

CITY OF SACRAMENTO

Permit No: 9805380

1231 I Street, Sacramento, CA 95814

Insp Area: 3

Site Address: 12 FIESTA CT SAC

Sub-Type: RES

Parcel No: 0110360043

Housing (Y/N): N

CONTRACTOR

OWNER

ARCHITECT

CHA DIA
P.O. BOX 1243
WESTMINSTER, CO. 80030

Nature of Work: DEMO DETACHED GARAGE

CONSTRUCTION LENDING AGENCY : I hereby affirm under penalty of perjury that there is a construction lending agency for the performance of the work for which this permit is issued (Sec. 3097, Civ. C).

Lender's Name _____ Lender's Address _____

LICENSED CONTRACTORS DECLARATION: I hereby affirm under penalty of perjury that I am licensed under provisions of Chapter 9 (commencing with section 7000) of Division 3 of the Business and Professions Code and my license is in full force and effect.

License Class _____ License Number _____ Date _____ Contractor Signature _____

OWNER-BUILDER DECLARATION: I hereby affirm under penalty of perjury that I am exempt from the contractors License Law for the following reason (Sec. 7031.5, Business and Professions Code; any city or county which requires a permit to construct, alter, improve, demolish, or repair any structure, prior to its issuance, also requires the applicant for such permit to file a signed statement that he or she is licensed pursuant to the provisions of the Contractors License Law (Chapter 9 (commencing with Section 7000) of Division 8 of the Business and Professions Code) or that he or she is exempt therefrom and the basis for the alleged exemption. Any violation of Section 7031.5 by any applicant for a permit subjects the applicant to a civil penalty of not more than five hundred dollars (\$500.00);

me I, as a owner of the property, or my employees with wages as their sole compensation, will do the work, and the structure is not intended or offered for sale (Sec. 7044, Business and Professional Code: The Contractors License Law does not apply to an owner of property who builds or improves thereon, and who does such work himself or herself or through his/her own employees, provided that such improvements are not intended or offered for sale. If, however, the building or improvement is sold within one year of completion, the owner-builder will have the burden of proving that he/she did not build or improve for the purpose of sale.)

I, as owner of the property, am exclusively contracting with licensed contractors to construct the project (Sec. 7044, Business and Professions Code: The Contractors License Law does not apply to an owner of property who builds or improves thereon, and who contracts for such projects with a contractor(s) licensed pursuant to the Contractors License Law).

me I am exempt under Sec. _____ B & PC for this reason: _____

Date / 6-16-98 Owner Signature / Mai Chia

IN ISSUING THIS BUILDING PERMIT, the applicant represents, and the city relies on the representation of the applicant, that the applicant verified all measurements and locations shown on the application or accompanying drawings and that the improvement to be constructed does not violate any law or private agreement relating to permissible or prohibited locations for such improvements. This building permit does not authorize any illegal location of any improvement or the violation of any private agreement relating to location of improvements.

I certify that I have read this application and state that all information is correct. I agree to comply with all city and county ordinances and state laws relating to building construction and herby authorize representative(s) of this city to enter upon the abovementioned property for inspection purposes.

Date / 6-16-98 Applicant/Agent Signature / Mai Chia

WORKER'S COMPENSATION DECLARATION: I hereby affirm under penalty of perjury one of the following declarations:
I have and will maintain a certificate of consent to self-insure for workers' compensation as provided for by Section 3700 of the Labor Code, for the performance of work for which the permit is issued.

I have and will maintain workers' compensation insurance, as required by Section 3700 of the Labor Code, for the performance of the work for which this permit is issued. My workers' compensation insurance carrier and policy number are:

Carrier / Non Employee Policy Number _____

me (This section need not be completed if the permit is for \$100 or less) I certify that in the performance of the work for which this permit is issued, I shall not employ any person in any manner so as to become subject to the workers' compensation laws of California and agree that if I should become subject to the workers' compensation provisions of Section 3700 of the Labor Code, I shall forthwith comply with those provisions.

Date / 6-16-98 Applicant Signature / Mai Chia

WARNING: FAILURE TO SECURE WORKER'S COMPENSATION COVERAGE IS UNLAWFUL AND SHALL SUBJECT AN EMPLOYER TO CRIMINAL PENALTIES AND CIVIL FINES UP TO ONE HUNDRED THOUSAND DOLLARS (\$100,000) IN ADDITION TO THE COST OF COMPENSATION, DAMAGES AS PROVIDED FOR IN SECTION 3706 OF THE LABOR CODE, INTEREST AND ATTORNEY'S FEE.

THIS PERMIT SHALL EXPIRE BY LIMITATION IF WORK IS NOT COMMENCED WITHIN 180 DAYS.

ADDRESS:

12 FIESTA CT

011-0360-043

OWNER:

Approval by the following City Departments must be obtained prior to the issuance of a wrecking permit by the Building Inspections Division. Design Review approval required on all wrecking permits in Central City/Alhambra Blvd. corridor prior to sewer disconnect permit being issued.

<p>DESIGN REVIEW 1231 I Street, Room 200 264-5604</p>	<p><i>not in Design Review Area H. Pen</i> <i>O.K. 7/12/6.15.98</i></p>
<p>PLUMBING DIVISION 1231 I Street, Room 200 264-5716 (or) Housing 264-5404</p>	
<p>WATER DEPARTMENT 1391 35th Avenue 264-5371</p>	<p><i>NA</i></p>
<p>FIRE DEPARTMENT 1231 I Street, Room 401 264-5416</p>	<p><i>M</i></p>
<p>TRAFFIC ENGINEER 1000 I Street 264-5307</p>	
<p>ARBORIST/TREE SERVICE (Downtown and Commercial Buildings) 5730 24th Street 433-6345</p>	

12 Fiesta Ct.

AND WHEN RECORDED MAIL TO

DIA CHA
P. O. Box 1243
Westminster, Co. 80030

Recorded in the County of Sacramento
John Dark, Clerk/Recorder



10.00

199802272113 3:29pm 02/27/98

604 11005116 11 03
R02 2 02 DTT Paid 7.00 3.00 0.00 0.00 0.00
0.00 0.00

Escrow No. 1010761 - PP
Order No. 1010761 - SS
REO #L976459

SPACE ABOVE THIS LINE FOR RECORDERS USE

GRANT DEED

Assessor's Parcel No:
011-0360-043

THE UNDERSIGNED GRANTOR(S) DECLARE(S)

DOCUMENTARY TRANSFER TAX IS \$35.75

unincorporated area City of SACRAMENTO

computed on the full value of the interest of property conveyed, or is

computed on the full value less the value of liens or encumbrances remaining at time of sale, and

FOR A VALUABLE CONSIDERATION, receipt of which is hereby acknowledged,

FEDERAL NATIONAL MORTGAGE ASSOCIATION, ORGANIZED AND EXISTING UNDER THE LAWS OF THE UNITED STATES OF AMERICA

hereby GRANT(S) to

DIA CHA, a married woman, as her sole and separate property

the following described real property in the City of SACRAMENTO
County of SACRAMENTO, State of California:

LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF BY REFERENCE

Dated February 20, 1998

STATE OF TEXAS

COUNTY OF DALLAS

On FEB 25 1998

) SS.
before me,

THE UNDERSIGNED

a Notary Public in and for said County and State, personally appeared

Donna Ghassemi

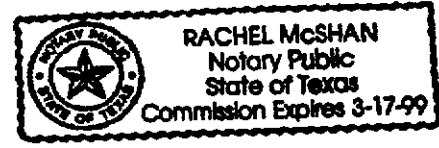
Vice President

FEDERAL NATIONAL MORTGAGE ASSOCIATION,
ORGANIZED AND EXISTING UNDER THE LAWS OF
THE UNITED STATES OF AMERICA

By:

Donna Ghassemi
Donna Ghassemi
Vice President

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument



WITNESS my hand and official seal.

Rachel McShan
Signature of Notary

Date My Commission Expires

FOR NOTARY SEAL OR STAMP

MAIL TAX STATEMENTS TO PARTY SHOWN ON FOLLOWING LINE: IF NO PARTY SO SHOWN, MAIL AS DIRECTED ABOVE

Name

Street Address

City, State & Zip



**City of Sacramento Development Services Division
Planning and Zoning Information Request**

Project Address: 12 Fiesta Ct.

Assessor's Parcel Number: 011-0360-043

Current Land Use: res

Description of Request/Proposed Use:

remove detached garage

Zoning Designation: R-1A

Prior Applications for Project Site(P#,Z#,DRPB#): _____

Comments: No demolition can occur until staff approved a site plan. A site plan must be provided by the applicant

→ Review Attached site plan. Conforms to zoning Ord. 41.41 6-15-98

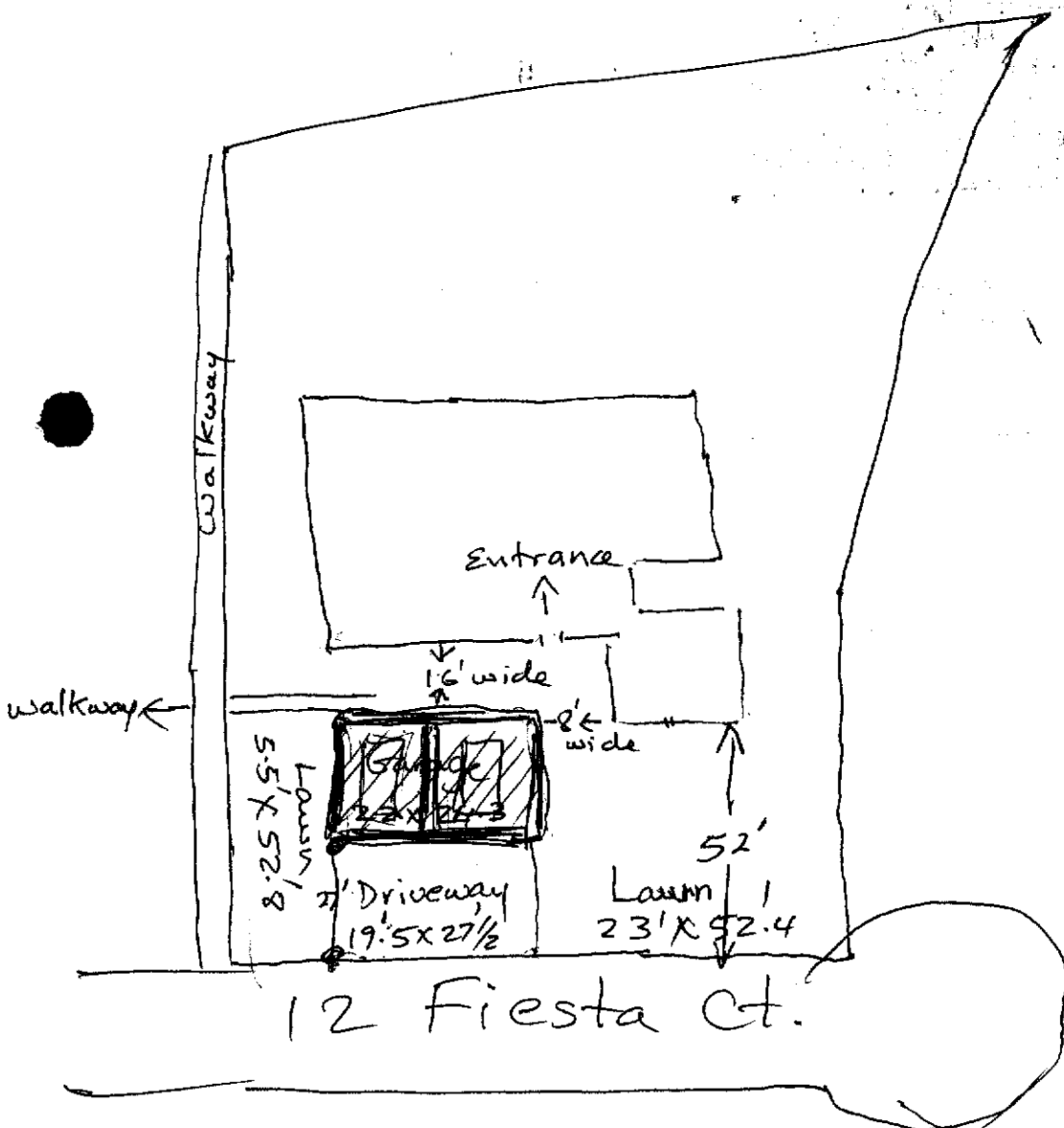
Are There Any Planning Issues?: (Circle One) YES NO

Site Plan Check Required? (Circle One) YES NO

Design Review/ Preservation Required?: (Circle One) YES NO

Planning Review by/Date: H. Ferr 6.15.98

A list of items that must be reviewed by Planning is provided on the reverse side of this form.



Complies to
 zoning Ord.
 w.r.d., 6-15-98



EXHIBIT 1

I have read and am familiar with the contents of City's standard Owner-Builder Notification and Owner-Builder Verification, as required by California Health and Safety Code Section 19830 and 19831.

I authorize my agent(s) Mari Cha
to sign the Owner-Builder Verification on my behalf.

Signature

Mari Cha

Print Name

Address

Telephone

OWNER-BUILDER VERIFICATION

ATTENTION PROPERTY OWNER

An owner-builder building permit has been applied for in your name and bearing your signature.

Please complete and return this information in the envelope provided at your earliest opportunity to avoid unnecessary delay in processing and issuing your building permit. No building permit will be issued until this verification is received.

1. I personally plan to provide the major labor and materials for construction of the proposed improvement (~~yes~~ or no) _____

2. I (~~have~~/have not) _____ signed an application for a building permit for the proposed work.

3. I have contracted with the following person (firm) to provide the proposed construction:

Name _____ Address _____

City _____ Telephone _____

Contractors License No. _____

4. I plan to provide portions of the work, but I have hired the following person to coordinate, supervise, and provide the major work.

Name _____ Address _____

City _____ Telephone _____

Contractors License No. _____

5. I will provide some of the work but I have contracted (hired) the following to provide the work indicated:

Name	Address	Phone	Type of Work
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Signed Man' Chia

Job Address _____ Date

Permit No.: 9805380