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Return of Private Foundation

or Section 4947(a)(1) Nonexempt Charitable Trust

Treated as a Private Foundation

2010

Department of the Treasury
Internal Revenue Service

Note. The foundation may be able to use a copy of this return to satisfy state reporting requirements

For calendar year 2010, or tax year beginning , and ending

G Check all that apply ☐ Initial return ☐ Initial return of a former public charity ☐ Final return
☐ Amended return ☒ Address change ☐ Name change

Name of foundation THE TITLE FAMILY FOUNDATION		A Employer identification number 95-3155651
Number and street (or P O box number if mail is not delivered to street address) 557 CHAPALA DR.	Room/suite	B Telephone number (310) 459-2424
City or town, state, and ZIP code PACIFIC PALISADES, CA 90272		C If exemption application is pending, check here <input type="checkbox"/> D 1. Foreign organizations, check here <input type="checkbox"/> 2. Foreign organizations meeting the 85% test, check here and attach computation <input type="checkbox"/>
H Check type of organization <input checked="" type="checkbox"/> Section 501(c)(3) exempt private foundation <input type="checkbox"/> Section 4947(a)(1) nonexempt charitable trust <input type="checkbox"/> Other taxable private foundation		E If private foundation status was terminated under section 507(b)(1)(A), check here <input type="checkbox"/>
I Fair market value of all assets at end of year (from Part II, col (c), line 16) ▶ \$ 11,666,118.	J Accounting method <input checked="" type="checkbox"/> Cash <input type="checkbox"/> Accrual <input type="checkbox"/> Other (specify) _____	F If the foundation is in a 60-month termination under section 507(b)(1)(B), check here <input type="checkbox"/>

Part I Analysis of Revenue and Expenses (The total of amounts in columns (b), (c), and (d) may not necessarily equal the amounts in column (a))		(a) Revenue and expenses per books	(b) Net investment income	(c) Adjusted net income	(d) Disbursements for charitable purposes (cash basis only)
1 Contributions, gifts, grants, etc., received		0.		N/A	
2 Check <input checked="" type="checkbox"/> if the foundation is not required to attach Sch B					
3 Interest on savings and temporary cash investments					
4 Dividends and interest from securities		785,809.	785,809.		STATEMENT 1
5a Gross rents					
b Net rental income or (loss)					
6a Net gain or (loss) from sale of assets not on line 10		376,455.			
b Gross sales price for all assets on line 6a		6,000,934.			
7 Capital gain net income (from Part IV, line 2)			376,455.		
8 Net short-term capital gain					
9 Income modifications					
10a Gross sales less returns and allowances					
b Less Cost of goods sold					
c Gross profit or (loss)					
11 Other income		1,002.	1,002.		STATEMENT 2
12 Total. Add lines 1 through 11		1,163,266.	1,163,266.		
13 Compensation of officers, directors, trustees, etc		0.	0.		0.
14 Other employee salaries and wages					
15 Pension plans, employee benefits					
16a Legal fees STMT 3		1,619.	1,214.		404.
b Accounting fees STMT 4		4,056.	3,042.		1,014.
c Other professional fees STMT 5		39,550.	29,663.		9,887.
17 Interest					
18 Taxes STMT 6		12,264.	95.		0.
19 Depreciation and depletion					
20 Occupancy					
21 Travel, conferences, and meetings					
22 Printing and publications					
23 Other expenses STMT 7		43,061.	32,296.		10,765.
24 Total operating and administrative expenses. Add lines 13 through 23		100,550.	66,310.		22,070.
25 Contributions, gifts, grants paid		118,050.			118,050.
26 Total expenses and disbursements. Add lines 24 and 25		218,600.	66,310.		140,120.
27 Subtract line 26 from line 12		944,666.			
a Excess of revenue over expenses and disbursements			1,096,956.		
b Net investment income (if negative, enter -0-)					
c Adjusted net income (if negative, enter -0-)				N/A	

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Part II Balance Sheets

Attached schedules and amounts in the description column should be for end-of-year amounts only

		Beginning of year	End of year	
		(a) Book Value	(b) Book Value	(c) Fair Market Value
Assets	1 Cash - non-interest-bearing		118,728.	118,728.
	2 Savings and temporary cash investments	255,536.	14,663.	14,663.
	3 Accounts receivable ▶			
	Less: allowance for doubtful accounts ▶			
	4 Pledges receivable ▶			
	Less: allowance for doubtful accounts ▶			
	5 Grants receivable			
	6 Receivables due from officers, directors, trustees, and other disqualified persons			
	7 Other notes and loans receivable ▶			
	Less: allowance for doubtful accounts ▶			
	8 Inventories for sale or use			
	9 Prepaid expenses and deferred charges		46,823.	46,823.
	10a Investments - U.S. and state government obligations STMT 8	350,786.	1,339,097.	1,331,995.
	b Investments - corporate stock STMT 9	685,298.	735,293.	716,341.
	c Investments - corporate bonds STMT 10	10,221,000.	10,202,682.	9,437,568.
11 Investments - land, buildings, and equipment basis ▶				
Less: accumulated depreciation ▶				
12 Investments - mortgage loans				
13 Investments - other				
14 Land, buildings, and equipment basis ▶				
Less: accumulated depreciation ▶				
15 Other assets (describe ▶)				
16 Total assets (to be completed by all filers)	11,512,620.	12,457,286.	11,666,118.	
Liabilities	17 Accounts payable and accrued expenses			
	18 Grants payable			
	19 Deferred revenue			
	20 Loans from officers, directors, trustees, and other disqualified persons			
	21 Mortgages and other notes payable			
	22 Other liabilities (describe ▶)			
23 Total liabilities (add lines 17 through 22)	0.	0.		
Net Assets or Fund Balances	Foundations that follow SFAS 117, check here and complete lines 24 through 26 and lines 30 and 31. ▶ <input type="checkbox"/>			
	24 Unrestricted			
	25 Temporarily restricted			
	26 Permanently restricted			
	Foundations that do not follow SFAS 117, check here and complete lines 27 through 31. ▶ <input checked="" type="checkbox"/>			
	27 Capital stock, trust principal, or current funds	10,214,536.	10,214,536.	
	28 Paid-in or capital surplus, or land, bldg, and equipment fund	0.	0.	
	29 Retained earnings, accumulated income, endowment, or other funds	1,298,084.	2,242,750.	
30 Total net assets or fund balances	11,512,620.	12,457,286.		
31 Total liabilities and net assets/fund balances	11,512,620.	12,457,286.		

Part III Analysis of Changes in Net Assets or Fund Balances

1 Total net assets or fund balances at beginning of year - Part II, column (a), line 30 (must agree with end-of-year figure reported on prior year's return)	1	11,512,620.
2 Enter amount from Part I, line 27a	2	944,666.
3 Other increases not included in line 2 (itemize) ▶	3	0.
4 Add lines 1, 2, and 3	4	12,457,286.
5 Decreases not included in line 2 (itemize) ▶	5	0.
6 Total net assets or fund balances at end of year (line 4 minus line 5) - Part II, column (b), line 30	6	12,457,286.

Part IV Capital Gains and Losses for Tax on Investment Income

(a) List and describe the kind(s) of property sold (e.g., real estate, 2-story brick warehouse, or common stock, 200 shs MLC Co.)		(b) How acquired P - Purchase D - Donation	(c) Date acquired (mo., day, yr.)	(d) Date sold (mo., day, yr.)
1a MORGAN STANLEY#156270 (SCH.A)		P	09/08/10	09/29/10
b MORGAN STANLEY#156270 (SCH.A)		P	VARIOUS	VARIOUS
c				
d				
e				

(e) Gross sales price	(f) Depreciation allowed (or allowable)	(g) Cost or other basis plus expense of sale	(h) Gain or (loss) (e) plus (f) minus (g)
a 107,294.		100,000.	7,294.
b 5,893,640.		5,524,479.	369,161.
c			
d			
e			

Complete only for assets showing gain in column (h) and owned by the foundation on 12/31/69			(i) Gains (Col. (h) gain minus col. (k), but not less than -0-) or Losses (from col. (h))
(i) FMV as of 12/31/69	(j) Adjusted basis as of 12/31/69	(k) Excess of col. (i) over col. (j), if any	
a			7,294.
b			369,161.
c			
d			
e			

2 Capital gain net income or (net capital loss)	{ If gain, also enter in Part I, line 7 If (loss), enter -0- in Part I, line 7	2	376,455.
3 Net short-term capital gain or (loss) as defined in sections 1222(5) and (6) If gain, also enter in Part I, line 8, column (c) If (loss), enter -0- in Part I, line 8		3	N/A

Part V Qualification Under Section 4940(e) for Reduced Tax on Net Investment Income

(For optional use by domestic private foundations subject to the section 4940(a) tax on net investment income.)

If section 4940(d)(2) applies, leave this part blank.

Was the foundation liable for the section 4942 tax on the distributable amount of any year in the base period?

☐ Yes ☒ No

If "Yes," the foundation does not qualify under section 4940(e). Do not complete this part.

1 Enter the appropriate amount in each column for each year, see instructions before making any entries.

(a) Base period years Calendar year (or tax year beginning in)	(b) Adjusted qualifying distributions	(c) Net value of noncharitable-use assets	(d) Distribution ratio (col. (b) divided by col. (c))
2009	138,189.	6,329,614.	.021832
2008	81,350.	2,454,790.	.033139
2007	872,535.	2,436,160.	.358160
2006	102,209.	1,927,511.	.053026
2005	110,405.	1,927,874.	.057268

2 Total of line 1, column (d)	2	.523425
3 Average distribution ratio for the 5-year base period - divide the total on line 2 by 5, or by the number of years the foundation has been in existence if less than 5 years	3	.104685
4 Enter the net value of noncharitable-use assets for 2010 from Part X, line 5	4	10,751,372.
5 Multiply line 4 by line 3	5	1,125,507.
6 Enter 1% of net investment income (1% of Part I, line 27b)	6	10,970.
7 Add lines 5 and 6	7	1,136,477.
8 Enter qualifying distributions from Part XII, line 4 If line 8 is equal to or greater than line 7, check the box in Part VI, line 1b, and complete that part using a 1% tax rate. See the Part VI instructions	8	140,120.

Part VI Excise Tax Based on Investment Income (Section 4940(a), 4940(b), 4940(e), or 4948 - see instructions)

1a Exempt operating foundations described in section 4940(d)(2), check here <input type="checkbox"/> and enter "N/A" on line 1 Date of ruling or determination letter _____ (attach copy of letter if necessary-see instructions)			
b Domestic foundations that meet the section 4940(e) requirements in Part V, check here <input type="checkbox"/> and enter 1% of Part I, line 27b		1	21,939.
c All other domestic foundations enter 2% of line 27b Exempt foreign organizations enter 4% of Part I, line 12, col (b)			
2 Tax under section 511 (domestic section 4947(a)(1) trusts and taxable foundations only Others enter -0-)		2	0.
3 Add lines 1 and 2		3	21,939.
4 Subtitle A (income) tax (domestic section 4947(a)(1) trusts and taxable foundations only Others enter -0-)		4	0.
5 Tax based on investment income. Subtract line 4 from line 3. If zero or less, enter -0-		5	21,939.
6 Credits/Payments			
a 2010 estimated tax payments and 2009 overpayment credited to 2010	6a	12,848.	
b Exempt foreign organizations - tax withheld at source	6b		
c Tax paid with application for extension of time to file (Form 8868)	6c	27,000.	
d Backup withholding erroneously withheld	6d		
7 Total credits and payments. Add lines 6a through 6d	7	39,848.	
8 Enter any penalty for underpayment of estimated tax. Check here <input type="checkbox"/> if Form 2220 is attached	8		
9 Tax due. If the total of lines 5 and 8 is more than line 7, enter amount owed	9		
10 Overpayment. If line 7 is more than the total of lines 5 and 8, enter the amount overpaid	10	17,909.	
11 Enter the amount of line 10 to be Credited to 2011 estimated tax <input type="checkbox"/> 17,909. Refunded <input type="checkbox"/>	11	0.	

Part VII-A Statements Regarding Activities

	Yes	No
1a During the tax year, did the foundation attempt to influence any national, state, or local legislation or did it participate or intervene in any political campaign?		X
1b Did it spend more than \$100 during the year (either directly or indirectly) for political purposes (see instructions for definition)? If the answer is "Yes" to 1a or 1b, attach a detailed description of the activities and copies of any materials published or distributed by the foundation in connection with the activities.		X
1c Did the foundation file Form 1120-POL for this year?		X
d Enter the amount (if any) of tax on political expenditures (section 4955) imposed during the year (1) On the foundation <input type="checkbox"/> \$ 0. (2) On foundation managers <input type="checkbox"/> \$ 0.		
e Enter the reimbursement (if any) paid by the foundation during the year for political expenditure tax imposed on foundation managers <input type="checkbox"/> \$ 0.		
2 Has the foundation engaged in any activities that have not previously been reported to the IRS? If "Yes," attach a detailed description of the activities.		X
3 Has the foundation made any changes, not previously reported to the IRS, in its governing instrument, articles of incorporation, or bylaws, or other similar instruments? If "Yes," attach a conformed copy of the changes		X
4a Did the foundation have unrelated business gross income of \$1,000 or more during the year?		X
b If "Yes," has it filed a tax return on Form 990-T for this year?		
5 Was there a liquidation, termination, dissolution, or substantial contraction during the year? If "Yes," attach the statement required by General Instruction T		X
6 Are the requirements of section 508(e) (relating to sections 4941 through 4945) satisfied either • By language in the governing instrument, or • By state legislation that effectively amends the governing instrument so that no mandatory directions that conflict with the state law remain in the governing instrument?	X	
7 Did the foundation have at least \$5,000 in assets at any time during the year? If "Yes," complete Part II, col (c), and Part XV.	X	
8a Enter the states to which the foundation reports or with which it is registered (see instructions) <input type="checkbox"/> CA		
b If the answer is "Yes" to line 7, has the foundation furnished a copy of Form 990-PF to the Attorney General (or designate) of each state as required by General Instruction G? If "No," attach explanation	X	
9 Is the foundation claiming status as a private operating foundation within the meaning of section 4942(j)(3) or 4942(j)(5) for calendar year 2010 or the taxable year beginning in 2010 (see instructions for Part XIV)? If "Yes," complete Part XIV		X
10 Did any persons become substantial contributors during the tax year? If "Yes," attach a schedule listing their names and addresses		X

N/A

Part VII-A Statements Regarding Activities (continued)

11	At any time during the year, did the foundation, directly or indirectly, own a controlled entity within the meaning of section 512(b)(13)? If "Yes," attach schedule (see instructions)	11		X
12	Did the foundation acquire a direct or indirect interest in any applicable insurance contract before August 17, 2008?	12		X
13	Did the foundation comply with the public inspection requirements for its annual returns and exemption application? Website address ► N/A	13	X	
14	The books are in care of ► DAVID SAENZ Telephone no ► 310-273-4550 Located at ► 132 S.RODEO DR. STE 301, BEVERLY HILLS, CA ZIP+4 ► 90212			
15	Section 4947(a)(1) nonexempt charitable trusts filing Form 990-PF in lieu of Form 1041 - Check here and enter the amount of tax-exempt interest received or accrued during the year ► 15 N/A			
16	At any time during calendar year 2010, did the foundation have an interest in or a signature or other authority over a bank, securities, or other financial account in a foreign country? See page 20 of the instructions for exceptions and filing requirements for Form TD F 90-22.1 If "Yes," enter the name of the foreign country ►	16	Yes	No X

Part VII-B Statements Regarding Activities for Which Form 4720 May Be Required

File Form 4720 if any item is checked in the "Yes" column, unless an exception applies.

		Yes	No
1a	During the year did the foundation (either directly or indirectly)		
(1)	Engage in the sale or exchange, or leasing of property with a disqualified person? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		
(2)	Borrow money from, lend money to, or otherwise extend credit to (or accept it from) a disqualified person? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		
(3)	Furnish goods, services, or facilities to (or accept them from) a disqualified person? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		
(4)	Pay compensation to, or pay or reimburse the expenses of, a disqualified person? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		
(5)	Transfer any income or assets to a disqualified person (or make any of either available for the benefit or use of a disqualified person)? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		
(6)	Agree to pay money or property to a government official? (Exception. Check "No" if the foundation agreed to make a grant to or to employ the official for a period after termination of government service, if terminating within 90 days) <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		
b	If any answer is "Yes" to 1a(1)-(6), did any of the acts fail to qualify under the exceptions described in Regulations section 53.4941(d)-3 or in a current notice regarding disaster assistance (see page 22 of the instructions)? Organizations relying on a current notice regarding disaster assistance check here N/A ► <input type="checkbox"/>	1b	
c	Did the foundation engage in a prior year in any of the acts described in 1a, other than excepted acts, that were not corrected before the first day of the tax year beginning in 2010?	1c	X
2	Taxes on failure to distribute income (section 4942) (does not apply for years the foundation was a private operating foundation defined in section 4942(j)(3) or 4942(j)(5))		
a	At the end of tax year 2010, did the foundation have any undistributed income (lines 6d and 6e, Part XIII) for tax year(s) beginning before 2010? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If "Yes," list the years ►		
b	Are there any years listed in 2a for which the foundation is not applying the provisions of section 4942(a)(2) (relating to incorrect valuation of assets) to the year's undistributed income? (If applying section 4942(a)(2) to all years listed, answer "No" and attach statement - see instructions) N/A	2b	
c	If the provisions of section 4942(a)(2) are being applied to any of the years listed in 2a, list the years here ►		
3a	Did the foundation hold more than a 2% direct or indirect interest in any business enterprise at any time during the year? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No		
b	If "Yes," did it have excess business holdings in 2010 as a result of (1) any purchase by the foundation or disqualified persons after May 26, 1969, (2) the lapse of the 5-year period (or longer period approved by the Commissioner under section 4943(c)(7)) to dispose of holdings acquired by gift or bequest, or (3) the lapse of the 10-, 15-, or 20-year first phase holding period? (Use Schedule C, Form 4720, to determine if the foundation had excess business holdings in 2010.) N/A	3b	
4a	Did the foundation invest during the year any amount in a manner that would jeopardize its charitable purposes?	4a	X
b	Did the foundation make any investment in a prior year (but after December 31, 1969) that could jeopardize its charitable purpose that had not been removed from jeopardy before the first day of the tax year beginning in 2010?	4b	X

Part VII-B Statements Regarding Activities for Which Form 4720 May Be Required (continued)

5a During the year did the foundation pay or incur any amount to

(1) Carry on propaganda, or otherwise attempt to influence legislation (section 4945(e))?

☐ Yes ☒ No

(2) Influence the outcome of any specific public election (see section 4955), or to carry on, directly or indirectly, any voter registration drive?

☐ Yes ☒ No

(3) Provide a grant to an individual for travel, study, or other similar purposes?

☐ Yes ☒ No

(4) Provide a grant to an organization other than a charitable, etc., organization described in section 509(a)(1), (2), or (3), or section 4940(d)(2)?

☐ Yes ☒ No

(5) Provide for any purpose other than religious, charitable, scientific, literary, or educational purposes, or for the prevention of cruelty to children or animals?

☐ Yes ☒ No

b If any answer is "Yes" to 5a(1)-(5), did any of the transactions fail to qualify under the exceptions described in Regulations section 53.4945 or in a current notice regarding disaster assistance (see instructions)?

N/A

Organizations relying on a current notice regarding disaster assistance check here

▶ ☐

c If the answer is "Yes" to question 5a(4), does the foundation claim exemption from the tax because it maintained expenditure responsibility for the grant?

N/A

☐ Yes ☐ No

If "Yes," attach the statement required by Regulations section 53.4945-5(d).

6a Did the foundation, during the year, receive any funds, directly or indirectly, to pay premiums on a personal benefit contract?

☐ Yes ☒ No

b Did the foundation, during the year, pay premiums, directly or indirectly, on a personal benefit contract?

If "Yes" to 6b, file Form 8870.

6b

X

7a At any time during the tax year, was the foundation a party to a prohibited tax-shelter transaction?

☐ Yes ☒ No

b If "Yes," did the foundation receive any proceeds or have any net income attributable to the transaction?

N/A

7b

Part VIII Information About Officers, Directors, Trustees, Foundation Managers, Highly Paid Employees, and Contractors

1 List all officers, directors, trustees, foundation managers and their compensation.

(a) Name and address	(b) Title, and average hours per week devoted to position	(c) Compensation (If not paid, enter -0-)	(d) Contributions to employee benefit plans and deferred compensation	(e) Expense account, other allowances
NANCY S. TITLE	PRESIDENT			
557 CHAPALA DR.				
PACIFIC PALISADES, CA 90272	2.00	0.	0.	0.
MARILYN D. TITLE	VICE PRESIDENT			
24925 LEWIS & CLARK RD.				
HIDDEN HILLS, CA 91302	2.00	0.	0.	0.
STEPHEN WRIGHT	SECRETARY			
5839 GREEN VALLEY CIRCLE				
CULVER CITY, CA 90230	10.00	0.	0.	0.

2 Compensation of five highest-paid employees (other than those included on line 1). If none, enter "NONE."

(a) Name and address of each employee paid more than \$50,000	(b) Title, and average hours per week devoted to position	(c) Compensation	(d) Contributions to employee benefit plans and deferred compensation	(e) Expense account, other allowances
NONE				

Total number of other employees paid over \$50,000

0

Part VIII**Information About Officers, Directors, Trustees, Foundation Managers, Highly Paid Employees, and Contractors** (continued)**3** Five highest-paid independent contractors for professional services. If none, enter "NONE."

(a) Name and address of each person paid more than \$50,000	(b) Type of service	(c) Compensation
NONE		

Total number of others receiving over \$50,000 for professional services

0

Part IX-A**Summary of Direct Charitable Activities**

List the foundation's four largest direct charitable activities during the tax year. Include relevant statistical information such as the number of organizations and other beneficiaries served, conferences convened, research papers produced, etc.	Expenses
1 N/A	
2	
3	
4	

Part IX-B**Summary of Program-Related Investments**

Describe the two largest program-related investments made by the foundation during the tax year on lines 1 and 2	Amount
1 N/A	
2	
All other program-related investments See instructions	
3	

Total. Add lines 1 through 3

0.

Form 990-PF (2010)

Part X Minimum Investment Return (All domestic foundations must complete this part. Foreign foundations, see instructions.)

1	Fair market value of assets not used (or held for use) directly in carrying out charitable, etc., purposes		
a	Average monthly fair market value of securities	1a	10,768,486.
b	Average of monthly cash balances	1b	146,612.
c	Fair market value of all other assets	1c	
d	Total (add lines 1a, b, and c)	1d	10,915,098.
e	Reduction claimed for blockage or other factors reported on lines 1a and 1c (attach detailed explanation)	1e	0.
2	Acquisition indebtedness applicable to line 1 assets	2	0.
3	Subtract line 2 from line 1d	3	10,915,098.
4	Cash deemed held for charitable activities. Enter 1 1/2% of line 3 (for greater amount, see instructions)	4	163,726.
5	Net value of noncharitable-use assets. Subtract line 4 from line 3. Enter here and on Part V, line 4	5	10,751,372.
6	Minimum investment return. Enter 5% of line 5	6	537,569.

Part XI Distributable Amount (see instructions) (Section 4942(j)(3) and (j)(5) private operating foundations and certain foreign organizations check here ☐ and do not complete this part.)

1	Minimum investment return from Part X, line 6	1	537,569.
2a	Tax on investment income for 2010 from Part VI, line 5	2a	21,939.
b	Income tax for 2010 (This does not include the tax from Part VI)	2b	
c	Add lines 2a and 2b	2c	21,939.
3	Distributable amount before adjustments. Subtract line 2c from line 1	3	515,630.
4	Recoveries of amounts treated as qualifying distributions	4	0.
5	Add lines 3 and 4	5	515,630.
6	Deduction from distributable amount (see instructions)	6	0.
7	Distributable amount as adjusted. Subtract line 6 from line 5. Enter here and on Part XIII, line 1	7	515,630.

Part XII Qualifying Distributions (see instructions)

1	Amounts paid (including administrative expenses) to accomplish charitable, etc., purposes		
a	Expenses, contributions, gifts, etc. - total from Part I, column (d), line 26	1a	140,120.
b	Program-related investments - total from Part IX-B	1b	0.
2	Amounts paid to acquire assets used (or held for use) directly in carrying out charitable, etc., purposes	2	
3	Amounts set aside for specific charitable projects that satisfy the		
a	Suitability test (prior IRS approval required)	3a	
b	Cash distribution test (attach the required schedule)	3b	
4	Qualifying distributions. Add lines 1a through 3b. Enter here and on Part V, line 8, and Part XIII, line 4	4	140,120.
5	Foundations that qualify under section 4940(e) for the reduced rate of tax on net investment income. Enter 1% of Part I, line 27b	5	0.
6	Adjusted qualifying distributions. Subtract line 5 from line 4	6	140,120.

Note. The amount on line 6 will be used in Part V, column (b), in subsequent years when calculating whether the foundation qualifies for the section 4940(e) reduction of tax in those years.

Part XIII Undistributed Income (see instructions)

	(a) Corpus	(b) Years prior to 2009	(c) 2009	(d) 2010
1 Distributable amount for 2010 from Part XI, line 7				515,630.
2 Undistributed income, if any, as of the end of 2010.				
a Enter amount for 2009 only			0.	
b Total for prior years		0.		
3 Excess distributions carryover, if any, to 2010				
a From 2005				
b From 2006				
c From 2007	586,985.			
d From 2008				
e From 2009				
f Total of lines 3a through e	586,985.			
4 Qualifying distributions for 2010 from Part XII, line 4 ▶ \$	140,120.			
a Applied to 2009, but not more than line 2a			0.	
b Applied to undistributed income of prior years (Election required - see instructions)		0.		
c Treated as distributions out of corpus (Election required - see instructions)	0.			
d Applied to 2010 distributable amount				140,120.
e Remaining amount distributed out of corpus	0.			
5 Excess distributions carryover applied to 2010 (If an amount appears in column (d), the same amount must be shown in column (a).)	375,510.			375,510.
6 Enter the net total of each column as indicated below	211,475.			
a Corpus Add lines 3f, 4c, and 4e Subtract line 5				
b Prior years' undistributed income Subtract line 4b from line 2b		0.		
c Enter the amount of prior years' undistributed income for which a notice of deficiency has been issued, or on which the section 4942(a) tax has been previously assessed		0.		
d Subtract line 6c from line 6b Taxable amount - see instructions		0.		
e Undistributed income for 2009 Subtract line 4a from line 2a Taxable amount - see instr			0.	
f Undistributed income for 2010 Subtract lines 4d and 5 from line 1 This amount must be distributed in 2011				0.
7 Amounts treated as distributions out of corpus to satisfy requirements imposed by section 170(b)(1)(F) or 4942(g)(3)	0.			
8 Excess distributions carryover from 2005 not applied on line 5 or line 7	0.			
9 Excess distributions carryover to 2011. Subtract lines 7 and 8 from line 6a	211,475.			
10 Analysis of line 9				
a Excess from 2006				
b Excess from 2007	211,475.			
c Excess from 2008				
d Excess from 2009				
e Excess from 2010				

Part XV Supplementary Information (continued)**3 Grants and Contributions Paid During the Year or Approved for Future Payment**

Recipient		If recipient is an individual, show any relationship to any foundation manager or substantial contributor	Foundation status of recipient	Purpose of grant or contribution	Amount
Name and address (home or business)					
a Paid during the year					
SEE STATEMENT 11					
Total				▶ 3a	118,050.
b Approved for future payment					
NONE					
Total				▶ 3b	0.

Information Regarding Transfers To and Transactions and Relationships With Noncharitable Exempt Organizations

		Yes	No
1	Did the organization directly or indirectly engage in any of the following with any other organization described in section 501(c) of the Code (other than section 501(c)(3) organizations) or in section 527, relating to political organizations?		
a	Transfers from the reporting foundation to a noncharitable exempt organization of		
	(1) Cash	1a(1)	X
	(2) Other assets	1a(2)	X
b	Other transactions		
	(1) Sales of assets to a noncharitable exempt organization	1b(1)	X
	(2) Purchases of assets from a noncharitable exempt organization	1b(2)	X
	(3) Rental of facilities, equipment, or other assets	1b(3)	X
	(4) Reimbursement arrangements	1b(4)	X
	(5) Loans or loan guarantees	1b(5)	X
	(6) Performance of services or membership or fundraising solicitations	1b(6)	X
c	Sharing of facilities, equipment, mailing lists, other assets, or paid employees	1c	X
d	If the answer to any of the above is "Yes," complete the following schedule. Column (b) should always show the fair market value of the goods, other assets, or services given by the reporting foundation. If the foundation received less than fair market value in any transaction or sharing arrangement, show in column (d) the value of the goods, other assets, or services received.		

[illegible]

2a Is the foundation directly or indirectly affiliated with, or related to, one or more tax-exempt organizations described in section 501(c) of the Code (other than section 501(c)(3)) or in section 527?

☐ Yes ☒ No

b If "Yes," complete the following schedule

(a) Name of organization	(b) Type of organization	(c) Description of relationship
N/A		

**Sign
Here**

Under penalties of perjury, I declare that I have examined this return, including accompanying schedules and statements, and to the best of my knowledge and belief, it is true, correct, and complete. Declaration of preparer (other than taxpayer or fiduciary) is based on all information of which preparer has any knowledge.

Signature of officer or trustee

Date _____

PRESIDENT

Title

Print/Type preparer's name

Preparer's signature

Date

Check ☐ self-employed

PTIN	
------	--

DAVID M. SAENZ

Firm's name ► NEUMAN, STEINHAUSER, SAENZ & ARDITO, LI

Firm's EIN ▶

Firm's address ► 132 S. RODEO DR. SUITE 301
BEVERLY HILLS, CA 90212-2403

Phone no (310) 273-4550

Form **990-PF** (2010)

FORM 990-PF,	DIVIDENDS AND INTEREST FROM SECURITIES	STATEMENT	1
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SOURCE	GROSS AMOUNT	CAPITAL GAINS DIVIDENDS	COLUMN (A) AMOUNT
ACCRUED INTEREST PAID	-86,879.	0.	-86,879.
AMORTIZATION BOND PREMIUM	-5,678.	0.	-5,678.
GNMA INTEREST ADJUSTMENT	1,078.	0.	1,078.
MORGAN STANLEY DIVIDENDS	36,853.	0.	36,853.
MORGAN STANLEY INTEREST	840,435.	0.	840,435.
TOTAL TO FM 990-PF, PART I, LN 4	785,809.	0.	785,809.

FORM 990-PF	OTHER INCOME	STATEMENT	2
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DESCRIPTION	(A) REVENUE PER BOOKS	(B) NET INVEST- MENT INCOME	(C) ADJUSTED NET INCOME
MORGAN STANLEY	1,002.	1,002.	
TOTAL TO FORM 990-PF, PART I, LINE 11	1,002.	1,002.	

FORM 990-PF	LEGAL FEES	STATEMENT	3
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DESCRIPTION	(A) EXPENSES PER BOOKS	(B) NET INVEST- MENT INCOME	(C) ADJUSTED NET INCOME	(D) CHARITABLE PURPOSES
LEGAL FEE	1,619.	1,214.		404.
TO FM 990-PF, PG 1, LN 16A	1,619.	1,214.		404.

FORM 990-PF	ACCOUNTING FEES			STATEMENT 4
DESCRIPTION	(A) EXPENSES PER BOOKS	(B) NET INVEST- MENT INCOME	(C) ADJUSTED NET INCOME	(D) CHARITABLE PURPOSES
ACCOUNTING FEE	4,056.	3,042.		1,014.
TO FORM 990-PF, PG 1, LN 16B	4,056.	3,042.		1,014.

FORM 990-PF	OTHER PROFESSIONAL FEES			STATEMENT 5
DESCRIPTION	(A) EXPENSES PER BOOKS	(B) NET INVEST- MENT INCOME	(C) ADJUSTED NET INCOME	(D) CHARITABLE PURPOSES
MANAGEMENT FEE	39,550.	29,663.		9,887.
TO FORM 990-PF, PG 1, LN 16C	39,550.	29,663.		9,887.

FORM 990-PF	TAXES			STATEMENT 6
DESCRIPTION	(A) EXPENSES PER BOOKS	(B) NET INVEST- MENT INCOME	(C) ADJUSTED NET INCOME	(D) CHARITABLE PURPOSES
FEDERAL TAX	12,169.	0.		0.
FRANCHISE TAX BOARD	20.	20.		0.
CA REGISTRATION	75.	75.		0.
TO FORM 990-PF, PG 1, LN 18	12,264.	95.		0.

FORM 990-PF	OTHER EXPENSES			STATEMENT 7
DESCRIPTION	(A) EXPENSES PER BOOKS	(B) NET INVEST- MENT INCOME	(C) ADJUSTED NET INCOME	(D) CHARITABLE PURPOSES
OFFICE SUPPLIES AND EXPENSES	43,061.	32,296.		10,765.
TO FORM 990-PF, PG 1, LN 23	43,061.	32,296.		10,765.

FORM 990-PF	U.S. AND STATE/CITY GOVERNMENT OBLIGATIONS	STATEMENT	8
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DESCRIPTION	U.S. GOV'T	OTHER GOV'T	BOOK VALUE	FAIR MARKET VALUE
MUNICIPAL BONDS (SCHEDULE B)		X	1,189,127.	1,163,521.
GNMA (SCHEDULE B)	X		149,970.	168,474.
TOTAL U.S. GOVERNMENT OBLIGATIONS			149,970.	168,474.
TOTAL STATE AND MUNICIPAL GOVERNMENT OBLIGATIONS			1,189,127.	1,163,521.
TOTAL TO FORM 990-PF, PART II, LINE 10A			1,339,097.	1,331,995.

FORM 990-PF	CORPORATE STOCK	STATEMENT	9
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DESCRIPTION	BOOK VALUE	FAIR MARKET VALUE
COMMON STOCKS (SCHEDULE B)	435,132.	409,601.
PREFERRED STOCK (SCHEDULE B)	300,161.	306,740.
TOTAL TO FORM 990-PF, PART II, LINE 10B	735,293.	716,341.

FORM 990-PF	CORPORATE BONDS	STATEMENT	10
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DESCRIPTION	BOOK VALUE	FAIR MARKET VALUE
CORPORATE BONDS (SCHEDULE B)	10,202,682.	9,437,568.
TOTAL TO FORM 990-PF, PART II, LINE 10C	10,202,682.	9,437,568.

FORM 990-PF

GRANTS AND CONTRIBUTIONS
PAID DURING THE YEAR

STATEMENT 11

RECIPIENT NAME AND ADDRESS	RECIPIENT RELATIONSHIP AND PURPOSE OF GRANT	RECIPIENT STATUS	AMOUNT
ALZHEIMER'S ASSOCIATION 225 N. MICHIGAN AVE., FL.#17 CHICAGO, IL 60601	NONE GENERAL SUPPORT	PUBLIC CHARITY	100.
AMERICAN CANCER SOCIETY 5731 SLAUSON AVE. STE 200 CULVER CITY, CA 90230	NONE GENERAL SUPPORT	PUBLIC CHARITY	100.
AMERICAN DIABETES ASSOCIATION PO BOX 97136 WASHINGTON, DC 20090	NONE GENERAL SUPPORT	PUBLIC CHARITY	150.
AMERICAN HEART ASSOCIATION 10390 SANTA MONICA BLVD. LOS ANGELES, CA 90025	NONE GENERAL SUPPORT	PUBLIC CHARITY	150.
AMERICAN INSTITUTE FOR CANCER RESEARCH 1759 R STREET NW P.O. 97167 WASHINGTON, DC 20090	NONE GENERAL SUPPORT	PUBLIC CHARITY	100.
AMERICAN JEWISH COMMITTEE 165 E. 56TH STREET NEW YORK, NY 10022	NONE GENERAL SUPPORT	PUBLIC CHARITY	100.
AMERICAN JEWISH CONGRESS 15 E. 84TH ST. NEW YORK, NY 10028	NONE GENERAL SUPPORT	PUBLIC CHARITY	100.
AMERICAN KIDNEY FUND PO BOX 96507 WASHINGTON, DC 20077	NONE GENERAL SUPPORT	PUBLIC CHARITY	100.

THE TITLE FAMILY FOUNDATION			95-3155651
AMERICAN RED CROSS OF GREATER LOS ANGELES 2700 WILSHIRE BLVD LOS ANGELES, CA 90057	NONE GENERAL SUPPORT	PUBLIC CHARITY	100.
ANTI-DEFAMATION LEAGUE 605 THIRD AVE. NEW YORK, NY 10158	NONE GENERAL SUPPORT	PUBLIC CHARITY	100.
ARTHRITIS FOUNDATION PO BOX 761129 LOS ANGELES, CA 90076	NONE GENERAL SUPPORT	PUBLIC CHARITY	100.
B'NAI B'RITH 2020 K STREET.N.W.,7TH FLOOR WASHINGTON, DC 20006	NONE GENERAL SUPPORT	PUBLIC CHARITY	100.
BIBI JANN CHIDREN'S CARE TRUST BATALJVAGEN 27A 133 33 SALTSJOBADEN, SWEDEN, SWEDEN	NONE GENERAL SUPPORT	PUBLIC CHARITY	500.
BOYS AND GIRLS CLUB OF AMERICA 4201 LONG BEACH BLVD. STE 101 LONG BEACH, CA 90807	NONE GENERAL SUPPORT	PUBLIC CHARITY	100.
BRAILLE INSTITUTE OF AMERICA 7410 N.VERMONT AVE., LOS ANGELES, CA 90029	GENERAL SUPPORT	PUBLIC CHARITY	100.
CITY OF HOPE 1055 WILSHIRE BLVD # 12 LOS ANGELES, CA 90017	GENERAL SUPPORT	PUBLIC CHARITY	25,000.
JEWISH BIG BROTHERS AND SISTERS 6505 WILSHIRE BLVD. 6TH FLOOR LOS ANGELES, CA 90048	GENERAL SUPPORT	PUBLIC CHARITY	1,000.
JEWISH FREE LOAN ASSOCIATION 6505 WILSHIRE BLVD #715 LOS ANGELES, CA 90048	GENERAL SUPPORT	PUBLIC CHARITY	1,000.

THE TITLE FAMILY FOUNDATION			95-3155651
JEWISH NATIONAL FUND PO BOX 9105 UNIONDALE UNIONDALE, NY 11555	GENERAL SUPPORT	PUBLIC CHARITY	1,000.
JUNIOR BLIND OF AMERICA 5300 ANGELES VISTA BLVD. LOS ANGELES, CA 90043	GENERAL SUPPORT	PUBLIC CHARITY	100.
KCET PO BOX 469028 ESCONDIDO, CA 92046	GENERAL SUPPORT	PUBLIC CHARITY	100.
KIDS OF KILIMANJARO 1590 METRO DR., STE 118 COSTA MESA, CA 92626	NONE GENERAL SUPPORT	PUBLIC CHARITY	30,600.
LACMA PO BOX 51883 LOS ANGELES, CA 90099	NONE GENERAL SUPPORT	PUBLIC CHARITY	90.
LARC FOUNDATION 29890 BOUQUET CANYON RD. SAUGUS, CA 91350	NONE GENERAL SUPPORT	PUBLIC CHARITY	10,000.
LB WILSON BASEBALL 4400 E. 10TH STREET LONG BEACH, CA 90804	NONE GENERAL SUPPORT	PUBLIC CHARITY	5,000.
LONG BEACH AQUARIUM 100 AQUARIUM WAY LONG BEACH, CA 90802	NONE GENERAL SUPPORT	PUBLIC CHARITY	300.
LOS ANGELES JEWISH HOME FOR THE AGING 7150 TAMPA AVE., RESEDA, CA 91335	NONE GENERAL SUPPORT	PUBLIC CHARITY	100.
LOS ANGELES MISSION PO BOX 55900 LOS ANGELES, CA 90055	NONE GENERAL SUPPORT	PUBLIC CHARITY	400.

THE TITLE FAMILY FOUNDATION			95-3155651
MACCABI USA/SPORTS FOR ISRAEL 1926 ARCH ST. 4R PHILADELPHIA, PA 19103	NONE GENERAL SUPPORT	PUBLIC CHARITY	100.
MACULAR DEGERATION RESEARCH PO BOX 1952 CLARKSBURG, MD 20871	NONE GENERAL SUPPORT	PUBLIC CHARITY	100.
MADD 511 E.JOHN CARPENTER FREEWAY,#700 IRVING, TX 75062	NONE GENERAL SUPPORT	PUBLIC CHARITY	100.
MARCH OF DIMES PO BOX 514419 LOS ANGELES, CA 90051	NONE GENERAL SUPPORT	PUBLIC CHARITY	100.
MUSCULAR DYSTROPHY ASSOCIATION 3300 E.SUNRISE DR. TUCSON, AR 85718	NONE GENERAL SUPPORT	PUBLIC CHARITY	100.
NATIONAL FOUNDATION FOR CANCER RESEARCH PO BOX 96021 WASHINGTON, DC 20090	NONE GENERAL SUPPORT	PUBLIC CHARITY	100.
NATIONAL GLAUCOMA RESEARCH PO BOX 1962 CLARKSBURG, MD 20871	NONE GENERAL SUPPORT	PUBLIC CHARITY	100.
NATIONAL JEWISH HEALTH 1400 JACKSON ST. DENVER , CO 80206	NONE GENERAL SUPPORT	PUBLIC CHARITY	100.
NATIONAL MULTIPLE SCLEROSIS SOCIETY 2440 S.SEPULVEDA BLVD. #115 LOS ANGELES, CA 90064	NONE GENERAL SUPPORT	PUBLIC CHARITY	100.
PALISADES HIGH SCHOOL BOOSTER CLUB PO BOX 223 PACIFIC PALISADES, CA 90272	NONE GENERAL SUPPORT	PUBLIC CHARITY	6,500.

THE TITLE FAMILY FOUNDATION			95-3155651
PROJEST ANGEL FOOD 922 VINE ST. LOS ANGELES, CA 90038	NONE GENERAL SUPPORT	PUBLIC CHARITY	100.
RECORDING FOR THE BLIND AND DYSLEXIC 20 ROSZEL ROAD PRINCETON PRINCETON, NJ 08540	NONE GENERAL SUPPORT	PUBLIC CHARITY	100.
SEVA FOUNDATION 1786 FIFTH ST. BERKELEY, CA 94710	NONE GENERAL SUPPORT	PUBLIC CHARITY	500.
SOMALY MAM FOUNDATION PO BOX 4569 NEW YORK, NY 10163	NONE GENERAL SUPPORT	PUBLIC CHARITY	2,000.
SPECIAL OLYMPICS 6730 E.CARSON ST. LONG BEACH, CA 90808	NONE GENERAL SUPPORT	PUBLIC CHARITY	200.
TREE PEOPLE 12601 MULHOLLAND DR. BEVERLY HILLS, CA 90210	NONE GENERAL SUPPORT	PUBLIC CHARITY	100.
UNICEF 125 MAIDEN LANE, NEW YORK, NY 10038	NONE GENERAL SUPPORT	PUBLIC CHARITY	100.
UNION RESCUE MISSION 545 S. SAN PEDRO ST. LOS ANGELES, CA 90013	NONE GENERAL SUPPORT	PUBLIC CHARITY	100.
UNITED JEWISH FUND 6505 WILSHIRE BLVD LOS ANGELES, CA 90048	NONE GENERAL SUPPORT	PUBLIC CHARITY	30,000.
VISTA DEL MAR CHILD AND FAMILY SERVICES 3200 MOTOR AVENUE LOS ANGELES, CA 90034	NONE GENERAL SUPPORT	PUBLIC CHARITY	500.

THE TITLE FAMILY FOUNDATION95-3155651

VISUAL COMMUNICATIONS 120 JUDGE JOHN AISO ST. LOS ANGELES, CA 90012	NONE GENERAL SUPPORT	PUBLIC CHARITY	60.
WORLD JEWISH CONGRESS FOUNDATION 501 MADISON AVE. 17TH FLOOR NEW YORK, NY 10022	NONE GENERAL SUPPORT	PUBLIC CHARITY	100.
YIVO INSTITUTE FOR JEWISH RESEARCH 15 W. 16TH ST. NEW YORK, NY 10011	NONE GENERAL SUPPORT	PUBLIC CHARITY	100.

TOTAL TO FORM 990-PF, PART XV, LINE 3A

118,050.

SCHEDULE A

The Title Family Foundation Realized Gain/Loss Year 2010						
Security Name	Quantity	Date Acquired	Date Sold	Proceeds	Cost	Gain (Loss)
Short-Term Gain/Loss						
UNION PAC RES 7.050 5-15-18	100,000.00	9/8/2010	9/29/2010	107,294.00	100,000.00	7,294.00
Short Term Total				107,294.00	100,000.00	7,294.00
Long-Term Gain/Loss						
BROWNING FERRIS 7.400 9-15-35	100,000.00	3/30/2007	12/27/2010	113,461.00	100,000.00	13,461.00
FORD MOTOR CRED 7.600 3-01-32	15,000.00	9/17/2009	11/18/2010	373,186.63	285,000.00	88,186.63
	25,000.00	9/17/2009	11/19/2010	618,377.04	475,000.00	143,377.04
	9,000.00	9/17/2009	11/22/2010	221,511.30	171,000.00	50,511.30
	29,000.00	9/17/2009	12/23/2010	725,000.00	551,000.00	174,000.00
Sub-Totals	78,000.00			1,938,074.97	1,482,000.00	456,074.97
FORD MTR CO 6 5/8 2-15-28	273,000.00	various	12/13/2010	256,756.50	273,000.00	(16,243.50)
FORD MTR CO 7 3/4 6-15-43	1,563,000.00	various	12/2/2010	1,531,896.30	1,563,000.00	(31,103.70)
FORD MTR CO 7.400 11-01-46	635,000.00	various	12/8/2010	612,933.75	635,000.00	(22,066.25)
GMAC 8.000 11-01-31	1,000,000.00	3/30/2007	1/27/2010	919,994.75	1,000,000.00	(80,005.25)
GNMA POOL 001717 7 1/2 5-20-24	41.17	3/30/2007	various	41.17	41.17	0.00
GNMA POOL 002266 7.000 8-20-26	93.54	3/30/2007	various	93.54	93.54	0.00

**The Title Family Foundation
Realized Gain/Loss
Year 2010**

PAGE 2 OF 4

**The Title Family Foundation
Realized Gain/Loss
Year 2010**

PAGE 3 OF 4

SCHEDULE A

The Title Family Foundation						
Realized Gain/Loss						
Year 2010						
Security Name	Quantity	Date Acquired	Date Sold	Proceeds	Cost	Gain (Loss)
	2,000.00	9/8/2004	12/2/2010	49,382.54	50,001.25	(618.71)
Sub-Totals	8,000.00			197,509.76	200,005.00	(2,495.24)
VERIZON GLOBAL 7 3/4 12-01-30	225,000.00	3/3/2009	11/24/2010	276,538.50	225,000.00	51,538.50
Long Term Total				5,893,639.68	5,524,479.15	369,160.53
GRAND TOTAL				6,000,933.68	5,624,479.15	376,454.53

TITLE FAMILY FOUNDATION				95-3155651
SCHEDULE OF OTHER INVESTMENTS				
AS OF 12/31/10				
		PRIOR YEAR	THIS YEAR	
		BOOK VALUE	BOOK VALUE	FMV
ACCOUNT# 156270				
COMMON STOCKS				
3389 SHS	MANAGED HI YIELD PLUS FD INC	27,519 00	27,519 00	7,455 80
10000 SHS	STONE HRBR EMERGING MKT		250,000 00	250,000 00
7350 SHS	TRANSAMERICA INCOME SHARES	157,613 10	157,613 10	152,145 00
		185,132 10	435,132 10	409,600 80
PREFERRED STOCKS				
8000SHS	PUBLIC STORAGE	200,005 00	0 00	0 00
4000 SHS	WACHOVIA CAP TR @6 375% D/3/1/67	100,000 00	100,000 00	98,320 00
4000 SHS	BARCLAYS BANK	88,804 50	88,804 50	93,320 00
5000 SHS	DEUTSCHE BANK	111,356 50	111,356 50	115,100 00
		500,166 00	300,161 00	306,740 00
CORPORATE FIXED INCOME				
100000 UNITS	BROWNING FERRIS @7 4% D/9/15/35	100,000 00	0 00	0 00
273000 UNITS	FORD MOTOR CO @6 625% D/2/15/28	273,000 00	0 00	0 00
635000 UNITS	FORD MOTOR CO @7 4% D/11/1/46	635,000 00	0 00	0 00
1563000 UNITS	FORD MOTOR CO @7 75% D/6/15/43	1,563,000 00	0 00	0 00
78000 UNITS	FORD MOTOR CREDIT @7 6% D/3/1/32	1,482,000 00	0 00	0 00
1000000 UNITS	GENERAL MOTORS ACCEPTANCE @8% D/11/1/31	1,000,000 00	0 00	0 00
225000 UNITS	VERIZON GLOBAL FUNDING @7 75% D/12/1/30	225,000 00	0 00	0 00
400000 UNITS	BANK OF AMERICA @8 125% D/5/15/18		410,995 00	403,120 00
300000 UNITS	JP MORGAN CHASE @ 7 9% D/4/30/18		323,243 00	318,897 00
200000 UNITS	WELLS FARGO @ 7 98% D/3/15/18		213,995 00	211,000 00
200000 UNITS	WELLS FARGO @ 9 75% D/9/26/13	200,000 00	200,000 00	222,500 00
100000 UNITS	GENERAL MOTORS ACCEPTANCE @6 5% D/4/15/13	100,000 00	100,000 00	99,655 00
250000 UNITS	LOEWS CORP @5 25% D/3/15/16		276,395 00	271,087 50
100000 UNITS	MORGAN STANLEY @5 55% D/4/27/17	100,000 00	100,000 00	104,180 00
250000 UNITS	TESORO CORP @6 5% D/6/1/17		254,321 00	250,625 00
1027000 UNITS	GENERAL MOTORS ACCEPTANCE @7 5% D/8/15/17		903,765 00	976,060 80
150000 UNITS	JP MORGAN CHASE @ 6% D/1/15/18	150,000 00	150,000 00	167,512 50
100000 UNITS	TRANSOCEAN INC @6% D/3/15/18		105,133 00	105,029 00
100000 UNITS	FORD MOTOR CO BD @6 5% D/8/1/18	100,000 00	100,000 00	103,500 00
300000 UNITS	CHESAPEAKE ENERGY @6 875% D/8/15/18		316,594 00	304,500 00
150000 UNITS	HCA INC @7 875% D/2/15/20		163,707 00	160,500 00
150000 UNITS	US STEEL CORP @7 375% D/4/1/20		154,350 00	153,750 00
300000 UNITS	GENWORTH FINL INC @7 7% D/6/15/20		317,983 00	317,493 00
500000 UNITS	GENERAL MOTORS @8 25% D/7/15/23	500,000 00	500,000 00	173,750 00
160000 UNITS	FORD MOTOR CO DEBENTURE @7 125% D/11/15/25	160,000 00	160,000 00	159,200 00
300000 UNITS	CITI RANGE ACCRUAL @8% D/12/23/25		300,000 00	300,000 00
100000 UNITS	GE GLOBAL INSURANCE @7% D/2/15/26	100,000 00	100,000 00	103,606 00
89000 UNITS	MORGAN STANLEY @6 25% D/8/9/26	89,000 00	89,000 00	91,810 62
300000 UNITS	CITIZENS COMM @7 875% D/1/15/27		304,418 00	288,000 00
158000 UNITS	HERTZ CORP @7% D/1/15/28	158,000 00	158,000 00	129,054 40
271000 UNITS	GENERAL MOTORS CORP @6 75% D/5/1/28	271,000 00	271,000 00	92,140 00
100000 UNITS	GLOBAL MARINE INC @7% D/6/1/28		102,482 00	101,086 00
217000 UNITS	FORD MOTOR CO @6 625% D/10/1/28	217,000 00	217,000 00	209,947 50
652000 UNITS	FORD MOTOR CO @6 375% D/2/1/29	652,000 00	652,000 00	621,030 00
910000 UNITS	FORD MOTOR CO @9 3% D/3/1/30	910,000 00	910,000 00	1,060,150 00
100000 UNITS	VERIZON MD VX @5 125%	100,000 00	100,000 00	88,040 00
200000 UNITS	GENREAL MOTORS @8 375% D/7/15/33	200,000 00	200,000 00	71,500 00
250000 UNITS	NEW YORK TEL CO @7% D/12/1/33	250,000 00	250,000 00	256,100 00
100000 UNITS	WEYERHAUSER CO @6 875% D/12/15/33	100,000 00	100,000 00	93,825 00
86000 UNITS	JP MORGAN CHASE XVIII @6 95% D/8/17/36	86,000 00	86,000 00	86,291 54
100000 UNITS	LEHMAN BROS @6 4% D/12/19/36	100,000 00	100,000 00	23,125 00
100000 UNITS	METLIFE INC @10 75% D/8/1/39	100,000 00	100,000 00	134,000 00
300000 UNITS	GENERAL MOTORS @7 375% D/5/23/48	300,000 00	300,000 00	102,000 00
200000 UNITS	LINCOLN NATL CORP @7% D/5/17/66		198,500 00	195,000 00
250000 UNITS	DOMINION RESOURCES @7 5% D/6/30/66		266,873 00	261,250 00
300000 UNITS	HARTFORD FINL SVC @8 125% D/6/15/68		326,247 00	318,750 00
300000 UNITS	ENBRIDGE ENERGY @8 05% D/10/1/77		320,681 00	308,502 00
		10,221,000 00	10,202,682 00	9,437,567 86
MUNICIPAL BONDS				
150,000	ILLINOIS ST GO		160,633 00	139,641 00
100,000	INDUSTRY CAIF SALES TAX		206,861 00	205,076 00
80,000	FRIEDLY MINN INDPT SCH DIST		82,556 00	81,152 80
150,000	EL MONTE CA PUB FING		152,432 00	148,905 00
225,000	CALIFORNIA ST GEN OBLIG		233,611 00	226,584 00
350,000	CALIFORNIA ST GEN OBLIG	150,000 00	353,034 00	362,162 50
		150,000 00	1,189,127 00	1,163,521 30
GOVERNMENT SECURITIES				
5116525 UNITS	GOV'T NATIONAL MTG ASSN POOL	200,786 32	149,970 11	168,474 04
TOTAL		11,257,084 42	12,277,072 21	11,485,904 00

- If you are filing for an **Additional (Not Automatic) 3-Month Extension**, complete only **Part II** and check this box ☒ **X**

Note. Only complete Part II if you have already been granted an automatic 3-month extension on a previously filed Form 8868

- If you are filing for an **Automatic 3-Month Extension**, complete only **Part I** (on page 1)

Part II Additional (Not Automatic) 3-Month Extension of Time. Only file the original (no copies needed).

Type or
print

File by the
extended
due date for
filing your
return. See
instructions

Name of exempt organization

THE TITLE FAMILY FOUNDATION

Employer identification number

95-3155651

Number, street, and room or suite no. If a P.O. box, see instructions.

C/O NEUMAN STEINHAUSER SAENZ ARDITO, - 132 S.RODEO DR. STE 301

City, town or post office, state, and ZIP code. For a foreign address, see instructions.

BEVERLY HILLS, CA 90212

Enter the Return code for the return that this application is for (file a separate application for each return)

04

Application Is For	Return Code	Application Is For	Return Code
Form 990	01		
Form 990-BL	02	Form 1041-A	08
Form 990-EZ	03	Form 4720	09
Form 990-PF	04	Form 5227	10
Form 990-T (sec. 401(a) or 408(a) trust)	05	Form 6069	11
Form 990-T (trust other than above)	06	Form 8870	12

STOP! Do not complete Part II if you were not already granted an automatic 3-month extension on a previously filed Form 8868.

DAVID SAENZ

- The books are in the care of ☒ 132 S.RODEO DR. STE 301 - BEVERLY HILLS, CA 90212

Telephone No. ☒ 310-273-4550

FAX No. ☒ 310-275-7577

- If the organization does not have an office or place of business in the United States, check this box ☐

- If this is for a Group Return, enter the organization's four digit Group Exemption Number (GEN) _____. If this is for the whole group, check this box ☐. If it is for part of the group, check this box ☐ and attach a list with the names and EINs of all members the extension is for.

4 I request an additional 3-month extension of time until NOVEMBER 15, 2011

5 For calendar year 2010, or other tax year beginning _____, and ending _____.

6 If the tax year entered in line 5 is for less than 12 months, check reason: ☐ Initial return ☐ Final return
☐ Change in accounting period

7 State in detail why you need the extension

ADDITIONAL TIME IS NEEDED IN ORDER TO COMPILE INFORMATION NECESSARY TO FILE A COMPLETE AND ACCURATE RETURN

8a If this application is for Form 990-BL, 990-PF, 990-T, 4720, or 6069, enter the tentative tax, less any nonrefundable credits. See instructions.	8a	\$	39,848.
b If this application is for Form 990-PF, 990-T, 4720, or 6069, enter any refundable credits and estimated tax payments made. Include any prior year overpayment allowed as a credit and any amount paid previously with Form 8868.	8b	\$	39,848.
c Balance due. Subtract line 8b from line 8a. Include your payment with this form, if required, by using EFTPS (Electronic Federal Tax Payment System) See instructions.	8c	\$	0.

Signature and Verification

Under penalties of perjury, I declare that I have examined this form, including accompanying schedules and statements, and to the best of my knowledge and belief, it is true, correct, and complete, and that I am authorized to prepare this form

Signature ☒

Title ☒ CPA

Date ☒