

# Marital Property Report



**PROPERTY ADDRESS:**

Effective Date: **03/14/2018**

**1234 MAIN ST  
Anytown, CA 90000**

**IMPORTANT – ALL INFORMATION CONTAINED IN THIS MARITAL PROPERTY REPORT IS  
SUBJECT TO THE DISCLAIMER AND LIMITATION OF LIABILITY SET FORTH BELOW.**

## DISCLAIMER AND LIMITATION OF LIABILITY

DATATREE DISCLAIMS ANY AND ALL LIABILITY TO ANY PERSON OR ENTITY FOR THE PROPER PERFORMANCE OF SERVICES REFLECTING THE CONDITION OF TITLE TO REAL PROPERTY – UNLESS STATED OTHERWISE WITHIN A MASTER SERVICES AGREEMENT BETWEEN DATATREE AND ITS CLIENT. THIS SEARCH WAS COMPILED FROM PUBLIC RECORDS MADE AVAILABLE FROM VARIOUS COUNTY AND MUNICIPAL OFFICES, AGENCIES AND DEPARTMENTS. THE SERVICES ARE PROVIDED "AS IS" WITHOUT WARRANTY OF ANY KIND, EITHER EXPRESS OR IMPLIED, INCLUDING WITHOUT LIMITATION ANY WARRANTIES OF MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE, OR WARRANTIES BASED ON COURSE OF DEALING OR USAGE IN TRADE OR ERRORS OR OMISSIONS RESULTING FROM NEGLIGENCE, MIS-INDEXING, MIS-POSTING OR ITEMS THAT ARE AFTER THE EFFECTIVE DATE OF THE SEARCH. THIS IS NOT AN INSURED SERVICE. IT IS CUSTOMER'S SOLE OBLIGATION TO COMPLY WITH APPLICABLE FEDERAL AND STATE LAWS AND REGULATIONS IN THE USE OF DATATREE'S PRODUCTS AND SERVICES, INCLUDING BUT NOT LIMITED TO, THE UNITED STATES DEPARTMENT OF THE TREASURY, FINANCIAL CRIMES ENFORCEMENT NETWORK, GEOGRAPHIC TARGETING ORDER. THIS DISCLAIMER SUPERSEDES ALL PRIOR AND CONTEMPORANEOUS UNDERSTANDINGS. THE SERVICES ARE EXCLUSIVELY FOR DATATREE'S CLIENT AND NOT FOR THE BENEFIT OF ANY THIRD PARTIES.

## CURRENT VESTING:

A review of recorded documents in the county where the subject property is located that purport to convey an interest in the subject property indicate that as of the Effective Date of this Marital Property Report title is vested as:

**JOHN DOE AND JANE DOE, HUSBAND AND WIFE, AS COMMUNITY PROPERTY WITH  
RIGHT OF SURVIVORSHIP**

## TITLE

The below information is based on a review of recorded documents in the county where the subject property is located that purport to convey an interest in the subject property. The period covered begins when either of two identified parties first acquired an interest in the subject property through the date when neither owned an interest in the property or the date of this MPR. The most recently recorded instrument is highlighted in **GREEN**.

1. **Deed Type:** Grant Deed  
**Grantor:** JANE DOE, A MARRIED WOMAN, AS HER SOLE AND SEPARATE PROPERTY  
**Grantee:** JOHN DOE AND JANE DOE, HUSBAND AND WIFE, AS COMMUNITY PROPERTY WITH RIGHT OF SURVIVORSHIP  
**Clerk File Number:** 2002- 1234567  
**Dated:** 06/07/2002  
**Recorded:** 06/12/2002
2. **Deed Type:** Quit Claim Deed  
**Grantor:** JOHN DOE  
**Grantee:** JANE DOE  
**Clerk File Number:** 95-1234567  
**Dated:** 06/27/1995  
**Recorded:** 06/30/1995
3. **Deed Type:** Grant Deed  
**Grantor:** JOE ROE AND JAN ROE, TRUSTEES OF THE ROE FAMILY TRUST U/T/A DTD  
**Grantee:** JANE DOE, A MARRIED WOMAN, AS HER SOLE AND SEPARATE PROPERTY  
**Clerk File Number:** 95-1234567  
**Dated:** 06/28/1995  
**Recorded:** 06/30/1995

## DEEDS OF TRUST/MORTGAGES

The below information is based on a review of recorded documents in the county where the subject property is located and identifies Deeds of Trust/Mortgages along with other recorded documents that purport to change, modify, or release those obligations. The period covered is the same as noted in the Title Section above. Documents in **RED DO NOT** appear to have been released, reconveyed, satisfied, or cancelled as of the effective date of this MPR and therefore may constitute an unsatisfied financial obligation.

1. **Mortgagor:** JANE DOE, A MARRIED WOMAN, AS HER SOLE AND SEPARATE PROPERTY  
**Mortgagee:** AMERICAN SAVINGS BANK, F.A.  
**Clerk File Number:** 95-1234567  
**Dated:** 06/27/1995  
**Recorded:** 06/30/1995  
**Loan Number:** 01234567  
**Open Ended:** NO  
**Amount:** \$ 498,750.00  
**Maturity Date:** 07/01/2025  
**Comments:**
  
2. **Mortgagor:** JANE DOE, A MARRIED WOMAN, AS HER SOLE AND SEPARATE PROPERTY  
**Mortgagee:** WASHINGTON MUTUAL BANK, FA  
**Clerk File Number:** 95-1234567  
**Dated:** 05/10/1999  
**Recorded:** 05/18/1999  
**Loan Number:** 01-1234-5678  
**Open Ended:** NO  
**Amount:** \$ 1,442,350.00  
**Maturity Date:** 06/01/2029  
**Comments:**
  
3. **Mortgagor:** JANE DOE, A MARRIED WOMAN, AS HER SOLE AND SEPARATE PROPERTY  
**Mortgagee:** WASHINGTON MUTUAL BANK, FA  
**Clerk File Number:** 01234-1234567  
**Dated:** 06/22/2000  
**Recorded:** 07/03/2000  
**Loan Number:** 01234-1234567  
**Open Ended:** NO  
**Amount:** \$ 2,400,000.00  
**Maturity Date:** 07/01/2030  
**Comments:**

## ADDITIONAL INFORMATION

1. **Doc Type:**  
**Clerk File Number:** 95-1234567  
**Dated:** 07/09/1999  
**Recorded:** 07/09/1999  
**Original From Name:** CALIFORNIA RECONVEYANCE CO. D/B/M N.A. MORTGAGE SERVICES INC AS TRUSTEE  
**Original To Name:** JANE DOE, A MARRIED WOMAN  
**Lien Type:** FULL RECONVEYANCE  
**Amount:** \$ 0.00  
**Docket Number:**  
**Comments:**
  
2. **Doc Type:** OTHER  
**Clerk File Number:** 1234-1234567  
**Dated:** 07/12/2000  
**Recorded:** 08/02/2000  
**Original From Name:** CALIFORNIA RECONVEYANCE COMPANY AS TRUSTEE  
**Original To Name:** JANE DOE, A MARRIED WOMAN  
**Lien Type:** FULL RECONVEYANCE  
**Amount:** \$ 0.00  
**Docket Number:**  
**Comments:**
  
3. **Doc Type:** OTHER  
**Clerk File Number:** 1234-1234567  
**Dated:** 09/24/2003  
**Recorded:** 10/01/2003  
**Original From Name:** CALIFORNIA RECONVEYANCE COMPANY  
**Original To Name:** WASHINGTON MUTUAL BANK, FA  
**Lien Type:** SUBSTITUTION OF TRUSTEE  
**Amount:** \$ 0.00  
**Docket Number:**  
**Comments:**



4. **Doc Type:** OTHER  
**Clerk File Number:** 1234-1234567  
**Dated:** 09/24/2003  
**Recorded:** 10/01/2003  
**Original From Name:** WASHINGTON MUTUAL BANK, FA  
**Original To Name:** JANE DOE, A MARRIED WOMAN  
**Lien Type:** FULL RECONVEYANVE  
**Amount:** \$ 0.00  
**Docket Number:** 01-01234-567  
**Comments:**
  
5. **Doc Type:** OTHER  
**Clerk File Number:** 1234-1234567  
**Dated:** 11/06/2006  
**Recorded:** 11/08/2006  
**Original From Name:** CALIFORNIA RECONVEYANCE COMPANY AS TRUSTEE  
**Original To Name:** JOHN DOE AND JANE DOE, HUSBAND AND WIFE  
**Lien Type:** FULL RECONVEYANCE  
**Amount:** \$ 0.00  
**Docket Number:**  
**Comments:**
  
6. **Doc Type:** OTHER  
**Clerk File Number:** 1234-1234567  
**Dated:** 09/22/2005  
**Recorded:** 10/03/2005  
**Original From Name:** AMERICAN SECURITIES COMPANY  
**Original To Name:** JOHN DOE AND JANE DOE, HUSBAND AND WIFE, AS COMMUNITY  
PROPERTY WITH RIGHT OF SURVIVORSHIP  
**Lien Type:** DEED OF RECONVEYANCE  
**Amount:** \$ 0.00  
**Docket Number:**  
**Comments:**
  
7. PLEASE SEE ATTACHED IMAGES OF EXCESSIVE JUDGMENTS/LIENS FOR YOUR  
REVIEW. INSTRUMENT NUMBERS ATTACHED: 1234-567890, 2345-6789012, 3456-7890123,  
4567-8912345, 5678-9012345, 6789-012345, 7891-2345678, 8901-2345678

## REAL PROPERTY TAXES

The Assessment Rolls of the Tax Assessor's office in the County where the property is located shows:

**Tax Year:** 2017

**Payment Frequency:** Semi-Annual

### **Installment 1**

**Due Date:**

**Taxes Due:** \$ 12,452.30

**Status:** Paid

**Date Paid:** 11/15/2017

**Amount Paid:** \$ 12,452.30

**Delinquent Tax Amount:** \$

### **Installment 2**

**Due Date:**

**Taxes Due:** \$ 12,452.31

**Status:** Paid

**Date Paid:** 03/19/2018

**Amount Paid:** \$ 12,452.31

**Delinquent Tax Amount:** \$

## LEGAL DESCRIPTION

A search of the Public Record shows the land referred to in this Report is described as follows:

THE FOLLOWING DESCRIBED REAL PROPERTY IN THE CITY OF HILLSBOROUGH, COUNTY OF SAN MATEO, STATE OF CALIFORNIA: PORTION OF LOT 0, BLOCK "0", AS SHOWN ON THAT CERTAIN MAP ENTITLED, "MAP OF HILLSBOROUGH PARK NO. 2, HILLSBOROUGH, SAN MATEO COUNTY, CALIFORNIA", FILED IN THE OFFICE OF THE RECORDER OF THE COUNTY OF SAN MATEO, STATE OF CALIFORNIA ON APRIL 5, 1927 IN BOOK 15 OF MAPS AT PAGES 39 TO 47 INCLUSIVE, MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE NORTHWESTERLY LINE OF MARLBOROUGH ROAD, SAID POINT BEARS NORTH 12° 34' WEST 56.00 FEET, SOUTH 78° 05' WEST 123.45 FEET AND SOUTH 67° 09' WEST 12.00 FEET FROM AN IRON PIPE MONUMENT SET AT THE INTERSECTION OF THE CENTERLINE OF MARLBOROUGH ROAD AND THE NORTHERLY END OF THE CENTERLINE OF CARLTON ROAD, EXTENDED, AS SAID ROADS ARE SHOWN ON THE MAP ABOVE MENTIONED, SAID POINT OF BEGINNING ALSO BEING THE MOST SOUTHERLY CORNER OF THE LANDS DESCRIBED IN THE DEED FROM JOHN JOHNSON AND WIFE TO MILFORD MILLER AND WIFE, DATED NOVEMBER 30, 1953 AND RECORDED DECEMBER 4, 1900 IN BOOK 1234 OF OFFICIAL RECORDS AT PAGE 123, RECORDS OF SAN MATEO COUNTY, CALIFORNIA; THENCE FROM SAID POINT OF BEGINNING ALONG SAID NORTHWESTERLY LINE OF MARLBOROUGH ROAD, SOUTH 12° 34' WEST 123.45 FEET TO THE SOUTHWESTERLY LINE OF THE LANDS DESCRIBED IN THE DEED FROM HILLSBOROUGH PARK INVESTMENT COMPANY TO PAUL PILLMAN AND WIFE, DATED APRIL 18, 1900 AND RECORDED OCTOBER 15, 1934 IN BOOK 456 OF OFFICIAL RECORDS AT PAGE 123, RECORDS OF SAN MATEO COUNTY, CALIFORNIA; THENCE ALONG SAID LINE AND ITS NORTHWESTERLY PROLONGATION, NORTH 56° 07' WEST 123.00 FEET; THENCE NORTH 1° 23' EAST 123.45 FEET AND NORTH 67° 00' EAST 45.67 FEET TO THE SOUTHWESTERLY LINE OF SAID LANDS TO JOHN AND WIFE ABOVE MENTIONED; THENCE ALONG SAID SOUTHWESTERLY LINE SOUTH 45° 07' 09" EAST 123.45 FEET TO THE POINT OF BEGINNING.

APN: 030161140