Nicle Ave 90745 PA4 LM 55,678 100,000		Frin	803 E. Victoria Drive, #107	90746	PA1 LM	82,801			100,000
Parge 1328 Sultan Circle 90746 PA1 LM 100,000 Claudia 2606 Monroe St 98310 PA1 LM 100,000 Claudia 2606 Monroe St 98310 PA1 LM 100,000 Lessica Guadalupe 342 E 189th St 90746 PA1 LM 55,678 100,000 Donisia 21248 Nicole Ave 90745 PA4 LM 55,678 100,000		Earl D.	17427 Lysander Dr.	90746	PA1 LM	100,000			100,000
Claudia 2606 Monroe St 90810 PA1 LM 100,000 Claudia 342 E 189th St 90746 PA1 LM 55,678 100,000 Jessica Guadalupe 342 E 189th St 90745 PA1 LM 55,678 100,000 Donisia 21248 Nicole Ave 90745 PA4 LM 100,000 100,000		Daige	1328 Sultan Circle	90746	PA1 LM	100,000			100,001
uadalupe 342 E 189th St 90746 PA1 LM 55,678 100,000 21248 Nicole Ave 90745 PA4 LM 100,000	-		2606 Monroe St	90810	PA1 LM	100,000			100,001
21248 Nicole Ave 90745 PA4 LM 100,000		larrira Guadaluna	342 E 189th St	90746	PA1 LM	55,678			8/9/55
100,000 PAALIM 100 100,000		Jessica Guadalupe	21248 Nicole Ave	90745	PA4 LM			100,000	100,000
2724 F 218th St 90810 FA4 LW			7734 E 218th St	90810	PA4 LM			100,000	100,000



80,150	1,099,784	100,000	75,000		9,513,116	9,531,350
80,150	280,150		75,000	75,000	576,150	221,000
	181,155			•	4,202,155	2,301,350
	638,479	100,000	75,000	175,000	3,734,811	2,009,000
PA4 LM	Sub-Total	PA1 LM	PA1 LM PA4 1M	Sub-Total	11-Year Total	Less: FY 08/09
90745		90746	90810 90745			
12724 Grace Ave		337 E Bradenhall Dr	2667 E Washington St. 21243 Archihald Ave			

10-Year Total 1,725,811

10 Yr Avg 398,177

3,981,766

355,150

1,900,805

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(Note: this 10-year average excludes FY 2008/09, which was considerably out of the norm and would serve to skew the average).



Espinosa

Patricia

Darral Jeffrey Victoria

FY 10/11 Scott Cortez Martinez

ATTACHMENT 2

Carson Redevelopment Agency Low/Mod Housing Funds Rehabilitation Grants Issued FY 2000/01 thru 2010/11

PA 1

PA 2

FY 00/01				Low/Mod	Low/Mod	Total
3370710962-6023	P15976	DORS, CLAIR REPAIR REIMB	05/15/01	419.10		419.10
3370710962-6074	G00578	SOS ENTERPRISES LOAN#/D HURLEY	08/03/00	8,085.00		8,085.00
3370710962-6074	G00567	ELITE CONSTRUCT LOAN#28/I AMAD	08/14/00	9,865.00		9,865.00
3370710962-6074	L9910102-2	SOS ENTERPRISES LOAN#32/D HURL	08/17/00	8,065.00		8,065.00
3370710962-6074	G00578	SOS ENTERPRISES LOAN #32/D HUR	10/19/00	1,795.00		1,795.00
	G00567	ELITE CONSTRUCT LOAN #28/I. AM	07/24/00	12,500.00		12,500.00
3370710978-6074	G00592	ARVCO CONSTRUCT L#30/A CHAVEZ	09/14/00	18,000.00		18,000.00
3370710978-6074	G00592 G00593	CERTIFIED CONST L#29/G MCKINNN	09/14/00	10,000.00		10,000.00
3370710978-6074	G00595 G00560	CERTIFIED CONST LOAN #25/J MAR	10/17/00	2,500.00		2,500.00
3370710978-6074	G00592	ARVCO CONSTRUCT LOAN #30/A CHA	10/17/00	2,790.00		2,790.00
3370710978-6074		ELITE CONSTRUCT LOAN #28/I AMA	11/16/00	2,485.00		2,485.00
3370710978-6074	G00567	ARVCO CONSTRUCT LOAN #030/A CH	11/16/00	2,310.00		2,310.00
3370710978-6074	G00592	CERTIFIED CONST LOAN #33-T PAY	12/11/00	12,500.00		12,500.00
3370710978-6074	G00629	LAS FLORES ESCR PROVIDE FINANC	12/20/00	9,975.00		9,975.00
3370710978-6074	G00634	CERTIFIED CONST LOAN #33/T PAY	12/21/00	10,000.00		10,000.00
3370710978-6074	G00629	TRAPENBERG, ROB LOAN #36/B VAS	01/25/01	10,983.60		10,983.60
3370710978-6074	L0005-330	CERTIFIED CONST LOAN #33/T PAY	02/01/01	2,500.00		2,500.00
3370710978-6074	L9910131-3		02/22/01	8,200.00		8,200.00
3370710978-6074	G00622	ELITE CONSTRUCT LOAN #55/R REE	02/22/01	2,177.40		2,177.40
3370710978-6074	G00637	TRAPENBERG, ROB LOAN #36/B VAS	02/22/01	5,000.00		5,000.00
3370710978-6074	G00622	ELITE CONSTRUCT LOAN #35-R REE	03/13/01	5,100.00		5,100.00
3370710978-6074	G00651	MAR CONSTRUCTIO GRANT/U GUERRE	03/29/01 04/12/01	11,200.00		11,200.00
3370710978-6074	G00660	SOS ENTERPRISES LOAN #41-G BRO	04/12/01 05/03/01	8,175.00		8,175.00
3370710978-6074	G00660	SOS ENTERPRISES LOAN #041-G M	05/10/01	17,460.00		17,460.00
3370710978-6074	G00651	MAR CONSTRUCTIO LOAN #37-U GUE	05/10/01	2,652.50		2,652.50
3370710978-6074	G00660	SOS ENTERPRISES LOAN #41-G MOR		9,000.00		9,000.00
3370710978-6074	G00672	ELITE CONSTRUCT LOAN #42/J BRA	05/24/01 06/07/01	15,000.00		15,000.00
3370710978-6074	G00642	CERTIFIED CONST LOAN #39-A VAR		12,431.70		12,431.70
3370710978-6074	G00670	3 J'S CONSTRUCT LOAN #43-S JOS	06/07/01	2,447.50		2,447.50
3370710978-6074	G00660	SOS ENTERPRISES LOAN #41/G MOR	06/21/01	1,940.00		1,940.00
3370710978-6074	G00651	MAR CONSTRUCTIO LOAN #37-U GUE	06/28/01	12,500.00		12,500.00
3370710978-6074	G00593	CERTIFIED CONST LOAN #2-G MCKI	06/30/01	7,000.00		7,000.00
3370710978-6074	G00642	CERTIFIED CONST LOAN #39-A VAR	06/30/01			1,381.30
3370710978-6074	G00670	3 J'S CONSTRUCT LOAN #043-S JO	06/30/01	1,381.30	11,800.00	11,800.00
3470710978-6074	L0009057	SOS ENTERPRISES GRANT/A LOWE	05/31/01		1,700.00	1,700.00
3470710978-6074	G00682	SOS ENTERPRISES LOAN #44-A LOW	06/21/01		1,700.00	1,700.00
			Sub- Total	246,438.10	13,500.00	259,938.10
				,		
FY 01/02						
3370710978-6074	G00672	ELITE CONSTRUCT LOAN #42-J BRA	07/26/01	10,000.00		10,000.00
3370710978-6074	G00711	CERTIFIED CONST LOAN #46-G & D	08/02/01	13,800.00		13,800.00
3370710978-6074	G00672	ELITE CONSTRUCT LOAN #42-J BRA	08/09/01	6,000.00		6,000.00
3370710978-6074	G00712	CERTIFIED CONST LOAN #40-V KIN	08/09/01	11,000.00		11,000.00
3370710978-6074	G00723	MAR CONSTRUCTIO LOAN #50-E BOO	08/09/01	15,599.00		15,599.00
3370710978-6074	G00729	RSA CONTRACTORS LOAN #48-E & W	08/20/01	10,000.00		10,000.00
3370710978-6074	G00712	CERTIFIED CONST LOAN #049-V KI	09/06/01	11,500.00		11,500.00
3370710978-6074	L-0001-232	MAR CONSTRUCTIO LOAN #50-E BOO	09/13/01	6,000.00		6,000.00
3370710978-6074	G00642	CERTIFIED CONST LOAN #39-A VAR	09/20/01	3,000.00		3,000.00
3370710978-6074	G00729	RSA CONTRACTORS LOAN #48-E PAS	09/20/01	3,500.00		3,500.00
3370710978-6074	G00711	CERTIFIED CONST RL046 G & D MU	09/27/01	6,900.00		6,900.00
3370710978-6074	G00754	TRAPENBERG, ROB RL052 N ARMSTR	09/27/01	19,244.52		19,244.52
	•					A
						12.7



3370710978-6074	L0001232	MAR CONSTRUCTIO RL050 E BOONE	09/27/01	2,451.00		2,451.00
3370710978-6074	G00732	ELITE CONSTRUCT RL051 JOYCE TE	10/22/01	9,000.00		9,000.00
3370710978-6074	G00757	ELITE CONSTRUCT RL034 EVELYN J	10/22/01	6,000.00		6,000.00
3370710978-6074	G00762	TRAPENBERG, ROB RL053 JAQUELIN	10/22/01	16,598.00		16,598.00
3370710978-6074	G00593	CERTIFIED CONST RL049 VERONICA	11/01/01	2,500.00		2,500.00
3370710978-6074	G00711	CERTIFIED CONST LOAN#46-G&D MU	11/08/01	2,300.00		2,300.00
3370710978-6074	G00732	ELITE CONSTRUCT RL051 JOYCE TE	11/08/01	10,000.00		10,000.00
3370710978-6074	G00757	ELITE CONSTRUCT RL034 EVELYN J	11/08/01	12,000.00		12,000.00
3370710978-6074	G00762	TRAPENBERG, ROB LOAN #53-J SHA	11/08/01	6,202.00		6,202.00
3370710978-6074	G00767	AUBERRY ENTERPR RL054 ANNE MCC	11/08/01	10,480.00		10,480.00
3370710978-6074	L0001232	MAR CONSTRUCTIO RL050 ELVERTA	11/08/01	950.00		950.00
3370710978-6074	G00593	CERTIFIED CONST GRANT/MCKINNEY	11/21/01	2,500.00		2,500.00
3370710978-6074	G00754	TRAPENBERG, ROB GRANT/N ARMSTR	11/21/01	2,500.00		2,500.00
3370710978-6074	G00696	BULLET GENERAL GRANT/M DELA CR	11/29/01	4,000.00		4,000.00
3370710978-6074	G00050 G00777	SOUTHERN CALIFO PROVIDE REMEDY	11/29/01	1,839.94		1,839.94
3370710978-6074	G007732	ELITE CONSTRUCT RL051 JOYCE TE	12/20/01	3,500.00		3,500.00
3370710978-6074	G00752 G00757	ELITE CONSTRUCT GRANT/E JACKSO	01/31/02	3,982.00		3,982.00
3370710978-6074	G00794	TRAPENBERG, ROB GRANT/M SANDER	01/31/02	18,000.00		18,000.00
	G00754 G00767	AUBERRY ENTERPR GRANT/A MCCORV	02/07/02	4,640.00		4,640.00
3370710978-6074	L9910077	TRAPENBERG, ROB RLOGO B DAVIS	02/14/02	12,035.00		12,035.00
3370710978-6074		ELITE CONSTRUCT RL051 J TEMPLE	02/21/02	2,500.00		2,500.00
3370710978-6074	G00732	SACE CONTRACTOR RL058 B FIELDS	02/21/02	1,500.00		1,500.00
3370710978-6074	G00795	TRAPENBERG, ROB RL0060 B DAVIS	02/21/02	3,445.20		3,445.20
3370710978-6074	L9910077-1		02/28/02	4,500.00		4,500.00
3370710978-6074	G00794	TRAPENBERG, ROB RL057 M SANDER RSA CONTRACTORS RL055 R HIGUER	02/28/02	15,000.00		15,000.00
3370710978-6074	G00813		03/14/02	7,019.80		7,019.80
3370710978-6074	G00815	TRAPENBERG, ROB RLOGO B DAVIS	03/21/02	2,500.00		2,500.00
3370710978-6074	G00767	AUBERRY ENTERPR RL054 A MCCORV	03/21/02	12,500.00		12,500.00
3370710978-6074	G00834	CERTIFIED CONST RL062 N WRIGHT	03/28/02	2,443.00		2,443.00
3370710978-6074	G00757	ELITE CONSTRUCT RL034 E JACKSO	03/28/02	8,770.00		8,770.00
3370710978-6074	G00834	CERTIFIED CONST RL062 N WRIGHT	03/28/02	9,399.00		9,399.00
3370710978-6074	G00846	CERTIFIED CONST RL063 P MCCULL	04/11/02	2,500.00		2,500.00
3370710978-6074	G00794	TRAPENBERG, ROB LOAN #57- M SA	04/11/02	2,500.00		2,500.00
3370710978-6074	G00815	TRAPENBERG, ROB LOAN #60-B DAV	04/11/02	18,000.00		18,000.00
3370710978-6074	G00833	3 J'S CONSTRUCT LOAN #59-I MAR		1,185.00		1,185.00
3370710978-6074	G00834	CERTIFIED CONST RL062 N WRIGHT	04/25/02	4,500.00		4,500.00
3370710978-6074	G00833	3 J'S CONSTRUCT RL059 I MASHEL	05/09/02	-		10,000.00
3370710978-6074	G00846	CERTIFIED CONST RL063 P MCCULL	05/09/02	10,000.00		10,000.00
3370710978-6074	G00863	SACE CONTRACTOR RL064 R TAYLOR	05/09/02	10,000.00		5,615.00
3370710978-6074	G00863	SACE CONTRACTOR RL064 R TAYLOR	05/16/02	5,615.00		
3370710978-6074	G00813	RSA CONTRACTORS RL055 R HIGUER	06/06/02	4,220.00		4,220.00
3370710978-6074	G00833	3 J'S CONSTRUCT RL059 I MARSHE	06/06/02	2,500.00		2,500.00
3370710978-6074	G00863	SACE CONTRACTOR RL064 R TAYLOR	06/27/02	1,735.00		1,735.00
3370710978-6074	G00834	CERTIFIED CONST RL062 N WRIGHT	06/30/02	2,495.00		2,495.00
3370710978-6074	G00905	3 J'S CONSTRUCT RL066 P LEVERS	06/30/02	22,500.00	11 000 00	22,500.00
3470710978-6074	G00696	BULLET GENERAL LOAN #45-M DELA	08/02/01		11,000.00	11,000.00
3470710978-6074	G00715	SOS ENTERPRISES LOAN #47-N WHA	08/09/01		18,050.00	18,050.00
3470710978-6074	G00715	SOS ENTERPRISES LOAN #047-L &	08/23/01		4,450.00	4,450.00
3470710978-6074	G00715	SOS ENTERPRISES LOAN #47 WHART	10/15/01		2,500.00	2,500.00
3470710978-6074	G00696	BULLET GENERAL RL045 DELA CRUZ	10/22/01		9,000.00	9,000.00
3470710978-6074	G00869	CERTIFIED CONST LOAN #65-W JAC	06/06/02		16,000.00	16,000.00
			Sub- Total	405,348.46	61,000.00	466,348.46
FY 02/03			00/	F 500 00		F F 00 00
3370710978-6074	G00846	CERTIFIED CONST RL063 P McCULL	08/15/02	5,598.00		5,598.00
3370710978-6074	G00905	3 J'S CONSTRUCT RLOG6 P LEVEST	10/15/02	2,500.00		2,500.00
3370710978-6074	G00945	A AND R HOME IM GRANT/S PERRYM	12/19/02	13,750.00		13,750.00



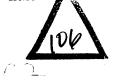
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3370710978-6074	G00945	A AND R HOME IM LOAN #68 P SHE	01/09/03	4,500.00		4,500.00
3370710978-6074	G00963	SACE CONTRACTOR GRANT/L MOORE	02/06/03	15,300.00		15,300.00
3370710978-6074	G00963	SACE CONTRACTOR GRANT/L MOORE	02/20/03	7,155.00		7,155.00
3370710978-6074	G00963	SACE CONTRACTOR L #069/L MOORE	03/13/03	2,495.00		2,495.00
3370710978-6074	G00985	CERTIFIED CONST L #073-M & C T	03/13/03	4,600.00		4,600.00
3370710978-6074	G00985	CERTIFIED CONST L #073-M & C T	03/13/03	14,000.00		14,000.00
3370710978-6074	G00987	VITO C HERRERO L #072/N NAJIY	03/13/03	10,700.00		10,700.00
3370710978-6074	G00981	TRAPENBERG, ROB RL071/G SMITH	03/20/03	2,130.00		2,130.00
3370710978-6074	G00981	TRAPENBERG, ROB RL071/G SMITH	03/20/03	1,910.00		1,910.00
3370710978-6074	G00945	A AND R HOME IM RL067/S PERRYM	03/27/03	4,250.00		4,250.00
3370710978-6074	G00985	CERTIFIED CONST RL073/M TOTI	03/27/03	3,900.00		3,900.00
3370710978-6074	G00987	VITO C HERRERO RL072/N NAJIY	03/27/03	5,065.00		5,065.00
3370710978-6074	G00981	TRAPENBERG, ROB L #071/G SMITH	04/03/03	3,065.00		3,065.00
3370710978-6074	G00987	VITO C HERRERO L #072/N NAJIY	04/24/03	7,435.00		7,435.00
3370710978-6074	G00981	TRAPENBERG, ROB L #071/G SMITH	05/01/03	4,323.00		4,323.00
3370710978-6074	G00981	TRAPENBERG, ROB L #071/G SMITH	05/01/03	6,017.00		6,017.00
3370710978-6074	G00981	TRAPENBERG, ROB L #071/G SMITH	05/08/03	438.00		438.00
3370710978-6074	G00981	TRAPENBERG, ROB L #071/G SMITH	05/08/03	1,472.00		1,472.00
3370710978-6074	G00945	A AND R HOME IM L #067/S & C P	05/22/03	2,500.00		2,500.00
3370710978-6074	G00981	TRAPENBERG, ROB L #071/G SMITH	05/22/03	3,145.00		3,145.00
3370710978-6074	G00985	CERTIFIED CONST L #073/M & C T	05/22/03	2,500.00		2,500.00
3370710978-6074	G01013	VITO C HERRERO L #068/R POBLET	05/29/03	6,480.00		6,480.00
3370710978-6074	G01013	VITO C HERRERO L #068/R POBLET	05/29/03	8,006.00		8,006.00
3370710978-6074	G01011	CERTIFIED CONST L132/J BROWN	06/12/03	15,220.00		15,220.00
3370710978-6074	G01013	VITO C HERRERO L #068/R & I PO	06/19/03	5,211.40		5,211.40
3370710978-6074	G01018	ARVCO CONSTRUCT L #076/T ARAMB	06/19/03	11,700.00		11,700.00
3370710978-6074	G00981	TRAPENBERG, ROB L #071/G SMITH	06/26/03	2,500.00		2,500.00
3370710978-6074	G01011	CERTIFIED CONST RL#074-BROWN	06/26/03	7,280.00		7,280.00
3370710978-6074	G00987	VITO C HERRERO L #072/N NAJIY	06/30/03	1,800.00		1,800.00
3370710978-6074	G01013	VITO C HERRERO RL068/R & I POB	06/30/03	2,188.60		2,188.60
3370710978-6074	G01018	ARVCO CONSTRUCT L134/T ARAMBUL	06/30/03	7,700.00		7,700.00
3370710978-6074	G01036	CERTIFIED CONST RL078/D HANDY	06/30/03	8,800.00	4 500 00	8,800.00
3470710978-6074	G00869	CERTIFIED CONST RL065 W JACINT	07/25/02		4,500.00	4,500.00
3470710978-6074	G00869	CERTIFIED CONST RL065 W JACINT	10/30/02		4,500.00	4,500.00
3470710978-6074	G00948	CERTIFIED CONST IOAN #61-BELLO	12/19/02		12,250.00	12,250.00
3470710978-6074	G00948	CERTIFIED CONST GRANT/L & E BO	01/27/03		1,250.00	1,250.00
3470710978-6074	G00975	3 J'S CONSTRUCT GRANT/L ANDERS	02/06/03		8,110.00	8,110.00
3470710978-6074	G00948	CERTIFIED CONST GRANT/L & E BO	02/20/03		1,500.00	1,500.00
3470710978-6074	G00975	3 J'S CONSTRUCT L #070/L ANDER	04/24/03		7,347.50	7,347.50
3470710978-6074	G00975	3 J'S CONSTRUCT L #070/L ANDER	05/22/03		1,717.50	1,717.50
			Sub- Total	205,634.00	41,175.00	246,809.00
FY 03/04						
3370710978-6074	G01014	SACE CONTRACTOR L #074/T AINNU	08/07/03	22,500.00		22,500.00
3370710978-6074	G01036	CERTIFIED CONST RL #078/D HARD	08/14/03	11,500.00		11,500.00
3370710978-6074	G01011	CERTIFIED CONST L#074/J BROWN	08/28/03	2,500.00		2,500.00
3370710978-6074	G01014	SACE CONTRACTOR L #079/T AINNU	09/04/03	2,500.00		2,500.00
3370710978-6074	G01018	ARVCO CONSTRUCT L #076/T ARAMB	09/18/03	3,100.00		3,100.00
3370710978-6074	G01036	CERTIFIED CONST L #078/D HANDY	09/18/03	2,146.00		2,146.00
3370710978-6074	G01045	A AND R HOME IM L #081/N BAILE	09/25/03	5,450.00		5,450.00
3370710978-6074	G01018	ARVCO CONSTRUCT L #076/T ARAMB	10/23/03	2,500.00		2,500.00
3370710978-6074	G01045	A AND R HOME IM L #081/N BAILE	10/23/03	6,000.00		6,000.00
3370710978-6074	G01058	CERTIFIED CONST L #082/Z LAWRE	10/23/03	17,730.00		17,730.00
3370710978-6074	G01059	SACE CONTRACTOR L #080/D CLOUG	10/23/03	22,500.00		22,500.00
3370710978-6074	G01058	CERTIFIED CONST L #082/Z LAWRE	10/30/03	4,770.00		4,770.00
3370710978-6074	G01042	SACE CONTRACTOR L 075/K BAKER	11/06/03	1,995.90		1,995.90

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3370710978-6074	G01045	A AND R HOME IM L #081/N BAILE	11/20/03	6,500.00		6,500.00
3370710978-6074	G01058	CERTIFIED CONST RETENTION PYMT	12/04/03	2,500.00		2,500.00
3370710978-6074	G01059	SACE CONTRACTOR L #080/D CLOUG	12/04/03	2,500.00		2,500.00
3370710978-6074	40012	AMERINATIONAL C 12/03 SERV FEE	01/29/04	18.42		18.42
3370710978-6074	G01045	A AND R HOME IM L #081/N BAILE	01/29/04	4,550.00		4,550.00
3370710978-6074	G01045	A AND R HOME IM L #081/N BAILE	03/04/04	2,500.00		2,500.00
3370710978-6074	G01087	TRAPENBERG, ROB L #086/G PALAC	03/04/04	4,985.00		4,985.00
3370710978-6074	P24747	DMS CONSTRUCTIO VIDEO OF SEWER	03/18/04	600.00		600.00
3370710978-6074	G01087	TRAPENBERG, ROB f086/G PALACIO	03/25/04	9,429.00		9,429.00
3370710978-6074	G01087	TRAPENBERG, ROB RL086/G PALACI	04/12/04	4,490.00		4,490.00
3370710978-6074	G01087	TRAPENBERG, ROB L# 086/G PALAC	04/15/04	2,428.00		2,428.00
3370710978-6074	G01087	TRAPENBERG, ROB RL086/G PALACI	04/29/04	1,168.00		1,168.00
3370710978-6074	G01087	TRAPENBERG, ROB F086/G PALACIO	05/13/04	2,500.00		2,500.00
3370710978-6074	G0402001	RSA CONTRACTORS LOAN #055-R HI	06/03/04	1,800.00		1,800.00
3470710978-6074	G01038	ARVCO CONSTRUCT L #077/F COTTR	08/28/03		12,500.00	12,500.00
3470710978-6074	G01042	SACE CONTRACTOR L #075/K BAKER	09/25/03		17,963.10	17,963.10
3470710978-6074	G01036	CERTIFIED CONST L #078/D HANDY	10/15/03		2,494.00	2,494.00
3470710978-6074	G01038	ARVCO CONSTRUCT L #077/F COTTR	10/15/03		11,050.00	11,050.00
3470710978-6074	G01038	ARVCO CONSTRUCT L #077/F COTRE	12/04/03		1,450.00	1,450.00
3470710978-6074	G01108	CERTIFIED CONST RL091/R CASAS	04/12/04		14,500.00	14,500.00
3470710978-6074	G01108	CERTIFIED CONST RL091/R CASAS	05/06/04		8,000.00	8,000.00
3470710978-6074	G01108	CERTIFIED CONST LOAN #091-R CA	06/03/04		2,500.00	2,500.00
3470710978-6074	L0302003	BULLET GENERAL L #094/J RUBIO	06/03/04		20,590.50	20,590.50
3470710978-6074	G01118	BULLET GENERAL RL093/A MURPHY	06/10/04		15,800.00	15,800.00
3470710978-6074	L0208-007	CERTIFIED CONST RL088/SAPA SAL	06/10/04		13,250.00	13,250.00
3470710978-6074	G01118	BULLET GENERAL L #093/A MURPHY	06/24/04		6,700.00	6,700.00
3470710978-6074	G01133	CERTIFIED CONST L# S/SALIMA	06/24/04		9,250.00	9,250.00
3470710978-6074	G01141	TRAPENBERG, ROB L #095/W DILLA	06/24/04		4,580.00	4,580.00
3470710978-6074	G01118	BULLET GENERAL L #093/A MURPHY	06/30/04		2,500.00	2,500.00
3470710978-6074	G01132	BULLET GENERAL L #094/J RUBIO	06/30/04		1,152.00	1,152.00 2,423.85
3470710978-6074	G01132	BULLET GENERAL L #094/J RUBIO	06/30/04		2,423.85	2,500.00
3470710978-6074	G01133	CERTIFIED CONST L #088/S SALIM	06/30/04		2,500.00 4,445.00	4,445.00
3470710978-6074	G01141	TRAPENBERG, ROB L #095/W DILLA	06/30/04 Sub-		4,445.00	4,445.00
			Total	151,160.32	153,648.45	304,808.77
FY 04/05						
3370710003-6025	P27216	WAJID, ATIYA REIMBURSE/PLAN CH	02/03/05	1,743.40		1,743.40
3370710978-6025	G01251	ECHEVERRY CONST R-014/R URSICH	04/14/05	430.00		430.00
3370710978-6074	G01152	TRAPENBERG, ROB L #097/N NEGLE	08/12/04	9,135.00		9,135.00
3370710978-6074	G01179	AUBERRY ENTERPR L #0101/M JACK	11/04/04	19,284.00		19,284.00
3370710978-6074	G01179	AUBERRY ENTERPR RL#101-M JACKS	12/02/04	3,216.00		3,216.00
3370710978-6074	G01228	TRAPENBERG, ROB L #110/L NICHO	12/30/04	10,200.00		10,200.00
3370710978-6074	G01179	AUBERRY ENTERPR L #0101/M JACK	01/13/05	2,500.00		2,500.00
3370710978-6074	G01228	TRAPENBERG, ROB LOAN #0110-L N	01/20/05	6,820.00		6,820.00
3370710978-6074	G01178	CERTIFIED CONST L #089/D HALL	02/03/05	10,149.00		10,149.00
3370710978-6074	G01229	ARVCO CONSTRUCT L #0104/N ECHO	02/03/05	11,400.00		11,400.00
3370710978-6074	G01228	TRAPENBERG, ROB L #0110/L NICH	02/10/05	5,480.00		5,480.00
3370710978-6074	G01231	3 J'S CONSTRUCT L #0113/W ROSS	02/17/05	13,780.00		13,780.00
3370710978-6074	G01240	TRAPENBERG, ROB L #0115/F FOST	02/17/05	9,810.00		9,810.00
3370710978-6074	G01245	TRAPENBERG, ROB L #0117/V ALEX	02/24/05	8,475.00		8,475.00
3370710978-6074	G01240	TRAPENBERG, ROB L #0115/F FOST	03/03/05	4,455.00		4,455.00
3370710978-6074	G01245	TRAPENBERG, ROB L #0117/V ALEX	03/03/05	2,930.00		2,930.00
3370710978-6074	G01245	TRAPENBERG, ROB L #0117/V ALEX	03/03/05	5,900.00		5,900.00
3370710978-6074	G01228	TRAPENBERG, ROB L #0110/L NICH	03/10/05	2,500.00		2,500.00
3370710978-6074	G01252	TRAPENBERG, ROB L 0121/D STEPH	03/24/05	17,125.00		17,125.00
3370710978-6074	G01240	TRAPENBERG, ROB L #0115/F FOST	03/30/05	8,235.00		8,235.00

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3370710978-6074	G01199	TRAPENBERG, ROB RL0105/W LEWIS	04/14/05	2,500.00		2,500.00
3370710978-6074	G01229	ARVCO CONSTRUCT RL0104/N ECHOL	04/14/05	10,335.00		10,335.00
3370710978-6074	G01231	3 J'S CONSTRUCT L #0113/W ROSS	04/14/05	8,720.00		8,720.00
3370710978-6074	G01252	TRAPENBERG, ROB L #0121/D STEP	04/14/05	5,375.00		5,375.00
3370710978-6074	G01261	BULLET GENERAL RL0119/R AGUILA	04/14/05	15,480.25		15,480.25
3370710978-6074	G01240	TRAPENBERG, ROB 0115/F FOSTER	04/28/05	2,500.00		2,500.00
3370710978-6074	G01245	TRAPENBERG, ROB L0117/V ALEXAN	04/28/05	5,127.50		5,127.50
3370710978-6074	G01272	SACE CONTRACTOR RL0122/E MARTI	05/09/05	22,500.00		22,500.00
3370710978-6074	G01231	3 J'S CONSTRUCT RL0113/W ROSSE	05/12/05	2,500.00		2,500.00
3370710978-6074	G01252	TRAPENBERG, ROB RL0121/D STEPH	05/12/05	2,500.00		2,500.00
3370710978-6074	G01280	RSA CONTRACTORS RL0112/C DAVIS	05/12/05	22,500.00		22,500.00
3370710978-6074	G01229	ARVCO CONSTRUCT L #RL0104	05/19/05	2,415.00		2,415.00
3370710978-6074	G01245	TRAPENBERG, ROB L #0117/V ALEX	06/09/05	2,492.50		2,492.50
3370710978-6074	G01272	SACE CONTRACTOR L #RL0122/K MA	06/09/05	2,500.00		2,500.00
3370710978-6074	G01292	LRJ CONSTRUCTIO RL0120/A RUBIO	06/16/05	7,560.00		7,560.00
3370710978-6074	G01249	AUBERRY ENTERPR L #F1197/C GAR	06/23/05	9,000.00		9,000.00
3370710978-6074	G01261	BULLET GENERAL L #RL0119/R AGU	06/23/05	6,519.35		6,519.35
3370710978-6074	G01295	TRAPENBERG, ROB L #F1212/W SIM	06/23/05	9,000.00		9,000.00
3370710978-6074	G01303	SACE CONTRACTOR L #F1217/R BES	06/23/05	9,000.00		9,000.00
3370710978-6074	G01219	TRAPENBERG, ROB F1176/D THERMS	06/30/05	9,000.00		9,000.00
3370710978-6074	G01219	TRAPENBERG, ROB 41377/D THERMS	06/30/05	1,000.00		1,000.00
3370710978-6074	G01249	AUBERRY ENTERPR 41407/C GARNET	06/30/05	1,000.00		1,000.00
3370710978-6074	G01261	BULLET GENERAL #RL0119/R AGUIL	06/30/05	2,444.40		2,444.40
3370710978-6074	G01274	TRAPENBERG, ROB 41383/M FERRER	06/30/05	1,000.00		1,000.00
3370710978-6074	G01274	TRAPENBERG, ROB F1182/M FERRER	06/30/05	1,000.00		1,000.00
3370710978-6074	G01274	TRAPENBERG, ROB FG#1182-FERRER	06/30/05	8,000.00		8,000.00
3370710978-6074	G01280	RSA CONTRACTORS RL#0112	06/30/05	2,500.00		2,500.00
3370710978-6074	G01292	LRJ CONSTRUCTIO RL0120/A RUBIO	06/30/05	840.00		840.00
3370710978-6074	G01295	TRAPENBERG, ROB FA1212/W SIMPS	06/30/05	1,000.00		1,000.00
3370710978-6074	G01303	SACE CONTRACTOR F1217/R & E BE	06/30/05	1,000.00		1,000.00
3370710978-6074	G01308	A AND R HOME IM 410404/J HARRI	06/30/05	9,000.00		9,000.00
3370710978-6074	G01309	AUBERRY ENTERPR RL#0109/J SCOT	06/30/05	9,000.00		9,000.00
3470710978-6074	G01141	TRAPENBERG, ROB L #095/W DILLA	07/15/04		3,500.00	3,500.00
3470710978-6074	G01141	TRAPENBERG, ROB L #095/W DILLA	07/15/04		2,620.00	2,620.00
3470710978-6074	G01141	TRAPENBERG, ROB L #095/W DILLA	08/05/04		7,355.00	7,355.00
3470710978-6074	G01158	AUBERRY ENTERPR L #099/D WRIGH	08/12/04		3,340.00	3,340.00
3470710978-6074	G01157	CERTIFIED CONST L #087/A JACKS	08/26/04		11,600.00	11,600.00
3470710978-6074	G01141	TRAPENBERG, ROB RL#095-W DILLA	09/02/04		2,500.00	2,500.00
3470710978-6074	G01142	NEW VISION PACI L #092/N BANKS	09/16/04		22,466.70	22,466.70
3470710978-6074	G01152	TRAPENBERG, ROB L #097/N NEGLE	09/16/04		6,840.00	6,840.00
3470710978-6074	G01152	TRAPENBERG, ROB L #097/ N NEGL	09/16/04		5,645.00	5,645.00
3470710978-6074	G01158	AUBERRY ENTERPR L #099/D WRIGH	09/16/04		6,800.00	6,800.00
3470710978-6074	G01158	AUBERRY ENTERPR L #099/J WRIGH	09/16/04		10,500.00	10,500.00
3470710978-6074	G01157	CERTIFIED CONST L #087/A JACKS	09/23/04		8,000.00	8,000.00
3470710978-6074	G01142	NEW VISION PACI L #092	10/14/04		2,496.30	2,496.30
3470710978-6074	G01152	TRAPENBERG, ROB L #097/N NEGLE	10/28/04		880.00	880.00
3470710978-6074	G01157	CERTIFIED CONST L #087/A JACKS	11/04/04		2,897.00	2,897.00
3470710978-6074	G01199	TRAPENBERG, ROB L #0105/W & M	11/10/04		8,020.00	8,020.00
3470710978-6074	G01186	CERTIFIED CONST L #098/V JOHNS	11/18/04		11,500.00	11,500.00
3470710978-6074	G01201	DAN CONTRACTORS L #0106/E & M	11/24/04		15,030.00	15,030.00
3470710978-6074	G01199	TRAPENBERG, ROB L #0105/W & M	12/02/04		14,350.00	14,350.00
3470710978-6074	G01157	CERTIFIED CONST L #087/A JACKS	12/16/04		2,500.00	2,500.00
3470710978-6074	G01210	SACE CONTRACTOR L #108/D HILL	12/30/04		22,500.00	22,500.00
3470710978-6074	G01201	DAN CONTRACTORS L#0106/E GUZMA	01/06/05		1,670.00	1,670.00
3470710978-6074	G01158	AUBERRY ENTERPR LOAN #099-J WR	01/20/05		1,860.00	1,860.00
3470710978-6074	G01210	SACE CONTRACTOR L #0108/D HILL	02/03/05		2,500.00	2,500.00
3470710978-6074	G01199	TRAPENBERG, ROB L #0105/W & M	03/10/05		130.00	130.00



710978-6074 710978-6074 710978-6074 710978-6074 710978-6074 710978-6074 710978-6074 710978-6074 710978-6074 710978-6074 710978-6074 710978-6074	JE0305358 G01186 G01290 AJE0605125 AJE0605125 G01301 G01321	CORRECT ACCOUNTS CERTIFIED CONST RI098/V JOHNSO TRAPENBERG, ROB LUNA#RL0123 TRANSFER EXPENDITURES TRANSFER EXPENDITURES TRANSFER EXPENDITURES TRAPENBERG, ROB #RL0126/A DAVI	03/31/05 05/09/05 06/09/05 06/30/05 06/30/05 06/30/05 06/30/05 Sub- Total		2,500.00 10,000.00 7,530.00 10,000.00 10,000.00 10,000.00 11,320.00	2,500.00 10,000.00 7,530.00 10,000.00 10,000.00 10,000.00
710978-6074 710978-6074 710978-6074 710978-6074 710978-6074 /06 710978-6074 710978-6074 710978-6074	G01290 AJE0605125 AJE0605125 AJE0605125 G01301	TRAPENBERG, ROB LUNA#RL0123 TRANSFER EXPENDITURES TRANSFER EXPENDITURES TRANSFER EXPENDITURES	06/09/05 06/30/05 06/30/05 06/30/05 06/30/05 Sub-		7,530.00 10,000.00 10,000.00 10,000.00	7,530.00 10,000.00 10,000.00 10,000.00
710978-6074 710978-6074 710978-6074 710978-6074 /06 710978-6074 710978-6074 710978-6074	AJE0605125 AJE0605125 AJE0605125 G01301	TRANSFER EXPENDITURES TRANSFER EXPENDITURES TRANSFER EXPENDITURES	06/30/05 06/30/05 06/30/05 06/30/05 Sub-		10,000.00 10,000.00 10,000.00	10,000.00 10,000.00 10,000.00
710978-6074 710978-6074 710978-6074 /06 710978-6074 710978-6074 710978-6074	AJE0605125 AJE0605125 G01301	TRANSFER EXPENDITURES TRANSFER EXPENDITURES	06/30/05 06/30/05 06/30/05 Sub-		10,000.00 10,000.00	10,000.00 10,000.00
710978-6074 710978-6074 /06 710978-6074 710978-6074 710978-6074	AJE0605125 G01301	TRANSFER EXPENDITURES	06/30/05 06/30/05 Sub-		10,000.00	10,000.00
710978-6074 /06 710978-6074 710978-6074 710978-6074	G01301		06/30/05 Sub-			
/06 710978-6074 710978-6074 710978-6074		TRAPENBERG, ROB #RL0126/A DAVI	Sub-		11,320.00	11 270 00
710978-6074 710978-6074 710978-6074	G01321					11,320.00
710978-6074 710978-6074 710978-6074	G01321		Total			
710978-6074 710978-6074 710978-6074	G01321			348,876.40	238,850.00	587,726.40
710978-6074 710978-6074 710978-6074	G01321					
710978-6074 710978-6074		SACE CONTRACTOR R60127/R VARGA	08/11/05	22,500.00		22,500.00
710978-6074	G01329	A AND R HOME IM FA 50172/N NAL	08/18/05	8,500.00		8,500.00
	G01308	A AND R HOME IM F1196/J HARRIS	09/01/05	1,000.00		1,000.00
	G01309	AUBERRY ENTERPR RL0109/J SCOTT	09/01/05	1,000.00		1,000.00
710978-6074						20,997.00
						2,500.00
						2,333.00
						14,000.00
			•			2,500.00
						2,500.00
				•		,
						18,196.80
						10,690.00
						7,970.00
						8,810.00
710978-6074						10,920.00
710978-6074	G01407	TRAPENBERG, ROB N QUINTANA/RL0				2,335.0
710978-6074	G01393	TRAPENBERG, ROB M BARNES/RL013				890.0
710978-6074	G01407	TRAPENBERG, ROB N QUINTANA/RLO	05/25/06	3,385.00		3,385.0
710978-6074	G01408	MAR CONSTRUCTIO C RODRIGUEZ/RL	05/25/06	14,300.00		14,300.0
710978-6074	G01384	GALANTE COMPANY JOANN GREEN/RL	06/22/06	4,282.50		4,282.5
710978-6074	G01393	TRAPENBERG, ROB M BARNES/RL013	06/29/06	2,500.00		2,500.0
710978-6074	G01407	TRAPENBERG; ROB N QUINTANA/RL	06/29/06	2,500.00		2,500.0
710978-6074	G01384	GALANTE COMPANY J GREEN/RL0134	06/30/06	2,497.70		2,497.70
710978-6074	G01408	MAR CONSTRUCTIO C RODRIGUEZ/RL	06/30/06	8,200.00		8,200.0
710978-6074	G01432	A AND R HOME IM RG0150/M JACKS	06/30/06	9,000.00		9,000.0
710978-6074	G01441	TRAPENBERG, ROB G & F LILLY/RL	06/30/06	6,510.00		6,510.0
		HABITAT FOR HUM CONSTRUCTION S	08/18/05	19,376.45		19,376.4
710978-6076			09/22/05	,		7,623.5
710978-6076				2,999.97		2,999.9
				,	2,757.00	2,757.0
						22,500.0
						1,605.0
		•				1,000.0
		,				2,500.0
						4,560.0
					,	4,300.0
		, ,				
						1,200.0
		•				2,500.0
						1,970.0
						6,818.0
						4,620.0
						7,868.0
						2,500.0
						4,155.0
						5,857.0 2,500.0
	710978-6074 710978-6074 710978-6074 710978-6074 710978-6074 710978-6074 710978-6074 710978-6074 710978-6074 710978-6074 710978-6074 710978-6076	710978-6074 G01321 710978-6074 G01332 710978-6074 G01329 710978-6074 G01331 710978-6074 G01329 710978-6074 G01329 710978-6074 G01329 710978-6074 G01329 710978-6074 G01393 710978-6074 G01407 710978-6074 G01407 710978-6074 G01393 710978-6074 G01393 710978-6074 G01393 710978-6074 G01393 710978-6074 G01393 710978-6074 G01393 710978-6074 G01407 710978-6074 G01384 710978-6074 G01408 710978-6074 G01408 710978-6074 G01408 710978-6074 G01401 710978-6074 G01402 710978-6074 G01301 710978-6074 G01301 710978-6074 G01301 710978-6074 G01301 710978-6074 G01301 710978-6074 G01301	P10978-6074 G01321 SACE CONTRACTOR RL0127/R VARGA P10978-6074 G01332 CECIL WRIGHT GE RL0130/A AUSTI P10978-6074 G01329 A AND R HOME IM RL0128/N L NAL P10978-6074 G01339 A AND R HOME IM RL0128/N L NAL P10978-6074 G01393 TRAPENBERG, ROB M BARNES/RL0134 P10978-6074 G01393 TRAPENBERG, ROB M BARNES/RL013 P10978-6074 G01407 TRAPENBERG, ROB N QUINTANA 501 P10978-6074 G01407 TRAPENBERG, ROB N QUINTANA 501 P10978-6074 G01407 TRAPENBERG, ROB N QUINTANA 501 P10978-6074 G01407 TRAPENBERG, ROB N QUINTANA/RL0 P10978-6074 G01407 TRAPENBERG, ROB N QUINTANA/RL0 P10978-6074 G01408 MAR CONSTRUCTIO C RODRIGUEZ/RL P10978-6074 G01384 GALANTE COMPANY J GREEN/RL013 P10978-6074 G01384 GALANTE COMPANY J OANN GREEN/RL P10978-6074 G01384 GALANTE COMPANY J OANN GREEN/RL P10978-6074 G01384 GALANTE COMPANY J GREEN/RL P10978-6074 G01384 GALANTE COMPANY J GREEN/RL	P10978-6074 G01321 SACE CONTRACTOR RL0127/R VARGA 10/06/05 P10978-6074 G01322 CECIL WRIGHT GE RL0130/A AUSTI 10/13/05 P10978-6074 G01329 A AND R HOME IM RL0128/N L NAL 11/03/05 P10978-6074 G01331 ARVCO CONSTRUCT D WRIGHT/M DUR 11/10/05 P10978-6074 G01384 GALANTE COMPANY J GREEN/RL0134 03/16/06 P10978-6074 G01393 TRAPENBERG, ROB M BARNES/RL013 03/16/06 P10978-6074 G01407 TRAPENBERG, ROB M BARNES/RL013 04/13/06 P10978-6074 G01407 TRAPENBERG, ROB M DUINTANA 501 04/27/06 P10978-6074 G01407 TRAPENBERG, ROB M DUINTANA/RL0 05/25/06 P10978-6074 G01407 TRAPENBERG, ROB M DARNES/RL013 05/25/06 P10978-6074 G01407 TRAPENBERG, ROB M DARNES/RL013 05/25/06 P10978-6074 G01408 MAR CONSTRUCTIO C RODRIGUEZ/RL 05/25/06 P10978-6074 G01393 TRAPENBERG, ROB M BARNES/RL013 06/29/06 P10978-6074 G01393 TRAPENBERG, ROB M BARNES/RL013 06/22/06	P10978-6074 G01321 SACE CONTRACTOR RL0127/R VARGA 10/06/05 2,500.00 P10978-6074 G01322 CECIL WRIGHT GE RL0120/A AUSTI 10/13/05 1,4000.00 P10978-6074 G01329 A AND R HOME IM RL0128/N L NAL 11/03/05 1,4000.00 P10978-6074 G01329 A AND R HOME IM RL0128/N L NAL 11/10/05 2,500.00 P10978-6074 G01329 A AND R HOME IM NALL/RL0128 11/17/05 2,500.00 P10978-6074 G01393 TRAPENBERG, ROB M BARNES/RL013 03/16/06 10,690.00 P10978-6074 G01407 TRAPENBERG, ROB N QUINTANA S01 04/13/06 8,810.00 P10978-6074 G01393 TRAPENBERG, ROB N QUINTANA/RL0 05/25/06 890.00 P10978-6074 G01393 TRAPENBERG, ROB N QUINTANA/RL0 05/25/06 14,300.00 P10978-6074 G01393 TRAPENBERG, ROB M BARNES/RL013 05/25/06 14,300.00 P10978-6074 G01393 TRAPENBERG, ROB M BARNES/RL013 05/25/06 14,300.00 P10978-6074 G01393 TRAPENBERG, ROB M DARNES/RL013 06/22/06 2,5	P19978-6074 G01321 SACE CONTRACTOR RL0127/R VARGA 10/06/05 2,500.00 P10978-6074 G01322 CECIL WRIGHT GE RL0130/A AUSTI 10/13/05 2,330.00 P10978-6074 G01331 ARVCO CONSTRUCT D WRIGHT/M DUR 11/10/05 2,500.00 P10978-6074 G01333 ARVCO CONSTRUCT D WRIGHT/M DUR 11/10/05 2,500.00 P10978-6074 G01393 TRAPENBERG, ROB M BARNES/RL013 03/15/06 10,690.00 P10978-6074 G01393 TRAPENBERG, ROB M BARNES/RL013 04/17/06 8,810.00 P10978-6074 G01407 TRAPENBERG, ROB M BARNES/RL013 04/27/06 10,920.00 P10978-6074 G01407 TRAPENBERG, ROB M BARNES/RL013 04/27/06 10,920.00 P10978-6074 G01407 TRAPENBERG, ROB M BARNES/RL013 05/25/06 890.00 P10978-6074 G01407 TRAPENBERG, ROB N MARNES/RL013 05/25/06 14,300.00 P10978-6074 G01408 MAR CONSTRUCTIO C RODRIGUEZ/RL 05/25/06 2,500.00 P10978-6074 G01408 MAR CONSTRUCTIO C RODRIGUEZ/RL 06/30/06 2,



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3470710978-6074	G01433 G01436	MAR CONSTRUCTIO J ROBERTSON/RG A AND R HOME IM C ANTHONY/RG01	06/29/06 06/29/06		9,000.00 9,000.00	9,000.00 9,000.00
3470710978-6074	G01436	A AND R HOME IM C ANTHONY/RG01	06/30/06		1,000.00	1,000.00
3470710978-6074	001430		Sub- Total	220,817.00	98,345.00	319,162.00
FY 06/07						
3370710978-6074	G01435	TRAPENBERG, ROB J NERY/RL0139	07/20/06	10,867.50		10,867.50
3370710978-6074	G01408	MAR CONSTRUCTIO C RODRIGUEZ/RL	08/03/06	2,500.00		2,500.00
3370710978-6074	G01441	TRAPENBERG, ROB G LILLY/RL 013	08/03/06	3,556.50		3,556.50
3370710978-6074	G01432	A AND R HOME IM M JACKSON/F126	08/17/06	1,000.00		1,000.00
3370710978-6074	G01435	TRAPENBERG, ROB J & M NERY/RLO	08/24/06	1,207.50		1,207.50
3370710978-6074	G01441	TRAPENBERG, ROB F LILLY/RL 013	09/14/06	1,118.50		1,118.50
3370710978-6074	G01497	EDISON CONSTRUC Q ROBINSON/RLO	11/30/06	8,340.00		8,340.00
3370710978-6074	G01476	TRAPENBERG, ROB V IBERRI/F1285	12/14/06	6,200.00		6,200.00
3370710978-6074	G01497	EDISON CONSTRUC Q ROBERSON/RL2	01/04/07	14,000.00		14,000.00
3370710978-6074	G01503	TRAPENBERG, ROB J MITCHELL/RLO	01/04/07	2,800.00		2,800.00
3370710978-6074	G01503	TRAPENBERG, ROB J MITCHELL/RLO	01/04/07	9,107.00		9,107.00
3370710978-6074	G01525	TRAPENBERG, ROB A TORRES/RL022	02/14/07	9,000.00		9,000.00
3370710978-6074	G01503	TRAPENBERG, ROB J MITCHELL/RLO	03/01/07	1,323.00		1,323.00
3370710978-6074	G01514	S J CONTRACTOR R BLANCO/RL0218	03/01/07	6,000.00		6,000.00
3370710978-6074	G01514	S J CONTRACTOR R BLANCO/RL0218	03/01/07	7,080.00		7,080.00 5,000.00
3370710978-6074	G01476	TRAPENBERG, ROB V IBERRI/RL014	03/15/07	5,000.00		
3370710978-6074	G01514	S J CONTRACTOR R BLANCO/GRANT	03/22/07	9,420.00		9,420.00 5,000.00
3370710978-6074	G01476	TRAPENBERG, ROB V IBERRI/GRANT	03/29/07	5,000.00		17,400.00
3370710978-6074	G01540	MAR CONSTRUCTIO J JENSEN/GRANT	03/29/07	17,400.00		9,550.00
3370710978-6074	G01476	TRAPENBERG, ROB V IBERRI/GRANT	04/10/07	9,550.00		9,550.00 2,500.00
3370710978-6074	G01514	S J CONTRACTOR R BLANCO/GRANT	04/10/07	2,500.00		2,500.00
3370710978-6074	G01525	TRAPENBERG, ROB A TORRES/GRANT	04/10/07	13,050.00		450.00
3370710978-6074	G01525	TRAPENBERG, ROB A TORRES/GRANT	04/19/07	450.00		11,880.00
3370710978-6074	G01533	MAR CONSTRUCTIO S TAYLOR/GRANT	04/19/07	11,880.00		2,500.00
3370710978-6074	G01525	TRAPENBERG, ROB A TORRES/GRANT	05/17/07	2,500.00 10,002.98		10,002.98
3370710978-6074	G01178	MAR CONSTRUCTIO D HALL/RL 089	06/07/07 06/07/07	6,875.00		6,875.00
3370710978-6074	G01578	TRAPENBERG, ROB C HULL/L 0273	06/14/07	9,805.00		9,805.00
3370710978-6074	G01578	TRAPENBERG, ROB C HULL/RL0273	06/28/07	5,740.00		5,740.00
3370710978-6074	G01476	TRAPENBERG, ROB V IBERRI/RL014	06/28/07	5,695.00		5,695.00
3370710978-6074	G01579	TRAPENBERG, ROB F MAPUOLETULI/	06/30/07	13,149.00		13,149.00
3370710978-6074	G01476Y	TRAPENBERG, ROB V IBERRI/RL014		1,320.00		1,320.00
3370710978-6074	G01533	MAR CONSTRUCTIO S TAYLOR/RL021	06/30/07 06/30/07	5,100.00		5,100.00
3370710978-6074	G01540	MAR CONSTRUCTIO J JENSON/RL021		1,315.00		1,315.00
3370710978-6074	G01578	TRAPENBERG, ROB C HULL/RL0273	06/30/07 06/30/07	2,780.00		2,780.00
3370710978-6074	G01578	TRAPENBERG, ROB C HULL/RL0273	06/30/07	1,725.00		1,725.00
3370710978-6074	G01578	TRAPENBERG, ROB C HULL/RL0273	07/20/06	1,723.00	9,000.00	9,000.00
3470710978-6074	G01447	MAR CONSTRUCTIO C SMITH/RG0163 LRJ CONSTRUCTIO J ESTRACIO/RG	08/03/06		9,000.00	9,000.00
3470710978-6074	G01437	MAR CONSTRUCTIO V POWDRILL/RG	08/03/06		9,000.00	9,000.00
3470710978-6074	G01446	LRJ CONSTRUCTIO J ESTACIO/RG 0	09/14/06		1,000.00	1,000.00
3470710978-6074	G01437	MAR CONSTRUCTIO V PROWDRILL/RG	09/14/06		1,000.00	1,000.00
3470710978-6074	G01446	MAR CONSTRUCTIO C SMITH/RG 016	09/14/06		1,000.00	1,000.00
3470710978-6074	G01447	GALKOS CONSTRUC C & D COLE/RG	09/14/06		1,000.00	1,000.00
3470710978-6074	G01448	GALKOS CONSTRUC C & D COLE/RG	09/14/06		9,000.00	9,000.00
3470710978-6074	G01448 G01554	MAR CONSTRUCTIO A WILLIAMS/RED	06/28/07		12,000.00	12,000.00
3470710978-6074	601554	MAR CONSTRUCTION WILL, and, all	Sub-			97.9
			Total	224,356.98	52,000.00	276,356.98
FY 07/08						0 700 00
3370710978-6074	G01579	TRAPENBERG, ROB F MAPUOLETULI/	07/12/07	8,730.00		8,730.00
3370710978-6074	G01587	MAR CONSTRUCTIO J CARLYLE/RL02	08/02/07	22,500.00		22,500.00

3370710978-6074	G01540	MAR CONSTRUCTIO J JENSON/RL021	08/09/07	2,500.00		2,500.00
3370710978-6074	G01579	TRAPENBERG, ROB F MAPUOLETULI/	08/09/07	8,075.00		8,075.00
3370710978-6074	G01592	MAR CONSTRUCTIO D BYMAN/RL0284	08/23/07	13,600.00		13,600.00
3370710978-6074	G01476Y	TRAPENBERG, ROB V IBERRI/RL014	09/06/07	6,071.00		6,071.00
3370710978-6074	G01578	TRAPENBERG, ROB C HULL/RL0273	09/06/07	2,500.00		2,500.00
3370710978-6074	G01579	TRAPENBERG, ROB F MAPUOLETULI/	09/06/07	2,500.00		2,500.00
3370710978-6074	G01587	MAR CONSTRUCTIO J CARLYLE/RL02	09/06/07	2,500.00		2,500.00
3370710978-6074	G01605	RM CONSTRUCTION R ANDREWS/RL30	09/13/07	16,480.00		16,480.00
3370710978-6074	G01606	TRAPENBERG, ROB J STEWART/RLO2	09/13/07	6,910.00		6,910.00
3370710978-6074	G01607	SAMI CONSTRUCTI I LYON/RL0302	09/13/07	22,500.00		22,500.00
3370710978-6074	G01554	MAR CONSTRUCTIO A W SMITH	09/27/07	5,500.00		5,500.00
3370710978-6074	G01606	TRAPENBERG, ROB J STEWART	09/27/07	4,495.00		4,495.00
3370710978-6074	G01608	MAR CONSTRUCTIO T UINI/GRANT	10/11/07	16,600.00		16,600.00
3370710978-6074	G01607	SAMI CONSTRUCTI I LYON/GRANT	10/17/07	2,500.00		2,500.00
3370710978-6074	G01608	MAR CONSTRUCTIO T UINI/GRANT	10/17/07	5,900.00		5,900.00
3370710978-6074	G01592	MAR CONSTRUCTIO D BYNUM/GRANT	10/25/07	6,200.00		6,200.00
3370710978-6074	G01606	TRAPENBERG, ROB J STEWART/GRAN	10/25/07	4,040.00	•	4,040.00
3370710978-6074	G01605	RM CONSTRUCTION R ANDREWS/GRAN	11/01/07	6,020.00		6,020.00
3370710978-6074	G01600	TRAPENBERG, ROB M BLACKSTONE/G	11/08/07	6,480.00		6,480.00
3370710978-6074	G01606	TRAPENBERG, ROB J STEWART/GRAN	11/15/07	3,055.00		3,055.00
3370710978-6074	G01616	TRAPENBERG, ROB D TAYLOR/GRANT	11/21/07	13,395.00		13,395.00
3370710978-6074	G01634	AUBERRY ENTERPR N DEFOORE/GRAN	11/21/07	8,280.00		8,280.00
3370710978-6074	G01592	MAR CONSTRUCTIO D BYNUM/GRANT	11/29/07	2,200.00		2,200.00
3370710978-6074	G01605	RM CONSTRUCTION R ANDREWS/GRAN	11/29/07	2,500.00		2,500.00
3370710978-6074	G01608	MAR CONSTRUCTIO T UINI/GRANT	11/29/07	2,500.00		2,500.00
3370710978-6074	G01600	TRAPENBERG, ROB M BLACKSTONE/G	12/13/07	16,020.00		16,020.00
3370710978-6074	G01616	TRAPENBERG, ROB D TAYLOR/GRANT	12/13/07	2,989.50		2,989.50
3370710978-6074	G01634	AUBERRY ENTERPR N DEFOORE/GRAN	12/19/07	13,860.00		13,860.00
3370710978-6074	G01634 G01646	MAAR CONSTRUCTI P CARTER/GRANT	12/19/07	14,100.00		14,100.00
3370710978-6074	G01640	TRAPENBERG, ROB M BLACKSTONE/G	01/10/08	2,500.00		2,500.00
3370710978-6074	G01634	AUBERRY ENTERPR N DEFOORE/GRAN	01/17/08	2,460.00		2,460.00
3370710978-6074	G01646	MAAR CONSTRUCTI P CARTER/GRANT	01/17/08	8,400.00		8,400.00
3370710978-6074	G01646 G01606	TRAPENBERG, ROB J STEWART	02/07/08	4,000.00		4,000.00
3370710978-6074	G01606	TRAPENBERG, ROB D TALOR	02/07/08	2,074.50		2,074.50
3370710978-6074	G01610 G01652	ASMARA CONSTRUC L CABARON	02/14/08	13,200.00		13,200.00
3370710978-6074		MAAR CONSTRUCTI P CARTER	02/28/08	2,500.00		2,500.00
	G01646	ASMARA CONSTRUCTIVE CARTER	02/28/08	9,300.00		9,300.00
3370710978-6074	G01652		03/13/08	2,500.00		2,500.00
3370710978-6074	G01606	TRAPENBERG, ROB J STEWART	03/13/08	2,051.00		2,051.00
3370710978-6074	G01616	TRAPENBERG, ROB D TAYLOR				
3370710978-6074	G01652	ASMARA CONSTRUC LEONARDA CABAR	04/10/08	2,500.00		2,500.00
3370710978-6074	G01554	MAR CONSTRUCTIO A W SMITH	05/29/08	5,000.00		5,000.00
3370710978-6074	G01688	ASMARA CONSTRUC W HENDRICKSON/	05/29/08	10,100.00		10,100.00
3370710978-6074	G01688	ASMARA CONSTRUC W HENDERICKSON	06/05/08	9,200.00		9,200.00
3370710978-6074	G01554	MAR CONSTRUCTIO A W SMITH/GRAN	06/19/08	2,500.00		2,500.00
3370710978-6074	G01688	ASMARA CONSTRUC W HENDRICKSON/	06/19/08	3,200.00		3,200.00
3370710978-6074	G01689	RM CONSTRUCTION J CALHOUN/GRAN	06/26/08	17,700.00		17,700.00
3370710978-6074	G01688	ASMARA CONSTRUC W HENDRICKSON/	06/30/08	2,500.00		2,500.00
3470710978-6074	P33791	MAAR CONSTRUCTI REIMB/EXPENSES	12/13/07		2,690.00	2,690.00
			Sub- Total	353,186.00	2,690.00	355,876.00
FY 08/09						
3370710978-6023	G01741	TRAPENBERG, ROB C HARRIS/GRANT	02/19/09	11,501.00		11,501.00
3370710978-6023	G01741	TRAPENBERG, ROB C HARRIS/GRANT	02/26/09	5,230.00		5,230.00
3370710978-6023	G01741	TRAPENBERG, ROB C HARRIS/GRANT	04/16/09	5,769.00		5,769.00
3370710978-6023	G01741 G01741	TRAPENBERG, ROB C HARRIS/GRANT	06/18/09	2,500.00		2,500.00
3370710978-6025	G01678	SAN PEDRO ELECT W JOHNSON	07/31/08	4,470.37		4,470.37

3370710978-6074	G01689	RM CONSTRUCTION J CALHOUN/GRAN	07/24/08	4,800.00		4,800.00
3370710978-6074	G01689	RM CONSTRUCTION J CALHOUN/GRAN	09/11/08	2,500.00		2,500.00
3370710978-6074	G01705	RM CONSTRUCTION D TAYLOR/GRANT	09/11/08	8,500.00		8,500.00
3370710978-6074	G01705	RM CONSTRUCTION D TAYLOR/GRANT	10/23/08	6,000.00		6,000.00
3370710978-6074	G01705	RM CONSTRUCTION D TAYLOR/GRANT	11/13/08	10,500.00		10,500.00
3370710978-6074	G01721	TRAPENBERG, ROB H DURUHESIE /	12/04/08	6,380.00		6,380.00
3370710978-6074	G01721	TRAPENBERG, ROB H DURUHESIE/GR	12/18/08	10,555.00		10,555.00
3370710978-6074	G01721	TRAPENBERG, ROB H DURUHESIE/GR	01/08/09	5,565.00		5,565.00
3370710978-6074	G01731	TRAPENBERG, ROB A CAYTON/GRANT	01/08/09	13,000.00		13,000.00
3370710978-6074	G01721	TRAPENBERG, ROB H DURUHESIE/GR	02/19/09	2,500.00		2,500.00
3370710978-6074	G01782	ASAP CONTRACTOR J RECENDIZ/GRA	06/30/09	21,452.50		21,452.50
3370710978-6074	G01795	INTEG ROOF CO/C A CAYTON/GRANT	10/26/09	695.74		695.74
3370710978-6074	G01731	TRAPENBERG, ROB A CAYTON/RETEN	03/25/10	7,752.28		7,752.28
3370710978-6074	G01850	J SANTILLANA CO CORRECTIVE REH	06/24/10	6,450.00		6,450.00
3470710978-6074	G01747	NEAL CONSTRUTIO S EATMAN/GRANT	05/07/09		9,000.00	9,000.00
3470710978-6074	G01747	NEAL CONSTRUTIO S EATMAN/GRANT	06/18/09		1,000.00	1,000.00
			Sub-			
			Total	136,120.89	10,000.00	146,120.89
FY 09/10						
3370710978-6074	G01795	INTEG ROOF CO/C A CAYTON/GRANT	10/26/09	695.74		695.74
3370710978-6074	G01731	TRAPENBERG, ROB A CAYTON/RETEN	03/25/10	7,752.28		7,752.28
3370710978-6074	G01850	J SANTILLANA CO CORRECTIVE REH	06/24/10	6,450.00		6,450.00
			Sub-			

Total

14,898.02

FY 10/11

No Grants Issued So Far

		· ·		10 Yr Av		
TOTAL	2,306,836.17	671,208.45	2,978,044.62	297,804.4		

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14,898.02



Carson Redevelopment Agency Low/Mod Housing Funds Rehabilitation Grants Issued FY 2000/01 thru 2010/11

		FY 2000/01 thru 201	10/11			
				PA 1	PA 2	
		•		Low/Mod	Low/Mod	Total
, DV 00/01						
FY 00/01				-	· -	-
			Sub-			
			Total	-		•
FY 01/02						
3370710978-6074	G00777	SOUTHERN CALIFO PROVIDE REMEDY	11/29/01	1,839.94		1,839.94
			Sub-			
			Total	1,839.94		1,839.94
FY 02/03						
			·	-	-	-
			Sub-			
			Total	-	-	-
FY 03/04						
			Sub-			
			Total	-		-
FY 04/05						
3370710978-6074	G01219	TRAPENBERG, ROB F1176/D THERMS	06/30/05	9,000.00		9,000.00
3370710978-6074	G01219 G01219	TRAPENBERG, ROB 41377/D THERMS	06/30/05	1,000.00		1,000.00
3370710978-6074	G01213 G01274	TRAPENBERG, ROB 41383/M FERRER	06/30/05	1,000.00		1,000.00
3370710978-6074	G01274 G01274	TRAPENBERG, ROB F1182/M FERRER	06/30/05	1,000.00		1,000.00
3370710978-6074	G01274	TRAPENBERG, ROB FG#1182-FERRER	06/30/05	8,000.00		8,000.00
3370710978-6074	G01274 G01308	A AND R HOME IM 410404/J HARRI	06/30/05	9,000.00		9,000.00
	AJE0605125	TRANSFER EXPENDITURES	06/30/05	5,000,00	10,000.00	10,000.00
3470710978-6074 3470710978-6074	AJE0605125	TRANSFER EXPENDITURES	06/30/05		10,000.00	10,000.00
		TRANSFER EXPENDITURES	06/30/05		10,000.00	10,000.00
3470710978-6074	AJE0605125	RANSFER EXFENDITORES	Sub-		10,000.00	10,000.00
			Total	29,000.00	30,000.00	59,000.00
FY 05/06						
3370710978-6074	G01308	A AND R HOME IM F1196/J HARRIS	09/01/05	1,000.00		1,000.00
3370710978-6074	G01432	A AND R HOME IM RG0150/M JACKS	06/30/06	9,000.00		9,000.00
3370710978-6076	C00931	HABITAT FOR HUM CONSTRUCTION S	08/18/05	19,376.45		19,376.45
3370710978-6076	C00931	HABITAT FOR HUM CONSTRUCTION S	09/22/05	7,623.58		7,623.58
3370710978-6076	C00931	HABITAT FOR HUM RETENTION	11/03/05	2,999.97		2,999.97
3470710978-6074	G01433	MAR CONSTRUCTIO J ROBERTSON/RG	06/29/06		9,000.00	9,000.00
3470710978-6074	G01436	A AND R HOME IM C ANTHONY/RG01	06/29/06		9,000.00	9,000.00
3470710978-6074	G01436	A AND R HOME IM C ANTHONY/RG01	06/30/06		1,000.00	1,000.00
			Sub-			
			Total	40,000.00	19,000.00	59,000.00
FY 06/07			00/0-100			1 000 00
3370710978-6074	G01432	A AND R HOME IM M JACKSON/F126	08/17/06	1,000.00	0.000.00	1,000.00
3470710978-6074	G01447	MAR CONSTRUCTIO C SMITH/RG0163	07/20/06		9,000.00	9,000.00
3470710978-6074	G01437	LRJ CONSTRUCTIO J ESTRACIO/RG	08/03/06		9,000.00	9,000.00
3470710978-6074	G01446	MAR CONSTRUCTIO V POWDRILL/RG	08/03/06		9,000.00	9,000.00
3470710978-6074	G01437		09/14/06	r	1,000.00	1,000.00
3470710978-6074	G01446	MAR CONSTRUCTIO V PROWDRILL/RG	09/14/06		1,000.00	1,000.00
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3470710978-6074 3470710978-6074 3470710978-6074	G01447 G01448 G01448	MAR CONSTRUCTIO C SMITH/RG 016 GALKOS CONSTRUC C & D COLE/RG GALKOS CONSTRUC C & D COLE/RG	09/14/06 09/14/06 09/14/06		1,000.00 1,000.00 9,000.00	1,000.00 1,000.00 9,000.00	
			Sub- Total	1,000.00	40,000.00	41,000.00	
FY 07/08 3470710978-6074	P33791	MAAR CONSTRUCTI REIMB/EXPENSES	12/13/07		2,690.00	2,690.00	
3470710978-8074	10101		Sub- Total	-	2,690.00	2,690.00	
FY 08/09		NEAL CONSTRUTIO S EATMAN/GRANT	05/07/09		9,000.00	9,000.00	
3470710978-6074	G01747	NEAL CONSTRUTIO S EATMAN/GRANT	06/18/09		1,000.00	1,000.00	
3470710978-6074	G01747	NEAL CONSTRUTIO S EATMAN/GRANT	Sub- Total	_	10,000.00	10,000.00	
FY 09/10			_	-	_	-	
			Sub- Total	-	-	-	
FY 10/11				-	-	-	
No Grants Issued So Far	Thru 03/23/11		Sub- Total	-	-	-	
•							10 Yr Avg

112

17,352.99

173,529.94

101,690.00

71,839.94

TOTAL

EXHIBIT "D"

CARSON REDEVELOPMENT AGENCY PROJECTS & RENTAL ASSISTANCE

PROJECTS

<u>425 - 437 E. Carson Street:</u> The Agency entered into a Disposition and Development Agreement (DDA) on June 15, 2010, with The Related Companies for development of a 9% tax credit, 65unit affordable housing apartment complex. The Agency is contributing the land and providing \$6.88 million in assistance toward development of the \$22 million project. The Related Co. obtained their tax credits and the Agency sold them the land on March 11, 2011, with construction beginning by April, 2011.

<u>2535-2569 East Carson Street</u>: In August, 2009, the Agency acquired the 0.92 acre site for the purpose of developing affordable housing. On August 3, 2010, the Agency entered into an ENA with The Olson Company to negotiate the terms of a DDA for development of the site as an affordable, for-sale, single-family, residential housing project. The Olson Co. and Agency staff had numerous meetings with local neighborhood groups and homeowner associations to perfect a design for a 100% moderately affordable, 12-unit single-family detached residential development. The Agency will contribute the land and provide approximately \$1.3 million in assistance toward the project. The Agency is expected to enter into a DDA with the Olson Co. in April, 2011.

<u>616 E. Carson Street:</u> The Agency executed a DDA on February 16, 2011, with CityView for development of a 9.75-acre, \$51 million mixed-use residential commercial/retail project. The project consists of one hundred fifty-two (152) for-sale residential units and approximately 13,000 square feet of ground floor retail space. Fifteen percent (15%) of the residential units will be sold to qualified affordable buyers. CityView has about a year to obtain all entitlements and pull a building permit, at which time the Agency will sell them the land for \$2.25 million and escrow will close, with construction to begin 30 days thereafter.

21009 S. Prospect Avenue; 2671, 2673 & 2677 E. Tyler Street: These properties, adjacent to and contiguous with the larger city-owned property at 2666 Dominguez Street, have been acquired by the Agency during the past six years to assemble a reasonable size development site. Together they comprise 2.54 acres. The larger city-owned property is 1 acre (location of the Dominguez Trailer Park). All properties were acquired for redevelopment of an affordable housing project. The Agency is currently working towards an ENA with AMCAL Multi-Housing, Inc. to negotiate the terms of a DDA for development of an affordable 21-unit, for-sale, single-family detached housing project. The total estimated cost of the proposed project is \$7.5 million. Agency assistance would be approximately \$2.6 million toward construction and \$1.6 for mortgage assistance. Relocation of the existing trailer park tenants by the Agency, prior to any development, is estimated to cost \$2.5 million. Thus, the aggregate cost to the Agency for this proposed project would be \$6.7 million.



<u>615 E. Carson Street</u>: The Agency assembled this 1.7-acre site with 21521 Avalon Boulevard, a 1-acre Agency-owned property at the NW corner of Carson & Avalon. The 2.7-acre assembled site was included in an RFP process for development as a mixed-use residential development. Any proposed development was to include the privately-held, approximately 1-acre, corner property between the Agency-owned properties. Only two developers provided proposals and neither was considered viable as they failed to adequately address the privately-held property. Thus, developers are being sought who can include the privately-held corner property in a development, that considering acquisition and relocation costs, along with development costs, could require Agency assistance of as much as \$22 million.

<u>600-610 W. Carson Street</u>: The Agency will enter into an Exclusive Negotiating Agreement (ENA) with AMCAL Multi Housing, Inc., to negotiate the terms of a DDA for acquisition of property adjacent to the Agency-owned site at 21725 Figueroa Street, and development of the entire 1.14-acre site as an affordable housing project. The proposed project will be a 9% tax credit project and will include a total of 55 two and three bedroom units, with underground parking and possibly some retail space. The total development cost is estimated at \$19 million; with the Agency contributing its land and additional assistance in the amount of \$6.6 million.

<u>526 W. Carson Street & 21704 S. Figueroa Street</u>: This Agency-owned property is a 0.4-acre site at the SW corner of Carson Street and Figueroa Street. It was purchased with the intention of assembling other adjacent properties with it to form a more developable site. In the recent past, the Agency has negotiated with the owners of the properties to the east and south for purchase of their properties. For various reasons, no deal was struck with either party. Should the Agency and/or a developer be successful in assembling the referenced properties, the result would be a 1.5-acre site. Developed in conformance with the zoning and land use for the property, it is reasonable to assume that the resulting project would be similar to that proposed for the 600-610 W. Carson Street site, and that the required Agency assistance could be estimated at about \$6 million.

<u>The Boulevards</u>: The Boulevards, formerly the Carson Marketplace, is a 163-acre, \$800 million regional mixed-use development by the team of LNR and Hopkins Real Estate Group ("Developer"). Fully entitled, current plans call for construction of 1.2 million square feet of retail space, including a hotel and cinema complex, and 1,250 residential units, some for-sale and some rental units. Construction will begin when the more than \$100 million site remediation (of which the Agency has provided approximately \$60 million in bond funds per its OPA with the Developer) is complete. The Owner Participation Agreement (OPA) between the developer and the Agency contains an Affordable Housing Agreement and a Regulatory Agreement and Declaration of CC&RS requiring the Developer to designate 15%, or 60 of the first phase of 400 rental units, as very low income units. The Agency is required to provide the warranted assistance to the Developer to guarantee affordability covenants for these 60 units for 55 years. The amount of warranted assistance is estimated to be \$18 million.

244 - 248 W. Carson Street: The Agency entered into an ENA with Bridge Housing on January 18, 2011, to negotiate the terms of a DDA for acquisition and redevelopment of the site. The project will entail purchase of an older 1.6-acre mixed-use center, which includes a substandard apartment conversion of 75 studio and one-bedroom units and 11,000 square feet of retail space.



The proposed project will be a 9% tax credit project and will produce 78 affordable rental units with underground parking. The land cost is estimated at \$4.5 million, tenant relocation at \$1.5 million and Agency assistance at \$10 million for a total of \$16 million.

RENTAL ASSISTANCE

Carson Terrace L.P.

In June 1999, the Carson Redevelopment Agency entered into an OPA with Carson Terrace, L.P. ("Developer") for development and operation of an affordable senior citizen housing project ("Project"). Pursuant to the OPA, the Developer executed a promissory note for a short-term construction loan in the amount of \$2,205,000 with a simple interest rate of 3%. Subsequently, the Developer executed a promissory note for a long term loan with a 5% simple interest rate for the purpose of retiring the construction loan. An amendment to the OPA, dated December 15, 2000, increased the amount of the long term loan to \$2,243,587. The amount of Developer loan repayments are equal to 50% of the positive cash flow generated by the Project. Pursuant to the OPA, the Agency is also required to provide the Developer a rent subsidy in the amount of \$73,320 per year for 30 years following the date of the certificate of occupancy for the Project, which is through FY 2029/30.

Avalon Courtyard Senior Apartments

In July 1992, the Carson Redevelopment Agency entered into an DDA with Thomas Safran & Associates ("Developer") for development and operation of an affordable senior citizen housing project ("Project"). Pursuant to the DDA, the Developer executed a promissory note for a loan in the amount of \$2,681,000 with a simple interest rate of 5%. The amount of Developer loan repayments are equal to 50% of the positive cash flow generated by the Project. Pursuant to the DDA, as amended, the Agency is also required to provide the Developer a rent subsidy in the amount of \$160,524 per year for 30 years following the date of the certificate of occupancy for the Project, which is through FY 2024/25.

