



# DIAMOND FARMING

PROBATE REAL ESTATE SYSTEM

6/10/22

### ESTATE INFORMATION

**FILE NUMBER:** P22-00803

**DECEASED NAME:** Charles T. Hammond

**ATTORNEY NAME:** David T. Hornsby

**ATTORNEY EMAIL:** david@davidthornsby.com

**ATTORNEY # :** 925.938.0883

### CONTACT INFORMATION

**PR NAME:** Nicole D. Trippie

**PR ADDRESS:** 6018 Fincastle Dr.  
Manassas VA 20112

**PR RELATIONSHIP:** Daughter

**PR PHONE #:** Not Given

**TYPE:** Executor

### COURT LETTERS AND PR COURT DATE

**PR Court Date:** 9/8/22

**DEPT & TIME:** 9am 15

**FULL OR LIMITED AUTHORITY:** Full

### ESTATE INFORMATION

**ESTATE ADDRESS:** 116 La Encinal Ct.  
Clayton CA 94517

**Estimated Value:** 1400000

**LIEN:** None **BOND:** None

**USE:** Property Use Bedroom BATH

NOTES

### PTS NOTES

Date 1st call: \_\_\_\_\_

Date 2nd call: \_\_\_\_\_

Date 3rd call: \_\_\_\_\_

Mail Date: \_\_\_\_\_

CRM Start Date: \_\_\_\_\_

### CALL NOTES



# DIAMOND FARMING

PROBATE REAL ESTATE SYSTEM

6/10/22

### ESTATE INFORMATION

**FILE NUMBER:** P22-00830

**DECEASED NAME:** Guadalupe Mejia Castillo

**ATTORNEY NAME:** Martin T. Gonsalves

**ATTORNEY EMAIL:** martin@rivertownlegal.com

**ATTORNEY # :** 925.757.8300

### CONTACT INFORMATION

**PR NAME:** David Castillo

**PR ADDRESS:** P.O. Box 1011  
West Point CA 95255

**PR RELATIONSHIP:** Son

**PR PHONE #:** 925.550.0120

**TYPE:** Administrator

### COURT LETTERS AND PR COURT DATE

**PR Court Date:** 9/1/22

**DEPT & TIME:** 9am 30

**FULL OR LIMITED AUTHORITY:** Full

### ESTATE INFORMATION

**ESTATE ADDRESS:** 14 Selena Ct.  
Antioch CA 94509

**Estimated Value:** 410179

**LIEN:** None **BOND:** None

**USE:** Property Use Bedroom BATH

NOTES

### PTS NOTES

Date 1st call: \_\_\_\_\_

Date 2nd call: \_\_\_\_\_

Date 3rd call: \_\_\_\_\_

Mail Date: \_\_\_\_\_

CRM Start Date: \_\_\_\_\_

### CALL NOTES



# DIAMOND FARMING

PROBATE REAL ESTATE SYSTEM

6/10/22

### ESTATE INFORMATION

**FILE NUMBER:** P22-00831

**DECEASED NAME:** Terrence Scott Kaufman

**ATTORNEY NAME:** Cristina C. Perez Abelson

**ATTORNEY EMAIL:** cristina@abelsonperezlaw.com

**ATTORNEY # :** 510-223-5910

### CONTACT INFORMATION

**PR NAME:** Victoria Kaufman

**PR ADDRESS:** 7208 Blake St.  
El Cerrito CA 94530

**PR RELATIONSHIP:** Child

**PR PHONE #:** 415.966.6893

**TYPE:** Administrator

### COURT LETTERS AND PR COURT DATE

**PR Court Date:** 9/13/22

**DEPT & TIME:** 9am 15

**FULL OR LIMITED AUTHORITY:** Full

### ESTATE INFORMATION

**ESTATE ADDRESS:** 7208 Blake St.  
El Cerrito CA 94530

**Estimated Value:** 1250000

**LIEN:** None **BOND:** None

**USE:** Property Use **Bedroom** **BATH**

NOTES

### PTS NOTES

Date 1st call: \_\_\_\_\_

Date 2nd call: \_\_\_\_\_

Date 3rd call: \_\_\_\_\_

Mail Date: \_\_\_\_\_

CRM Start Date: \_\_\_\_\_

### CALL NOTES



# DIAMOND FARMING

PROBATE REAL ESTATE SYSTEM

6/10/22

### ESTATE INFORMATION

**FILE NUMBER:** P22-00873

**DECEASED NAME:** Jeanne O. Simpson

**ATTORNEY NAME:** Matthew S. Toth

**ATTORNEY EMAIL:** mtoth@pedderlaw.com

**ATTORNEY # :** 925.283.6816

### CONTACT INFORMATION

**PR NAME:** Lisa West

**PR ADDRESS:** -

- - -

**PR RELATIONSHIP:** -

**PR PHONE #:** -

**TYPE:** Administrator

### COURT LETTERS AND PR COURT DATE

**PR Court Date:** 9/20/22

**DEPT & TIME:** 9am 15

**FULL OR LIMITED AUTHORITY:** Full

### ESTATE INFORMATION

**ESTATE ADDRESS:** 444 28th St.

Richmond CA 94804

Estimated Value: \$800,000

LIEN: None BOND: \$800,000

USE: Property Use Bedroom BATH

NOTES

### PTS NOTES

Date 1st call: \_\_\_\_\_

Date 2nd call: \_\_\_\_\_

Date 3rd call: \_\_\_\_\_

Mail Date: \_\_\_\_\_

CRM Start Date: \_\_\_\_\_

### CALL NOTES



# DIAMOND FARMING

PROBATE REAL ESTATE SYSTEM

6/10/22

### ESTATE INFORMATION

**FILE NUMBER:** P22-00851

**DECEASED NAME:** Morris Simpson

**ATTORNEY NAME:** Liz A. Barsell

**ATTORNEY EMAIL:** lizbarsell@gmail.com

**ATTORNEY # :** 925.945.8831

### CONTACT INFORMATION

**PR NAME:** Deren M. Sinkowitz

**PR ADDRESS:** 1441 5th St.  
Mahattan Beach CA 90266

**PR RELATIONSHIP:** Nephew

**PR PHONE #:** 310.738.1275

**TYPE:** Executor

### COURT LETTERS AND PR COURT DATE

**PR Court Date:** 9/20/2022

**DEPT & TIME:** 9am 15

**FULL OR LIMITED AUTHORITY:** Full

### ESTATE INFORMATION

**ESTATE ADDRESS:** 754 Golden Gate Ave  
Pt. Richmond CA 94801

**Estimated Value:** \$900,000

**LIEN:** None **BOND:** None

**USE:** Property Use Bedroom BATH

NOTES

### PTS NOTES

Date 1st call: \_\_\_\_\_

Date 2nd call: \_\_\_\_\_

Date 3rd call: \_\_\_\_\_

Mail Date: \_\_\_\_\_

CRM Start Date: \_\_\_\_\_

### CALL NOTES



# DIAMOND FARMING

PROBATE REAL ESTATE SYSTEM

6/10/22

### ESTATE INFORMATION

FILE NUMBER: P22-00845

DECEASED NAME: Rose Marie Ford

ATTORNEY NAME: Pro Per

ATTORNEY EMAIL

ATTORNEY # :

### CONTACT INFORMATION

PR NAME: Nicole Agnes Thomas

PR ADDRESS: 2471 Mammoth Way

Antioch CA 94531

PR RELATIONSHIP: Daughter

PR PHONE #: 510.860.8951

TYPE: Administrator

### COURT LETTERS AND PR COURT DATE

PR Court Date: 9/20/2022

DEPT & TIME: 9am 15

FULL OR LIMITED AUTHORITY: Full

### ESTATE INFORMATION

ESTATE ADDRESS: 2471 Mammoth Way

Antioch CA 94531

Estimated Value: \$437,707

LIEN: \$180,000 BOND: \$50,000

USE: Property Use Bedroom BATH

NOTES

### PTS NOTES

Date 1st call: \_\_\_\_\_

Date 2nd call: \_\_\_\_\_

Date 3rd call: \_\_\_\_\_

Mail Date: \_\_\_\_\_

CRM Start Date: \_\_\_\_\_

### CALL NOTES



# DIAMOND FARMING

PROBATE REAL ESTATE SYSTEM

6/10/22

### ESTATE INFORMATION

**FILE NUMBER:** P22-00787

**DECEASED NAME:** Beverly Schmid Killpack

**ATTORNEY NAME:** James M. O'Neil

**ATTORNEY EMAIL:** James@oneil.legal

**ATTORNEY # :** (415) 992-3123

### CONTACT INFORMATION

**PR NAME:** Emilie A. Killpack

**PR ADDRESS:** 1160 Mission St, Unit 604  
San Francisco CA 94103

**PR RELATIONSHIP:** Daughter

**PR PHONE #:** (415) 912-0310

**TYPE:** Administrator

### COURT LETTERS AND PR COURT DATE

**PR Court Date:** 9/6/22

**DEPT & TIME:** 9am 15

**FULL OR LIMITED AUTHORITY:** Full

### ESTATE INFORMATION

**ESTATE ADDRESS:** 1501 Ptarmigan Dr. #2B  
Walnut Creek CA 94595

**Estimated Value:** 1312000

**LIEN:** 310000 **BOND:** No Bond

**USE:** Property Use Bedroom BATH

NOTES

### PTS NOTES

Date 1st call: \_\_\_\_\_

Date 2nd call: \_\_\_\_\_

Date 3rd call: \_\_\_\_\_

Mail Date: \_\_\_\_\_

CRM Start Date: \_\_\_\_\_

### CALL NOTES



# DIAMOND FARMING

PROBATE REAL ESTATE SYSTEM

6/10/22

### ESTATE INFORMATION

**FILE NUMBER:** P22-00758

**DECEASED NAME:** Uri Sabadosh

**ATTORNEY NAME:** Ofer Sabadosh (pro per?)

**ATTORNEY EMAIL:** ogsabadosh@gmail.com

**ATTORNEY # :** (415) 606-4055

### CONTACT INFORMATION

**PR NAME:** Ofer Sabadosh

**PR ADDRESS:** 5806 Clover Dr.  
Oakland CA 94618

**PR RELATIONSHIP:** Son

**PR PHONE #:** (415) 606-4055

**TYPE:** Executor

### COURT LETTERS AND PR COURT DATE

**PR Court Date:** 8/25/2022

**DEPT & TIME:** 9am 30

**FULL OR LIMITED AUTHORITY:** Full

### ESTATE INFORMATION

**ESTATE ADDRESS:** 950 Country Club Dr.  
Moraga CA 94556

**Estimated Value:** 2627400

**LIEN:** 1108 **BOND:** No Bond

**USE:** Property Use Bedroom BATH

NOTES

### PTS NOTES

Date 1st call: \_\_\_\_\_

Date 2nd call: \_\_\_\_\_

Date 3rd call: \_\_\_\_\_

Mail Date: \_\_\_\_\_

CRM Start Date: \_\_\_\_\_

### CALL NOTES





# DIAMOND FARMING

PROBATE REAL ESTATE SYSTEM

6/10/22

### ESTATE INFORMATION

**FILE NUMBER:** P22-00767

**DECEASED NAME:** Jack Stewart Sagen

**ATTORNEY NAME:** Matthew B. Talbot

**ATTORNEY EMAIL:** matthew@talbotlawpc.com

**ATTORNEY # :** (925) 322-1795

### CONTACT INFORMATION

**PR NAME:** Janet Sagen

**PR ADDRESS:** 2865 Baker Blvd.  
Eugene OR 97403

**PR RELATIONSHIP:** Sister

**PR PHONE #:** (541) 521-5721

**TYPE:** Administrator

### COURT LETTERS AND PR COURT DATE

**PR Court Date:** 9/6/22

**DEPT & TIME:** 9am 15

**FULL OR LIMITED AUTHORITY:** Full

### ESTATE INFORMATION

**ESTATE ADDRESS:** 1024 Sanders Dr.  
Moraga CA 94556

**Estimated Value:** 1600000

**LIEN:** 8000 **BOND:** No Bond

**USE:** Property Use Bedroom BATH

NOTES

### PTS NOTES

Date 1st call: \_\_\_\_\_

Date 2nd call: \_\_\_\_\_

Date 3rd call: \_\_\_\_\_

Mail Date: \_\_\_\_\_

CRM Start Date: \_\_\_\_\_

### CALL NOTES



# DIAMOND FARMING

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### ESTATE INFORMATION

**FILE NUMBER:** P22-00774

**DECEASED NAME:** Agnes Wynn

**ATTORNEY NAME:** Lucile K. Cain

**ATTORNEY EMAIL:** lucy@brayattorneys.com

**ATTORNEY # :** (925) 370-8558

### CONTACT INFORMATION

**PR NAME:** Mark W. Edwards

**PR ADDRESS:** 3621 Esmond Ave  
Richmond CA 94805

**PR RELATIONSHIP:** Uncle

**PR PHONE #:** (510) 235-6085

**TYPE:** Admin / Special

### COURT LETTERS AND PR COURT DATE

**PR Court Date:** 9/1/22

**DEPT & TIME:** 9am 30

**FULL OR LIMITED AUTHORITY:** Full

### ESTATE INFORMATION

**ESTATE ADDRESS:** 332 North Wildwood  
Hercules CA 94547

**Estimated Value:** 591000

**LIEN:** 0 **BOND:** No Bond

**USE:** Property Use Bedroom BATH

NOTES

### PTS NOTES

Date 1st call: \_\_\_\_\_

Date 2nd call: \_\_\_\_\_

Date 3rd call: \_\_\_\_\_

Mail Date: \_\_\_\_\_

CRM Start Date: \_\_\_\_\_

### CALL NOTES



# DIAMOND FARMING

PROBATE REAL ESTATE SYSTEM

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### ESTATE INFORMATION

**FILE NUMBER:** P22-00724

**DECEASED NAME:** Geraldine Ann Stephenson

**ATTORNEY NAME:** Pro Per

**ATTORNEY EMAIL:** alexvargas176@gmail.com

**ATTORNEY # :** (925) 695-6399

### CONTACT INFORMATION

**PR NAME:** Alejandro Vargas

**PR ADDRESS:** 1105 W. 9th St  
Antioch CA 94509

**PR RELATIONSHIP:** Great-Grandson

**PR PHONE #:** (925) 695-6399

**TYPE:** Administrator

### COURT LETTERS AND PR COURT DATE

**PR Court Date:** 8/18/22

**DEPT & TIME:** 9am 30

**FULL OR LIMITED AUTHORITY:** Full

### ESTATE INFORMATION

**ESTATE ADDRESS:** 1105 W. 9th St.  
Antioch CA 94509

**Estimated Value:** 350000

**LIEN:** 0 **BOND:** No Bond

**USE:** Property Use Bedroom BATH

NOTES

### PTS NOTES

Date 1st call: \_\_\_\_\_

Date 2nd call: \_\_\_\_\_

Date 3rd call: \_\_\_\_\_

Mail Date: \_\_\_\_\_

CRM Start Date: \_\_\_\_\_

### CALL NOTES



# DIAMOND FARMING

PROBATE REAL ESTATE SYSTEM

6/10/22

### ESTATE INFORMATION

**FILE NUMBER:** P22-00739

**DECEASED NAME:** Dorothy Nelson Delgado

**ATTORNEY NAME:** John V. DiAna

**ATTORNEY EMAIL:** jack@DiAnaLawGroup.com

**ATTORNEY # :** (925) 953-2024

### CONTACT INFORMATION

**PR NAME:** Darrie Jonda Delgado-Brooks

**PR ADDRESS:** 9907 Cervine Ln, Apt 103  
Randallstown MD 21133

**PR RELATIONSHIP:** Daughter

**PR PHONE #:** (443) 707-6070

**TYPE:** Executor

### COURT LETTERS AND PR COURT DATE

**PR Court Date:** 9/1/22

**DEPT & TIME:** 9am 15

**FULL OR LIMITED AUTHORITY:** Full

### ESTATE INFORMATION

**ESTATE ADDRESS:** 812 Poppy Ct.  
Richmond CA 94805

**Estimated Value:** 750000

**LIEN:** 150000 **BOND:** \$20,000

**USE:** Property Use Bedroom BATH

NOTES

### PTS NOTES

Date 1st call: \_\_\_\_\_

Date 2nd call: \_\_\_\_\_

Date 3rd call: \_\_\_\_\_

Mail Date: \_\_\_\_\_

CRM Start Date: \_\_\_\_\_

### CALL NOTES



# DIAMOND FARMING

PROBATE REAL ESTATE SYSTEM

6/10/22

### ESTATE INFORMATION

**FILE NUMBER:** P22-00765

**DECEASED NAME:** Lee Alan Wilson

**ATTORNEY NAME:** Hannah Sargent; Darrin Ng

**ATTORNEY EMAIL:** hsargent@randicklaw.com

**ATTORNEY # :** (510) 512-5400

### CONTACT INFORMATION

**PR NAME:** Carol Akehurst

**PR ADDRESS:** 829 E. McKinley St.  
Chambersburg PA 17201

**PR RELATIONSHIP:** Sister

**PR PHONE #:** (717) 404-6529

**TYPE:** Administrator

### COURT LETTERS AND PR COURT DATE

**PR Court Date:** 9/6/22

**DEPT & TIME:** 9am 15

**FULL OR LIMITED AUTHORITY:** Full

### ESTATE INFORMATION

**ESTATE ADDRESS:** 1917 Sanford Ave.  
San Pablo CA 94806

**Estimated Value:** 160000

**LIEN:** 0 **BOND:** No Bond

**USE:** Property Use Bedroom BATH

NOTES

### PTS NOTES

Date 1st call: \_\_\_\_\_

Date 2nd call: \_\_\_\_\_

Date 3rd call: \_\_\_\_\_

Mail Date: \_\_\_\_\_

CRM Start Date: \_\_\_\_\_

### CALL NOTES



# DIAMOND FARMING

PROBATE REAL ESTATE SYSTEM

6/10/22

### ESTATE INFORMATION

**FILE NUMBER:** P22-00708

**DECEASED NAME:** Keith C. Keyton

**ATTORNEY NAME:** Peter Shelton

**ATTORNEY EMAIL:** peter@petersheltonlaw.com

**ATTORNEY # :** (510) 394-5483

### CONTACT INFORMATION

**PR NAME:** Henry Keyton

**PR ADDRESS:** 2640 Shattuck Ave. #414

Berkeley CA 94704

**PR RELATIONSHIP:** Son

**PR PHONE #:** (323) 608-4090

**TYPE:** Executor

### COURT LETTERS AND PR COURT DATE

**PR Court Date:** 8/18/22

**DEPT & TIME:** 9am 30

**FULL OR LIMITED AUTHORITY:** Full

### ESTATE INFORMATION

**ESTATE ADDRESS:** 7 Los Amigos

Orinda CA 94563

Estimated Value: 2130000

**LIEN:** 500000 **BOND:** No Bond

**USE:** Property Use Bedroom BATH

NOTES

### PTS NOTES

Date 1st call: \_\_\_\_\_

Date 2nd call: \_\_\_\_\_

Date 3rd call: \_\_\_\_\_

Mail Date: \_\_\_\_\_

CRM Start Date: \_\_\_\_\_

### CALL NOTES



# DIAMOND FARMING

PROBATE REAL ESTATE SYSTEM

6/10/22

### ESTATE INFORMATION

**FILE NUMBER:** P22-00536

**DECEASED NAME:** Fred A. Ribeiro

**ATTORNEY NAME:** Robert J. Silverman

**ATTORNEY EMAIL:** rsilverman@rsilvermanlaw.com

**ATTORNEY # :** (925) 705-4474

### CONTACT INFORMATION

**PR NAME:** John Ribeiro

**PR ADDRESS:** 1136 Virginia Ln. Apt 16  
Concord CA 94520

**PR RELATIONSHIP:** Son

**PR PHONE #:** (650) 868-6112

**TYPE:** Administrator

### COURT LETTERS AND PR COURT DATE

**PR Court Date:** 7/5/22

**DEPT & TIME:** 9am 15

**FULL OR LIMITED AUTHORITY:** Full

### ESTATE INFORMATION

**ESTATE ADDRESS:** 1840 Tice Creek Rd. #2245  
Walnut Creek CA 94595

**Estimated Value:** 175000

**LIEN:** 0 **BOND:** No Bond

**USE:** Property Use Bedroom BATH

NOTES

### PTS NOTES

Date 1st call: \_\_\_\_\_

Date 2nd call: \_\_\_\_\_

Date 3rd call: \_\_\_\_\_

Mail Date: \_\_\_\_\_

CRM Start Date: \_\_\_\_\_

### CALL NOTES