



SAN BRUNO POLICE DEPARTMENT

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1177 HUNTINGTON AVE SAN BRUNO, CA 94066 650-616-7100
CRIME REPORTCase
SNB2600042

OFFENSES	F/M A/C Offenses		(A/C - Attempt/Completed)		Date Occurred	Time Occurred	Incident #		
	F	C	460(A) PC	Burglary: first degree	01/06/2026	0227 - 0327	2601060016		
	F	C	245(A)(2) PC	Assault with firearm on person - Aggravated	Date Reported	Time Reported			
	F	C	182(A)(1) PC	Conspiracy: commit crime	01/06/2026	0227			
	F	C	32 PC	Accessory after the fact	Related Cases				
	F	C	29800(a)(1) PC	Poss/Etc firearm by felon/addict	SNB2600043				
					Date Printed	Time Printed	Printed By		
				01/08/2026	10:04:42	1238			
				Latitude	Longitude				
				37.630871	-122.457588				
Location				Beat	Area	Disposition		Dispo Date	
260 Allen Dr, San Bruno, CA 94066				3	SNB38	DA Review		01/06/2026	
Location Type		Location of Entry	Method of Entry	Point of Entry	Alarm System	Means of Attack (Robbery)			
Victim				Drivers License	Cell Phone	Email			
Calleja, Patrick Michael				CA					
Residence Address				Notified of Victim Rights	Residence Phone	DOB	Age	Sex	Race
				Yes		09/03/1973	52	M	H
Business Name and Address					Business Phone	Height	Wt	Hair	Eyes
						6'	200	BLK	BRO
Assistance Rendered/Victim Disposition					Transporting Agency	Means of Attack (Assaults)			
Refused Aid									
Description of Injuries					Other Information				
None									
Mentioned				Drivers License	Cell Phone	Email			
Eisenman, Lisa Jane									
Residence Address					Residence Phone	DOB	Age	Sex	Race
						10/11/1981	44	F	
Business Name and Address					Business Phone	Height	Wt	Hair	Eyes
Suspect					Action Taken	Charges			
Gutierrez, Arthur Jr						460(A) PC, 245(A)(2) PC, 32 PC, 182(A)(1) PC			
Residence Address					Residence Phone	DOB	Age	Sex	Race
7330 Rainbow Dr #1, Cupertino, CA 95014						07/12/1985	40	M	H
Business Name and Address					Business Phone	Height	Wt	Hair	Eyes
						6'1"	235	BLK	BRO
Identifying Features					Cell Phone	Drivers License		Arrest Number	
						D5893348 CA			
Aliases								CII	
S2 Snb2600042								A32524143	
VEHICLES	Status		Vehicle Make and Model		License/State	VIN		Val Damgd	
	Mentioned		2004 White Ford		26655R3 CA	1FDSS34L04HB21624			
		1998 Black Jagu			3XSK173 CA	SAJHX1243WC820277			
OFFICERS	Prepared By		Date	Assisted By		Approved By		Date	
	1350 - McKenna, Anthony		01/06/2026			0040 - Valiente, Joe		01/08/2026	
Routed To		Date	Routed To		Date	Notes			

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**1177 HUNTINGTON AVE SAN BRUNO, CA 94066 650-616-7100
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Suspect Jacobs, James William		Action Taken	Charges 460(A) PC, 245(A)(2) PC, 32 PC, 182(A)(1) PC			
Residence Address 3834 Anastasia Ln, Stockton, CA 95206		Residence Phone 510-755-6309	DOB 01/01/1986	Age 40	Sex M	Race W
Business Name and Address		Business Phone	Height 6`	Wt 145	Hair BRO	Eyes BRO
Identifying Features		Cell Phone 510-755-6309	Drivers License D6148975 CA		Arrest Number	
Aliases					CII A26632811	

Suspect Regalado, Angelmike Va		Action Taken	Charges 460(A) PC, 245(A)(2) PC, 32 PC, 182(A)(1) PC, 29800(a)(1) PC			
Residence Address [REDACTED]		Residence Phone	DOB 08/10/1986	Age 39	Sex M	Race H
Business Name and Address		Business Phone	Height 6`1"	Wt 295	Hair BLK	Eyes BRO
Identifying Features		Cell Phone	Drivers License [REDACTED]		Arrest Number	
Aliases S3 Snb2600042					CII A23371304	

Victim Manzano, Silvino Angel Jr	Drivers License [REDACTED]	Cell Phone	Email			
Residence Address [REDACTED]	Notified of Victim Rights Yes	Residence Phone [REDACTED]	DOB 03/02/1974	Age 51	Sex M	Race W
Business Name and Address		Business Phone	Height 6`	Wt 150	Hair BRO	Eyes HAZ
Assistance Rendered/Victim Disposition Refused Aid		Transporting Agency	Means of Attack (Assaults)			
Description of Injuries None		Other Information				

Mentioned Fredricks, Van Philip	Drivers License [REDACTED]	Cell Phone	Email			
Residence Address		Residence Phone	DOB 08/31/1971	Age 54	Sex M	Race
Business Name and Address		Business Phone	Height	Wt	Hair	Eyes

Mentioned Georgiou, George Marcos	Drivers License [REDACTED]	Cell Phone	Email			
Residence Address [REDACTED]		Residence Phone	DOB 01/07/1976	Age 49	Sex M	Race
Business Name and Address		Business Phone	Height 5`11"	Wt 185	Hair BLK	Eyes HAZ

Mentioned Lucas, Micheaux Le	Drivers License [REDACTED]	Cell Phone	Email			
Residence Address [REDACTED]		Residence Phone	DOB 03/08/1990	Age 35	Sex F	Race B
Business Name and Address		Business Phone	Height 5`2"	Wt 115	Hair BLK	Eyes BRO

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	Mentioned [REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]			
	Residence Address [REDACTED]		Residence Phone [REDACTED]	04/01/1971	54	F	W
	[REDACTED]		[REDACTED]	5'6"	130	RED	BRO
	Mentioned Murga, Christian Damon	Drivers License [REDACTED]	Cell Phone	Email			
	Residence Address [REDACTED] 86		Residence Phone	DOB 11/25/1966	Age 59	Sex M	Race H
	Business Name and Address		Business Phone	Height 5'11"	Wt 205	Hair BRO	Eyes BRO
	Mentioned Murga, Damon Lee	Drivers License [REDACTED]	Cell Phone	Email			
	Residence Address [REDACTED]		Residence Phone	DOB 12/30/1989	Age 36	Sex M	Race W
	Business Name and Address		Business Phone	Height 6'2"	Wt 260	Hair BRO	Eyes BLU
	Mentioned Roy, Terry Lynn	Drivers License [REDACTED]	Cell Phone 415-713-5420	Email			
	Residence Address [REDACTED]		Residence Phone	DOB 10/08/1974	Age 51	Sex M	Race B
	Business Name and Address		Business Phone	Height 5'11"	Wt 200	Hair BLK	Eyes BRO
	Mentioned Tran, Jerry	Drivers License [REDACTED]	Cell Phone	Email			
	Residence Address		Residence Phone	DOB 04/19/1987	Age 38	Sex M	Race
	Business Name and Address		Business Phone	Height	Wt	Hair	Eyes

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1177 HUNTINGTON AVE SAN BRUNO, CA 94066 650-616-7100**CRIME REPORT - PROPERTY**

SNB2600042

ID No.	Status/Disposition	Property Description	Value	Val Recovered	Val Damaged
1	Evidence	1528 - 5 Images - IMAGES OF FIREARMS			
2	Evidence	1528 - 6 Images - IMAGES OF BREACHING RAM AND KNIFE			
3	Evidence	1528 - 1 Ram - BREACHING RAM			
4	Evidence	1528 - 1 Knife - FIXED BLADE WITH SHEATH			
5	Evidence	1350 - 5 Dosage Units/Items Still Images Still Images - STILL IMAGES FROM YOUTUBE VIDEO			
6	Evidence	1350 - 3 Dosage Units/Items Youtube Videos Youtube Videos - YOUTUBE VIDEOS			

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NARRATIVE - Main NarrativePage 5
SNB2600042**SUMMARY:**

On 01/06/2026 at approximately 0227 hours, San Bruno Police responded to a report of an armed home invasion and armed confrontation at a residence located at 260 Allen Dr, San Bruno. Officers arrived on scene and located several individuals coming from the residence who were then detained in handcuffs. It was determined that the detained persons were associated with a private organization known as "*ASAP Squatter Removal*," entered the residence with what they claimed to be lawful authority in an attempt to remove occupants they believed to be "*squatters*."

During this incident, the involved individuals from *ASAP* conducted what they described as a "*sweeping*" or "*clearing*" of the residence, similar in nature to a law-enforcement tactical entry. It was determined that at least two individuals working for *ASAP Squatter Removal* were armed with firearms at the time of entry. These firearms were pointed multiple times at multiple occupants inside the residence.

The occupants reported they were inside the home at the time of entry and did not consent to the armed individuals entering the residence or pointing firearms at them. The actions of the involved individuals caused occupants to fear for their safety and believe they were the victims of a violent home-invasion-type incident.

The *ASAP Squatter Removal* personnel were not sworn law-enforcement officers, did not possess legal authority to conduct an armed entry or detention, and were acting in a private capacity. No lawful eviction order or court documentation authorizing removal of occupants was immediately identified at the time of investigation.

The incident raised significant concerns regarding unlawful entry, brandishing and/or assault with a firearm, false imprisonment, and conspiracy to commit a criminal act. The case was documented for follow-up investigation, evidence collection, and review for potential criminal violations.

The suspects in this Investigation are *James Jacobs* (DOB: 01/01/1986) who was in violation of 460(a) PC, 182(a)(1) PC, 32 PC and 245(a)(2) PC, *Arthur Gutierrez* (DOB: 07/12/1985) who was in violation of 460(a) PC, 182(a)(1) PC, 32 PC and 245(a)(2) PC and *AngelMike VA Regalado* (DOB: 08/10/1986) who was in violation of 460(a) PC, 29800(a)(1) PC, 182(a)(1) PC, 32 PC and 245(a)(2) PC.

Prepared By:

1350 MCKENNA, ANTHONY

Date:

01/06/2026

Approved By:

0040 VALIENTE, JOE

Date:

01/08/2026

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NARRATIVE - Main NarrativePage 6
SNB2600042**INVESTIGATION:**

On 01/06/2026, at approximately 0227 hours, I, Corporal McKenna #06 was working uniformed patrol in a marked police vehicle (#13) for the San Bruno Police, within San Mateo Co.

San Bruno Police responded to a report of an armed home invasion and armed confrontation at a residence located at 260 Allen Dr, San Bruno.

Initial Response To 260 Allen Dr:

The Reporting Party, later identified as Silvino Manzano (DOB: 03/02/1974), described approximately 8-10 people inside of his residence with firearms and swords. Manzano then informed Communications (*Radio*) that 8 of the "Suspects" fled on Allen Dr towards Longview Dr. where Officer Petrini #17 and I were coming from. When we arrived on scene we located four "*Suspects*" dressed in all black clothing, matching what the Reporting Party told us.

Due to the risk to Officer Safety, I drew my Firearm, keeping it at a low ready and ordered all four individuals to the ground while we waited for additional units to arrive. The four individuals were determined to be;

- **Suspect #01:** James Jacobs (DOB: 01/01/1986) / Associated With ASAP Squatter
- **Mentioned:** Van Fredricks (DOB: 08/31/1971) / Associated With ASAP Squatter
- **Mentioned:** Micheaux Lucas (DOB: 03/08/1990) / Associated With ASAP Squatter
- **Mentioned:** Terry Roy (DOB: 10/08/1974) / Associated With ASAP Squatter

We then made it to the front of the residence where we located four more individuals that exited from the residence who said that they were living there and that they called 9-1-1, they were determined to be;

- **Victim #01:** Silvino Manzano (DOB: 03/02/1974) / Occupant of 260 Allen Dr
- **Victim #02:** Patrick Calleja (DOB: 09/03/1973) / Occupant of 260 Allen Dr
- **Mentioned:** Floyd Cooper (DOB: 05/15/86) / Occupant of 260 Allen Dr
- **Mentioned:** Shawna McAlister (DOB: 04/01/71) / Occupant of 260 Allen Dr

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Once they were outside of the residence, I determined that both Manzano and Calleja were the reporting parties. I briefing spoke with Manzano, who informed me of the following (*In Summary*);

Manzano Summarized Statement:

Manzano stated that he lived on the property for over 45 years and his mother, the recent owner of the property, had sold it to an LLC and that his family was no longer the home owner. Manzano explained that he has not been evicted and has rights as a "*squatter*". Manzano explained that the group of about 8 masked individuals forced entry into the residence and that two of the Subjects had firearms and two of the Subjects had "*swords*" or "*katana's*". Manzano explained that the swords were not brandished or displayed in a threatening manner but the two persons that had the firearm both pointed them at him and other residents.

Manzano expressed that he was in fear for his safety and believed that they would in fact use the firearms against the occupants or himself. Manzano knows that the residence is not his and it has been purchased by someone else, but that he has rights as a "*squatter*" in California. Manzano has been attempting to contact both the Civil Division of the San Mateo Sheriffs Office along with attorney's but have yet to be formally evicted. I then requested that Manzano walk to where all six of the detained persons were in our Patrol Vehicles and said we did not detain the two Subjects that were in possession of the firearms. Manzano gave us permission to enter the residence and search of any additional outstanding Suspect(s).

*End Manzano Summarized Statement***Prepared By:**

1350 MCKENNA, ANTHONY

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01/06/2026

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Additionally, when Sergeant Valiente #04 arrived on scene he located a Unknown Female, later identified as Lisa Eisenman (DOB: 10/11/1981), who was inside of a Van parked in front of the residence. SGT Valiente detained her without incident and determined that she was at the residence with the "ASAP squatter removal group".

Prior to making entry into the residence additional people came out from inside and were determined to be the following;

- *Mentioned:* George Georgiou (DOB: 01/07/76) / *Occupant of 260 Allen Dr.*
- *Mentioned:* Christian Murga (DOB: 11/25/66) / *Associated With ASAP Squatter*
- *Mentioned:* Damon Murga (DOB: 12/30/89) / *Associated With ASAP Squatter*

SGT Valiente #04, Officer Chiang #07, OFC Petrini, and I conducted a protective sweep of the residence for any additional Suspect(s), which was met with negative results. We then conducted a protective sweep of the Ford Van (CA Plate #26655R3) parked in front of the residence. Inside the front passenger seat we located one of the katana's that was believed to be used by Jacobs.

Officer Nieblas #27 arrived on scene and took photos of the katana that was located. It should additionally be noted that due to the number of persons involved in this Incident, we requested Mutual Aid from the South San Francisco Police, who responded and assisted us with the Investigation (*Reference SSFPD Mutual Aid Case #26-00064*). Additionally it was determined that Damon Murga was found to have a felony warrant (*WRNT #LF012887A*) for his arrest and he was booked into San Mateo Co Jail (*Reference SNB2600043 - Warrant Arrest*).

OFC Petrini then conducted interviews with Calleja and Georgiou, who (*In Summary*), provided similar statements to Manzano, that the Subjects that entered were armed with firearms and the firearms were in fact pointed at them in a threatening manor (*Reference OFC Petrini's Supplemental for Details About Calleja and Georgiou Statements*).

I then requested that OFC Chiang and OFC Nieblas conduct brief interviews with the detained parties that were first contacted, which included Fredricks, Lucas, Christian Murga, Damon Murga and Roy (*Reference OFC Chiang and OFC Nieblas Supplementals for Details About Statements They Obtained*).

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I then located James Jacobs, who identified himself as the CEO or Owner of the *ASAP Squatter Removal* Company.

Jacobs Summarized Statement:

Jacobs informed me that he was hired by Jerry Tran, who is a representative for the current property owners out of Alameda. Jacobs explained that Tran purchased the property and was currently leasing the property to "Art" or Arthur Gutierrez, who was not contacted on scene but was present prior to our arrival. Jacobs then provided me a Lease Agreement, which allowed "Art" to move into the property, but no contract for the "squatter" removal services. Jacobs provided me with screen shots of the Lease Agreements along with a contact number for Tran. Jacobs explained that he owns the company "ASAP Squatter Removal" and was recently featured on the News. Jacobs said he commonly removes squatters using katana's, but did not mention any firearms being used.

End Jacobs Summarized Statement

At the time we had no supporting evidence that there were in fact person(s) using firearms and believed that the drills they were in possession of were possibly mistaken for being firearms.

Additionally, I was not versed enough in Civil Law to know what could be allowed by the occupants of 260 Allen Dr. or allowed by the *ASAP Squatter Removal*. We explained to both Manzano and Jacobs that a report would be generated for informational purposes about the civil aspect and referred them both to the San Mateo Co Sheriffs Office, Civil Division. We also informed Manzano that we would document the assault with a firearm and continue the Investigation since none of whom was detained was mentioned to have a firearm.

All persons that were detained were released, and the occupants of 260 Allen Dr. were allowed to return to the residence.

YouTube & Kron4 News Videos:

Officers learned that Jacobs was recently on Kron4 News, which talked about his business and his company, Titled, "Sword-wielding man offers 'squatter removal' service in Bay Area," and the YouTube Link, which is here: <https://www.youtube.com/watch?v=-zb4HtkRaCI>

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Here is a brief Overview of the Kron4 News segment;

The segment aired on 01/01/2026 and showed Jacob being interviewed by Kron4. Jacobs could be seen being interviewed using swords and displayed his tactics to Kron4 using a "trainer blade".



Jacobs said that they have a 95% success rate clearing properties and use real swords. Jacobs said they do surveillance prior and determine that someone is illegally on a property. Once that is determined a process called "breach and clear" is done. Jacobs then says that "breaching" is "breaking into the property," and that "clearing is actively going through the rooms making sure there is no active threat."

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Then lease agreements are signed between him (Jacobs) and the property owner to allow his team to go in and remove squatters. Jacobs then said that it is not just swords that are used to clear properties they use, "AR-15's & M60 Shotguns". Kron4 then speaks to a legal analyst that says people should go through the court process to evict someone. Jacobs then is back on saying that he is aware of the risks and has a \$1,000,000.00 insurance policy and a in house attorney. Kron4 then goes on to say that the cost starts at about \$10,000.00.

OFC Petrini then located ASAP Squatter Removal YouTube Page, which has videos uploaded of ASAP removing squatters from other properties and the YouTube Link, which is here:

<https://www.youtube.com/@ASAPSquatterRemoval> (See Below Image);

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ASAP
SQUATTER REMOVAL**ASAP Squatter Removal**

@ASAPSquatterRemoval · 169 subscribers · 39 videos

Website: asapsquatter.com ...morebiz.yelp.com/biz_info/JLZKulP34T3uqnJuPHBA

Subscribe

While viewing the YouTube Page, OFC Petrini saw that ASAP Squatter Removal uploaded three Videos showing what happened that night. We began to review the YouTube Videos and located a video called "*Breach & Clear,*" which was a detailed video of Jacobs and his "*team*" entering the residence using breaching tools and then two Unknown Suspects armed with what was clearly identified as firearms (*See Below Still Images*);



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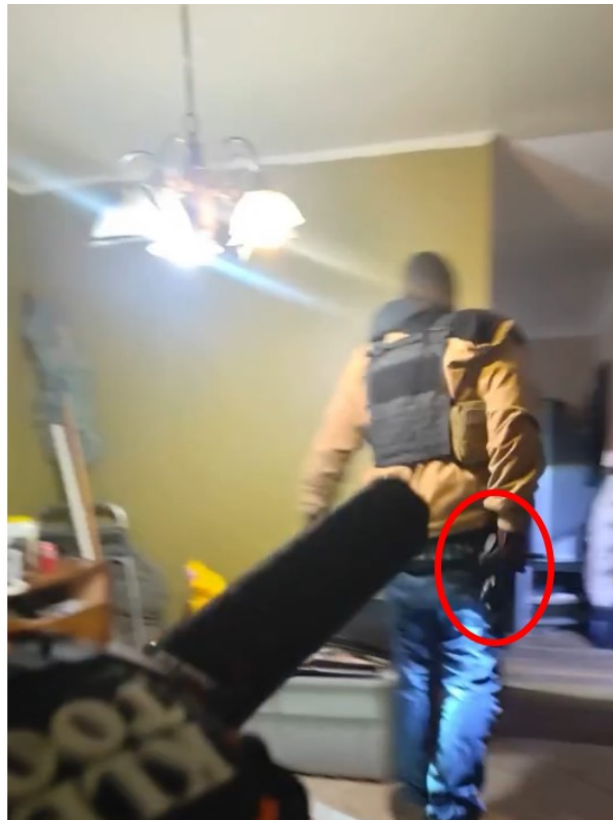
After reviewing the Video the two above persons were identified as the two Suspect(s) that were determined to be armed with firearms. They were identified as S-2 and S-3.



When reviewing the Video you can see in the above still images that S-3 is in possession of a smaller handgun, with a "red dot" or an optic, pointed at a low ready, prior to making entry into the residence.

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Then in these above images you can see S-2 in possession of a larger black handgun also with a "red dot," loaded with a magazine inserted in the firearm. It is clear that the firearm is out and pointed in various directions during the video as part of the "clearing" method that Jacobs describes.

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In these last still images above you can see whom has been determined to be S-3 holding the firearm and pointing it in the direction of where Calleja could be seen standing on video. While watching the Video you can see that the firearm is tan in color with a black optic affixed to the top.

The Video was determined to be from some body worn camera that was worn by Jacobs for the duration of the contact. Then towards the end of the Video Jacobs can be heard tell both S-2 and S-3 to get rid of or hide the firearms along with the breaching tools. At this point both S-2 and S-3 flee the residence through the rear glass slider. For the duration of the video you can see that both S-2 and S-3 are pointing the firearms at the occupants inside the residence, in violation of 245(a)(2) PC.

OFC Chiang then conducted a detailed breakdown of the entire video to determine what additional statements were made to provide a better understanding of what occurred based on the video (*Reference OFC Chiang's Supplemental Video of the Breach & Clear Video*).

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OFC Nieblas then viewed the video titled, *"Job Training / Testing Out New Blood,"* which appeared to be a video just prior to the incident at 260 Allen Dr. OFC Nieblas explained to me that the video was again Jacobs telling the other members of *ASAP Squatter Removal*, how to *"Breach & Clear"* the residence. This could only be explained as a pre-operational briefing which is similar to that of Police Tactics. Jacobs can also be heard telling S-2 and S-3 that *"gunners need to be upfront,"* further supporting the fact that firearms were used for this. The video was determined to be a Lunardi's in San Bruno just a few hours prior. It should be noted that S-2 can be seen in both YouTube Videos wearing the same exterior tactical vest but different sweaters. OFC Nieblas then conducted a detailed breakdown of the entire video to determine what additional statements were made to provide a better understanding of what occurred based on the video (*Reference OFC Nieblas's Supplemental Video of the Job Training / Testing Out New Blood Video*).

Shortly after all three videos were uploaded, all were removed. Although they were removed, two of the three videos were downloaded and saved as evidence prior to being removed.

With this updated information, I recontacted Jacobs in an effort to better understand what had occurred and was provided an additional Statement;

Jacobs Phone Summarized Statement:

Jacobs explained that he was going to have "Art" into the address in an effort to make it uncomfortable for anyone "squatting" inside the residence and "squatting" on the squatters. Jacobs was explaining that he was acting on behalf of the owners of the property and that the current occupants are "full of shit". Jacobs then provided me a contact number for the property owner identified as "Jerry" (510-755-6309). Jacob explained that due to the high risk of their safety they usually have two "gunners," whom who he identified as *Arthur Gutierrez* (408-623-8353) and *Angel* (559-728-5212). I asked if Jacobs' personnel would ever point a firearm at anyone, which he replied, never unless they were being shot at. Jacobs informed me that one of the occupants was making threats to harm them with a hammer but no hammer was seen.

In an attempt to rouse Jacobs to ensure that he did not believe he was a Suspect, I asked Jacobs if he wanted to "press charges" to make him think that he was a "victim," although there was no crime that was established that he could be a victim of. Jacobs said that he did not want to press charges and was provided the case number for

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this Incident.

End Jacobs Phone Summarized Statement***Contact With Arthur Gutierrez & Angel***

Using the information that Jacobs provided to me I contacted Arthur by phone. I first contacted Arthur and learned that he was Arthur Gutierrez (DOB: 07/12/1985) out of Redwood City. I verified with him that he was in fact there and would be willing to speak with me. Gutierrez also confirmed that he was in fact in possession of a firearm during the incident and left prior to police arrival.

Using the information that Jacobs provided to me I contacted both Angel by phone. I learned that he (*Angel*) was AngelMike VA Regalado (DOB: 08/10/1986) out of Oakland. While speaking with Angel on the phone he confirmed that he was in fact there at the residence during this incident. I asked if he could come speak with me but said that it would be difficult since he was currently in a sober living facility in Oakland and did not have transportation. I asked Regalado if he was one of the person(s) that had a firearm on the date in question and he said he did not since he was a convicted felon. Regalado said that he was offered a sword but declined due to his criminal history. Regalado was provided with the information to come to the Station for a formal interview.

It should be noted that Regalado has a lengthy criminal history that includes numerous felony convictions and was recently on CDC Parole. A criminal history of Gutierrez was minimal and did not show any felony convictions but did show numerous firearms registered to him.

Follow Up Interview With Gutierrez:

The following day on 01/07/2026 at approximately 0057 hours, Gutierrez came to the Station to provide a Statement. Gutierrez was in the lobby and I asked him if he happened to be in possession of the firearm that he used during this incident. Gutierrez explained that it was in a lock box inside the trunk of his vehicle. Gutierrez allowed us to inspect the firearm to ensure that it was registered to him and walked us to the trunk of his Jaguar. This was the same Jaguar that OFC Petrini located on ALPR in San Bruno the night prior. We opened the box with the firearm and located two firearms (*shown below*), which were both determined to be registered to Gutierrez. Gutierrez explained the firearm on the left (*Serial Number #43387WA*) was used by him but the firearm on the right (*Serial Number #25DD13502*), was not used by anyone.

Prepared By:

1350 MCKENNA, ANTHONY

Date:

01/06/2026

Approved By:

0040 VALIENTE, JOE

Date:

01/08/2026

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Since Gutierrez was keeping the firearms in his trunk I asked if he wanted to store them inside the Station with an Officer while we conduct our interview, to prevent them getting stolen, which he agreed. I provided the firearms to OFC Chiang who took photos and documented each firearm. OFC Chaing also was able to examine both firearms and determined that they were functioning.

Gutierrez provided me with the following statement (*In Summary*);

**Since this was a voluntary Interview, I informed Gutierrez prior to the start of the interview that he was not under arrest and free to leave at any time. The Interview was conducted in the Station Interview Room with OFC Nieblas and I present.*

Statement of Gutierrez:

Prepared By: 1350 MCKENNA, ANTHONY [X] BODY CAMERA RECORDED	Date: 01/06/2026	Approved By: 0040 VALIENTE, JOE	Date: 01/08/2026
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Gutierrez explained that he was in fact there and is the *"right hand man"* for the CEO Jacobs for the company *ASAP Squatter Removal*. It should be noted that during the interview we did not inform Gutierrez that we had viewed the YouTube Video Surveillance in an effort to keep the integrity of the Investigation. Gutierrez said that he was the one listed on the lease and the one attempting to move into the Allen Dr property. Gutierrez provided information that they had removed all of Manzano's belongings from the residence prior to Christmas Eve and boarded the home up. Gutierrez said that sometime later Manzano returned and moved his belongings back into the residence.

Gutierrez began talking about the events that took place the night prior and said that they entered the home together through the rear slider. After making entry they began to clear the home but he had his firearm holstered on his hip, unloaded and never removed it for the entire contact. Gutierrez also explained that he does not have a Guard Card nor a license to carry a firearm. Gutierrez confirmed that both him and Angel were the only two with firearms. Gutierrez also said that he was wearing a *"tactical vest"* that was black in color and it was *"unmarked"*. Gutierrez said that he only carries the two magazines for the firearm and the firearm in a holster on his hip and was not in possession of any other weapons. Gutierrez further explained that the whole interaction was calm and there was no altercation expect for a female *"squatter"* saying they were going to *"shoot them"* but no firearm was ever seen. Gutierrez only left because he went to retrieve the lease from his phone but did not hear back from Jacobs so he never returned to the residence. I asked Gutierrez if he supplied Angel with a firearm and he said he did not. Gutierrez said that he has had minimal contact with Jerry, who is the current home owner. OFC Nieblas who was also present for the interview asked Gutierrez who comes up with the *"game plan"* or coordinated this incident, which he said *"James for the most part,"* who is Jacobs. I also asked who arranged the additional personnel from *ASAP Squatter Removal* which Gutierrez said was organized by Jacobs.

End Statement of Jacobs

We concluded the interview and Gutierrez was provided back his firearms in the lock case. It should be noted that Gutierrez' statement and what was observed on the YouTube Video were not similar. Gutierrez on video can be seen clearing the residence with his firearm unholstered and with a magazine inserted in the firearm. Additionally, it should be noted that according to OFC Petrini, the Suspect who Calleja described as pointing a firearm at him matched that of Gutierrez.

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0040 VALIENTE, JOE

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OFC Nieblas then brought to my attention that the firearm that Regalado was in possession of during the incident was the tan firearm inside of Gutierrez' lock box (*See Below Image*);



I additionally attempted to interview Regalado about this incident who agreed to come to the Station for a voluntary interview. The following day I followed up with Regalado who said that he would not be able to come to the Station due to lack of transportation. I sent Regalado text messages to see about taking BART to meet with me but have not heard back.

Victim Follow Up Interviews:

On 01/07/2026 at approximately 2200 hours, OFC Petrini, OFC Chiang and OFC Nieblas all conducted follow up Victim Interviews with Calleja and Manzano (*Reference OFC Petrini, OFC Chiang and OFC Nieblas for the Follow Up Interviews with Calleja and Manzano*).

Based on the information provided by Officers on scene both Calleja and Manzano were the victim of 245(a)(2) PC with both Regalado and Gutierrez as the Suspect(s). Both Calleja and Manzano's statements were consistent with what was provided before and just more detailed. Officers also located the "*battering ram*" used by ASAP

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Squatter Removal to gain entry into the residence along with a fixed blade dagger. Both were collected as Evidence and booked at the Station (*See Image Below*);

**CONCLUSION OF INVESTIGATION:**

Based on the investigation, I determined that the incident at 260 Allen Dr was not a lawful eviction or civil removal, but rather an unauthorized, armed entry into an occupied residence by private individuals acting without legal authority.

The individuals associated with "*ASAP Squatter Removal*" were not acting under the direction of any law-enforcement agency, and did not possess a valid court order, other lawful authority permitting entry into the residence or the forcible removal or detention of its occupants other than a lease agreement for Gutierrez as the new tenant. Despite this, the involved individuals conducted a coordinated entry into the home, described as a "*sweep*" or "*clearing*," while armed with firearms at 3am under the cover of night.

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01/06/2026

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During this entry, firearms were displayed and pointed at multiple occupants, who were inside the residence and expressed fear for their safety. The investigation further determined that civil property disputes and evictions must be resolved through the court system, and not to conduct armed entries, detentions, or forced removals, regardless of claimed ownership or belief that occupants are "squatters."

The conduct observed during this incident were determined to be unlawful entry into a residence with the intent to commit a assault with a firearm and/or brandishing, in violation of 460(A) PC, 245(a)(2) PC. Additionally the occupants were falsely imprisoned, as well as the significant risk of serious bodily injury or death to occupants, involved parties, and responding officers. It was also determined that Regalado, who is a convicted felon was provided a firearm by Gutierrez, in violation of 29800(a)(1) PC. This was a coordinated effort carried out by the CEO of "ASAP Squatter Removal," Jacobs. Jacobs prior to police arrival even directs Gutierrez to get ride of the "guns" once the police have been notified, in violation of 32 PC and 182(a)(1) PC.

Overall, this armed encounter could have been avoided had the involved parties utilized the established civil eviction process and refrained from attempting to resolve a property dispute through unauthorized, armed entry.

- Jacobs was in violation of 460(a) PC, 182(a)(1) PC, 32 PC and 245(a)(2) PC

- Gutierrez was in violation of 460(a) PC, 182(a)(1) PC, 32 PC and 245(a)(2) PC

- Regalado was in violation of 460(a) PC, 29800(a)(1) PC, 182(a)(1) PC, 32 PC and 245(a)(2) PC

RECOMMENDATION:

Forward to the San Mateo Co District Attorney for prosecution and the issuance of a *Walk Through Arrest Warrant*.

MEDIA:

This contact was recorded via department issued Axon Body Worn Camera & Axon In Car Recorder. The data from this device was later uploaded to the digital evidence server and bookmarked for evidence under this case number.

Prepared By:

1350 MCKENNA, ANTHONY

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The following interviews were digitally recorded via this system and has been summarized below. The purpose of the summary is to render an overview of what was described; however, they are not transcriptions of the recorded interviews. This summary should not be viewed as containing only the important facts of the interviews. They are intended to provide the reader with a general understanding of what was said; therefore, refer to the recording itself for the exact wording. Please refer to the Axon Body Worn Camera & Axon In Car Recorder.

SAN BRUNO POLICE DEPARTMENT

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SUPPLEMENT 1 - Supp #01 - Vic InterviewPage 24
SNB2600042**SUMMARY:**

On 01/06/2026 a squatter removal company responded to an address in San Bruno to attempt to forcibly remove tenants who were occupying a residence. All involved parties were detained, identified and interviewed. An investigation later revealed firearms were brandished towards some of the tenants and the subjects who were in possession of the firearms had fled. An investigation is ongoing.

NARRATIVE:**01/06/2026 at 0227 hours,**

On the above-listed date and time, I was on duty, wearing full police uniform, while operating a fully marked San Bruno Police Patrol Vehicle (18). San Bruno Units were dispatched to 260 Allen Drive on the report of a armed home invasion in progress. The reporting party advised there was at least 8 subjects inside the residence, many of whom were armed.

As I arrived on scene, accompanied by Corporal McKenna, We located and detained four individuals who were later determined to be involved with this incident. They were identified as follows:

- James Jacobs (DOB: 01/01/1986) confirmed via prior booking photo
- Micheaux Lucas (DOB: 03/08/1990) confirmed via prior booking photo
- Terry Roy (DOB: 10/08/1974) confirmed via California Driver's License
- Van Fredricks (DOB: 08/31/1971) confirmed via prior booking photo

Once the four above-listed subjects were contained, I responded to Sergeant Valiente's position in front of the residence and assisted with speaking to subjects who resided within the residence. I spoke with Patrick Calleja (DOB: 09/03/1973) whose identity was confirmed via prior booking photo. Calleja provided me the following summarized statement.

Calleja stated he had been living at 260 Allen Drive for approximately two months with his friend, Silvino Manzano, who he believed was a legal tenant of the property. Calleja stated he was doing work in the garage with another friend of his (later identified as George Georgiou). While downstairs he heard someone state from upstairs that there was someone at the back door of the residence. Calleja then stated 6-9 guys then entered the residence, at which point Calleja grabbed his phone and began to contact the police while going upstairs. Calleja stated additional subjects then broke into the home via the back glass door of the residence. Calleja stated one of these subjects was holding a firearm with a "laser sight" and he had it pointed directly at him. Calleja stated a different subject then came into view carrying a samurai sword while the subject following him was carrying a sledgehammer. I later asked Calleja how he knew it was a gun and he stated he was familiar with guns and recognized it based on the laser sight.

I then spoke with George Georgiou (DOB: 01/07/1976) who provided me the following summarized statement. Georgiou stated he was residing in the residence with approximately 5 other people. Georgiou was in the garage

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1293 PETRINI, THOMAS

Date:

01/07/2026

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Date:

01/08/2026

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during the entirety of the incident until being contacted by officers. He had nothing further to provide.

As the investigation progressed, it was learned there were two subjects who were unaccounted for that fled prior to police arrival. Both of these subjects were armed with firearms. A video, later located on Youtube, uploaded on the account "ASAP Squatter Removal" showed all of the involved subjects from the "Squatter removal team" meeting in the Lunardi's parking lot in San Bruno. A black Jaguar can be seen during the meeting displaying CA LP: 3XSK173. Utilizing FLOCK Automated License Plate Reader, I learned the vehicle had entered San Bruno just after 0000 hours and was in San Bruno until approximately 0230 hours. It is believed that Arthur Gutierrez (DOB: 07/12/1985) & Angelmike Regalado (DOB: 08/10/1986) had fled in prior to police arrival.

On 01/06/2025 at 2330 hours, Gutierrez responded to the San Bruno Police Department to participate in an interview with Corporal McKenna. He arrived in the above-listed Jaguar.

01/07/2025 at 2145 hours,

On the above-listed date and time, I responded to 260 Allen Drive and met with Georgiou and Calleja to obtain clarifying statements regarding this incident. Georgious provided me the following summarized statement.

Georgiou stated he was downstairs in the room that connects to the backyard of the residence. While there, he heard loud banging, at which point he called out to Calleja "your friends are here" jokingly. Georgiou stated he then saw multiple masked men in the backyard of the residence, two of which he stated were holding firearms. Georgiou described one firearm as silver and large caliber, but could not describe the other. Georgiou was 100% sure he saw at least two firearms, but none were intentionally pointed at him. Georgiou stated multiple subjects then made entry to the residence, however, they quickly passed him. Georgiou believed they did not initially see him due to where he was laying down in the room.

Eventually, as subjects passed, Georgiou stated a large black male stopped and saw him where he was laying down. Georgiou stated the male told him to stay there. As that subject continued on, Georgiou was then confronted by two subjects (later confirmed to be Damon Murga & Christian Murga). Georgiou stated both subjects told him not to move, then told him he needs to leave.

Georgiou eventually heard someone state they were calling the police, which worried the subjects who entered the home. Georgiou stated after this announcement, the commotion briefly stopped. After a few moments, Damon and Christian went to the garage and Georgiou accompanied them. Georgiou told them how to open the garage, which they did and he was then contacted by officers.

Georgiou had nothing further to provide. I then spoke with Calleja who provided the following additional statement.

I asked Calleja when the firearm was pointed at him if he was threatened and he stated he was not. Calleja stated the male who had the firearm pointed at him told him "don't move." I asked Calleja how many firearms he had seen, and he stated he 100% saw one firearm, but believed he may have seen a second one.

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1293 PETRINI, THOMAS

Date:

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This ended my contact with Calleja.

RECOMMENDATIONS:

Attach to main narrative.

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SUPPLEMENT 2 - Supp #02 - YouTube ReviewPage 27
SNB2600042**SUPPLEMENTAL:**

On Tuesday, January 6th, 2025, I was working for the San Bruno Police Department as a Police Officer in my full San Bruno police uniform when the following incident occurred:

At approximately 0227 hours, I was dispatched to 260 Allen Drive on the report of a home invasion.

I arrived on scene and contacted a black male adult. The male subject identified himself as Van Fredricks DOB: (08/31/1971).

Fredricks told me the following in summary:

Fredericks stated they were there to move a guy in. Fredricks was not sure how many people were still inside the house associated with the group. Fredricks advised the male subject inside of the vehicle would have better information.

I then went to the patrol car and opened the vehicle. Inside was a white male adult later identified as James Jacobs DOB: (01/01/1986). Jacobs advised me there were a total of eight people in his group, and that they were training "some" of the guys. Jacobs stated the remaining people in his group would be cooperative with the police. He stated they were not stealing and were just trying to move somebody in. Jacobs advised me everyone in his group were all male except one female. He advised me the person who had the documentation allowing them to be in the house was "Art" or Arthur.

It should be noted that at the time, I confirmed with all parties involved that they were not "art". "Art" was nowhere on scene.

I then went back to the front of the residence and assisted with detaining the individuals coming out from the garage. I placed a white male subject, who I later identified as Damon Murga DOB: (12/30/1989). San Bruno Police Dispatch conducted a records check. Murga was found to have a Felony warrant out of Kern County for CVC 10851(a). The warrant was later confirmed for booking.

I then placed Fredricks and Murga into Officer T. Petrini's patrol vehicle during the rest of the investigation. Fredricks was later removed from the Patrol car and taken out of handcuffs without incident.

Corporal A. Mckenna and I then conducted a protective sweep of the white 2004 Ford (License plate # 26655R3) to insure no one was inside of it. The vehicle checked clear of any persons.

It was later determined Fredricks and Murga were working with "ASAP squatter removal". Please refer to Corporal A. Mckenna primary report for further information regarding the company and all involved.

Video Transcription:

At around 0340 hours, Officer's came across the "ASAP squatter Removals" youtube account (<https://www.youtube.com/@ASAPSquatterRemoval>). On their youtube page there was a video titled " Job Training- Testing Out New Blood). The following is a transcription of the video.

In the beginning of the video, you can see and hear multiple subjects gathered around a black vehicle with a

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1534 NIEBLAS, GUADALUPE

Date:

01/07/2026

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0040 VALIENTE, JOE

Date:

01/08/2026

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SUPPLEMENT 2 - Supp #02 - YouTube ReviewPage 28
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License Plate number of 3XSK173. The vehicle was determined to be a black 1998 Jaguar (License Plate #3XSK173). A records check revealed the owner of the 1998 Jaguar was Leonor Marleni Fuentesperez out of South San Francisco.

You can hear who I believe to be Arthur Gutierrez DOB: (07/12/1985) speaking in the beginning of the video, describing the layout of a residence. You could also hear James Jacobs DOB: (01/01/1986) in the video. The video then shows Gutierrez, Jacobs and the other individuals start walking towards a grocery store named "Lunardis", which is identified to be located at 2801 San Bruno Avenue in San Bruno. Gutierrez, Jacobs and the other individuals then begin to talk about their "job".

The video then pans to Fredricks discussing "breaching" the residence with Jacobs and "clearing" the rooms. Jacobs then discusses having two teams involved in the breach entering from two different places. Jacobs states him and Gutierrez already planned and discussed.

Jacobs is then heard going over the house layout with the teams. One team is told to go up the garage and that there is going to be at least one person in the garage, and at least one on top. Jacobs then tells everyone that they must announce themselves and that they have a lease agreement to move themselves in. Jacobs then states they are going to get in no matter what and states "we gotta break in, we're breaking in".

Jacobs then states he's anticipating a physical altercation so he explains to the team what he wants done. He proceeds to tell them he wants every team to have "gunners", and that they would go in first and clear each room. Jacobs then states the code word for katana is "warrior" and advises everyone that the katana holders will handle people with melee weapons and will handle them.

Jacobs then goes on about previous incidents with prior squatters.

The team that is entering through the garage is identified as Team B/ Team Bravo which is supposed to meet inside with Team Alfa. Team Alfa is described going in through the sliding glass door. Jacobs then states he wants to catch the people inside by surprise and move Gutierrez' stuff inside the home and remove their stuff out.

Gutierrez and Jacobs then talk about the people living in the residence and name some of the people in there, including dogs inside the residence.

The video then goes silent and ends.

Based on my observation and knowledge of the investigation, it is clear that everyone involved is taking orders or directions from Jacobs. Jacobs is heard giving the individuals roles, tasks, where to enter the home from, and what to expect from entering the home.

It should be noted this video was later deleted off of their Youtube account. I was able to screen record the video and upload it onto Evidence.com prior to it being taken down.

Prepared By:

1534 NIEBLAS, GUADALUPE

Date:

01/07/2026

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Date:

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SUPPLEMENT 2 - Supp #02 - YouTube Review**Page 29
SNB2600042**Follow Up:**

On 01/07/2026 at about 2203 hours, Officer T. Petrini, Y. Chiang and I went to 260 Allen Drive for follow up. I spoke to Floyd Cooper DOB: (05/15/1986). I spoke to Cooper who told me the following in summary:

On 01/06/2026, Cooper was downstairs doing laundry in the garage when he heard a commotion happening upstairs. Cooper then saw three individuals come down the stairs from inside the home and into the garage where he was located. A black male was seen holding a black firearm. Cooper remembers seeing a male adult wearing a blue jacket and another male adult with curly hair. Cooper remembers hearing someone shout "get on the ground" but he refused to do so as he was only wearing boxers and stated the ground was dirty. Cooper then asked if he could go put some clothes on and they allowed him to do so. Cooper then stayed inside of his bedroom until Officers arrived and told him to step out.

RECOMMENDATIONS:

Please attach this report to Corporal A. McKenna's primary report.

Prepared By:

1534 NIEBLAS, GUADALUPE

Date:

01/07/2026

Approved By:

0040 VALIENTE, JOE

Date:

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SUPPLEMENTAL REPORTNARRATIVE:

On Tuesday, 04/08/2025, I was employed by the San Bruno Police Department as a Police Officer. I was on duty, in full San Bruno police officer uniform, and drove a distinctly marked patrol vehicle (#09). I was assigned to the City of San Bruno, in San Mateo County.

On the above-mentioned date, I responded to 260 Allen Drive in San Bruno and assisted Corporal McKenna (#C06) with his investigation.

Upon my arrival, I spoke to **(M) Van Philip Fredericks**. I conducted a consensual search of FREDERICKS for weapons and was met with negative results. Afterwards, I asked him what happened and what company he was working for. In summary, FREDERICKS stated he was contacted by **(S) James Jacobs** for a squatter removal job to be an independent contractor. FREDERICKS and some other individuals he was unfamiliar with, met at Lunardi's Supermarket, located at 2801 West San Bruno Avenue, for briefing, and then they all met up at 260 Allen Drive.

At around 0340 hours, Officer's came across the "ASAP Squatter Removals" Youtube Account (<https://www.youtube.com/@ASAPSquatterRemoval>). On the Youtube page, there was a video titled "Breach & Clear." The video was broken into two parts and was uploaded to Evidence.com.

I later reviewed the YouTube video, which appeared to be a body camera style point of view.

In summary, I heard a voice, who I believed was **(S) James Jacobs**, based on the statements that referred to him as the leader, speaking to a large group of people. JACOBS asked about a battering ram and splitting the group of people into an Alpha Team and Bravo Team, with one group entering into the residence from the upper level and the other group entering into the residence from the lower level. The group then waited outside the residence, waiting for **(S) Arthur Gutierrez** to obtain a battering ram, and planning an operation regarding overcoming a possible barricade by the residents. JACOBS then talked about how his group will take over the residence no matter what tonight, and that his group outnumbered the residents inside, describing it as "overkill."

I observed GUTIERREZ, who was wearing a brown jacket and a balaclava, walk towards JACOBS with a battering ram in his right hand. I observed JACOBS having a sheathed katana secured to his left side.

The group of people approached 260 Allen Drive on foot and JACOBS spoke about the front door having a bolt. JACOBS then planned on using the breaching ram if necessary. I observed **(M) Michaeux Lucas** securing a sheathed katana to the left side of her waist.

JACOBS and GUTIERREZ approached a side yard fence gate and GUTIERREZ used the battering ram to ram the side fence open, and they entered into the side yard. I observed GUTIERREZ holding a dark colored semi-automatic pistol prior to entering the residence. I heard someone yelling, "open the door now." After JACOBS walked up the stairs into the upper level, I observed **(S) Angelmike Regalado** holding a semi-automatic pistol and pointed the firearm at someone.

Prepared By:

1528 CHIANG, YEN

Date:

01/07/2026

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Date:

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SUPPLEMENT 3 - Supp #03 - YouTube/ InterviewsPage 31
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After **(V) Silvino Manzano** stated he was calling the police, JACOBS told GUTIERREZ that, "they all need to hide some shit," and to get the battering ram out of the residence.

The YouTube video ends.

Based on my observation and knowledge of the investigation, JACOBS was giving orders and roles to the group of people.

It should be noted this video was later deleted off of their Youtube account. I was able to screen record the video and upload it onto Evidence.com prior to it being taken down.

On 01/07/2026, GUTIERREZ brought two firearms registered to him into the San Bruno Police Department. I took digital images of both firearms and later uploaded them to Evidence.com.

On 01/07/2026, at approximately 2157 hours, I conducted a follow up investigation and contacted **(V) Silvino Manzano**, who provided me with a summary of what had occurred. In summary, MANZANO stated he was inside of his bedroom on the upper level when he heard loud noises. MANZANO thought his roommates were causing noise and left his room to tell them to keep the noise level down. As MANZANO walked out of his bedroom, he saw (V) Patrick Calleja, who told MANZANO that a large group of people were entering the residence.

MANZANO walked towards the stairs that lead downstairs, and saw a male subject point a firearm at him.

A large group of people entered into the upper level and a male subject, who was later identified as **(S) Angelmike Regalado**, was pointing a firearm at MANZANO's face. MANZANO stated the entire incident occurred very quickly. MANZANO described REGALADO as a heavy set male subject, approximately 5'11" tall, with short facial hair, and was holding a dark demi-automatic pistol with a laser sight lower rail attachment.

MANZANO stated that the group of people never made an announcement and never stated who they were. MANZANO stated that all they continued to yell was that they were taking over the house.

MANZANO told the group of people he was calling the police. MANZANO stated that a male subject in a trench coat holding a katana, started to tell the group of people to start hiding the weapons and hiding evidence before the police arrived. The group of people exited the house as the police arrived on scene.

MANZANO stated he was not injured and no one verbally threatened to hurt him.

MANZANO provided me with a battering ram and a sheathed fixed-blade knife that the group left behind. Both items were located by the dryer machine in the lower basement level. Both items were seized and later booked into the San Bruno Police property room as evidence.

POTENTIAL LEADS:

Prepared By:

1528 CHIANG, YEN

Date:

01/07/2026

Approved By:

0040 VALIENTE, JOE

Date:

01/08/2026

[X] BODY CAMERA RECORDED

SAN BRUNO PD CONTROLLED DOCUMENT - DO NOT DUPLICATE

Attach to original report.

SAN BRUNO POLICE DEPARTMENT1177 HUNTINGTON AVE SAN BRUNO, CA 94066 650-616-7100
SUPPLEMENT 6 - Supp #06 - EvidencePage 42
SNB2600042**SUPPLEMENTAL REPORT****NARRATIVE:**

On Monday, 01/19/2026, I was employed by the San Bruno Police Department as a Police Officer. I was on duty, in full San Bruno police officer uniform, and drove a distinctly marked patrol vehicle (#09). I was assigned to the City of San Bruno, in San Mateo County.

On the above-mentioned date, I assisted Corporal McKenna (#C06) with his investigation. I screen recorded the ASAP Squatter Removals website (<https://asapsquatter.com/home>) and navigated through each individual website tab, and later uploaded the video to Evidence.com.

While assisting Corporal McKenna with his interview with **(SA) Arthur Gutierrez Jr**, GUTIERREZ informed me that his black 1998 Jaguar XJ8 (CA LP #3XSK173) was parked in a parking lot near Big 5 Sporting Good, located at 855 El Camino Real in San Bruno. GUTIERREZ provided me with the Jaguar car key and informed me that a tan firearms hard case was stored in the trunk of his vehicle.

Upon arrival, I located the Jaguar and used the car key to open the trunk. I located a tan firearm hard case inside the trunk, along with an external vest carrier with two tan Canik 10 round magazines secured in a magazine pouch. I opened the hard case and located two firearms, a tan Canik METE MC9L 9mm (S/N:25DD13502), a black Walther PDP 9mm (S/N:43387WA), three black Walther 10 round magazines, and a Defentac DF-1068 green laser point and flashlight firearm accessory. I took digital images of the trunk and of the tan hard case and later uploaded them to Evidence.com. I collected all items for evidence, and later processed and booked all items into the San Bruno property room as evidence.

I later processed and booked the two firearms and magazines. I conducted a function test on the firearms. Based on my training and experience, I determined the firearms were fully functioning firearms. The two firearms were both unloaded, with no magazine in either firearm, and both firearms did not contain a round in the chamber. The magazines contained a mixture of Luger hollow point 9mm and Sellier & Bellot FMJ 9mm rounds.

POTENTIAL LEADS:

Attach to original report.

Prepared By:

1528 CHIANG, YEN

[X] BODY CAMERA RECORDED

Date:

01/20/2026

Approved By:

0040 VALIENTE, JOE

Date:

01/20/2026

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SUPPLEMENT 5 - Supp #05 - ArrestPage 36
SNB2600042**SUPPLEMENTAL:**

On 01/19/2026, at approximately 1900 hours, I, Corporal McKenna #06 was working patrol in a marked police vehicle (#13) for the San Bruno Police, within San Mateo Co.

I was notified by Corporal Anisko #03 that *ASAP Squatter Removal* were going to attempt to have Arthur Gutierrez move into the residence at 260 Allen Dr and was requesting a civil standby. Based on the circumstances and on going criminal investigation I determined that probable cause existed for the arrest of Gutierrez for 460(A) PC, 245(a)(2) PC, 182(a)(1) PC and 32 PC.

I requested that CPL Anisko have Gutierrez respond to the Station for further questioning. I arrived at the Station where I met with Gutierrez in the Lobby who was also accompanied by Christian Murga.

I asked Gutierrez what changed since they had still not completed any eviction paperwork as recommended since the prior incident. Gutierrez explained that he learned that the occupants of 260 Allen Dr had recently changed the locks to the residence. Gutierrez wanted a civil standby to enter the residence and "*move in*" pursuant to the lease he provided to me. Gutierrez further stated that once he moved in, he intended to bring his firearms into the residence and force the occupants to leave, based on his belief that they could not be around firearms. He explained that he believed Manzano was on probation or parole and therefore prohibited from being around firearms. This explanation was another example of how Gutierrez wanted to utilize a legal loophole to move into the residence with legally owned firearms but cause the arrest of Manzano and any other occupants that were convicted felons.

I then asked for Gutierrez to retrieve the copy of the Lease for my Report.

At approximately 1945 hours, I was informed that Gutierrez had responded back to the Station with a copy of the Lease (*See Attached*). Gutierrez when he came back to the Station was with another unidentified person and Christian Murga was no longer with him.

While in the Lobby, I reviewed the Lease along with an Overview of Events with Gutierrez.

Prepared By: 1350 MCKENNA, ANTHONY [X] BODY CAMERA RECORDED	Date: 01/20/2026	Approved By: 0040 VALIENTE, JOE	Date: 01/20/2026
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SAN BRUNO POLICE DEPARTMENT1177 HUNTINGTON AVE SAN BRUNO, CA 94066 650-616-7100
SUPPLEMENT 5 - Supp #05 - ArrestPage 37
SNB2600042*Gutierrez Statement In Summary:*

Gutierrez explained again that the residence was under surveillance for a few days prior and came back to the residence the night of 12/26. Gutierrez said that *Jerry* contacted Manzano (*by phone*) that he would be responding to the residence to conduct an inspection. Gutierrez said that any time that *Jerry* goes by the residence for an inspection that Manzano is gone. Gutierrez was directed to board up the residence and Gutierrez attempted to call Manzano as the "*new tenant*" about Manzano retrieving his belongings but he (*Manzano*) never responded. Gutierrez then waited two days before notifying *Jerry* about the situation (*While speaking with Gutierrez he received a phone call, from who he identified as James*). The conversation was short and Gutierrez could just be heard telling James that he was at the Station. We continued our conversation and said that Manzano reached out to *Jerry* saying that he would get a UHaul and to not get rid of his belongings. Manzano did not follow through with moving out and according to Gutierrez this all occurred over the course of four days from 12/26 until New Years (12/31). I asked Gutierrez if anyone from the company remained on the property during this time period so that Manzano knew he was being formally evicted which he stated there was not. Gutierrez went on to explain that he (*Manzano*) knew about the eviction because he would contact *Jerry* about getting his items. Gutierrez said that there has been no "*face to face*" that he knows of between them (*Manzano, Gutierrez and Jerry*) other than the night of this incident. I asked Gutierrez if James was coming to the Station, which he said he was not until they "*take the property*". I then reviewed the Lease asked Gutierrez if anything has changed and confirmed that there has still been no formal eviction, which he said *No*. I went on to explain that this situation was unique since Manzano did in fact live at this residence prior and was not a true "*squatter*" which Gutierrez replied, "*like a holdover tenant*" which is the correct term for what Manzano is doing. I asked Gutierrez if his company has ever encountered something like this before, which he said they have *Not*. I went on to explain to Gutierrez this was the reason that we did not want any involvement and that they needed to go through the correct legal process. I went on to explain to Gutierrez that him bringing firearms into the residence does not solve any issues. Additionally, Gutierrez being in possession of firearms during these "*jobs*," was a violation of law, where some of the additional people working for *ASAP Squatter Removal* are also in fact convicted felons. I then continued the conversation with Gutierrez about Civil Standby's and established that there has been no eviction that has taken place. I asked Gutierrez to then come into the Station's Interview Room, where I could speak with him alone.

Gutierrez End of Statement - It should be noted that this Interview was done in the Lobby.

Prepared By:

1350 MCKENNA, ANTHONY

Date:

01/20/2026

Approved By:

0040 VALIENTE, JOE

Date:

01/20/2026

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SAN BRUNO POLICE DEPARTMENT1177 HUNTINGTON AVE SAN BRUNO, CA 94066 650-616-7100
SUPPLEMENT 5 - Supp #05 - ArrestPage 38
SNB2600042*Review of the Lease:*

I reviewed the Lease Agreement between *Jae Holdings Inc* at 1151 Harbor Bay Pkwy Ste 101 in Alameda and Arthur Gutierrez for 260 Allen Dr in San Bruno. At the top of the lease it mentions that the agreement was made on 11/17/2025 but then halfway down the page it mentioned that the Lease Term is a "*month to month*" lease starting on 06/03/2025. Then on Page #05 the entire agreement is signed by *Jae Holdings Inc* by Jerry Tran who is the "Manager" on 11/24/2025. It is also signed by Gutierrez and a "*Brent Oyles*" also on 11/24/2025. The lease appears to be a common "*California Month to Month Lease*" but mentions nothing about squatter removal or the agreement for the contract with *ASAP Squatter Removal* and *Jae Holdings Inc*. The lease has been scanned and copied to this Investigation.

End of Review of the Lease

While inside of the Station Interview Room, Gutierrez was read his Miranda Rights off my Department Issued Miranda Card, which he stated he understood.

Gutierrez Miranda Statement In Summary:

I explained to Gutierrez that I saw the Body Worn Camera Videos that were uploaded to YouTube. I went on to explain the findings of my Investigation to Gutierrez. I then explained how he used the firearm to clear the residence and that he provided HIS firearm to a convicted felon, which he said "*I didn't know that*". I went on to speak about the burglary aspect and how having a firearm displayed could be a violation of law. I explained that Gutierrez did not have a Security Guard Card or a license to carry a firearm, both of which he agreed with. After explaining everything to Gutierrez, I let him sit in the room to think about what I told him. I left the room and then reentered a short time later to obtain his statement. Gutierrez explained what happened on that night and explained that James is the one who organized everything. Gutierrez said that James asked Gutierrez to bring the firearms during "*jobs*" like this. Gutierrez said that James explained to him that he needed to familiarize himself with the "*Castle Doctrine*". Gutierrez needed to understand the different gun laws along with taking a property and remaining on the property for 48 to 72 hours. Gutierrez was asked why James does not carry a firearm himself and he explained that he prefers swords because gun laws in California "*get messy*". Gutierrez said he brought both firearms during the course of his regular duties. I asked how Angel Regalado obtained his firearm, which he said he was approached by James asking if Angel (*Regalado*) could use his firearm. Gutierrez agreed to allow Regalado to use his firearm along with a holster. Gutierrez said that Regalado possessing the firearm was

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01/20/2026

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all done through James. Gutierrez and Regalado are now "*clearing the residence*" using the guns up front and using the light from the firearm to illuminate it. Gutierrez then starts going through the events from that night explaining that he was clearing the downstairs garage area of the residence. As they began to go up the stairs Gutierrez said he heard the female yell, "*we have a gun, I'll shoot you.*" I told Gutierrez I did not hear that on video and he said that he believes he heard that and his body camera might show it. I asked if Gutierrez saw a firearm or any weapons possessed by the occupants of 260 Allen Dr, which he said that he did not. Once Gutierrez was upstairs he could hear Manzano calling 9-1-1. I asked if Gutierrez saw that Regalado was holding people at gun point, which he said he did not. Gutierrez got upstairs and just had the firearm out and displayed but said he did not point it at anyone. Gutierrez was confronted that the firearm was loaded, which he did not deny. Gutierrez said that James told him that the cops are coming and that "*we need to put the guns away*". Gutierrez was leaving the residence to get a copy of the lease and could see our (*Police*) response. I asked Gutierrez why he did not come back to the residence and he said he did not want to get detained all together. Gutierrez believed what he was doing was legal and then further explained that he did not have a good feeling about this job. I asked Gutierrez if the hairs on the back of his neck stood up over this job which he said he did not want to return to this job but needed the money because of the Holidays. Gutierrez realized that it went wrong when we (*Police*) arrived on scene that night and knew his actions were not right.

Gutierrez End of Miranda Statement

I then explained that I was seizing Gutierrez phone to determine if there was evidence related to this on his cell phone, which he said there was. Gutierrez also said he had his own body camera footage of this incident, which I asked him to provide me a copy of. Gutierrez also said that both firearms that were used in this incident were inside his vehicle parked at Big 5 Sporting Good at 855 El Camino Real in San Bruno.

Gutierrez was provided with a Consent To Search Form for both his Vehicle (*1998 Jaguar - CA Plate #3XSK173*) and the Firearms inside the trunk of the Vehicle, which he signed. Gutierrez did not sign the consent to search form for his Cell Phone.

Officer Chiang #07 then responded to where the Vehicle was and seized the firearms as Evidence (*See OFC Chiang's Supplemental Report for Details*). OFC Chaing also processed the firearms as Evidence and booked them at the Station. Additionally, fearing that evidence could be lost, OFC Chanig screen recorded the *ASAP Squatter*

Prepared By:

1350 MCKENNA, ANTHONY

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Removal Website which was also downloaded as Evidence.

I then contacted James by phone and attempted to get him to come down to the Station, which he refused. I then asked James to meet, which he agreed to meet at the Walgreens on Stockton St in San Francisco.

Officer Battiste #12 and I responded to the area of 1344 Stockton St in San Francisco in an attempt to locate James. Once we arrived and based on the circumstances and on going criminal investigation I determined that probable cause existed for the arrest of James for 460(A) PC, 245(a)(2) PC, 182(a)(1) PC and 32 PC. I located James and placed him under arrest for the above mentioned violations without incident. James was handcuffed and transported back to the Station for questioning.

While at the Station, I read James his Miranda Rights, which he stated he understood. I then brought him into the Interview Room, where I attempted to explain the charges along with the Investigation. James just continued to say that he did not make anyone do anything and that everyone that was there are independent contractors. James went onto say that he was not some criminal mastermind and became frustrated with the interview. James then stopped answering questions and requested to be transported to San Mateo Co Jail.

It should be noted that James was not in possession of his cell phone at the time of his arrest and therefore it could not be collected as Evidence.

Both James and Gutierrez were placed under arrest for the above mentioned violations and booked into San Mateo Co Jail without incident.

CONCLUSION:

- *Jacobs was in violation of 460(a) PC, 182(a)(1) PC, 32 PC and 245(a)(2) PC*
- *Gutierrez was in violation of 460(a) PC, 182(a)(1) PC, 32 PC and 245(a)(2) PC*

DISPOSITION:

Forward to the San Mateo Co District Attorney for prosecution.

Prepared By: 1350 MCKENNA, ANTHONY [X] BODY CAMERA RECORDED	Date: 01/20/2026	Approved By: 0040 VALIENTE, JOE	Date: 01/20/2026
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MEDIA:

This contact was recorded via department issued Axon Body Worn Camera & Axon In Car Recorder. The data from this device was later uploaded to the digital evidence server and bookmarked for evidence under this case number.

The following interviews were digitally recorded via this system and has been summarized below. The purpose of the summary is to render an overview of what was described; however, they are not transcriptions of the recorded interviews. This summary should not be viewed as containing only the important facts of the interviews. They are intended to provide the reader with a general understanding of what was said; therefore, refer to the recording itself for the exact wording. Please refer to the Axon Body Worn Camera & Axon In Car Recorder.

LEASE AGREEMENT - 260 Allen Dr. San Bruno CA 94066

CALIFORNIA MONTH-TO-MONTH LEASE AGREEMENT

- **THE PARTIES.** This California Month-to-Month Lease Agreement (the "Agreement") made on 11/17/2025 is between:

Landlord Name: Jae Holdings inc

Landlord Address: 1151 Harbor Bay Pkwy Ste 101 Alameda CA 94502

Tenant Name(s): Arthur Gutierrez jr

The Landlord and Tenants are collectively referred to in this Agreement as the "Parties." HEREINAFTER, the Tenants agree to lease the Premises from the Landlord under the following terms and conditions:

- **PROPERTY.** Landlord hereby leases the property located at: **260 Allen Dr. San Bruno, CA 94066** to the Tenants (the "Premises").
- **LEASE TERM.** This lease shall be considered a month-to-month lease. The Tenants shall be permitted to occupy the Premises on a month-to-month basis starting on 06/03/25 and ending upon a notice of 0 days from either party, in accordance with California law (the "Lease Term").
- **RENT.** The rent to be paid by the Tenants to the Landlord throughout the Lease Term is to be made in monthly installments of \$2,500 (the "Rent"). The Rent shall be due on the 1st day of each month (the "Due Date"). The Rent shall be paid via the following instructions: Check or Money Order.
- **LATE FEE.** If Rent is not paid by the Due Date:
 - ☒ - The Tenants will be charged a fee of \$100. Rent is considered late if it has not been paid within 5 day(s) after the Due Date.
 - ☐ - There shall be NO Late Fee if the Rent is late.
- **SECURITY DEPOSIT.** As part of this Agreement: (check one)
 - ☒ - The Landlord requires a payment of \$2,500 (the "Security Deposit") for the faithful performance of the Tenants under the terms and conditions of this Agreement. The Security Deposit is required by the Tenants upon the execution of this Agreement. The Security Deposit shall be returned to the Tenants within 30 days after the end of the Lease Term, less any itemized deductions. This Security Deposit shall not be credited towards any Rent unless the Landlord gives their written consent.
 - ☐ - The Landlord does NOT require the Tenants to pay a Security Deposit as part of this Agreement.
- **RETURNED CHECKS (NON-SUFFICIENT FUNDS).** If the Tenants pay the Rent with a check that bounces due to insufficient funds: (check one)
 - ☒ - The Tenants will be required to pay a fee of \$100 per incident.
 - ☐ - The Tenants will NOT be required to pay a fee.

LEASE AGREEMENT - 260 Allen Dr. San Bruno CA 94066

- OCCUPANTS. The Premises is to be occupied strictly as a residential dwelling with the following individual(s) in addition to the Tenants: (check one)

- ☐ - [OCCUPANT NAME(S)] (the "Occupant(s)").
- ☒ - There are NO Occupant(s) in addition to the Tenants.

- FURNISHINGS. The Premises is: (check one)

- ☐ - Furnished (or will be furnished) with the following items:
- ☒ - NOT furnished.

- UTILITIES. The Landlord shall pay for the following utilities and services to the Tenants, with any absent being the responsibility of the Tenants:

Water, Sewer, and Garbage.

- PARKING. The Tenants (check one):

- ☒ - Are allotted [#] parking space(s):
- ☒ - Free of charge (included in the Rent)
- ☐ - At a cost of \$[COST] to be paid (☐ Upon execution of this Agreement | ☐ Monthly)
- ☐ - Are NOT provided parking.

- PETS. The Tenants are: (check one)

- ☒ - Permitted to have 2 pet(s) on the Premises, ONLY consisting of (list pet types):
Dogs & Cats
- ☐ - NOT permitted to have pets of any nature on the Premises.

- SMOKING POLICY. Smoking on the Premises is: (check one)

- ☒ - Permitted ONLY in the following area(s):
Patio, Deck & Backyard.
- ☐ - Prohibited on the Premises and all Common Areas.

- NOTICE. Any notice sent by the Landlord or the Tenants to each other shall use the following addresses:

Landlord Mailing Address: _____

Tenants Mailing Address: _____

- INSPECTION OF PREMISES. The Landlord and Landlord's agents shall have the right at all reasonable times during the Lease Term and any renewal thereof to enter the Premises for the purpose of inspecting the Premises and all buildings and improvements thereon by providing twenty-four (24) hours' notice to the Tenants. And for the purposes of making any repairs, additions or alterations as may be deemed appropriate by the Landlord for the preservation of the Premises or the building. The right of entry shall likewise exist for the purpose of removing placards, signs, fixtures, alterations or additions, that do not conform to this Agreement or to any restrictions, rules or regulations affecting the Premises.

LEASE AGREEMENT - 260 Allen Dr. San Bruno CA 94066

- **ATTORNEYS' FEES.** Should it become necessary to employ an attorney to enforce any of the conditions or covenants hereof, including the collection of rentals or gaining possession of the Premises, both agree to pay their own legal expenses.
- **WAIVER.** No delay or failure of the Landlord to enforce any part of this Agreement shall be deemed as a waiver thereof, nor shall any acceptance of any partial payment of Rent or any other amount due be deemed a waiver of the Landlord's right to the entire amount due.
- **MAINTENANCE, REPAIR, & ALTERATIONS.** The Tenants shall promptly notify the Landlord of any damage, defect or destruction of the Premises or in the event of the failure of any of the appliances or equipment. The Landlord will use its best efforts to repair or replace any such damaged or defective areas, appliances or equipment.
- **SEVERABILITY.** If any provision of this Agreement or the application thereof shall, for any reason and to any extent, be invalid or unenforceable, neither the remainder of this Agreement nor the application of the provision to other persons, entities or circumstances shall be affected thereby, but instead shall be enforced to the maximum extent permitted by law.
- **DEFAULT.** If the Tenants fail to comply with any of the financial or material provisions of this Agreement, or of any present rules and regulations or any that may be hereafter prescribed by the Landlord, or materially fails to comply with any duties imposed on the Tenants by State laws, within the time period after delivery of written notice by the Landlord specifying the non-compliance and indicating the intention of the Landlord to terminate the Agreement by reason thereof, the Landlord may terminate this Agreement. If the Tenants fail to pay the Rent by the Due Date and the default continues for the time-period specified in the written notice thereafter, the Landlord may exercise any and all rights and remedies available to the Landlord by law or in equity and may immediately terminate this Agreement.

The Tenants will be in default if:

- I. The Tenants do not pay the Rent or any other amounts as they are owed;
- II. The Tenants, their guests, or the Occupant(s) violate this Agreement, or fire, safety, health, and/or criminal laws, regardless of whether arrest or conviction occurs;
- III. The Tenants abandon the Premises;
- IV. The Tenants give incorrect or false information in the rental application;
- V. The Tenants, or any Occupant(s), are arrested, convicted, or given deferred adjudication for a criminal offense involving actual or potential physical harm to a person, or involving possession, manufacture, or delivery of a controlled substance, marijuana, or drug paraphernalia under California statute;
- VI. Any illegal drugs or paraphernalia are found in the Premises or on the person of the Tenants, guests, or Occupant(s) while on the Premises; and/or
- VII. As otherwise allowed by law.

LEASE AGREEMENT - 260 Allen Dr. San Bruno CA 94066

- **ABANDONMENT.** Abandonment shall have occurred if, without notifying the Landlord, the Tenants are absent from the Premises for the State-mandated minimum time-period, or seven (7) days, whichever length of time is less. In the event of Abandonment, the Landlord will have the right to immediately terminate the Agreement and remove the Tenant's personal possessions.
- **CONDITION OF PREMISES.** The Tenants have examined the condition of the Premises and by taking possession acknowledges that they have accepted the Premises in good order and in its current condition except as herein otherwise stated.
- **POSSESSION & SURRENDER.** The Tenants shall be entitled to possession of the Premises on the 1st day of the Lease Term. Upon termination of the Agreement, the Tenants shall peaceably surrender the Premises to the Landlord in good condition, as it was at the commencement of the Agreement, excluding reasonable wear and tear.
- **ASSIGNMENT AND SUBLETTING.** The Tenants shall not assign this Agreement or sublet any portion of the Premises without prior written consent of the Landlord, which shall not be unreasonably withheld.
- **JOINT AND SEVERAL.** If the Tenants are comprised of more than one person, each person shall be jointly and severally liable under this Agreement.
- **RETALIATION.** The Landlord is prohibited from making any type of retaliatory acts against the Tenants including, but not limited to, restricting access to the Premises, decreasing or cancelling services or utilities, failing to repair appliances or fixtures, or any other type of act that could be considered unjustified.
- **INDEMNIFICATION.** The Landlord shall not be liable for any damage or injury to the Tenants, or any other person, or to any property, occurring on the Premises, or any part thereof, or in common areas thereof, and the Tenants agree to hold the Landlord harmless from any claims or damages unless caused solely by the Landlord's negligence.
- **GOVERNING LAW.** This Agreement shall be governed by the laws of the state of California.
- **LEAD-BASED PAINT.** The Premises (check one):
 - ☒ - Was built prior to 1978. An attachment titled "Disclosure of Information on Lead-Based Paint and/or Lead-Based Paint Hazards" has been affixed to the Agreement and must be initialed and signed by the Parties.
 - ☐ - Was NOT built prior to 1978.

LEASE AGREEMENT - 260 Allen Dr. San Bruno CA 94066

- **MEGAN'S LAW.** Pursuant to Section 290.46 of the Penal Code, information about specified registered sex offenders is made available to the public via an Internet Web site maintained by the Department of Justice at www.meganslaw.ca.gov. Depending on an offender's criminal history, this information will include either the address at which the offender resides or the community of residence and ZIP Code in which the offender resides.
- **ENTIRE AGREEMENT.** This Agreement contains all of the terms agreed to by the Parties and may be modified or amended only by written agreement signed by the Landlord and Tenants. This Agreement replaces all previous discussions, understandings, and oral agreements. The Parties agree to the terms and conditions and shall be bound until the end of the Lease Term.

IN WITNESS THEREOF, the Parties have caused this Agreement to be executed on the day and year first above written.

Landlord's Signature: [Signature]

Date: 11/24/2025

Printed Name: Jae Holdings inc by Jerry Tran

Job Title: manager

Tenant's Signature: [Signature]

Date: 11/24/2025

Printed Name: Arthur Grotierrez

Tenant's Signature: [Signature]

Date: 11/24/2025

Printed Name: Brent Oyles

REQUIRED DISCLOSURES

1. **DEMOLITION:** As per CIV Code § 1940.6, the Landlord must give written notice prior to the signature of the Agreement if applied for a permit to demolish the Premises.
2. **ORDNANCE LOCATIONS:** In order to satisfy CIV Code § 1940.17(b), if any former state or federal ordnance locations are in this neighborhood, the Tenants must be notified.
3. **PEST CONTROL:** If the Landlord periodically hires a pest control company, then the Tenants should be given company notice in order to comply with CIV Code § 1940.8c.
4. **SHARED UTILITIES:** The Landlord must inform the Tenants if there is a shared gas or electricity meter with an explanation of shared costs as per CIV Code § 1940.9.
5. **JUST CAUSE:** The Landlord is required to provide the following notification or lease provision to the Tenants unless the Premises meets the requirements of Sections 1947.12 (d)(5) and 1946.2 (e)(8) of the Civil Code:
 - a. The amount of rent increased (See Section 1947.12 of the Civil Code).
 - b. If the Tenants have continuously & lawfully occupied the property for 12 or more months, a landlord must provide a statement of cause in any notice to terminate a tenancy (See Section 1946.2 of the Civil Code).

DISCLOSURE OF INFORMATION - Form No. 9600-041
LEAD-BASED PAINT AND/OR LEAD-BASED PAINT HAZARDS

Lead Warning Statement: Housing built before 1978 may contain lead-based paint. Lead from paint, paint chips, and dust can pose health hazards if not managed properly. Lead exposure is especially harmful to young children and pregnant women. Before renting pre-1978 housing, landlords must disclose the presence of known lead-based paint and/or lead-based paint hazards in the dwelling. Tenants must also receive a federally approved pamphlet on lead poisoning prevention.

Landlord's Disclosure:

(a) Presence of lead-based paint and/or lead-based paint hazards (initial (i) or (ii) below):

(i) 87 Known lead-based paint and/or lead-based paint hazards are present in the housing. Describe what is known: _____

(ii) 87 Landlord has no knowledge of lead-based paint and/or lead-based paint hazards in the housing.

(b) Records and reports available to the landlord (initial (i) or (ii) below):

(i) 87 Landlord has provided the Tenants with all available records and reports pertaining to lead-based paint and/or lead-based paint hazards in the housing. List documents: _____

(ii) 87 Landlord has no reports or records pertaining to lead-based paint and/or lead-based paint hazards in the housing.

(c) 87 Landlord's Agent has informed the landlord of the landlord's obligations under 42 U.S.C. 4852d and is aware of his/her responsibility to ensure compliance.

Tenant's Acknowledgment:

(d) Tenants have (initial (i) or (ii) below):

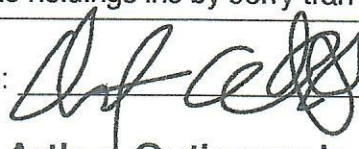
(i) AC & _____ received copies of all records and reports pertaining to lead-based paint and/or lead-based paint hazards in the housing listed above.

(ii) AC & _____ not received any records and reports regarding lead-based paint and/or lead-based paint hazards in the housing. Agent's Acknowledgment (initial or enter N/A if not applicable)

(e) AC & _____ Tenants have received the pamphlet Protect Your Family from Lead in Your Home (initial).

LEASE AGREEMENT - 260 Allen Dr. San Bruno CA 94066

Certification of Accuracy: The following parties have reviewed the information above and certify, to the best of their knowledge, that the information they have provided is true and accurate.

Landlord's Signature:  Date: 11/24/2025
Printed Name: Jae holdings inc by Jerry tran Job Title: manager
Tenant's Signature:  Date: 11/24/2025
Printed Name: Arthur Gutierrez jr
Tenant's Signature: _____ Date: _____
Printed Name: _____

Paperwork Reduction Act: This collection of information is approved by OMB under the Paperwork Reduction Act, 44 U.S.C. 3501 et seq. (OMB Control No. 2070-0151). Responses to this collection of information are mandatory (40 CFR 745). An agency may not conduct or sponsor, and a person is not required to respond to, a collection of information unless it displays a currently valid OMB control number. The public reporting and recordkeeping burden for this collection of information is estimated to be 0.12 hours per response. Send comments on the Agency's need for this information, the accuracy of the provided burden estimates and any suggested methods for minimizing respondent burden to the Regulatory Support Division Director, U.S. Environmental Protection Agency (2821T), 1200 Pennsylvania Ave., NW, Washington, D.C. 20460. Include the OMB control number in any correspondence. Do not send the completed form to this address."

SAN MATEO COUNTY ARREST REPORT / BOOKING SHEET

NAME: LAST JACOBS		FIRST JAMES		MIDDLE		SUFFIX		SMCSO ID # 1259242		
A.K.A. S (OTHER NAMES USED / KNOWN BY - MONIKERS, STREET NAMES, ETC.)						BOOKING NO. 869833		STATE HISTORY YES ☒ NO ☒		
RACE WHITE	SEX MALE	AGE 40	D.O.B. 01/01/1986	HEIGHT 6 00	WEIGHT 145	HAIR BLACK	EYES BROWN	SOCIAL SECURITY NO.		
DRIVER'S LICENSE NUMBER D6148975		STATE CA		EXPIRES		PLACE OF BIRTH - CITY STOCKTON		PLACE OF BIRTH - STATE CALIFORNIA		
ADDR. NUMBER 3834	DIR.	STREET NAME ANASTASIA		TYPE AVE	DIR.	UNIT	UNIT #	CITY STOCKTON	STATE CA	
ZIP CODE 95206		PHONE NUMBER								
HAIR LENGTH		HAIR TYPE		HAIR STYLE		FACIAL HAIR		COMPLEXION		
GEN'L APPEAR										
☒ BD Bald	☒ CS Coarse	☒ ST Straight	☒ GR Greasy	☒ CL Clean Shaven	☒ LT Light	☒ NE Neat				
☒ ST Short	☒ FN Fine	☒ WC Wavy/Curly	☒ PT Pony Tail	☒ US Unshaven	☒ ME Medium	☒ CS Casual				
☒ CL Collar	☒ TH Thick	☒ AM Afro/Nat	☒ PD Processed	☒ MU Mustache	☒ DR Dark	☒ UK Unkempt				
☒ RC Receding	☒ TG Thinning	☒ BR Braided	☒ WT Wig/Toupee	☒ BD Beard	☒ PC Pocked	☒ DR Dirty				
☒ LG Long	☒ WS Wispy	☒ BY Bushy	☒ RC Receding	☒ BM Brd/Must	☒ FR Freckled	☒ DS Disguise				
☒ OT Other	☒ CC Crew Cut	☒ OT Other	☒ FE Female							
HAND USE		DEMEANOR		SPEECH						
☒ RT Right	☒ CL Calm	☒ AN Angry	☒ UI Under Influence	☒ QU Quiet	☒ TK Talkative	☒ ST Stutter				
☒ LT Left	☒ CO Cooperative	☒ VI Violent	☒ IR Irrational	☒ SL Slow	☒ FA Foreign Accent	☒ SR Slurred				
☒ AM Ambid	☒ NR Nervous									
SCARS, MARKS, TATTOOS, AMPS										
EMPLOYER ASAP SQUATTER REMOVAL		OCCUPATION		ADDRESS - NUMBER		DIR.	STREET NAME	TYPE	DIR.	
CITY		STATE		ZIP CODE		MEDICAL COMPLAINTS				
EMERGENCY CONTACT NAME - Last, First						RELATIONSHIP		TELEPHONE		
ADDR. NUMBER	DIR.	STREET NAME		TYPE	DIR.	UNIT	UNIT #	CITY	STATE	
ZIP CODE										
COMMENTS										
JAIL STAFF ONLY		PRISONER ARRIVAL DATE: 1/20/26				ARRIVAL TIME: 0022				
ARRESTING AGENCY CRIME CASE NO. SNB2600042			ON VIEW YES ☐ NO ☐		ARREST DATE 01/19/2026		ARREST TIME 22:09		AREA CODE	
ARREST LOCATION 1344 STOCKTON ST, SF										
ARRESTING OFFICER LAST NAME MCKENNA #06		BADGE NO. SANBRUNOPD		DEPT. ORG. LOC. CA411400		ARRESTING OFFICER NAME MCKENNA #06				
TRANS. OFFICER LAST NAME CHIANG #07		BADGE NO. SANBRUNOPD		DEPT. ORG. LOC. CA411400		TRANS. OFFICER NAME CHIANG #07				
SEARCH. OFFICER LAST NAME SATTERWHITE		BADGE NO. 469		DEPT. ORG. LOC.						
RECEIV. OFFICER LAST NAME Foss		BADGE NO. 337		DEPT. ORG. LOC.						
ADVISED RIGHT TO PHONE CALL PER SECTION 851.5 PC YES ☐ NO ☐				PROPERTY BOX		VEHICLE IMPOUNDED		VEHICLE LOCATION		
ON-VIEW-CODE	SECTION	COUNTS	FEL/MISD	DESCRIPTION				RIGHT THUMB		
1. PC	460(A)	1	F	BURGLARY FIRST DEGREE						
2. PC	245(A)(2)	1	F	ASSAULT WITH A FIREARM						
3. PC	32	1	F	ACCESSORY AFTER THE FACT - (KNOWLEDGE OF CRIME)						
4. PC	182(A)(1)	1	F	CONSPIRACY						
5.		0						BOOKING RELEASE		
6.		0								
7.		0								
8.										
9.										
10.										
11.										

WARRANTS - NUMBER	ISSUING AGENCY	BAIL	CHARGES	DESCRIPTION
1.		0.00		
2.		0.00		
3.		0.00		
4.		0.00		
5.		0.00		
6.		0.00		
7.		0.00		

OUT-OF-COUNTY WARRANTS:

ARRESTEE ADVISED OF 821/822 P.C. RIGHTS BY OFFICER: _____

BADGE NO. _____

Signature 1

ARRESTEE REQUESTS APPEARANCE IN SAN MATEO COUNTY YES ☐ NO ☐

ARRESTEE'S SIGNATURE _____

SAN BRUNO POLICE DEPARTMENT



Page 1

CAD INCIDENT REPORT

2601190217

01/20/2026

SAN BRUNO PD CONTROLLED DOCUMENT - DO NOT DUPLICATE

Location SAN BRUNO POLICE DEPARTMENT, 1177 HUNTINGTON AV				Cross Streets SNEATH LN/HERMAN ST			City SAN BRUNO																						
Incident Type FU - FOLLOW UP				Call Taker 1624			Dispatcher 1624																						
Date 01/19/2026	Priority 3	Primary Unit P07	Beat 1	Fire Zone	Area SNB4	Map	Source OFFICER INITIATED		Channel																				
Caller Name				Caller Address				Caller Phone																					
Dispositions Assisted, Abated/Advised					Weapon		Alm Level		Case Number SNB2600042																				
Vehicles 1998 Jaguar, 3XSK173/CA					Associated Incidents																								
Incident Times		Special Circumstances																											
Received 18:47:14		<table border="1"> <thead> <tr> <th>Persons</th> <th>Sex</th> <th>DOB</th> <th>Race</th> <th>DL</th> </tr> </thead> <tbody> <tr> <td>Gutierrez, Arthur Jr</td> <td>M</td> <td>07/12/1985</td> <td>Hispanic</td> <td>D5893348/CA</td> </tr> <tr> <td>Murga, Christian Damon</td> <td>M</td> <td>11/25/1966</td> <td>Hispanic</td> <td>C3820442/CA</td> </tr> <tr> <td>Jacobs, James William</td> <td>M</td> <td>01/01/1986</td> <td>White</td> <td>D6148975/CA</td> </tr> </tbody> </table>								Persons	Sex	DOB	Race	DL	Gutierrez, Arthur Jr	M	07/12/1985	Hispanic	D5893348/CA	Murga, Christian Damon	M	11/25/1966	Hispanic	C3820442/CA	Jacobs, James William	M	01/01/1986	White	D6148975/CA
Persons	Sex									DOB	Race	DL																	
Gutierrez, Arthur Jr	M									07/12/1985	Hispanic	D5893348/CA																	
Murga, Christian Damon	M									11/25/1966	Hispanic	C3820442/CA																	
Jacobs, James William	M									01/01/1986	White	D6148975/CA																	
Created 18:47:39																													
Dispatched																													
En Route																													
On Scene 18:47:39																													
Closed 00:55:05																													
Rcvd-Closed 6:07:51																													
Unit Times	Officers	Dispatched	Enroute	On Scene	Clear	Disp-On Scene	Enrt-On Scene	On Scene-Clear	Disp-Clear																				
C03	1126			18:47:39	19:49:22	N/A	N/A	1:01:43	1:01:43																				
P04	0982	18:49:22		18:49:25	19:49:24	00:03	N/A	59:59	1:00:02																				
C06	1350	19:17:26		19:21:32	00:41:48	04:06	N/A	5:20:16	5:24:22																				
P07	1528	21:11:21	21:40:39	21:43:32	00:55:05	32:11	02:53	3:11:33	3:43:44																				
P12	1295	21:38:39	21:38:59	22:28:55	00:31:07	50:16	49:56	2:02:12	2:52:28																				
P30	1245	21:40:31	21:40:40	21:43:29	00:31:12	02:58	02:49	2:47:43	2:50:41																				
C03	1126	21:41:10		21:41:13	21:58:09	00:03	N/A	16:56	16:59																				
P04	0982	21:52:04		21:52:12	22:57:10	00:08	N/A	1:04:58	1:05:06																				
Incident Comments																													
TIME	#	EVENT							BY																				
18:47:39	1	C03 Incident initiated at San Bruno Police Department, 1177 Huntington Av, 3							1624																				
18:47:39	2	C03 OSCENE. San Bruno Police Department, 1177 Huntington Av, San Bruno,							1624																				
	3	CA																											
18:49:22	4	P04 DISPC. San Bruno Police Department, 1177 Huntington Av, San Bruno,							1624																				
	5	CA																											
18:49:25	6	P04 OSCENE.							1624																				
18:52:59	7	C03 10-27: C3820442							1501																				
18:52:59	8	C03 Wanted Check: MURGA,CHRISTIAN - 11/25/1966							1501																				
18:52:59	9	C03 County CJIS check: MURGA,CHRISTIAN - 11/25/1966							1501																				
18:53:00	10	C03 AWS check: MURGA,CHRISTIAN - 11/25/1966							1501																				
18:53:00	11	C03 Missing Persons Check: MURGA,CHRISTIAN - 11/25/1966							1501																				
18:53:00	12	C03 APPS: MURGA,CHRISTIAN - 11/25/1966							1501																				
18:53:05	13	C03 County CJIS Custody: MURGA, CHRISTIAN							1501																				
18:53:06	14	C03 County CJIS SMT: MURGA, CHRISTIAN							1501																				
18:53:08	15	C03 10-27: D5893348							1501																				
18:53:08	16	C03 Wanted Check: GUTIERREZ,ARTHUR - 07/12/1985							1501																				
18:53:08	17	C03 County CJIS check: GUTIERREZ,ARTHUR - 07/12/1985							1501																				
18:53:08	18	C03 AWS check: GUTIERREZ,ARTHUR - 07/12/1985							1501																				
18:53:08	19	C03 Missing Persons Check: GUTIERREZ,ARTHUR - 07/12/1985							1501																				
18:53:08	20	C03 APPS: GUTIERREZ,ARTHUR - 07/12/1985							1501																				
19:05:55	21	C03 GUTIERREZ, ARTHUR JR (07/12/1985) D5893348/CA added to incident							1501																				

SAN BRUNO PD CONTROLLED DOCUMENT - DO NOT DUPLICATE

TIME	#	EVENT	BY
19:06:05	1	C03 MURGA, CHRISTIAN DAMON (11/25/1966) C3820442/CA added to incident	1501
19:17:26	2		
	3	C06 DISPCH. San Bruno Police Department, 1177 Huntington Av, San Bruno, CA	1501
19:21:32	4		
19:49:22	5	C06 OSCENE.	1501
19:49:24	6	C03 CLEAR.	1501
21:11:21	7	P04 CLEAR.	1501
	8	P07 DISPCH. San Bruno Police Department, 1177 Huntington Av, San Bruno, CA	1524
	9		
21:22:09	10	C06 ARTHUR IS 1015****	1501
21:33:56	11	SFPD ADV D UNITS ARE ENRT TO THEIR CITY - WALGREENS 1344 STOCKTON ST.	1524
	12		
21:38:39	13	P12 DISPCH. San Bruno Police Department, 1177 Huntington Av, San Bruno, CA	1524
	14		
21:38:59	15	P12 EROUTE. WALGREENS - 1344 STOCKTON ST SF	1524
21:38:59	16	C06 EROUTE. WALGREENS - 1344 STOCKTON ST SF	1524
21:40:31	17	P30 DISPCH. San Bruno Police Department, 1177 Huntington Av, San Bruno, CA	1524
	18		
21:40:39	19	P07 EROUTE. BIG 5	1524
21:40:40	20	P30 EROUTE. BIG 5	1524
21:41:10	21	C03 DISPCH. San Bruno Police Department, 1177 Huntington Av, San Bruno, CA	1524
	22		
21:41:13	23	C03 OSCENE.	1524
21:43:09	24	P30 10-29: 3XSK173/CA	1524
21:43:10	25	P30 DMV check: 3XSK173/CA	1524
21:43:10	26	P30 AWS check: 3XSK173	1524
21:43:10	27	P30 APB Keyword Query: 3XSK173	1524
21:43:26	28	P30 Vehicle1998 Jaguar (3XSK173 CA) added to incident	1524
21:43:29	29	P30 OSCENE.	1524
21:43:32	30	P07 OSCENE.	1524
21:46:37	31	P30 Gun check: QGB.CA0411400.SER/25DD132.	1524
21:46:37	32	P30 Gun check: QGB.CA0411400.SER/25DD132.	1524
21:47:03	33	P30 Gun check: QGB.CA0411400.SER/25DD13502.	1524
21:47:04	34	P30 Gun check: QGB.CA0411400.SER/25DD13502.	1524
21:50:04	35	P07 EROUTE. STA - EVIDENCE	1524
21:50:11	36	P30 EROUTE. STA - EVIDENCE	1524
21:52:04	37	P04 DISPCH. San Bruno Police Department, 1177 Huntington Av, San Bruno, CA	1524
	38		
21:52:12	39	P04 OSCENE. STA - 1015	1524
21:52:32	40	P07 OSCENE. STA - EVIDENCE	1528
21:57:03	41	P30 Gun check: QGB.CA0411400.SER/43387WA.	1524
21:57:03	42	P30 Gun check: QGB.CA0411400.SER/43387WA.	1524
21:58:09	43	C03 CLEAR. Disposition: AB	1126
21:58:09	44	C03 CLEAR.	1126
22:09:31	45	P12 1015	1524
22:09:43	46	P12 EROUTE. STA W 1015	1524
22:09:43	47	C06 EROUTE. STA W 1015	1524
22:10:21	48	SFPD ADV D WE'RE CLEAR	1524
22:28:55	49	C06 OSCENE.	1501
22:28:55	50	P04 OSCENE.	1501
22:28:55	51	P07 OSCENE.	1501
22:28:55	52	P12 OSCENE.	1501
22:28:55	53	P30 OSCENE.	1501
22:46:03	54	P07 Firearm Entry - Law Enforcement Record; Serial Number: 25DD13502, Type: PI	1524
	55		
22:46:33	56	P07 Firearm Entry - Law Enforcement Record; Serial Number: 25DD13502, Type: PI	1524
	57		

SAN BRUNO PD CONTROLLED DOCUMENT - DO NOT DUPLICATE

TIME	#	EVENT	BY
22:47:18	1	P07 Firearm Entry - Law Enforcement Record; Serial Number: 25DD13502, Type:	1524
	2	PI	
22:47:51	3	P07 Firearm Entry - Law Enforcement Record; Serial Number: 25DD13502, Type:	1524
	4	PI	
22:49:29	5	P30 TRANSP. CJ W 1015	1524
22:49:52	6	P07 Firearm Entry - Law Enforcement Record; Serial Number: 25DD13502, Type:	1524
	7	PI	
22:56:13	8	P07 Firearm Entry - Law Enforcement Record; Serial Number: 25DD13502, Type:	1524
	9	PI	
22:57:10	10	P04 CLEAR. Freed	1501
23:01:47	11	P07 Firearm Entry - Law Enforcement Record; Serial Number: 43387WA, Type:	1524
	12	PI	
23:02:22	13	P07 Gun check: QGB.CA0411400.SER/43387WA.	1524
23:02:22	14	P07 Gun check: QGB.CA0411400.SER/43387WA.	1524
23:02:40	15	P07 Gun check: QGB.CA0411400.SER/25DD13502.	1524
23:02:40	16	P07 Gun check: QGB.CA0411400.SER/25DD13502.	1524
23:06:33	17	P30 OSCENE. CJ W 1015	1245
23:19:15	18	C06 JACOB IS 1015	1501
23:29:17	19	P07 TRANSP. CJ W/ 1015 JACOB	1501
23:29:56	20	C06 JACOBS, JAMES WILLIAM (01/01/1986) D6148975/CA added to incident	1501
23:29:56	21	C06 10-27: D6148975	1501
23:29:56	22	C06 Wanted Check: JACOBS,JAMES - 01/01/1986	1501
23:29:56	23	C06 County CJIS check: JACOBS,JAMES - 01/01/1986	1501
23:29:56	24	C06 AWS check: JACOBS,JAMES - 01/01/1986	1501
23:29:56	25	C06 Missing Persons Check: JACOBS,JAMES - 01/01/1986	1501
23:29:56	26	C06 APPS: JACOBS,JAMES - 01/01/1986	1501
23:30:07	27	P07 TRANSP. CJ W/ 1015 JACOBS	1501
23:30:47	28	P30 OSCENE. CJ W/ 1015 GUTIERREZ	1501
23:36:03	29	P30 TRANSP. CJ W/ 1015 JACOBS	1245
23:36:29	30	P30 EROUTE. BACK TO BRUNO	1245
23:43:13	31	P07 OSCENE. CJ W/ 1015 JACOBS	1528
23:47:49	32	P12 10-29: 7PIP776/CA	1295
23:47:49	33	P12 DMV check: 7PIP776/CA	1295
23:47:50	34	P12 AWS check: 7PIP776	1295
[01/20/2026]			
00:30:26	35	Incident type changed from 1062 to FU	1350D
00:31:07	36	P12 CLEAR. . Disposition AB	1350D
00:31:12	37	P30 CLEAR. . Disposition AB	1350D
00:31:26	38	C06 OSCENE. STA	1350D
00:41:48	39	C06 CLEAR. Freed	1501
00:42:23	40	P07 ERSTAT. BACK TO BRUNO	1528
00:55:05	41	P07 CLEAR. Disposition: AS	1528
00:55:05	42	P07 CLEAR.	1528
00:55:06	43	P07 Closed - Disposition AS	1528

SAN BRUNO POLICE DEPARTMENT

1177 HUNTINGTON AVE SAN BRUNO, CA 94066 650-616-7100
SUPPLEMENT 4 - Supp #04 - Property Owners

Page 33
SNB2600042

SUPPLEMENTAL:

On 01/13/2026, at approximately 2200 hours, I, Corporal McKenna #06 was working uniformed patrol in a marked police vehicle (#13) for the San Bruno Police, within San Mateo Co.

I was conducting on going follow up for this Investigation into the current owners of the residence along with the LLC and their representative named "Jerry".

I spoke with "Jerry" by phone earlier last week about the property and he confirmed that he was in fact the owner of the LLC and the ones who hired *ASAP Squatter Removal*. During my conversation with "Jerry" he acknowledged that he has not started any formal evictions nor did he know where the Court House was within San Mateo Co. While speaking with him he just continued to say how removing these people from 260 Allen Dr was to better the neighborhood and that there is ongoing police activity. I again explained the process to "Jerry" on how to evict the occupants of 260 Allen Dr and that he need to go through the San Mateo Co Sheriffs Office for further assistance.

I then reviewed the history for the address to determine if there was any attempt at an eviction done with Law Enforcement present (*See Below Incidents*);

- 12/18/2025 CAD #2512180086:

Code Enforcement Follow Up / Ongoing Case #**SNB2502563**

- 12/04/2025 CAD #2512040141

Online Report by Manzano. *Manzano reported that his property was stolen by the legal owners of the residence. Manzano was provided information that this was a Civil Matter and referred to the San Mateo Sheriffs Office. It was determined that no crime was committed.*

- 10/20/2025 CAD #2510200121:

Code Enforcement Follow Up / Ongoing Case #**SNB2502563**

- 09/26/2025 CAD #2509260128:

Prepared By:

1350 MCKENNA, ANTHONY

Date:

01/13/2026

Approved By:

0040 VALIENTE, JOE

Date:

01/13/2026

[] BODY CAMERA RECORDED

SAN BRUNO PD CONTROLLED DOCUMENT - DO NOT DUPLICATE

SAN BRUNO POLICE DEPARTMENT1177 HUNTINGTON AVE SAN BRUNO, CA 94066 650-616-7100
SUPPLEMENT 4 - Supp #04 - Property OwnersPage 34
SNB2600042

Disturbance Report by "Jerry Tran". Tran called police on behalf of the Realtor named "Greg" that someone in the home (260 Allen Dr) threatened to stab him with something. Officers arrived on scene and determined that no crime was committed and provided advise to both Manzano and "Greg" on the eviction process.

Any other incidents did not seem to correspond to the ongoing civil issues. Additionally, I reviewed Code Enforcement's Investigation (**Case #SNB2502563**) which appeared to be an ongoing list of the Muni Code Violations that the residence was committing along with the ongoing follow up done by Code Enforcement (CE). CE also appeared to locate the current information for the owners of the home, which are attached to their case. Based on the information they provided in their case it did not appear that Manzano ever lost any standing within the residence even through "Jerry Tran" removed his items from the residence on two separate occasions.

I have also still have yet to receive the lease from Jacobs where the property was now leased to Gutierrez. I also contacted the San Mateo Co Sheriffs Office Civil Division, who stated that they would look into any Court Evictions filed at the above residence but did not recall any evictions at that residence both past and in the near future.

ADDITIONAL CASES & CADS TO ADD:

**Please add the Following Cases & CAD's To This Investigation Along With Any Evidence in Evidence.com or BWC Footage.*

- Case #SNB2502563
- Incident/ CAD #2509260128
- Incident/ CAD #2510200121
- Incident/ CAD #2512180086
- Incident/ CAD #2512040141

DISPOSITION:

Forward to the San Mateo Co District Attorneys Office.

Prepared By: 1350 MCKENNA, ANTHONY [] BODY CAMERA RECORDED	Date: 01/13/2026	Approved By: 0040 VALIENTE, JOE	Date: 01/13/2026
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SAN BRUNO PD CONTROLLED DOCUMENT - DO NOT DUPLICATE

SAN BRUNO POLICE DEPARTMENT



Page 1

CAD INCIDENT REPORT

2601060016

01/08/2026

SAN BRUNO PD CONTROLLED DOCUMENT - DO NOT DUPLICATE

Location 260 ALLEN DR				Cross Streets LONGVIEW DR/GOODWIN D			City SAN BRUNO		
Incident Type WAR - WARRANT SERVICE/ARREST				Call Taker 1524			Dispatcher 1501		
Date 01/06/2026	Priority 3	Primary Unit P07	Beat 3	Fire Zone	Area SNB38	Map	Source W	Channel	
Caller Name MANZANO, SILVINO ANGEL JR				Caller Address [REDACTED]				Caller Phone [REDACTED]	
Dispositions Report Taken					Weapon		Alm Level	Case Number SNB2600042	
Vehicles 2004 Ford, 26655R3/CA 2013 Mini Cooper, 7MDW891/CA 2004 Pontiac, 8WYI993/CA 2013 Bmw, E756U1/CA 1998 Jaguar, 3XSK173/CA					Associated Incidents				
Incident Times Received 02:27:01 Created 02:27:31 Dispatched 02:27:50 En Route On Scene 02:32:53 Closed 05:07:19 Rcvd-Closed 2:40:18		Special Circumstances							
Incident Persons			Sex	DOB	Race	DL			
Fredricks, Van Philip			M	08/31/1971		A7145148/CA			
Lucas, Micheaux Le			F	03/08/1990		D8060424/CA			
Manzano, Silvino Angel Jr			M	03/02/1974	White	A4495907/CA			
Calleja, Patrick Michael			M	09/03/1973	Hispanic	A5937342/CA			
Jacobs, James William			M	01/01/1986		D6148975/CA			
Roy, Terry Lynn			M	10/08/1974	Black	A8496389/CA			
Georgiou, George Marcos			M	01/07/1976		A9689146/CA			
Murga, Damon Lee			M	12/30/1989	White	D9808558/CA			
Murga, Christian Damon			M	11/25/1966	Hispanic	C3820442/CA			
Eisenman, Lisa Jane			F	10/11/1981		B9814466/CA			
Tran, Jerry			M	04/19/1987		D4390473/CA			
Gutierrez, Arthur Jr			M	07/12/1985		D5893348/CA			
Regalado, Angelmike Va			M	08/10/1986		D8303535/CA			
Unit Times	Officers	Dispatched	Enroute	On Scene	Clear	Disp-On Scene	Enrt-On Scene	On Scene-Clear	Disp-Clear
C06	1350	02:27:50		02:32:53	03:41:55	05:03	N/A	1:09:02	1:14:05
P17	1293	02:27:51		02:32:55	03:37:41	05:04	N/A	1:04:46	1:09:50
S04	0040	02:29:26		02:35:12	03:39:15	05:46	N/A	1:04:03	1:09:49
P27	1534	02:33:03		02:37:20	03:39:17	04:17	N/A	1:01:57	1:06:14
31K04		02:34:21		02:34:41	03:39:26	00:20	N/A	1:04:45	1:05:05
P07	1528	02:35:04		02:38:00	03:39:19	02:56	N/A	1:01:19	1:04:15
31B11		02:36:48		02:37:00	03:39:21	00:12	N/A	1:02:21	1:02:33
31B12		02:39:21			03:39:22	N/A	N/A	N/A	1:00:01
31B13		02:39:26		02:39:34	03:39:24	00:08	N/A	59:50	59:58
31S11		02:39:28			03:39:28	N/A	N/A	N/A	1:00:00
P07	1528	03:40:29	03:40:37	04:01:41	05:07:19	21:12	21:04	1:05:38	1:26:50



SAN BRUNO POLICE DEPARTMENT

Page 2

CAD INCIDENT REPORT

2601060016

01/08/2026

Incident Comments

RP FRANTIC SAYING THERES A HOME INV W/ FIREARM

[SNB2600042 - 245
SNB2600043 - WAR]

Cellular E911 Call:

Lat:37.63056635 Lon:-122.45766

Service Class: WPH2

SAN BRUNO PD CONTROLLED DOCUMENT - DO NOT DUPLICATE

TIME	#	EVENT	BY
02:27:31	1	Incident initiated at 260 Allen Dr, San Bruno, CA	1524
02:27:48	2	BM, HM, AND WM POSS STILL INSIDE OF THE HOUSE	1524
02:27:50	3	C06 DISPCH. 260 Allen Dr, San Bruno, CA	1501
02:27:51	4	P17 DISPCH. 260 Allen Dr, San Bruno, CA	1501
02:28:15	5	RP NOT ANSWERING QUESTIONS, ARGUING W SOMEONE	1524
02:28:59	6	C06 START A DOG FROM SSF	1501
02:29:22	7	SSF ENR	1501
02:29:25	8	ASSOC VEH: SIL PK TRYING TO GET A PLATE. RP SAYING THEY KEEP	1524
	9	GOING BACK AND FORTH FROM THE CAR TO THE HOUSE.	
02:29:26	10	S04 DISPCH. 260 Allen Dr, San Bruno, CA	1501
02:30:40	11	RP SAYING THERES 10 PPL, VEH STILL OS. RP KEEPS YELLING AT	1524
	12	SOMEONE	
02:31:16	13	RP SAID THEYRE INSIDE THE HOUSE	1501
02:31:27	14	RP SAYING HE'S A NEW TENANT. UNK HOW THEY MADE ENTRY, POSS	1524
	15	WENT THRU THE GARAGE	
02:31:30	16	C06 ON LONGVIEW	1501
02:32:12	17	RP THINKS THEY MAY BE ARMED W A SAMARI SWORD. RP DOESNT	1524
	18	THINK ANYONE HAS LEFT. ANOTHER ASSOC VEH WHI VAN	
02:32:53	19	C06 OSCENE.	1501
02:32:55	20	P17 OSCENE.	1501
02:33:01	21	SSF ENR TO THE BACK UP	1501
02:33:03	22	P27 DISPCH. 260 Allen Dr, San Bruno, CA	1501
02:33:20	23	NOW RUNNING UP THE HILL?	1524
02:34:02	24	SAYING SUBJS WENT TWDS LONGVIEW POSS 7-8 PPL, RP THINKS ONE	1524
	25	PERSON IN THE GARAGE	
02:34:21	26	31K04 DISPCH. 260 Allen Dr, San Bruno, CA	1501
02:34:29	27	S04 10-29: 26655R3/CA	1501
02:34:29	28	S04 DMV check: 26655R3/CA	1501
02:34:29	29	S04 AWS check: 26655R3	1501
02:34:29	30	S04 APB Keyword Query: 26655R3	1501
02:34:39	31	S04 Vehicle2004 Ford (26655R3 CA) added to incident	1501
02:34:41	32	31K04 OSCENE.	1501
02:35:01	33	C06 4 PRONGED OUT IFO 221 ALLEN	1501
02:35:04	34	P07 DISPCH. 260 Allen Dr, San Bruno, CA	1501
02:35:12	35	S04 OSCENE.	1501
02:35:19	36	S04 THEY SAID THERES LIKE 8 TOTAL	1501
02:35:27	37	S04 ADV'ING ONE PISTOL	1501
02:36:34	38	C06 MYSELF 17 AND 31K04 ARE WORKING ON DETAINING THE 4 WE	1501
	39	HAVE	
02:36:48	40	31B11 DISPCH. 260 Allen Dr, San Bruno, CA	1501
02:37:00	41	31B11 OSCENE. BACKUP - 241 EMARON	1501
02:37:20	42	P27 OSCENE. 260 Allen Dr, San Bruno, CA	1534
02:37:36	43	C06 WORKING ON THE SECOND	1501
02:37:53	44	S04 SOME KIND OF CIVIL ISSUE REGARDING SWATTERS IN THE	1501
	45	HOUSE	

SAN BRUNO PD CONTROLLED DOCUMENT - DO NOT DUPLICATE

TIME	#	EVENT	BY
02:38:00	1	P07 OSCENE.	1501
02:38:37	2	SQUATTING** NOT SWATting	1501
02:39:00	3	C06 4 DETAINED	1501
02:39:21	4	31B12 DISPCH. 260 Allen Dr, San Bruno, CA	1501
02:39:26	5	31B13 DISPCH. 260 Allen Dr, San Bruno, CA	1501
02:39:28	6	31S11 DISPCH. 260 Allen Dr, San Bruno, CA	1501
02:39:34	7	31B13 OSCENE.	1501
02:40:54	8	C06 THE 4 INDIVIDUALS THAT ARE DETAINED ARE SAYING THEY	1501
	9	ARE A SQUATTER REMOVAL COMPANY	
02:41:19	10	P27 10-27: A7145148	1501
02:41:21	11	P27 APB Name Query: FREDRICKS,VAN	1501
02:41:21	12	P27 Wanted Check: FREDRICKS,VAN - 08/31/1971	1501
02:41:21	13	P27 County CJIS check: FREDRICKS,VAN - 08/31/1971	1501
02:41:21	14	P27 AWS check: FREDRICKS,VAN - 08/31/1971	1501
02:41:21	15	P27 Missing Persons Check: FREDRICKS,VAN - 08/31/1971	1501
02:41:22	16	P27 APPS: FREDRICKS,VAN - 08/31/1971	1501
02:41:29	17	P27 FREDRICKS, VAN PHILIP (08/31/1971) A7145148/CA added to incident	1501
02:42:05	18	C06 RP ADV'ING 2-3 MORE PEOPLE IN THE GARAGE	1501
02:43:21	19	C06 TO P27 CAN YOU FIGURE OUT IF THERES ANYMORE PEOPLE	1501
	20	INSIDE THE HOUSE ASSOCIATED TO THAT GROUP	
02:43:30	21	P07 10-27: D8060424	1501
02:43:33	22	P07 APB Name Query: LUCAS,MICHEAUX	1501
02:43:34	23	P07 Wanted Check: LUCAS,MICHEAUX - 03/08/1990	1501
02:43:34	24	P07 County CJIS check: LUCAS,MICHEAUX - 03/08/1990	1501
02:43:34	25	P07 AWS check: LUCAS,MICHEAUX - 03/08/1990	1501
02:43:34	26	P07 Missing Persons Check: LUCAS,MICHEAUX - 03/08/1990	1501
02:43:34	27	P07 APPS: LUCAS,MICHEAUX - 03/08/1990	1501
02:43:36	28	P07 County CJIS Custody: LUCAS, MICHEAUX	1501
02:43:36	29	P07 County CJIS SMT: LUCAS, MICHEAUX	1501
02:43:41	30	P07 LUCAS, MICHEAUX LE (03/08/1990) D8060424/CA added to incident	1501
02:44:23	31	DELAYED ENTRY - ANOTHER CALLER 707-513-5534 REPORTING THE	1501
	32	SAME	
02:45:03	33	S04 10-27: SANTOS,LUCA - 10/11/1981	1501
02:45:03	34	S04 Wanted Check: SANTOS,LUCA - 10/11/1981	1501
02:45:03	35	S04 County CJIS check: SANTOS,LUCA - 10/11/1981	1501
02:45:04	36	S04 AWS check: SANTOS,LUCA - 10/11/1981	1501
02:45:04	37	S04 Missing Persons Check: SANTOS,LUCA - 10/11/1981	1501
02:45:04	38	S04 APPS: SANTOS,LUCA - 10/11/1981	1501
02:46:16	39	P27 3-4 MORE ASSOCIATED IN ALL BLK SHOULD BE COOPERATIVE	1501
02:46:58	40	C06 10-27: A4495907	1501
02:46:58	41	C06 Wanted Check: MANZANO,SILVINO - 03/02/1974	1501
02:46:58	42	C06 County CJIS check: MANZANO,SILVINO - 03/02/1974	1501
02:46:59	43	C06 AWS check: MANZANO,SILVINO - 03/02/1974	1501
02:46:59	44	C06 Missing Persons Check: MANZANO,SILVINO - 03/02/1974	1501
02:46:59	45	C06 APPS: MANZANO,SILVINO - 03/02/1974	1501
02:47:15	46	C06 County CJIS Custody: MANZANO, SILVINO	1501
02:47:15	47	C06 County CJIS SMT: MANZANO, SILVINO	1501
02:47:15	48	C06 MANZANO, SILVINO ANGEL JR (03/02/1974) A4495907/CA added to	1501
	49	incident	
02:48:52	50	P27 SAID A GUY NAMES ARTHUR SHOULD HAVE THE PAPERWORK	1501
02:49:23	51	P17 10-27: A5937342	1501
02:49:23	52	P17 10-27: D6148975	1501
02:49:23	53	P17 10-27: A8496389	1501
02:49:26	54	P17 APB Name Query: CALLEJA,PATRICK	1501
02:49:26	55	P17 Wanted Check: CALLEJA,PATRICK - 09/03/1973	1501
02:49:26	56	P17 County CJIS check: CALLEJA,PATRICK - 09/03/1973	1501
02:49:26	57	P17 AWS check: CALLEJA,PATRICK - 09/03/1973	1501

SAN BRUNO PD CONTROLLED DOCUMENT - DO NOT DUPLICATE

TIME	#	EVENT	BY
02:49:26	1	P17 Missing Persons Check: CALLEJA,PATRICK - 09/03/1973	1501
02:49:26	2	P17 APPS: CALLEJA,PATRICK - 09/03/1973	1501
02:49:28	3	P17 APB Name Query: JACOBS,JAMES	1501
02:49:28	4	P17 Wanted Check: JACOBS,JAMES - 01/01/1986	1501
02:49:28	5	P17 County CJIS check: JACOBS,JAMES - 01/01/1986	1501
02:49:29	6	P17 AWS check: JACOBS,JAMES - 01/01/1986	1501
02:49:29	7	P17 Missing Persons Check: JACOBS,JAMES - 01/01/1986	1501
02:49:29	8	P17 APPS: JACOBS,JAMES - 01/01/1986	1501
02:49:31	9	P17 APB Name Query: ROY,TERRY	1501
02:49:31	10	P17 Wanted Check: ROY,TERRY - 10/08/1974	1501
02:49:31	11	P17 County CJIS check: ROY,TERRY - 10/08/1974	1501
02:49:31	12	P17 AWS check: ROY,TERRY - 10/08/1974	1501
02:49:31	13	P17 Missing Persons Check: ROY,TERRY - 10/08/1974	1501
02:49:32	14	P17 APPS: ROY,TERRY - 10/08/1974	1501
02:49:38	15	P17 County CJIS Custody: CALLEJA, PATRICK	1501
02:49:38	16	P17 County CJIS SMT: CALLEJA, PATRICK	1501
02:50:11	17	P17 CALLEJA, PATRICK MICHAEL (09/03/1973) A5937342/CA added to incident	1501
02:50:22	19	P17 JACOBS, JAMES WILLIAM (01/01/1986) D6148975/CA added to incident	1501
02:50:31	20	P17 DETAINING 3 MORE COMING OUT OF THE GARAGE	1501
02:50:47	21	P17 ROY, TERRY LYNN (10/08/1974) A8496389/CA added to incident	1501
02:54:08	22	P17 10-27: A9689146	1501
02:54:08	23	P17 Wanted Check: GEORGIU,GEORGE - 01/07/1976	1501
02:54:08	24	P17 County CJIS check: GEORGIU,GEORGE - 01/07/1976	1501
02:54:08	25	P17 AWS check: GEORGIU,GEORGE - 01/07/1976	1501
02:54:08	26	P17 Missing Persons Check: GEORGIU,GEORGE - 01/07/1976	1501
02:54:08	27	P17 APPS: GEORGIU,GEORGE - 01/07/1976	1501
02:54:18	28	P17 County CJIS Custody: GEORGIU, GEORGE	1501
02:54:18	29	P17 County CJIS SMT: GEORGIU, GEORGE	1501
02:55:14	30	P17 PHOTOS ARE A MATCH	1501
02:55:24	31	P27 10-27: D9808558	1501
02:55:24	32	P27 Wanted Check: MURGA,DAMON - 12/30/1989	1501
02:55:24	33	P27 County CJIS check: MURGA,DAMON - 12/30/1989	1501
02:55:24	34	P27 AWS check: MURGA,DAMON - 12/30/1989	1501
02:55:24	35	P27 Missing Persons Check: MURGA,DAMON - 12/30/1989	1501
02:55:24	36	P27 APPS: MURGA,DAMON - 12/30/1989	1501
02:55:29	37	P27 County CJIS Custody: MURGA, DAMON	1501
02:55:29	38	P27 County CJIS SMT: MURGA, DAMON	1501
02:55:35	39	P17 GEORGIU, GEORGE MARCOS (01/07/1976) A9689146/CA added to incident	1501
02:56:16	41	P27 MURGA, DAMON LEE (12/30/1989) D9808558/CA added to incident	1501
02:57:33	42	C06 S04 MYSELF AND 17 WILL BE CLEARING THE UPSTAIRS AND 7	1501
	43	WILL BE HOLDING THE DOWNSTAIRS ALARM	
02:58:08	44	31K04 10-27: MURGA,CHRISTIAN - 11/25/1966	1501
02:58:08	45	31K04 Wanted Check: MURGA,CHRISTIAN - 11/25/1966	1501
02:58:08	46	31K04 County CJIS check: MURGA,CHRISTIAN - 11/25/1966	1501
02:58:08	47	31K04 AWS check: MURGA,CHRISTIAN - 11/25/1966	1501
02:58:08	48	31K04 Missing Persons Check: MURGA,CHRISTIAN - 11/25/1966	1501
02:58:08	49	31K04 APPS: MURGA,CHRISTIAN - 11/25/1966	1501
02:58:13	50	31K04 County CJIS Custody: MURGA, CHRISTIAN	1501
02:58:13	51	31K04 County CJIS SMT: MURGA, CHRISTIAN	1501
02:58:25	52	31K04 MURGA, CHRISTIAN DAMON (11/25/1966) C3820442/CA added to incident	1501
03:03:40	54	C06 10-29: 8WIY593/CA	1501
03:03:40	55	C06 DMV check: 8WIY593/CA	1501
03:03:40	56	C06 AWS check: 8WIY593	1501
03:03:40	57	C06 10-29: 7MDW891/CA	1501

SAN BRUNO PD CONTROLLED DOCUMENT - DO NOT DUPLICATE

TIME	#	EVENT	BY
03:03:40	1	C06 DMV check: 7MDW891/CA	1501
03:03:40	2	C06 AWS check: 7MDW891	1501
03:03:40	3	C06 APB Keyword Query: 8WIY593 7MDW891	1501
03:03:57	4	C06 Vehicle2013 Mini Cooper (7MDW891 CA) added to incident	1501
03:04:27	5	C06 10-29: 8WIY993/CA	1501
03:04:27	6	C06 DMV check: 8WIY993/CA	1501
03:04:27	7	C06 AWS check: 8WIY993	1501
03:04:27	8	C06 APB Keyword Query: 8WIY993	1501
03:04:37	9	C06 Vehicle2004 Pontiac (8WIY993 CA) added to incident	1501
03:07:27	10	C06 TO P27 WALK THEM OUT CLOSER TO HERE ONE BY ONE - WANT	1501
	11	TO SEE WHO HAD THE FIREARM B/C THEYRE SAYING ONE OF THEM	
	12	POINTED A FIREARM AT US	
03:12:16	13	P17 10-27: EISENMAN,LISA - 10/11/1981	1501
03:12:17	14	P17 Wanted Check: EISENMAN,LISA - 10/11/1981	1501
03:12:17	15	P17 County CJIS check: EISENMAN,LISA - 10/11/1981	1501
03:12:17	16	P17 AWS check: EISENMAN,LISA - 10/11/1981	1501
03:12:17	17	P17 Missing Persons Check: EISENMAN,LISA - 10/11/1981	1501
03:12:17	18	P17 APPS: EISENMAN,LISA - 10/11/1981	1501
03:12:35	19	P17 EISENMAN, LISA JANE (10/11/1981) B9814466/CA added to incident	1501
03:18:50	20	C06 Case number SNB SNB2600042 assigned to 2601060016	1501
03:19:39	21	C06 CONFIRM WARRANT FOR MURGA,DAMON	1501
03:21:19	22	WARRANT CONFIRMED	1501
03:23:32	23	P27 10-29: E756U1/CA	1501
03:23:32	24	P27 DMV check: E756U1/CA	1501
03:23:32	25	P27 AWS check: E756U1	1501
03:23:32	26	P27 APB Keyword Query: E756U1	1501
03:23:51	27	P27 Vehicle2013 Bmw (E756U1 CA) added to incident	1501
03:33:07	28	C06 EVERYONE BUT THE 1030 SUBJ HAS BEEN RELEASED	1501
03:37:41	29	P17 CLEAR. Freed	1501
03:38:08	30	10-29: 9RVT813/CA	1501
03:38:08	31	DMV check: 9RVT813/CA	1501
03:38:08	32	AWS check: 9RVT813	1501
03:38:08	33	APB Keyword Query: 9RVT813	1501
03:39:15	34	S04 CLEAR. Freed	1501
03:39:17	35	P27 CLEAR. Freed	1501
03:39:19	36	P07 CLEAR. Freed	1501
03:39:21	37	31B11 CLEAR. Freed	1501
03:39:22	38	31B12 CLEAR. Freed	1501
03:39:24	39	31B13 CLEAR. Freed	1501
03:39:26	40	31K04 CLEAR. Freed	1501
03:39:28	41	31S11 CLEAR. Freed	1501
03:40:29	42	P07 DISPCH. 260 Allen Dr, San Bruno, CA	1501
03:40:37	43	P07 EROUTE. CJ W/ 1015	1501
03:41:55	44	C06 CLEAR. Freed	1501
03:57:55	45	Incident type changed from SUS to WAR	1350
04:01:41	46	P07 OSCENE. CJ W/ 1015	1528
04:49:46	47	10-29: 3XSK173/CA	1501
04:49:46	48	DMV check: 3XSK173/CA	1501
04:49:46	49	AWS check: 3XSK173	1501
04:49:46	50	APB Keyword Query: 3XSK173	1501
04:50:00	51	Vehicle1998 Jaguar (3XSK173 CA) added to incident	1501
04:53:53	52	559 728 5212 / ANGEL M REGALADO 3854 N MANOR AV, FRESNO - IN	1501
	53	ACCURINT	
04:53:55	54	P07 ERSTAT. BACK TO SNB	1528
04:54:36	55	10-27: REGALADO,ANGEL - 08/10/1986	1501
04:54:36	56	Wanted Check: REGALADO,ANGEL - 08/10/1986	1501
04:54:36	57	County CJIS check: REGALADO,ANGEL - 08/10/1986	1501

SAN BRUNO PD CONTROLLED DOCUMENT - DO NOT DUPLICATE

TIME	#	EVENT	BY
04:54:36	1	AWS check: REGALADO,ANGEL - 08/10/1986	1501
04:54:36	2	Missing Persons Check: REGALADO,ANGEL - 08/10/1986	1501
04:54:36	3	APPS: REGALADO,ANGEL - 08/10/1986	1501
04:58:30	4	510 755 6309 / JERRY TRAN 1151 HARBOR BAY PKWY STE 101,	1501
	5	ALAMEDA - IN ACCURINT	
04:58:48	6	10-27: TRAN,JERRY - 04/19/1987	1501
04:58:48	7	Wanted Check: TRAN,JERRY - 04/19/1987	1501
04:58:48	8	County CJIS check: TRAN,JERRY - 04/19/1987	1501
04:58:48	9	AWS check: TRAN,JERRY - 04/19/1987	1501
04:58:48	10	Missing Persons Check: TRAN,JERRY - 04/19/1987	1501
04:58:48	11	APPS: TRAN,JERRY - 04/19/1987	1501
04:59:11	12	P07 TRAN, JERRY (04/19/1987) D4390473/CA added to incident	1501
04:59:40	13	JERRY TRAN HAS FIREARMS REGISTERED	1501
05:07:19	14	P07 CLEAR. Disposition: RT	1528
05:07:19	15	P07 CLEAR.	1528
05:07:27	16	P07 Closed - Disposition RT	1528
05:11:37	17	10-29: 3XSK173/CA	1501
05:11:37	18	DMV check: 3XSK173/CA	1501
05:11:37	19	AWS check: 3XSK173	1501
05:11:37	20	APB Keyword Query: 3XSK173	1501
05:14:21	21	P07 Case number SNB SNB2600043 assigned to 2601060016	1501
[01/07/2026]			
00:04:14	22	GUTIERREZ, ARTHUR JR (07/12/1985) D5893348/CA added to incident	1524
00:04:25	23	REGALADO, ANGELMIKE VA (08/10/1986) D8303535/CA added to incident	1524

SAN BRUNO POLICE DEPARTMENT

LAW ENFORCEMENT PURPOSES ONLY

Printed on 01/08/2026 - Page 1 of 8

Received on 01/08/2026 at 09:48 by User RSS

4S618697267.IH

RE: QHY.CA0411400. [REDACTED]:CA DATE:20260108 TIME:09:47:59

RESTRICTED-DO NOT USE FOR EMPLOYMENT, LICENSING OR CERTIFICATION PURPOSES

ATTN:1238:CASE 2600042, DA JACOBS

** PALM PRINTS AVAILABLE AT DOJ FOR PALM PRINTS CONTACT

PALM.PRINT@DOJ.CA.GOV

** III MULTIPLE SOURCE RECORD

CII [REDACTED] 1

DOB/19860101 SEX/M RAC/WHITE

HGT/600 WGT/135 EYE/BRO HAI/BLK POB/CA

NAM/01 JACOBS, JAMES WILLIAM

02 JACOBS, JAMES W

03 JACOBS, JAMES

FBI [REDACTED]

CDL/D6148975 D6148979

[REDACTED] [REDACTED] [REDACTED]

SMT/TAT L ANKL; TAT R ANKL

MDS/CTZ-US

OCC/TEACHER

* * * *

APPLICANT: NAM:01

20050802 CACM PD STOCKTON

CNT:01 #563937785

APPLICANT SCHOOL EMPLOYEE

COM: SCN-B3852140019 ATI-I214JAJ864

* * * *

APPLICANT: NAM:01

20070802 CASG SECURTY & INVEST SERV, SACRAMENTO

CNT:01

APPLICANT SECURITY GUARD

COM: SCN-H58A2150006 ATI-M214JAJ003

20150714

DISPO:NO LONGER INTERESTED

COM: ACN-DOJ52390482A0522

* * * *

APPLICANT: NAM:02

20090810 CADJ GAMBLING CTRL SAC

CNT:01 #THIRD PARTY

APPLICANT STATE GAMBLING LICENSE

COM: SCN-K28C2220034 ATI-M222JAJ010

20160412

DISPO:NO LONGER INTERESTED

* * * *

APPLICANT: NAM:01

20120117 CACT LEARN IT SYSTEMS LLC, BALTIMORE

CNT:01

APPLICANT CONTRACT EMPLOYEE

COM: SCN-BK3F0170006 ATI-B017JAJ767

20190316

DISPO:NO LONGER INTERESTED

COM: ACN-AJC90770003AC010

* * * *

SAN BRUNO PD CONTROLLED DOCUMENT - DO NOT DUPLICATE

APPLICANT: NAM:01
20121218 CAUD PD STOCKTON
CNT:01

APPLICANT CLASSIFIED SCHOOL EMPLOYEE
COM: SCN-N55F3530011 ATI-I353JAJ595
20170731

DISPO:NO LONGER INTERESTED
COM: ACN-DOJ72151085CA0391500

* * * *

APPLICANT: NAM:01
20130910 CASM TEACHER CREDENTIALING, SACRAMENTO
CNT:01 #563937785

APPLICANT LICENSE CERT OR PERMIT
COM: SCN-R58G2530018 ATI-M253JAJ018
20180810

DISPO:NO LONGER INTERESTED
COM: ACN-TCC82320012A0281

* * * *

APPLICANT: NAM:01
20130923 CAUD PD STOCKTON
CNT:01

APPLICANT CREDENTIALAED SCHOOL EMPLOYEE
COM: SCN-N55G2660019 ATI-I266JAJ247
20170731

DISPO:NO LONGER INTERESTED
COM: ACN-DOJ72151084CA0391500

* * * *

ARR/DET/CITE: NAM:03 DOB:19860101
20150405 CAPD STOCKTON
CNT:01 #15-12443

273A(B) PC-WILLFUL CRUELTY TO CHILD
CNT:02

11377(A) HS-POSSESS CNTL SUBSTANCE
COM: SCN-H25I0950007

- - - -

COURT: NAM:01
20150806 CASC STOCKTON
CNT:01 #SM292033A

273A(B) PC-WILLFUL CRUELTY TO CHILD
*DISPO:CONVICTED

CONV STATUS:MISDEMEANOR
SEN: 4 YEARS PROBATION,1 MONTHS JAIL,
FINE, RESTN
DISPO:FOR CERT INFO SEE AUTOMATED ARCHIVE SYS
COM: CONVICTION CERTIFIED BY ROSEMARY JUNQUEIRO,CLERK OF
COURT,CAJVSAN JOAQUIN JUV
COM: DCN-P1922002561539000243

20160211
DISPO:SENTENCE MODIFIED
SEN: 4 YEARS PROBATION,30 DAYS JAIL
DISPO:FOR CERT INFO SEE AUTOMATED ARCHIVE SYS
COM: CONVICTION CERTIFIED BY ADMIN USER,CLERK OF
COURT,CASCSTOCKTON

COM: DCN-L1785891021639000001
20190305
DISPO:SENTENCE MODIFIED
DISPO:FOR CERT INFO SEE AUTOMATED ARCHIVE SYS
COM: CONVICTION CERTIFIED BY JUSTICE SYSTEMS,CLERK OF COURT
COM: DCN-L3142000681939000001
20190408
DISPO:SENTENCE VACATED
COM: DCN-L3178861021939000001
* * * * *
ARR/DET/CITE: NAM:01 DOB:19860101
20151016 CASO WOODLAND
CNT:01 #1506648-P00381914
-WARRANT
273A(B) PC-WILLFUL CRUELTY TO CHILD
20151016
DISPO:DISPO SEE MATCH ARR/DET/CITE NUMB(FDSMN)
DISPO:RELEASE ON (OR WITH) CITATION
WARRANT #SM292033A
COM: ISSUING AGENCY STOCKTON PD
COM: ADR-20151016 (3229,CLEMENT AV, , , STOCKTON, CA, 95204)
COM: PHOTO AVAILABLE
COM: SCN-V35I2890008
* * * * *
ARR/DET/CITE: NAM:01 DOB:19860101
20160210 CASO STOCKTON
CNT:01 #1602356-396314
273A PC-WILLFUL CRUELTY TO CHILD
20181017
DISPO:NO DISPOSITION INFORMATION AVAILABLE
COM: SCN-H23J0410022
20241223
DISPO:ARREST RELIEF GRANTED PER 851.93 PC
* * * * *
ARR/DET/CITE: NAM:03 DOB:19860101
20170617 CAPD STOCKTON
CNT:01 #17-25121
148(A)(1) PC-OBSTRUCT/ETC PUBLIC OFFICER/ETC
20181017
DISPO:NO DISPOSITION INFORMATION AVAILABLE
COM: SCN-H25K1680008
20241223
DISPO:ARREST RELIEF GRANTED PER 851.93 PC
* * * * *
ARR/DET/CITE: NAM:01 DOB:19860101
20171030 CASO STOCKTON
CNT:01 #1719354-396314
602.1(B) PC-TRSPS:OBSTRCT/ETC BUSNES:PUB AGENCY
CNT:02
148(A)(1) PC-OBSTRUCT/ETC PUBLIC OFFICER/ETC
COM: SCN-H24K3030012
- - - -
COURT: NAM:01

SAN BRUNO POLICE DEPARTMENT

LAW ENFORCEMENT PURPOSES ONLY

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20180118 CASC STOCKTON

CNT:01 #CR-2017-0014759

148(A)(1) PC-OBSTRUCT/ETC PUBLIC OFFICER/ETC

DISP0:PROC SUSP/COMM MENTALLY INCOMP 1370 PC

CNT:02

602.1(B) PC-TRSPS:OBSTRCT/ETC BUSNES:PUB AGENCY

DISP0:PROC SUSP/COMM MENTALLY INCOMP 1370 PC

COM: DCN-L2831241391839000001

20190305

DISP0:REOPEN COMM INSANE/MENTAL INCOMP 1370 PC

- - - -

COURT: NAM:01

20190305 CASC STOCKTON

CNT:01 #CR-2017-0014759

148(A)(1) PC-OBSTRUCT/ETC PUBLIC OFFICER/ETC

DISP0:DISMISSED/FOJ/MOTION OF PEOPLE

CNT:02

602.1(B) PC-TRSPS:OBSTRCT/ETC BUSNES:PUB AGENCY

DISP0:DISMISSED/FOJ/MOTION OF PEOPLE

* * * *

ARR/DET/CITE: NAM:01 DOB:19860101

20171122 CAPD STOCKTON

CNT:01 #17-0281

978.5 PC-BENCH WARRANT:FTA:MISDEMEANOR CHARGE

20181017

DISP0:NO DISPOSITION INFORMATION AVAILABLE

COM: SCN-H27K3260014

20241223

DISP0:ARREST RELIEF GRANTED PER 851.93 PC

* * * *

ARR/DET/CITE: NAM:01 DOB:19860101

20180219 CASO OAKLAND

CNT:01 #0118AA7053-010BLU603

148(A)(1) PC-OBSTRUCT/ETC PUBLIC OFFICER/ETC

DISP0:PROS REL-DET ONLY-INTEREST OF JUSTICE

ARR BY:CAPD LIVERMORE

COM: ADR-20180219 (, TRANSIENT, , , LIVERMORE, , ,)

COM: SCN-R42L0500012

COM: DCN-P2345470821801000030

* * * *

ARR/DET/CITE: NAM:01 DOB:19860101

20180615 CASO STOCKTON

CNT:01 #1811272-CA0390000

148(A)(1) PC-OBSTRUCT/ETC PUBLIC OFFICER/ETC

ARR AGY #1815150

CNT:02

602.1(B) PC-TRSPS:OBSTRCT/ETC BUSNES:PUB AGENCY

ARR AGY #1815150

COM: SCN-H23L1660022

- - - -

COURT: NAM:01

20180717 CASC STOCKTON

CNT:01 #CR-2018-0007706

SAN BRUNO PD CONTROLLED DOCUMENT - DO NOT DUPLICATE

148(A)(1) PC-OBSTRUCT/ETC PUBLIC OFFICER/ETC
*DISPO:CONVICTED
 CONV STATUS:MISDEMEANOR
 SEN: 3 YEARS PROBATION,20 DAYS JAIL,
 IMP SEN SS,CONSECUTIVE
20180717
 DISPO:EARLY DISMISSAL FROM PROBATION
 DISPO:FOR CERT INFO SEE AUTOMATED ARCHIVE SYS
 COM: CONVICTION CERTIFIED BY ADMIN USER,CLERK OF
 COURT,CASCSTOCKTON
 COM: DCN-L4747442232139000001
 DISPO:FOR CERT INFO SEE AUTOMATED ARCHIVE SYS
 COM: CONVICTION CERTIFIED BY JUSTICE SYSTEMS,CLERK OF
 COURT,CASCSTOCKTON
 COM: DCN-L2893251991839000001
20180925
 DISPO:SENTENCE MODIFIED
 SEN: 20 DAYS JAIL
 DISPO:FOR CERT INFO SEE AUTOMATED ARCHIVE SYS
 COM: CONVICTION CERTIFIED BY JUSTICE SYSTEMS,CLERK OF COURT
 COM: DCN-L3143350701939000001
- - - -
COURT: NAM:01
20180816 CASC STOCKTON
CNT:01 #CR-2018-0007706
 148(A)(1) PC-OBSTRUCT/ETC PUBLIC OFFICER/ETC
 DISPO:PROC SUSP/COMM MENTALLY INCOMP 1370 PC
 COM: DCN-L3143350701939000001
20180816
 DISPO:SENTENCE VACATED
 COM: DCN-L3143350701939000001
20190305
 DISPO:REOPEN COMM INSANE/MENTAL INCOMP 1370 PC
- - - -
COURT: NAM:01
20190305 CASC STOCKTON
CNT:01 #CR-2018-0007706
 148(A)(1) PC-OBSTRUCT/ETC PUBLIC OFFICER/ETC
 DISPO:DISMISSED/FOJ/MOTION OF PEOPLE
20210810
 DISPO:EARLY DISMISSAL FROM PROBATION
 COM: DCN-L4988652402139000001
* * * *
ARR/DET/CITE: NAM:03 DOB:19860101
20180711 CAPD LODI
CNT:01 #99039902
 -WARRANT
 148(A)(1) PC-OBSTRUCT/ETC PUBLIC OFFICER/ETC
 DISPO:DISPO SEE MATCH ARR/DET/CITE NUMB(FDSMN)
 WARRANT #CR1800007706
 COM: ADR-20180711 (123,TRANSIENT, , , LODI,CA,95240)
 COM: SCN-H35L1920002
* * * *

SAN BRUNO POLICE DEPARTMENT

LAW ENFORCEMENT PURPOSES ONLY

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ARR/DET/CITE: NAM:01 DOB:19860101
20180715 CAPD LODI
CNT:01 #99039946
-WARRANT
273A PC-WILLFUL CRUELTY TO CHILD
DISPO:DISPO SEE MATCH ARR/DET/CITE NUMB(FDSMN)
WARRANT #SM292033A
COM: ADR-20180715 (123,TRANSIENT, , , LODI, CA, 95240)
COM: SCN-H35L1960006

* * * *

APPLICANT: NAM:01
20181009 CASD MOTOR VEHICLES, SACRAMENTO
CNT:01 #OLAD
DMV APPLICANT SALESPERSON
COM: SCN-BK3L2820032 ATI-B282JAJ221

* * * *

APPLICANT: NAM:01
20190829 CAUD PD STOCKTON
CNT:01
APPLICANT CREDENTIALLED SCHOOL EMPLOYEE
COM: SCN-N55M2410015 ATI-G241JAJ879
20191122
DISPO:NO LONGER INTERESTED
COM: ACN-AJC93270142CA0391500

* * * *

APPLICANT: NAM:01
20190916 CASM TEACHER CREDENTIALING, SACRAMENTO
CNT:01 #563937785
APPLICANT LICENSE CERT OR PERMIT
COM: SCN-R58M2600006 ATI-M259JAJ005
20210525
DISPO:NO LONGER INTERESTED
COM: ACN-DOJ11670077A0281

* * * *

ARR/DET/CITE: NAM:01 DOB:19860101
20210630 CASO STOCKTON
CNT:01 #2109431-CA0390000
242 PC-BATTERY ON PERSON
ARR AGY #2021 14336
COM: SCN-H2301810007

- - - -

COURT: NAM:01
20210723 CASC LODI
CNT:01 #CR-2021-00006716
242 PC-BATTERY
DISPO:PROC SUSP/COMM MENTALLY INCOMP 1370 PC
20210909
DISPO:REOPEN COMM INSANE/MENTAL INCOMP 1370 PC

- - - -

COURT: NAM:01
20210916 CASC LODI
CNT:01 #CR-2021-0006716
242 PC-BATTERY

SAN BRUNO PD CONTROLLED DOCUMENT - DO NOT DUPLICATE

*DISPO:CONVICTED
CONV STATUS:MISDEMEANOR
SEN: 1 YEARS PROBATION,30 DAYS JAIL,
IMP SEN SS
DISPO:FOR CERT INFO SEE AUTOMATED ARCHIVE SYS
COM: CONVICTION CERTIFIED BY ADMIN USER,CLERK OF
COURT,CASCLODI
COM: DCN-L5291892602139000001

20220317

DISPO:SENTENCE MODIFIED
SEN: 1 YEARS PROBATION,30 DAYS JAIL
DISPO:FOR CERT INFO SEE AUTOMATED ARCHIVE SYS
COM: CONVICTION CERTIFIED BY ADMIN USER,CLERK OF
COURT,CASCLODI
COM: DCN-L6314330852239000001

**
** THE ENTRIES PROVIDED BELOW ARE BASED UPON AN ARREST OR COURT **
** DISPOSITION REPORT. THE SUBJECT OF THE ENTRY HAS BEEN IDENTIFIED *
** WITH THIS RECORD BASED UPON SOFT CRITERIA CONSISTING OF A NAME **
** OR NUMBER MATCH. POSITIVE IDENTIFICATION HAS NOT BEEN MADE **
** BECAUSE FINGERPRINTS WERE NOT RECEIVED FOR THE ENTRIES. USE OF **
** THIS INFORMATION IS THE RECEIVERS RESPONSIBILITY. **
**

* * * *

ARR/DET/CITE: NAM:01
20040909 CAPD STOCKTON
CNT:01 #NO BKG
NO ARREST RECEIVED
CNT:02 #NO BKG
602(L) PC-TRESPASS:OCCUPY PROPERTY W/O CONSENT
- - -

COURT: NAM:03
20050329 CASC STOCKTON
CNT:01 #SM239548B
602(L) PC-TRESPASS:OCCUPY PROPERTY W/O CONSENT
DISPO:DISMISSED
COM:DCN-T6060491580539000268

20220723

DISPO:ARREST RELIEF GRANTED PER 851.93 PC
* * * *

ARR/DET/CITE: NAM:01
20171029 CAPD STOCKTON
CNT:01 #NOBKG
NO ARREST RECEIVED
CNT:02
602(T)(1) PC-TRESP:FELON REFUSE LV PRIV PROP
- - -

COURT: NAM:01
20180517 CASC STOCKTON
CNT:01 #CR-2017-0015907
602(T)(1) PC-TRESP:FELON REFUSE LV PRIV PROP

SAN BRUNO POLICE DEPARTMENT

LAW ENFORCEMENT PURPOSES ONLY

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DISP0:DISMISSED/FOJ/MOTION OF PEOPLE

COM:DCN-L2843541531839000001

20220723

DISP0:ARREST RELIEF GRANTED PER 851.93 PC

* * * *

ARR/DET/CITE: NAM:01

20171207 CACM PD STOCKTON

CNT:01 #NOBKG

NO ARREST RECEIVED

CNT:02

602(Q) PC-TRESPASS:REFUSE LEAVE PUBLIC BUILDG

- - - -

COURT: NAM:01

20180525 CASC STOCKTON

CNT:01 #CR-2017-0016198

602(Q) PC-TRESPASS:REFUSE LEAVE PUBLIC BUILDG

DISP0:DISMISSED

COM:DCN-L2838021491839000001

20220723

DISP0:ARREST RELIEF GRANTED PER 851.93 PC

* * * *

ARR/DET/CITE: NAM:01

20230927 CAPD SAN RAMON

CNT:01 #SR23-02672

NO ARREST RECEIVED

CNT:02

11364(A) HS-POSSESS UNLAWFUL PARAPHERNALIA

20240507

DISP0:PROS REL-DET ONLY-LACK OF SUFF EVID

COM: PROS REL-DET ONLY-INTEREST OF JUSTICE

COM:DCN-W3674490872507000001

* * * * *
END OF MESSAGE

SAN BRUNO PD CONTROLLED DOCUMENT - DO NOT DUPLICATE

Received on 01/08/2026 at 09:49 by User RSS

4S618697268.I*

CR.GAIII0000

01/08/2026 10:49 87991

01/08/2026 10:49 61078 CA0411400

*S8T0Y417A1

TXT

HDR/2L01ISNMQS8T0Y417A1

ATN/1238: 2600042,DA FBI JACOBS

***** CRIMINAL HISTORY RECORD *****

***** Introduction *****

This rap sheet was produced in response to the following request:

FBI Number 427125EH8

State Id Number GA4741791M ()

Purpose Code C

Attention 1238: 2600042,DA FBI JACOBS

The information in this rap sheet is subject to the following caveats:

**THIS RESPONSE IS BEING PRODUCED FOR YOUR REQUEST SENT: 2026-01-08

Important! Criminal history record information is obtained one of two ways: 1) by conducting an inquiry using personal identifiers such as name and date of birth (name search), or 2) by submitting fingerprint cards to the Georgia Crime Information Center (GCIC). When conducting a name search for criminal history record information, there is a possibility that the information returned belongs to a different person with the same, or similar, identifiers. In this case, a positive match of the person whose criminal history record is sought requires submission of fingerprint cards to GCIC. When conducting a fingerprint search for criminal history record information, the information returned does, in fact, belong to the individual. In this case, conducting a name search using the individual's personal identifiers would be the same information.

When the information contained in a criminal history report causes an adverse employment or licensing decision the individual, business or agency making the decision must inform the applicant of all information pertinent to the decision. The disclosure must include information that a criminal history record check was conducted, the specific contents of the record and the effect the record had upon the decision. Failure to provide all such information to the person subject to the adverse decision is a misdemeanor offense under Georgia law. Additionally, any unauthorized dissemination of this record or information herein also violates Georgia law. The plea of nolo contendere may be considered a conviction for some purposes: however, except as otherwise provided by law, it shall not be used against the defendant in any other court as a conviction or admission of guilt or for the purpose of effecting any civil disqualification of the defendant to hold public office, to vote, to serve upon any jury, or any other civil disqualification imposed upon a person convicted of any offense under the laws of this state. In the event that identifiers are not clearly associated to a specific cycle, the information is most likely non-fingerprint based information received from the Department of Corrections at the time of release from incarceration.

***** IDENTIFICATION *****

Subject Name(s)

SAN BRUNO POLICE DEPARTMENT

LAW ENFORCEMENT PURPOSES ONLY

Printed on 01/08/2026 - Page 2 of 3

JACOBS, JAMES

Subject Description

FBI Number	State Id Number	
427125EH8	GA4741791M	
Sex	Race	
Male	White	
Height	Weight	Date of Birth
6'00" (2017-11-17)	125 (2017-11-17)	1986-01-01
Hair Color	Eye Color	
Brown (2017-11-17)	Brown (2017-11-17)	
Place of Birth		

UNKNOWN PLACE OF BIRTH

***** CRIMINAL HISTORY *****

===== Cycle 001 =====

Tracking Number	88410826641	
Earliest Event Date	2017-11-17 Incident Date	2017-11-17

Arrest Date	2017-11-17	
Arresting Agency	GA0250300 SAVANNAH CHATHAM COUNTY METRO POLICE DEPARTMENT	
Subject's Name	JACOBS, JAMES	
Arrest Type	Adult	
Charge	1	
Charge Number	88410826641001	
Charge Tracking Number	88410826641	
Charge Literal	GIVING FALSE NAME, ADDRESS, OR BIRTHDATE TO LAW ENFORCEMENT OFFICER	
Statute	(16-10-25 GA)	
NCIC Offense Code	4803	
State Offense Code	4864	
Severity	Misdemeanor	

Court Disposition	(Cycle 001)
Court Case Number	STCR18-00967
Court Agency	GA025053J CHATHAM COUNTY STATE COURT
Subject's Name	JACOBS, JAMES
Charge	1
Charge Number	88410826641001
Charge Tracking Number	88410826641
Charge Literal	GIVING FALSE NAME, ADDRESS, OR BIRTHDATE TO LAW ENFORCEMENT OFFICER
Statute	(16-10-25 GA)
NCIC Offense Code	4803
State Offense Code	4864
Severity	Misdemeanor
Disposition	Not Prosecuted(2020-11-19; NOLLE PROSEQUI/NOLLE PROSSED)

Court Disposition	(Cycle 001)
Court Case Number	RCCR17-14002
Court Agency	GA025051J CHATHAM COUNTY RECORDERS COURT
Subject's Name	JACOBS, JAMES
Charge	1

SAN BRUNO PD CONTROLLED DOCUMENT - DO NOT DUPLICATE

SAN BRUNO POLICE DEPARTMENT

LAW ENFORCEMENT PURPOSES ONLY

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Charge Number 88410826641001
Charge Tracking Number 88410826641
Charge Literal GIVING FALSE NAME, ADDRESS, OR BIRTHDATE TO LAW
ENFORCEMENT OFFICER
Statute (16-10-25 GA)
NCIC Offense Code 4803
State Offense Code 4864
Severity Misdemeanor
Disposition Deferred(2018-01-25; TRANSFERRED TO STATE
COURT)

***** INDEX OF AGENCIES *****

Agency SAVANNAH CHATHAM COUNTY METRO POLICE
DEPARTMENT; GA0250300;
Agency Telephone (912) 651-6675
Agency Facsimile (912) 525-1759
Address 201 HABERSHAM STREET P.O.BOX 8032
SAVANNAH, GA 314120000

Agency CHATHAM COUNTY RECORDERS COURT; GA025051J;
Agency Telephone (912) 652-7425
Address 133 MONTGOMERY STREET ROOM 103
SAVANNAH, GA 314020000

Agency CHATHAM COUNTY STATE COURT; GA025053J;
Agency Telephone (912) 652-7225
Address 133 MONTGOMERY STREET RM 308
SAVANNAH, GA 314010000

Agency SAVANNAH CHATHAM COUNTY METRO POLICE
DEPARTMENT; GA0250300;

Agency CHATHAM COUNTY STATE COURT; GA025053J;

Agency CHATHAM COUNTY RECORDERS COURT; GA025051J;

* * * END OF RECORD * * *

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SAN BRUNO POLICE DEPARTMENT

LAW ENFORCEMENT PURPOSES ONLY

Printed on 01/08/2026 - Page 1 of 1

Received on 01/06/2026 at 05:18 by User 1350

For 06

4S767691550.ID

DATE:01-06-26*TIME:05:18*

DMV RECORD FOR LAW ENFORCEMENT USE ONLY

DL/NO:D6148975*B/D:01-01-1986*NAME:JACOBS JAMES WILLIAM*

MAIL ADDR AS OF 02-28-23:3834 ANASTASIA LN STOCKTON 95206*

OTH/ADDR AS OF 07-08-20:7554 PACIFIC AVE 2843 STOCKTON *

AKA:MARRERO JAMES ALLEN*

IDENTIFYING INFORMATION:

SEX:MALE*HAIR:BLACK*EYES:BRN*HT:6-00*WT:145*

ID CARD MLD:07-16-20*EXPIRES:01-01-26*

LIC/ISS:01-27-20*EXPIRES:01-01-25*RBMS*CLASS:C NON-COMMERCIAL*

ENDORSEMENTS:NONE*

ORIGINAL DL ISSUE DATE:09-16-05*

LATEST APP:

DL TYPE:DUP WITH PRIOR PHOTO*ISS/DATE: 02-28-23*OFFICE: SKN*BATES:LIS*

LICENSE STATUS:

EXPIRED*

DEPARTMENTAL ACTIONS:

DRV LIC SUSPENDED *EFF:07-18-12*ORDER MAILED:06-18-12*AUTH:13365 *

REASON:FAIL TO APPEAR NOTICE*STATE:CALIFORNIA *SERVICE:A/06-18-12*

MAILED, NOT RETURNED UNCLAIMED*ACTION ENDED:

07-22-12*

DRV LIC SUSPENDED *EFF:11-27-13*ORDER MAILED:10-28-13*AUTH:13365 *

REASON:FAIL TO APPEAR NOTICE*STATE:CALIFORNIA *SERVICE:M/12-27-13*

VERBAL NOTICE-COURT,LAW ENFORCEMENT AGENCY,OR DMV*ACTION ENDED:

02-23-14*

DRV LIC SUSPENDED *EFF:11-27-15*ORDER MAILED:10-28-15*AUTH:13365 *

REASON:FAIL TO APPEAR NOTICE*SERVICE:B/10-31-15*SERVED, SIGNED LETTER*

ACTION ENDED:

12-25-15*

DRV LIC SUSPENDED *EFF:10-04-18*ORDER MAILED:09-04-18*AUTH:13365 *

REASON:FAIL TO APPEAR NOTICE*STATE:CALIFORNIA *SERVICE:M/10-11-18*

VERBAL NOTICE-COURT,LAW ENFORCEMENT AGENCY,OR DMV*ACTION ENDED:

10-25-18*

CONVICTIONS:

NONE

FAILURES TO APPEAR:

NONE

ACCIDENTS:

NONE

END

SAN BRUNO PD CONTROLLED DOCUMENT - DO NOT DUPLICATE