

MEMORANDUM

TO: John J. Client
DATE: June 1, 2018
RE: Susan Storm Extensive Background Report

As requested, we initiated and completed an extensive statewide background investigation on Susan Storm in the State of California. The results of our investigation are as follows:

Sources of Income/Employment

Our search revealed the subject is employed by the County of Orange, in the Official Recorder's office. The Recorder's Office is located at 12 Civic Center Plaza, Room 101, Santa Ana, California 92701.

We were unable to determine the subject's monthly or annual income, due to the employer's privacy rules. Our investigation revealed the subject operates a small business selling clothing on eBay.com. Our investigation did not reveal the revenue or profits of that business.

Professional License Search – California

A search with the State of California revealed **one (1) record** of a professional license in the name of the subject. Details as follows:

1. License Type: Registered Nurse
License Number: A123456
License Holder: Susan B. Muller
Issued: 09/01/1984
Expired: 09/01/1989

Real Estate and Personal Property Search – Orange County, California

A current search of real property records for Orange County, California, revealed **one (1) record** of real property currently vested in the subject's name. Details as follows:

1. APN: 101-20-3348
Address: 3245 Watercress Place, Irvine, CA 92612
Owner(s): Susan B. Muller
Date Purchased: 01/04/2011
Use: Single family residence
Assessed Value: \$345,126.00
Current Market Value: \$675,500.00
1st Lender: Bank of America
Loan Amount: \$310,000.00
Approx. Net Equity: \$365,500.00
Homestead Exemption: Yes

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Statewide Real Estate and Personal Property Search – California

A current statewide search of real property records, other than those holdings specified in our Real and Personal Property Search - Orange County section above, revealed **one (1) further record** of real property currently vested in the subject's name, in Kern County, California. Details as follows:

1. APN: 78-1478-1
Address: 1689 A St., Bakersfield, CA 93304
Owner(s): Susan B. Muller
Date Purchased: 04/28/1991
Use: Single family residence
Assessed Value: \$129,000.00
Current Market Value: \$326,500.00
1st Lender: None listed
Approx. Net Equity: \$326,500.00
Homestead Exemption: Not applicable

Department of Motor Vehicles – California – Driver's License

A current search of driver license records with the California Department of Motor Vehicles (DMV) revealed **one (1) record** of a driver's license in the subject's name. Details as follows:

1. License Holder's Name: Susan Blanchette Muller
Driver License Number: A1617784
Class: C
Issuance Date: 10/03/1983
Status: Active, corrective lenses restriction

Civil Records Search – Orange County, California

A seven-year search of the Superior, Limited Jurisdiction and Small Claims Court civil case lists and indices within Orange County, California revealed **one (1) record** of a civil case listing the subject as a plaintiff and/or defendant. Details as follows

1. Case Number: 2014-56578932-NC
Court: North Orange County Courthouse
Date Filed: 06/01/2014
Case Type: Civil - Collections
Plaintiff: American Express Corp.
Defendant: Susan Storm
Status: Judgment for plaintiff, \$70,356.55, entered 09/23/2014

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Statewide Civil Records Search – California

A seven-year statewide search of the Superior, Limited Jurisdiction and Small Claims Court civil case lists and indices in counties other than Orange County revealed **one (1) record** of a Los Angeles Superior Court civil case listing the subject as a plaintiff and/or defendant. Details as follows:

1. Case Number: SC1567829
Court: Small Claims Ct. – LASC/Norwalk
Date Filed: 01/03/2011
Case Type: Small Claims
Plaintiff: Susan Storm
Defendant: Jonathan Small
Status: Dismissed 02/28/2011

Civil Records Search – Federal

A seven-year search of the United States District Court for the Central District, Eastern District, Northern District and Southern District of California civil case lists and indices revealed **no record(s)** of federal civil court cases listing the subject as a plaintiff and/or defendant.

Criminal Records Search – Orange County, California

A seven-year search of the Superior Court, Municipal Court and/or Limited Jurisdiction criminal case lists and indices within Orange County, California revealed **one (1) record(s)** of criminal court cases filed against the subject.

1. Case Number: 2013-67549021-HC
Court: Harbor Division, OCSC
File Date: 01/23/2013
Type: Vehicle Code § 23152(a) and (b) – DUI
Plaintiff: People of the State of California
Defendant: Susan M. Storm
Status/Sentence: Pled guilty 03/26/2013; fine and Diversion, probation imposed

Criminal Records Search – Federal

A seven-year search of the United States District Court for the Central District, Eastern District, Northern District and Southern District of California criminal case lists and indices revealed **no record(s)** of federal criminal court case(s) listing the subject as a defendant.

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Sex Offender Registration Check – California

A search of the State of California Sex Offender Registry confirmed that the subject is **not** a registered sex offender in California.

Terrorist Watch List Search

A seven-year search of the Terrorist Watch List maintained by the United States Department of Homeland Security revealed **no record** of the subject having been reported on that database.

Judgment Search – Orange County, California

A seven-year search conducted for Orange County, California revealed **one (1) record(s)** of judgments filed against the subject.

1. Case Number: 2014-56578932-NC
Court: North Orange County Courthouse
Date Entered: 09/23/2014
Amount: \$70,356.55
Debtor: Susan Storm
Creditor: American Express Corp.

Statewide Judgment Search - California

A seven-year statewide search for judgments revealed **no record** of judgments filed against the subject, other than the judgment listed in our Orange County section above.

Uniform Commercial Code Filings – California

A seven-year search of the Uniform Commercial Code lien filings with the California Secretary of State revealed **one (1) record** of a UCC-1 filing in the name of the subject. Details as follows:

1. UCC Filing Number: 68923401567
File Date: 01/05/2013
Expire Date: 01/05/2018 (expired)
Debtor(s): Susan Storm
Secured Party: Bank of America
Collateral: None listed

Bankruptcy Search

A seven-year statewide search of the United States Bankruptcy Court for the Central, Eastern,

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Southern and Northern Districts of California revealed **one (1) record** of a bankruptcy proceeding filed by the subject.

1. Case Number: 2007-bk-985320-BR-RJR
Bankruptcy Court: US Bankruptcy Ct., Santa Ana, CA
Type: Chapter 7 – no assets
Debtor(s): Susan M. Storm
Filing Date: 10/17/2007
Status: Discharge entered 12/23/2007

Internet Search

We conducted an Internet search through all major search engines and found the following information about the subject:

The subject is a real estate investor in Orange County, California. The subject does not have any social media accounts we could confirm relate to this Susan M. Storm. The subject is listed in telephone directories in Orange County, California.

Recommendations

We recommend that further investigation be performed regarding this subject. In particular, we recommend an asset search be conducted, to determine the nature, location and amounts of any bank and investment accounts, and real property owned by the subject.

Please contact this office to discuss arrangements so that we may perform this additional investigation work.

It is a pleasure to be of service to you. Should you have any questions, please do not hesitate to contact our office.

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