


SCHEDULE B

At the date hereof Exceptions to coverage in addition to the printed exceptions and exclusions in said policy form would be as follows:

- A. Property taxes, which are a lien not yet due and payable, including any assessments collected with taxes to be levied for the fiscal year 2023-2024.
- B. Property taxes, including any personal property taxes and any assessments collected with taxes, are as follows:

Tax Identification No.:	643-520-64-36
Fiscal Year:	2022-2023
1st Installment:	\$3,545.31, Paid
2nd installment:	\$3,545.31, Open (Delinquent after April 10)
Penalty and Cost:	\$364.53
Homeowners Exemption:	\$7,000.00
Code Area:	01252

- C.  The herein described Land is within the boundaries of the Mello-Roos Community Facilities District(s). The annual assessments, if any, are collected with the county property taxes. Failure to pay said taxes prior to the delinquency date may result in the above assessment being removed from the county tax roll and subjected to Accelerated Judicial Bond Foreclosure. Inquiry should be made with said District for possible stripped assessments and prior delinquencies.
  - D. The lien of supplemental or escaped assessments of property taxes, if any, made pursuant to the provisions of Chapter 3.5 (commencing with Section 75) or Part 2, Chapter 3, Articles 3 and 4, respectively, of the Revenue and Taxation Code of the State of California as a result of the transfer of title to the vestee named in Schedule A or as a result of changes in ownership or new construction occurring prior to Date of Policy.
- 1. Water rights, claims or title to water, whether or not disclosed by the Public Records.
  - 2. Matters contained in that certain document

Entitled:	Eastlake III Detention Basing, Filtration, Fond, Desiltation and NPDES Compliance Agreement
Recording Date:	October 18, 2001
Recording No.:	2001-0753950, of Official Records

Reference is hereby made to said document for full particulars

- 3. Matters contained in that certain document

Entitled:	Poggi Canyon Pumped Sewer Agreement
Recording Date:	November 15, 2002
Recording No.:	2002-1025856, of Official Records

Reference is hereby made to said document for full particulars

Datedown Tax Search



San Diego, California  
Searched: 643-520-64-36  
Order: 323311163

Tax Year: 2022-2023  
Tax Cover: 03/03/2023  
Searched By: RAMOLA F  
Searched On: 3/8/2023 1:10 AM

Company: LAWYERS TITLE INSURANCE COMPANY | 6303-SAN DIEGO OPS - (FNFSTR) | 31 | CRN: 00063-00003

APN:	643-520-64-36
Described As:	CHULA VISTA TCT#10-02 LAKE POINTE EASTLAKE VISTAS ETC. 015986 US 24PER DOC15-130412&UND INT IN PHASE 3 LOT 1
Address:	2880 ATHENS LN 12
City:	CHULA VISTA
Billing Address:	2880 ATHENS RD 12 CHULA VISTA CA 91915
Assessed Owner(s):	GARCIA DOMINIQUE N & ANGELIC M

Tax Rate Area:	01252	Value	Conveyance Date:	08/21/2015
Use Code:	117	Land: 220,858.00	Conveying Instrument:	443716
CONDOMINIUM		Improvements: 208,599.00	Date Transfer Acquired:	
Region Code:		Personal Property:	Vesting:	SINGLE INTEREST; HUSBAND-WIFE; JOINT TENANTS
Flood Zone:		Fixtures:		
Zoning Code:	SINGLE FAMILY RESIDENTIAL	Inventory:		
Taxability Code:		Exemptions	Year Built:	
		Homeowner: 7,000.00	Year Last Modified:	
Tax Rate:	1.678424 %	Inventory:		
		Personal Property:		
		Religious:		
Bill #:		All Other:	Square Footage	
Issue Date:		Net Taxable Value: 422,457.00	Land:	
			Improvements:	1652
			Tax Defaulted:	
			Total Tax:	7,090.62

Installment	Amount	Penalty	Due Date	Status	Payment Date	Balance
1st	3,545.31	354.53	12/10/2022	PAID	12/09/2022	0.00
2nd	3,545.31	364.53	04/10/2023	UNPAID		3,545.31
Total Balance:						3,545.31

Parcel Status:	Exempt: NO	Common Area:
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Bonds: 0	Parcel Changed:	Sold to State: 0	Mello-Roos: Y	NSF: N
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Account	Special Lien Description	Amount
379801	M-R CHULA VISTA ELM #1 MELLO ROOS	439.42
511912	CO MOSQUITO/RAT CTRL	2.28
511914	MOSQUITO VECTOR CONT	5.86
601493	M-R CFD 07M EASTLAKE III WOODS, VISTAS MELLO ROOS	225.74
601494	M-R CFD 6-1 EASTLAKE WOODS, VISTAS MELLO ROOS	466.10
615901	M-R SWEETWT UHS #1 MELLO ROOS	1,075.76
665559	OTAY WATER AVAIL	10.00
672760	WATER STANDBY CHARGE	11.50
Datedown 1754608/2023	CWA WTR AVAIL OTAY	10.00