BOARD OF BUILDING AND SAFETY COMMISSIONERS

> VAN AMBATIELOS PRESIDENT

E. FELICIA BRANNON VICE PRESIDENT

JOSELYN GEAGA-ROSENTHAL GEORGE HOVAGUIMIAN JAVIER NUNEZ

June 25, 2018

Honorable Council of the City of Los Angeles Room 395, City Hall

JOB ADDRESS: **958 EAST 112TH STREET, LOS ANGELES, CA** ASSESSORS PARCEL NO. (APN): **6027-023-008** Re: Invoice #739758-5

Pursuant to the authority granted by Section 91.103 of the Los Angeles Municipal Code, the Department of Building and Safety (the "Department") investigated and identified code violations at: **958 East 112th Street, Los Angeles, California,** (the "Property"). A copy of the title report which includes a full legal description of the property is attached as Exhibit A.

Pursuant to Section 98.0421, the property owner was issued an order on November 15, 2017, to pay a code violation inspection fee after violations were identified and verified upon inspection. The code violation inspection fees imposed by the Department are as follows:

Description	Amount
Code Violation Investigation Fee	\$ 336.00
System Development Surcharge	20.16
System Development Surcharge late Fee	50.40
Late Charge/Collection Fee (250%)	840.00
Title Report Fee	42.00
Grand Total	\$ 1,288.56

Pursuant to the authority granted by Section 7.35.3 of the Los Angeles Administrative Code, it is proposed a lien for a total sum of **\$1,288.56** recorded against the property. It is requested that the Honorable City Council of the City of Los Angeles (the "City Council") designate the time and place protest can be heard concerning this matter, as set forth in Sections 7.35.3 and 7.35.5 of the Los Angeles Administrative Code.

It is further requested that the City Council instruct the Department to deposit to Dept 08, Fund 48R, Balance Sheet Account 2200, any payment received against this lien in the amount of \$1,288.56 on the referenced property. A copy of the title report which includes a full legal description of the property is attached as Exhibit A. A list of all the names and addresses of owners and all interested parties entitled to notice is included (Exhibit B). Also attached is a report which includes the current fair market value of the property including all encumbrances of record on the property as of the date of the report (Exhibit C).

DEPARTMENT OF BUILDING AND SAFETY

Steve Ongele Chief, Resource Management Bureau

ATTEST: HOLLY L. WOLCOTT, CITY CLERK

Lien confirmed by City Council on:

BY: ____

DEPUTY

DEPARTMENT OF BUILDING AND SAFETY 201 NORTH FIGUEROA STREET LOS ANGELES, CA 90012

> FRANK M. BUSH GENERAL MANAGER

OSAMA YOUNAN, P.E. EXECUTIVE OFFICER

Council District: #15

CITY OF LOS ANGELES CALIFORNIA

MAYOR

EXHIBIT A



P.O. BOX 5152 CULVER CITY, CA 90231 Phone 310-943-9235 <u>latitle@in2-res.com</u>

Property Title Report

Work Order No. T15408 Dated as of: 05/30/2018 Prepared for: City of Los Angeles

SCHEDULE A (Reported Property Information)

APN #: 6072-023-008

Property Address: 958 E 112TH ST

City: Los Angeles

County: Los Angeles

VESTING INFORMATIONType of Document: GRANT DEEDGrantee : ANGELENO HOMES LLCGrantor : JOSE M GUZMAN; REGINA GUZMANDeed Date : 01/24/2018Instr No. : 18-0205700

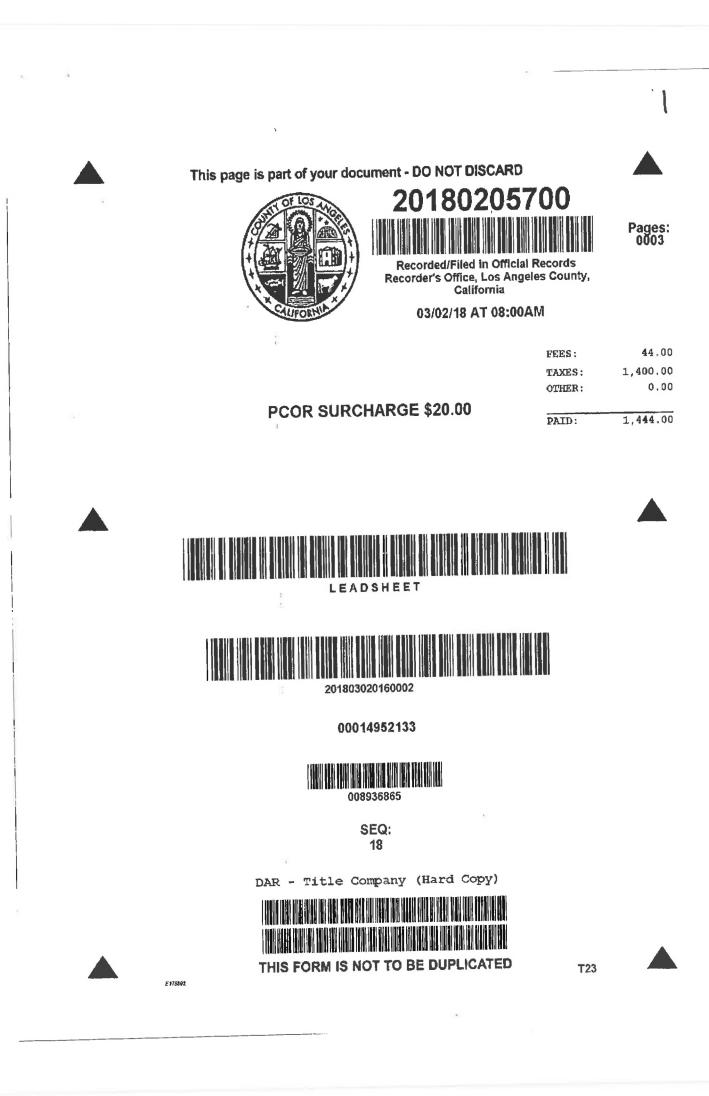
MAILING ADDRESS: ANGE LENO HOMES LLC 215 AVENIDA DEL MAR #0 SAN CLEMENTE CA 92672

SCHEDULE B

<u>LEGAL DESCRIPTION</u> Lot: 224 Tract No: 7137 Abbreviated Description: LOT:224 TR#:7137 TRACT # 7137 LOT 224

MORTGAGES/LIENSType of Document: SHORT FORM DEED OF TRUST AND ASSIGNMENT OF RENTSRecording Date: 04/13/2018Document #: 18-0360449Loan Amount: \$200,000Lender Name: JAMIE L THOMPSON TRUSTBorrowers Name: ANGELENO HOMES LLC

MAILING ADDRESS: JAMIE L THOMPSON TRUST 1000 SKOKIE BLVD STE 410 WILMETTE, IL 60091



			r.	
* RECORDING REQUESTED BY Lawyers Title Company	Y:	× 7	ì	<mark>03/02/2018</mark>
WHEN RECORDED MAIL DOO STATEMENT TO:	CUMENT AND TAX		:	*20180205700*
Angeleno Home 215 Avenida Da San Clemente	el Mar Stett	С.	k	
APN: 6072 023 008 TITLE ORDER NO.: 117094088 ESCROW NO.: 1201-LV	3	المراجعة الم		
		GRANT DEED		FOR RECORDER'S USE ONLY
The undersigned Grantor(s) dec XX computed on the full value of computed on the full value le OR transfer is EXEMPT frog	clare(s) that the DOCUN of the interest of propert ess the value of liens or	AENTARY TRA y conveyed, or encumbrances eason:	NSFER TAX	
Signature of declarant or agent determ	mining tax	Firm Name	Unersci	gi.u
Huchand and Mife on Joint Tons	nate	-		d, Jose M. Guzman and Regina Guzm
HEREBY GRANT(S) to ANAT	eleno Homes	LLC, A	Californ	ia limited liability comp
All that real property situated in the Legal Description attached here	he City of Los Angeles,			
Commonly Known As: 958 Ea	ast 112th Street, Los Ar	ngeles, CA 900	59	
January 24, 2018		1.0.0	4.4	/
2010017 LT, 2010		J98 Jose N	l. Guzman	annan-
Sandary 27, 2010		Ar	l. Guzman) <i>e (1111)</i> Guzman	- Green
A notary public or other officer comple		Regine Regine) (<u>((111</u> Guzman	signed the document to which this certificate is
A notary public or other officer comple attached, and not the truthfulness, acc STATE OF CALIFORNIA A 21 20 COUNTY OF M ARAC	nuracy or validity of that docur NA CORA	Regine nly the identity of the nent	e Individual who	signed the document to which this certificate is
A notary public or other officer comple attached, and not the truthfulness, acc STATE OF CALIFORNIA A 24 20 COUNTY OF	nuracy or validity of that docur NA COPA S, before m	Regine nly the identity of the nent	e <u>ganan</u> Suzman e Individual who E <u>Tanni</u>	signed the document to which this certificate is
A notary public or other officer comple attached, and not the truthfulness, acc STATE OF CALIFORNIA A 24 20 COUNTY OF	uracy or validity of that docur NA COPA S S S S S S S S S S S S S	Regination of the identity of	e Individual who control individual who contr	signed the document to which this certificate is
A notary public or other officer comple attached, and not the truthfulness, acc STATE OF CALIFORNIA A 21 20 COUNTY OF <u>MARAC</u> On <u>VAN 25</u> 2017 personally appeared <u>VOSE vm</u> who proved to me on the basis of sati acknowledged to me that he/she/they	wacy or validity of that docur NA CORA S S S S S S S S S S S S S	Regination $A_{\rm Regination}$ nly the identity of the identi	L Guzman Guzman e Individual who D J M M Ame(s) is/are sc capacity(ies), an executed the in	signed the document to which this certificate is
A notary public or other officer comple attached, and not the truthfulness, acc STATE OF CALIFORNIA A 24 20 COUNTY OF	wacy or validity of that docur NA CORA S S S S S S S S S S S S S	Regination A Regination A Regularized A Regulari	L Guzman Guzman e Individual who D J M M Ame(s) is/are sc capacity(ies), an executed the in	signed the document to which this certificate is
A notary public or other officer comple attached, and not the truthfulness, acc STATE OF CALIFORNIA A 24 20 COUNTY OF A 24 20 On A 25 personally appeared O S = vM who proved to me on the basis of sati acknowledged to me that he/she/they the instrument the person(s), or the en- I certify under PENALTY OF PERJUE	wacy or validity of that docur NA CORA S S S S S S S S S S S S S	Regination $A_{\rm Regination}$ nly the identity of the identi	L Guzman Guzman e Individual who D J M M Ame(s) is/are sc capacity(ies), an executed the in	signed the document to which this certificate is
A notary public or other officer comple attached, and not the truthfulness, acc STATE OF CALIFORNIA A 21 20 COUNTY OF	wacy or validity of that docur NA CORA S S S S S S S S S S S S S	Regination A_{A} Regination A_{A} Regin	L Guzman Guzman e Individual who D J M M Ame(s) is/are sc capacity(ies), an executed the in	signed the document to which this certificate is a Notary Public man abscribed to the within instrument and that by his/her/their signature(s) on strument. aragraph is true and correct.

File No: 117094088

3

EXHIBIT "A"

THE LAND REFERRED TO HEREIN IS SITUATED IN THE COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AND IS DESCRIBED AS FOLLOWS:

1

LOT 224 OF TRACT NO. 7137, IN THE CITY OF LOS ANGELES, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 76, PAGE 16 OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY.

ASSESSOR'S PARCEL NUMBER: 6072-023-008

1 1

16

Page 3

EXHIBIT B

ASSIGNED INSPECTOR: **KEITH EDGEHILL** Date: June 25, 2018 JOB ADDRESS: 958 EAST 112TH STREET, LOS ANGELES, CA ASSESSORS PARCEL NO. (APN): 6027-023-008

Last Full Title: 05/30/2018

Last Update to Title:

LIST OF OWNERS AND INTERESTED PARTIES

1). ANGELENO HOMES LLC C/O JOSE M & REGINA GUZMAN 215 AVENIDA DEL MAR #0 SAN CLEMENTE, CA 92672

CAPACITY: OWNERS

CAPACITY: OWNERS

- 2). JOSE M AND REGINA GUZMAN 958 E. 112th ST LOS ANGELES, CA 90059
- 3). JAMIE L THOMPSON TRUST 1000 SKOKIE BLVD STE 410 WILMETTE, IL 60091

CAPACITY: INTERESTED PARTY

Property Detail Report

For Property Located At : 958 E 112TH ST, LOS ANGELES, CA 90059-1608



EXHIBIT

Owner Information				For Sale
Owner Name: Mailing Address: Vesting Codes:	ANGELENO HOMES LLC 215 AVENIDA DEL MAR #0, // CO	SAN CLEMENTE CA 9	2672-4062 C034	
Location Information				
Legal Description: County: Census Tract / Block: Township-Range-Sect:	TRACT # 7137 LOT 224 LOS ANGELES, CA 2409.00 / 2	APN: Alternate APN: Subdivision:		6072-023-008 7137
Legal Book/Page: Legal Lot: Legal Block:	76-16 224	Map Reference: Tract #: School District:		58-C5 / 7137 LOS ANGELES
Market Area: Neighbor Code:	C37	School District Munic/Township		
Owner Transfer Informati	on			
Recording/Sale Date: Sale Price: Document #:	1	Deed Type: 1st Mtg Docume	ent #:	
Last Market Sale Informat	ion			
Recording/Sale Date: Sale Price: Sale Type: Document #: Deed Type: Transfer Document #: New Construction:	03/02/2018 / 01/24/2018 \$250,000 FULL 205700 GRANT DEED	1st Mtg Amount/ 1st Mtg Int. Rate 1st Mtg Docume 2nd Mtg Amouni 2nd Mtg Int. Rate Price Per SqFt: Multi/Split Sale:	e/Type: ent #: t/Type:	/ / / \$243.43
Title Company: Lender:	LAWYERS TITLE			
Seller Name:	GUZMAN JOSE M & REGINA			
Prior Sale Information Prior Rec/Sale Date: Prior Sale Price: Prior Doc Number: Prior Deed Type:	05/17/1991 / 03/1991 \$85,000 725160 GRANT DEED	Prior Lender: Prior 1st Mtg Am Prior 1st Mtg Rat		GREAT WSTRN BK \$76,500 / CONV /
Property Characteristics				
Gross Area: Living Area: 1,027 Tot Adj Area: Above Grade: Total Rooms: Bedrooms: 3	Parking Type: Garage Area: Garage Capacity: Parking Spaces: Basement Area: Finish Bsmnt Area:		Construction: Heat Type: Exterior wall: Porch Type: Patio Type: Pool:	HEATED STUCCO
Bath(F/H): 1 / Year Built / Eff: 1954 / 19 Fireplace: /	Basement Type:	SLAB COMPOSITION	Air Cond: Style: Quality:	CONVENTIONAL
# of Stories: 1.00	Roof Material:	SHINGLE	Condition:	
Other Improvements: Site Information				
Zoning: LAR2	Acres:	0.09	County Use:	SINGLE FAMILY RESID (0100)
Lot Area: 3,879 Land Use: SFR Site Influence: CORNEF	Lot Width/Depth: Res/Comm Units:	31 x 125 1 /	State Use: Water Type: Sewer Type:	
Tax InformationTotal Value:\$142,398Land Value:\$94,201Improvement Value:\$48,197Total Taxable Value:\$142,398	Assessed Year: Improved %: Tax Year:	2017 34% 2017	Property Tax: Tax Area: Tax Exemption:	\$2,030.14 461

Comparable Sales Report

For Property Located At



RealQuest Professional

958 E 112TH ST, LOS ANGELES, CA 90059-1608

20 Comparable(s) Selected.

Report Date: 06/20/2018

Summary Statistics:

1800 un 1800 un 1910 un	Subject	Low	High	Average
Sale Price	\$250,000	\$215,000	\$599,000	\$349,375
Bldg/Living Area	1,027	942	1,159	1,029
Price/Sqft	\$243.43	\$224.19	\$605.66	\$341.33
Year Built	1954	1910	1988	1940
Lot Area	3,879	3,600	13,572	5,615
Bedrooms	3	2	4	3
Bathrooms/Restrooms	1	1	2	1
Stories	1.00	1.00	1.00	1.00
Total Value	\$142,398	\$15,580	\$326,400	\$186,817
Distance From Subject	0.00	0.13	0.49	0.32

*= user supplied for search only

Comp #:1			🖤 For Sale	Distance Fro	om Subject:0.0 (miles)
Address:	958 E 112TH ST, LOS ANGE	LES, CA 90059-1608			
Owner Name:	ANGELENO HOMES LLC				
Seller Name:	GUZMAN JOSE M & REGIN	A			
APN:	6072-023-008	Map Reference:	58-C5 /	Living Area:	1,027
County:	LOS ANGELES, CA	Census Tract:	2409.00	Total Rooms:	and the second se
Subdivision:	7137	Zoning:	LAR2	Bedrooms:	3
Rec Date:	03/02/2018	Prior Rec Date:	05/17/1991	Bath(F/H):	1/
Sale Date:	01/24/2018	Prior Sale Date:	03/1991	Yr Built/Eff:	1954 / 1955
Sale Price:	\$250,000	Prior Sale Price:	\$85,000	Air Cond:	
Sale Type:	FULL	Prior Sale Type:	FULL	Style:	CONVENTIONAL
Document #:	205700	Acres:	0.09	Fireplace:	1
1st Mtg Amt:		Lot Area:	3,879	Pool:	
Total Value:	\$142,398	# of Stories:	1.00	Roof Mat:	COMPOSITION SHINGLE
Land Use:	SFR	Park Area/Cap#:	1	Parking:	

Comp #:2				Distance From	m Subject:0.13 (miles)	
Address:	940 E LANZIT AVE, LOS	ANGELES, CA 90059-1	551			PERSONAL PROPERTY.
Owner Name:	LOPEZ EDWIN & KAREI	N D				******
Seller Name:	ALFORD THELMA L C T	RUST				-
APN:	6072-019-030	Map Reference:	58-C4 /	Living Area:	966	-
County:	LOS ANGELES, CA	Census Tract:	2409.00	Total Rooms:		
Subdivision:	7137	Zoning:	LAR2	Bedrooms:	2	-
Rec Date:	10/16/2017	Prior Rec Date:		Bath(F/H):	1/	1
Sale Date:	08/31/2017	Prior Sale Date:		Yr Built/Eff:	1937 / 1937	-
Sale Price:	\$330,000	Prior Sale Price:		Air Cond:		annon the
Sale Type:	FULL	Prior Sale Type:		Style:		an ruin
Document #:	1178395	Acres:	0.16	Fireplace:	1	
1st Mtg Amt:	\$324,022	Lot Area:	7,151	Pool:		-
Total Value:	\$24,660	# of Stories:	1.00	Roof Mat:		
Land Use:	SFR	Park Area/Cap#:	1	Parking:		

Comp #:3				Distance From	m Subject:0.14 (miles)
Address:	907 E 111TH DR, LOS AI	NGELES, CA 90059-153	4		
Owner Name:	SANCHEZ JONNY				
Seller Name:	VISCENCIO JAIME				
APN:	6072-018-009	Map Reference:	58-C4 /	Living Area:	1,124
County:	LOS ANGELES, CA	Census Tract:	2409.00	Total Rooms:	
Subdivision:	7137	Zoning:	LAR2	Bedrooms:	2
Rec Date:	02/12/2018	Prior Rec Date:	07/31/2012	Bath(F/H):	2/
Sale Date:	01/24/2018	Prior Sale Date:	12/22/2011	Yr Built/Eff:	1988 / 1988
Sale Price:	\$375,000	Prior Sale Price:	\$229,000	Air Cond:	
Sale Type:	FULL	Prior Sale Type:	FULL	Style:	
Document #:	142987	Acres:	0.08	Fireplace:	1
1st Mtg Amt:	\$356,250	Lot Area:	3,600	Pool:	
Total Value:	\$242,974	# of Stories:		Roof Mat:	

http://proclassic.realquest.com/jsp/report.jsp?&client=&action=confirm&type=getreport&recordno=0&reportoptions=0&1529514791899&1529514791899 2/6

RealQuest.com ® - Report

Sale Price:\$599,000Prior Sale Price:\$276,500Air Cond:Sale Type:FULLPrior Sale Type:FULLStyle:Document #:1124009Acres:0.14Fireplace:1st Mtg Amt:\$588,150Lot Area:6,062Pool:Total Value:\$276,500# of Stories:1.00Roof Mat:Land Use:SFRPark Area/Cap#:/Parking:Distance From SubjeComp #:5Address:828 E 111TH DR, LOS ANGELES, CA 90059-1533Dwner Name:RODRIGUEZ HECTOR/MATA DARLINEDistance From SubjeSeller Name:ANDINO EDITH M LAPN:6072-017-006ApN:6072-017-006Map Reference:58-C4 /Living Area:Subdivision:7137Zoning:LAR2Bedrooms:Subdivision:7137Zoning:LAR2Bedrooms:3Sale Date:02/22/2018Prior Rec Date:02/24/2014Bath(F/H):1 /Sale Date:12/15/2017Prior Sale Date:10/04/2013Yr Built/Eff:1960 /Sale Price:\$385,000Prior Sale Price:\$220,000Air Cond:Sale Type:FULLDocument #:164720Acres:0.10Fireplace:/		Parking:	1	Park Area/Cap#:	SFR	Land Use:
Address: 917 E IMPERIAL HWY, LOS ANGELES, CA 90059-1621 Owner Name: BOGER ROSLIND R/TALIAFERRO CICILE Seller Name: IDD INVESTMENTS GROUP INC APN: 6072-026-009 Map Reference: 58-C5 / Subdivision: 9083 Zoning: LARD2 Bedrooms: Subdivision: 9083 Zoning: LARD2 Bedrooms: 3 Subdivision: 9083 Zoning: LARD2 Bedrooms: 3 Sale Date: 10/02/2017 Prior Sale Date: 09/01/2016 Bath(F/H): 1 / Sale Price: \$599,000 Prior Sale Date: 08/25/2016 Yr Buil/Eff: 1945 Sale Type: FULL Prior Sale Type: FULL Style: Document #: 124009 Acres: 0.14 Fireplace: / Document #: 1124009 Acres: 1.00 Roof Mat: Land Use: SFR Park Area/Cap#: / Parking: Distance From Subje Address: 828 E 111TH DR, LOS ANGELES, CA 90059-1533 Dwmer Name: RODRIGUEZ HECTOR/MATA DARLINE Seller Name: ANDINO EDITH M L Area: 409.00 <t< td=""><td>Subject:0.14 (mile</td><td>Distance From</td><td></td><td></td><td></td><td>Comp #:4</td></t<>	Subject:0.14 (mile	Distance From				Comp #:4
Owner Name: BOGER ROSLIND R/TALIAFERRO CICILE Seller Name: IDD INVESTMENTS GROUP INC APN: 6072-026-009 Map Reference: 58-C5 / Living Area: 989 County: LOS ANGELES, CA Census Tract: 2410.01 Total Rooms: 3 Subdivision: 9083 Zoning: LARD2 Bedrooms: 3 Rec Date: 10/02/2017 Prior Rec Date: 09/01/2016 Bath(F/H): 1 / Sale Date: 09/26/2017 Prior Sale Date: 09/25/2016 Yr Built/Eff: 1945 Sale Type: FULL Prior Sale Price: \$276,500 Air Cond: Style: Document #: 1124009 Acres: 0.14 Fireplace: / Total Value: \$276,500 # of Stories: 1.00 Roof Mat:			1621	OS ANGELES, CA 9005	917 E IMPERIAL HWY, LO	Address:
APN: 6072-025-009 Map Reference: 58-C5 / Living Area: 989 County: LOS ANGELES, CA Census Tract: 2410.01 Total Rooms: 3 Subdivision: 9083 Zoning: LARD2 Bedrooms: 3 Rec Date: 10/02/2017 Prior Rec Date: 09/01/2016 Bath(F/H): 1 / Sale Date: 09/26/2017 Prior Sale Date: 08/25/2016 Yr Built/Eff: 1945 Sale Price: \$599,000 Prior Sale Type: FULL Style: 1945 Sale Type: FULL Prior Sale Type: FULL Style: 1945 Document #: 1124009 Acres: 0.14 Fireplace: / 1st Mtg Amt: \$588,150 Lot Area: 6,062 Pool: Total Value: \$276,500 # of Stories: 1.00 Roof Mat: . .and Use: SFR Park Area/Cap#: / Parking: Distance From Subje Comp #:5 Address: 828 E 111TH DR, LOS ANGELES, CA 90059-1533 Distance From Subje Subje County: LOS ANGELES, CA Census Tract						Owner Name:
County:LOS ANGELES, CACensus Tract:2410.01Total Rooms:Subdivision:9083Zoning:LARD2Bedrooms:3Subdivision:9083Zoning:LARD2Bedrooms:3Rec Date:09/01/2016Bath(F/H):1 /Sale Date:09/26/2017Prior Rec Date:09/01/2016Bath(F/H):1 /Sale Date:09/26/2017Prior Sale Date:08/25/2016Yr Built/Eff:1945Sale Price:\$599,000Prior Sale Price:\$276,500Air Cond:Style:Document #:1124009Acres:0.14Fireplace:/Document #:1124009Acres:0.14Fireplace:/Document #:1124009Acres:0.14Fireplace:/Stat Mg Amt:\$588,150Lot Area:6,062Pool:Fotal Value:Stat Value:\$276,500# of Stories:1.00Roof Mat:.and Use:SFRPark Area/Cap#:/Parking:Comp #:5Address:828 E 111TH DR, LOS ANGELES, CA 90059-1533Distance From SubjeComp #:5ANGRIGUEZ HECTOR/MATA DARLINEDistance From SubjeSubjeAddress:828 E 111TH DR, LOS ANGELES, CA 90059-1533Distance From SubjeComp #:5GO72-017-006Map Reference:58-C4 /Living Area:Address:828 C Date:02/20/2018Prior Rec Date:02/24/2014Bath(F/H):1 /ADININO EDITH M LAngele TageLAR2Bedrooms:3 <td></td> <td></td> <td></td> <td>UP INC</td> <td>IDD INVESTMENTS GRO</td> <td>Seller Name:</td>				UP INC	IDD INVESTMENTS GRO	Seller Name:
County: LOS ANGELES, CA Census Tract: 2410.01 Total Rooms: Subdivision: 9083 Zoning: LARD2 Bedrooms: 3 Rec Date: 10/02/2017 Prior Rec Date: 09/01/2016 Bath(F/H): 1 / Sale Date: 09/26/2017 Prior Sale Date: 08/25/2016 Yr Built/Eff: 1945 Sale Date: 09/26/2017 Prior Sale Date: 08/25/2016 Yr Built/Eff: 1945 Sale Date: 09/26/2017 Prior Sale Date: 08/25/2016 Yr Built/Eff: 1945 Sale Date: 5599,000 Prior Sale Type: FULL Style: Document Document #: 1124009 Acres: 0.14 Fireplace: / Ist Mtg Amt: \$588,150 Lot Area: 6,062 Pool: Food Mat: .and Use: SFR Park Area/Cap#: / Parking: Distance From Subje Comp #:5 Modress: 828 E 111TH DR, LOS ANGELES, CA 90059-1533 Distance From Subje Subje Address: 828 E 100 EDITH M L <td>89</td> <td>iving Area:</td> <td>58-C5 /</td> <td>Map Reference:</td> <td>6072-026-009</td> <td>APN:</td>	89	iving Area:	58-C5 /	Map Reference:	6072-026-009	APN:
Rec Date: 10/02/2017 Prior Rec Date: 09/01/2016 Bath(F/H): 1 / Sale Date: 09/26/2017 Prior Sale Date: 08/25/2016 Yr Built/Eff: 1945 Sale Date: 09/26/2017 Prior Sale Date: 08/25/2016 Yr Built/Eff: 1945 Sale Price: \$599,000 Prior Sale Price: \$276,500 Air Cond: Style: Document #: 1124009 Acres: 0.14 Fireplace: / Ist Mtg Amt: \$588,150 Lot Area: 6,062 Pool: Ford Mat: Comp #:5 SFR Park Area/Cap#: / Parking: Parking: Comp #:5 S28 E 111TH DR, LOS ANGELES, CA 90059-1533 Distance From Subje Subdivision: Address: 828 E 111TH DR, LOS ANGELES, CA 90059-1533 Distance From Subje Subje Comp #:5 6072-017-006 Map Reference: 58-C4 / Living Area: 1,044 Sounty: LOS ANGELES, CA Census Tract: 2409.00 Total Rooms: 3 Subdivision: 7137 Zoning			2410.01	Census Tract:	LOS ANGELES, CA	County:
Sale Date:09/26/2017Prior Sale Date:08/25/2016Yr Built/Eff:1945Sale Date:\$599,000Prior Sale Price:\$276,500Air Cond:Sale Type:FULLPrior Sale Price:\$276,500Air Cond:Sale Marking Amt:\$588,150Lot Area:6,062Pool:Total Value:\$276,500# of Stories:1.00Roof Mat:Land Use:SFRPark Area/Cap#:/Parking:Comp #:5Address:828 E 111TH DR, LOS ANGELES, CA 90059-1533Distance From SubjeSale In Name:RODRIGUEZ HECTOR/MATA DARLINESale Cansus Tract:2409.00Sale Date:02/2017-006Map Reference:58-C4 /Living Area:County:LOS ANGELES, CACensus Tract:2409.00Total Rooms:Subdivision:7137Zoning:LAR2Bedrooms:3Sale Date:02/20/2018Prior Rec Date:02/24/2014Bath(F/H):1 /Sale Date:12/15/2017Prior Sale Date:10/04/2013Yr Built/Eff:1960 /Sale Price:\$385,000Prior Sale Date:10/04/2013Yr Built/Eff:1960 /Sale Price:\$385,000Prior Sale Price:\$220,000Air Cond:3South Price:\$100Prior Sale Price:\$220,000Air Cond:3Sale Price:\$385,000Prior Sale Price:\$220,000Air Cond:3South Price:\$100Prior Sale Price:\$220,000Air Cond:3Sale Price:		Bedrooms:	LARD2	Zoning:	9083	
Sale Price: \$599,000 Prior Sale Price: \$276,500 Air Cond: Sale Type: FULL Prior Sale Price: \$276,500 Air Cond: Sale Type: FULL Prior Sale Type: FULL Style: Document #: 1124009 Acres: 0.14 Fireplace: / 1st Mtg Amt: \$588,150 Lot Area: 6,062 Pool: Total Value: \$276,500 # of Stories: 1.00 Roof Mat: .and Use: SFR Park Area/Cap#: / Parking: Comp #:5 Sale E 111TH DR, LOS ANGELES, CA 90059-1533 Distance From Subje Address: 828 E 111TH DR, LOS ANGELES, CA 90059-1533 Distance From Subje Comp #:5 ANDINO EDITH M L APN: 6072-017-006 Map Reference: 58-C4 / Living Area: 1,044 Sounty: LOS ANGELES, CA Census Tract: 2409.00 Total Rooms: 3 Subdivision: 7137 Zoning: LAR2 Bedrooms: 3 Sac Date: 02/20/2018 Prior Rec Date: 02/24/2014 Bath(F/H): 1 / Sale Date:	1	Bath(F/H):	09/01/2016	Prior Rec Date:	10/02/2017	Rec Date:
Sale Type:FULLPrior Sale Type:FULLStyle:Document #:1124009Acres:0.14Fireplace:/Ist Mig Amt:\$588,150Lot Area:6,062Pool:Total Value:\$276,500# of Stories:1.00Roof Mat:_and Use:\$FRPark Area/Cap#:/Parking:Distance From SubjeComp #:5Address:828 E 111TH DR, LOS ANGELES, CA 90059-1533Dwner Name:RODRIGUEZ HECTOR/MATA DARLINESeller Name:ANDINO EDITH M LAPN:6072-017-006Map Reference:Subdivision:7137Zoning:LAR2Bedrooms:3Sae Date:02/20/2018Prior Rec Date:02/24/2014Dath (F/H):1/1Sale Date:12/15/2017Prior Sale Date:10/04/2013Sale Price:\$385,000Prior Sale Price:\$220,000Air Cond:Sale Price:\$10LLPrior Sale Type:FULLStyle:Document #:164720Acres:0.10Fireplace:Document #:164720Acres:0.10Fireplace:	945 / 1945	r Built/Eff:	08/25/2016	Prior Sale Date:	09/26/2017	Sale Date:
Document #:1124009Acres:0.14Fireplace:/1st Mig Amt:\$588,150Lot Area:6,062Pool:Total Value:\$276,500# of Stories:1.00Roof Mat:Land Use:\$FRPark Area/Cap#:/Parking:Document #:SFRPark Area/Cap#:Comp #:5Distance From SubjeAddress:828 E 111TH DR, LOS ANGELES, CA 90059-1533Distance From SubjeComp #:5Address:B28 E 111TH DR, LOS ANGELES, CA 90059-1533Distance From SubjeCompre Name:ANDINO EDITH M LAPN:6072-017-006Map Reference:58-C4 /Living Area:1,044APN:6072-017-006Map Reference:58-C4 /Living Area:1,044County:LOS ANGELES, CACensus Tract:2409.00Total Rooms:Subdivision:7137Zoning:LAR2Bedrooms:3Sae Date:02/20/2018Prior Rec Date:02/24/2014Bath(F/H):1 /Sale Date:12/15/2017Prior Sale Date:10/04/2013Yr Built/Eff:1960 /Sale Price:\$385,000Prior Sale Price:\$220,000Air Cond:Sale Type:FULLStyle:Sale Type:FULLPrior Sale Type:FULLStyle:Document #:164720Acres:0.10Fireplace:/		Air Cond:	\$276,500	Prior Sale Price:	\$599,000	Sale Price:
1st Mtg Am: \$588,150 Lot Area: 6,062 Pool: Total Value: \$276,500 # of Stories: 1.00 Roof Mat: Land Use: \$FR Park Area/Cap#: / Parking: Comp #:5 SFR Park Area/Cap#: / Distance From Subje Address: 828 E 111TH DR, LOS ANGELES, CA 90059-1533 Distance From Subje Comp #:5 ANDINO EDITH M L Map Reference: 58-C4 / Living Area: 1,044 APN: 6072-017-006 Map Reference: 58-C4 / Living Area: 1,044 County: LOS ANGELES, CA Census Tract: 2409.00 Total Rooms: 3 Subdivision: 7137 Zoning: LAR2 Bedrooms: 3 Subdivision: 7137 Zoning: LAR2 Bedrooms: 3 Sale Date: 02/20/2018 Prior Rec Date: 02/24/2014 Bath(F/H): 1 / Sale Price: \$385,000 Prior Sale Date: 10/04/2013 Yr Built/Eff: 1960 / Sale Price: \$385,000 Prior Sale Price: \$220,000 Air Cond: Style:		Style:	FULL	Prior Sale Type:	FULL	Sale Type:
1st Mtg Amt:\$588,150Lot Area:6,062Pool:Total Value:\$276,500# of Stories:1.00Roof Mat:Land Use:SFRPark Area/Cap#:/Parking:Distance From SubjeComp #:5Address:828 E 111TH DR, LOS ANGELES, CA 90059-1533Dwner Name:RODRIGUEZ HECTOR/MATA DARLINESeller Name:ANDINO EDITH M LAPN:6072-017-006County:LOS ANGELES, CA Census Tract:Subdivision:7137Subdivision:7137Sale Date:02/22/2018Prior Rec Date:02/22/2014Bath(F/H):1 /Sale Price:\$385,000Prior Sale Price:\$220,000Air Cond:Sityle:Date:10/04/2013Yr Built/Eff:19/06 /Sale Price:\$385,000Prior Sale Price:\$220,000Air Cond:Sityle:Document #:164720Acres:0.10Fireplace:/			0.14	Acres:	1124009	Document #:
And Use: SFR Park Area/Cap#: / Parking: Comp #:5 Distance From Subje Address: 828 E 111TH DR, LOS ANGELES, CA 90059-1533 Distance From Subje Downer Name: RODRIGUEZ HECTOR/MATA DARLINE Distance From Subje Seller Name: ANDINO EDITH M L APN: 6072-017-006 Map Reference: 58-C4 / LOS ANGELES, CA Census Tract: 2409.00 Subdivision: 7137 Zoning: LAR2 Bedrooms: 3 Rec Date: 02/20/2018 Prior Rec Date: 02/24/2014 Bath(F/H): 1 / Sale Date: 12/15/2017 Prior Sale Date: 10/04/2013 Sale Price: \$385,000 Prior Sale Price: \$220,000 Air Condt: Style: Distance From Subje Document #: 164720 Acres: 0.10			6,062	Lot Area:	\$588,150	1st Mtg Amt:
Comp #:5 Distance From Subje Address: 828 E 111TH DR, LOS ANGELES, CA 90059-1533 Dwner Name: RODRIGUEZ HECTOR/MATA DARLINE Seller Name: ANDINO EDITH M L APN: 6072-017-006 Map Reference: 58-C4 / County: LOS ANGELES, CA Census Tract: 2409.00 Subdivision: 7137 Zoning: LAR2 Bedrooms: 3 Subdivision: 7137 Zoning: LAR2 Bedrooms: 3 3 Sale Date: 02/20/2018 Prior Rec Date: 02/24/2014 Sale Price: \$385,000 Prior Sale Date: 10/04/2013 Yr Built/Eff: Sale Price: \$385,000 Prior Sale Price: \$220,000 Air Cond: Sale Type: FULL Prior Sale Type: FULL Style: Document #: 164720 Acres: 0.10 Fireplace: /		Roof Mat:	1.00	# of Stories:	\$276,500	Total Value:
Address: 828 E 111TH DR, LOS ANGELES, CA 90059-1533 Dwner Name: RODRIGUEZ HECTOR/MATA DARLINE Seller Name: ANDINO EDITH M L APN: 6072-017-006 Map Reference: 58-C4 / Living Area: 1,044 County: LOS ANGELES, CA Census Tract: 2409.00 Total Rooms: Subdivision: 7137 Zoning: LAR2 Bedrooms: 3 Sae Date: 02/20/2018 Prior Rec Date: 02/24/2014 Bath(F/H): 1 / Sale Date: 12/15/2017 Prior Sale Date: 10/04/2013 Yr Built/Eff: 1960 / Sale Price: \$385,000 Prior Sale Price: \$220,000 Air Cond: Sale Type: FULL Prior Sale Type: FULL Style: Document #: 164720 Acres: 0.10 Fireplace: /		Parking:	1	Park Area/Cap#:	SFR	Land Use:
APN: 6072-017-006 Map Reference: 58-C4 / Living Area: 1,044 County: LOS ANGELES, CA Census Tract: 2409.00 Total Rooms: Subdivision: 7137 Zoning: LAR2 Bedrooms: 3 Rec Date: 02/20/2018 Prior Rec Date: 02/24/2014 Bath(F/H): 1 / Sale Date: 12/15/2017 Prior Sale Date: 10/04/2013 Yr Built/Eff: 1960 / Sale Price: \$385,000 Prior Sale Price: \$220,000 Air Cond: Sale Price: FULL Prior Sale Type: FULL Style: Cocument #: 164720 Acres: 0.10 Fireplace: /	ubject: 0.17 (miles	Distance From			RODRIGUEZ HECTOR/M	Address: Owner Name:
County: LOS ANGELES, CA Census Tract: 2409.00 Total Rooms: Subdivision: 7137 Zoning: LAR2 Bedrooms: 3 Rec Date: 02/20/2018 Prior Rec Date: 02/24/2014 Bath(F/H): 1 / Sale Date: 12/15/2017 Prior Sale Date: 10/04/2013 Yr Built/Eff: 1960 / Sale Price: \$385,000 Prior Sale Price: \$220,000 Air Cond: Sale Type: FULL Prior Sale Type: FULL Style: Document #: 164720 Acres: 0.10 Fireplace: /						
Subdivision: 7137 Zoning: LAR2 Bedrooms: 3 Rec Date: 02/20/2018 Prior Rec Date: 02/24/2014 Bath(F/H): 1 / Sale Date: 12/15/2017 Prior Sale Date: 10/04/2013 Yr Built/Eff: 1960 / Sale Price: \$385,000 Prior Sale Price: \$220,000 Air Cond: Sale Type: FULL Prior Sale Type: FULL Style: Socument #: 164720 Acres: 0.10 Fireplace: /	044					
Rec Date: 02/20/2018 Prior Rec Date: 02/24/2014 Bath(F/H): 1 / Sale Date: 12/15/2017 Prior Sale Date: 10/04/2013 Yr Built/Eff: 1960 / Sale Price: \$385,000 Prior Sale Price: \$220,000 Air Cond: Sale Type: FULL Prior Sale Type: FULL Style: Document #: 164720 Acres: 0.10 Fireplace: /						
Sale Date: 12/15/2017 Prior Sale Date: 10/04/2013 Yr Built/Efr: 1960 / Sale Price: \$385,000 Prior Sale Price: \$220,000 Air Cond: Sale Type: FULL Prior Sale Type: FULL Style: Socument #: 164720 Acres: 0.10 Fireplace: /						
Sale Price: \$385,000 Prior Sale Price: \$220,000 Air Cond: Sale Type: FULL Prior Sale Type: FULL Style: Document #: 164720 Acres: 0.10 Fireplace: /						
Bale Type: FULL Prior Sale Type: FULL Style: Document #: 164720 Acres: 0.10 Fireplace: /	960 / 1960					
Document #: 164720 Acres: 0.10 Fireplace: /						
st Mtg Amt: \$375,457 Lot Area: 4,343 Pool: Total Value: \$239.150 # of Stories: 1.00 Roof Mat:						0
Total Value: \$239,150 # of Stories: 1.00 Roof Mat: .and Use: SFR Park Area/Cap#; / Parking;						

Comp #:6 Address: Owner Name: Seller Name:	1118 E 115TH ST, LOS AI HERNANDEZ NELLIE RAMIREZ TRISHA	NGELES, CA 90059-163	32	Distance From	n Subject: 0.19 (miles)
APN:	6072-028-011	Map Reference:	58-C5 /	Living Area:	1,148
County:	LOS ANGELES, CA	Census Tract:	2410.01	Total Rooms:	
Subdivision:	12011	Zoning:	LAR1	Bedrooms:	4
Rec Date:	10/31/2017	Prior Rec Date:	05/15/2006	Bath(F/H):	1/
Sale Date:	06/15/2017	Prior Sale Date:	05/02/2006	Yr Built/Eff:	1944 / 1952
Sale Price:	\$280,000	Prior Sale Price:	\$395,000	Air Cond:	
Sale Type:	FULL	Prior Sale Type:	FULL	Style:	
Document #:	1246906	Acres:	0.19	Fireplace:	1
1st Mtg Amt:	\$274,928	Lot Area:	8,399	Pool:	
Total Value:	\$325,000	# of Stories:	1.00	Roof Mat:	inter and
Land Use:	SFR	Park Area/Cap#:	1	Parking:	and a second

Comp #:7				Distance From	m Subject:0.22 (miles)
Address:	815 E 112TH ST, LOS AN	GELES, CA 90059-1542	2		
Owner Name:	CG INTEGRITY INVEST	IENTS INC/GOLDEN EX	CLUSIVE PROPER	TIES	
Seller Name:	NEWELL ESTELLA				
APN:	6072-016-017	Map Reference:	58-C5 /	Living Area:	960
County:	LOS ANGELES, CA	Census Tract:	2409.00	Total Rooms;	
Subdivision:	7137	Zoning:	LAR2	Bedrooms:	2
Rec Date:	01/02/2018	Prior Rec Date:	10/15/1974	Bath(F/H):	1/
Sale Date:	11/03/2017	Prior Sale Date:		Yr Built/Eff;	1925 / 1930
Sale Price:	\$265,000	Prior Sale Price:	\$10,500	Air Cond:	
Sale Type:	FULL	Prior Sale Type:	FULL	Style:	
Document #:	2260	Acres:	0.09	Fireplace:	1
1st Mtg Amt:	\$238,000	Lot Area:	3,874	Pool:	
Total Value:	\$15,580	# of Stories:	1.00	Roof Mat:	
Land Use:	SFR	Park Area/Cap#:	1	Parking:	

.

.

.

Comp #:8				Distance Fror	m Subject:0.24 (miles)
Address:	801 E 112TH ST, LOS AN	GELES, CA 90059-154	2		
Owner Name:	ELMORO HOLDINGS LL	.c			
Seller Name:	JONES EDITH M				
APN:	6072-016-013	Map Reference:	58-C5 /	Living Area:	1,080
County:	LOS ANGELES, CA	Census Tract:	2409.00	Total Rooms:	2
Subdivision:	7137	Zoning:	LAR2	Bedrooms:	2
Rec Date:	02/06/2018	Prior Rec Date:		Bath(F/H):	2/
Sale Date:	12/20/2017	Prior Sale Date:		Yr Built/Eff:	1924 / 1940
Sale Price:	\$263,000	Prior Sale Price:		Air Cond:	YES
Sale Type:	FULL	Prior Sale Type:		Style:	
Document #:	124331	Acres:	0.09	Fireplace:	1
1st Mtg Amt:	\$288,750	Lot Area:	3,874	Pool:	
Total Value:	\$126,141	# of Stories:	1.00	Roof Mat:	
Land Use:	SFR	Park Area/Cap#:	1	Parking:	

http://proclassic.realquest.com/jsp/report.jsp?&client=&action=confirm&type=getreport&recordno=0&reportoptions=0&1529514791899&1529514791899 3/6

				-	
Comp #:9 Address:	800 E 112TH ST 1 00 M			Distance From Provide Provi	om Subject:0.24 (mile
Owner Name:		NGELES, CA 90059-232	ŀ		
Seller Name:		JAN J JK			
APN:	MORGAN PICKS1 LLC 6072-012-009	Man Deferrer		1.1.2	4.000
County:	LOS ANGELES, CA	Map Reference:	58-C5 /	Living Area:	1,060
Subdivision;	3754	Census Tract: Zoning:	2409.00 LAR2	Total Rooms:	
Rec Date:	11/14/2017	Prior Rec Date:	LARZ	Bedrooms:	3
Sale Date:	10/13/2017	Prior Sale Date:		Bath(F/H):	1/
Sale Price:	\$387,000	Prior Sale Price:		Yr Built/Eff:	1946 / 1952
Sale Type:	FULL			Air Cond:	
Document #:	1306354	Prior Sale Type:	0.44	Style:	
1st Mtg Amt:	\$379,990	Acres:	0.14	Fireplace:	1
Total Value:	\$279,000	Lot Area: # of Stories:	6,197	Pool:	
Land Use:	SFR	Park Area/Cap#:	1.00 /	Roof Mat: Parking:	
Comp #: 10 Address:				Distance Fro	m Subject:0.36 (miles
Owner Name: Seller Name:	903 E 109TH ST, LOS AN PINO RAYMOND D/DELF HOWARD LACINDA W				
APN:	6071-016-006	Map Reference:	58-C4 /	Living Area:	959
County:	LOS ANGELES, CA	Census Tract:	2409.00	Total Rooms:	
Subdivision:	6478	Zoning:	LAR2	Bedrooms:	2
Rec Date:	06/06/2018	Prior Rec Date:	01/21/1976	Bath(F/H):	1/
ale Date:	04/06/2018	Prior Sale Date:	01/21/13/0	Yr Built/Eff:	1 / 1939 / 1939
Sale Price:	\$215,000	Prior Sale Price:	\$9,200	Air Cond:	1999 / 1999
Sale Type:	FULL	Prior Sale Type:	FULL		
Document #:	561035	Acres:	0.13	Style:	V / 1
st Mtg Amt:	001000	Acres: Lot Area:	0.13 5.802	Fireplace: Pool:	Y/1
otal Value:	\$280,000	# of Stories:	5,802 1.00	Pool: Roof Mat:	
					ATTACHED
and Use:	SFR	Park Area/Cap#:	1	Parking:	GARAGE
					anna haifige par annan 111 kunn filippennan a new an filippenna door an st
Comp #:11				Distance From	n Subject:0.37 (miles
ddress;	1233 E 109TH ST, LOS A)		
wner Name:	TORRES GREGORIO & N	ARISOL			
eller Name:	RUIZ FIDEL				
PN:	6070-001-023	Map Reference:	58-D4 /	Living Area:	1,017
ounty:	LOS ANGELES, CA	Census Tract:	2420.00	Total Rooms:	5
ubdivision:	8685	Zoning:	LAR2	Bedrooms:	4
ec Date:	03/21/2018	Prior Rec Date:	01/04/2000	Bath(F/H):	1/
ale Date:	01/30/2018	Prior Sale Date:	10/29/1999	Yr Built/Eff:	1956 / 1966
ale Price:	\$283,000	Prior Sale Price:	\$80,000	Air Cond:	
ale Type:	FULL	Prior Sale Type:	FULL	Style:	CONTEMPORARY
ocument #:	271820	Acres:	0.08	Fireplace:	1
	\$277,874	Lot Area:	3,659	Pool:	
otal Value:	\$116,257	# of Stories:	1.00	Roof Mat:	
otal Value:			1.00 /		GARAGE
otal Value: and Use:	\$116,257	# of Stories:		Roof Mat: Parking:	
st Mtg Amt: otal Value: and Use: comp #: 12 ddress:	\$116,257 SFR	# of Stories: Park Area/Cap#:		Roof Mat: Parking:	GARAGE a Subject:0.37 (miles)
otal Value: and Use: omp #: 12 ddress:	\$116,257 SFR 818 E 109TH ST, LOS ANG	# of Stories: Park Area/Cap#: GELES, CA 90059-1016		Roof Mat: Parking:	
otal Value: and Use:	\$116,257 SFR 818 E 109TH ST, LOS ANG SOLORZANO SERGIO M/	# of Stories: Park Area/Cap#: GELES, CA 90059-1016		Roof Mat: Parking:	
otal Value: and Use: omp #: 12 ddress: wner Name: eller Name:	\$116,257 SFR 818 E 109TH ST, LOS ANG	# of Stories: Park Area/Cap#: GELES, CA 90059-1016 ROBLES SONIA L		Roof Mat: Parking: Distance From	
otal Value: and Use: omp #: 12 ddress: wner Name: eller Name: PN:	\$116,257 SFR 818 E 109TH ST, LOS ANG SOLORZANO SERGIO M/ GUERRERO ISABEL 6071-014-020	# of Stories: Park Area/Cap#: GELES, CA 90059-1016	/ 58-C4 /	Roof Mat: Parking: Distance From Living Area:	n Subject: 0.37 (miles)
otal Value: and Use; omp #: 12 ddress: wner Name: eller Name: PN: ounty;	\$116,257 SFR 818 E 109TH ST, LOS ANG SOLORZANO SERGIO M/ GUERRERO ISABEL	# of Stories: Park Area/Cap#: GELES, CA 90059-1016 ROBLES SONIA L Map Reference:	1	Roof Mat: Parking: Distance From Living Area: Total Rooms:	n Subject: 0.37 (miles)
otal Value: and Use: omp #: 12 ddress: wner Name: eller Name: PN: ounty: ubdivision:	\$116,257 SFR 818 E 109TH ST, LOS ANG SOLORZANO SERGIO M/ GUERRERO ISABEL 6071-014-020 LOS ANGELES, CA	# of Stories: Park Area/Cap#: GELES, CA 90059-1016 ROBLES SONIA L Map Reference: Census Tract:	/ 58-C4 / 2409.00	Roof Mat: Parking: Distance From Living Area: Total Rooms: Bedrooms:	n Subject:0.37 (miles) 942
otal Value: and Use: omp #: 12 ddress: wner Name: eller Name: PN: bounty: bdvision: ec Date:	\$116,257 SFR 818 E 109TH ST, LOS ANG SOLORZANO SERGIO M/ GUERRERO ISABEL 6071-014-020 LOS ANGELES, CA 6478	# of Stories: Park Area/Cap#: GELES, CA 90059-1016 ROBLES SONIA L Map Reference: Census Tract: Zoning:	/ 58-C4 / 2409.00 LAR2	Roof Mat: Parking: Distance From Living Area: Total Rooms:	942 3 2 /
otal Value: and Use: oomp #: 12 ddress: wner Name: eller Name: PN: ounty: ubdivision: ec Date: ale Date:	\$116,257 SFR 818 E 109TH ST, LOS ANG SOLORZANO SERGIO M/ GUERRERO ISABEL 6071-014-020 LOS ANGELES, CA 6478 05/24/2018 03/27/2018	# of Stories: Park Area/Cap#: GELES, CA 90059-1016 ROBLES SONIA L Map Reference: Census Tract: Zoning: Prior Rec Date:	/ 58-C4 / 2409.00 LAR2 01/06/2011 10/29/2010	Roof Mat: Parking: Distance From Living Area: Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff:	942 3
otal Value: and Use: ddress: wner Name: eller Name: PN: ounty: ubdivision: ec Date: ale Date: ale Price:	\$116,257 SFR 818 E 109TH ST, LOS ANG SOLORZANO SERGIO M/ GUERRERO ISABEL 6071-014-020 LOS ANGELES, CA 6478 05/24/2018 03/27/2018 \$375,000	# of Stories: Park Area/Cap#: GELES, CA 90059-1016 ROBLES SONIA L Map Reference: Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Price:	/ 58-C4 / 2409.00 LAR2 01/06/2011 10/29/2010 \$207,000	Roof Mat: Parking: Distance From Living Area: Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond:	942 3 2 /
omp #:12 ddress: wner Name: eller Name: PN: buty: bdivision: ec Date: ale Pate: ale Pate: ale Type:	\$116,257 SFR 818 E 109TH ST, LOS ANG SOLORZANO SERGIO M/ GUERRERO ISABEL 6071-014-020 LOS ANGELES, CA 6478 05/24/2018 03/27/2018 \$375,000 FULL	# of Stories: Park Area/Cap#: GELES, CA 90059-1016 ROBLES SONIA L Map Reference: Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Price: Prior Sale Type:	/ 58-C4 / 2409.00 LAR2 01/06/2011 10/29/2010 \$207,000 FULL	Roof Mat: Parking: Distance From Living Area: Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style:	942 3 2 / 1938 / 1962
otal Value: and Use; omp #: 12 ddress: wner Name: PN: ounty: ubdivision: ec Date: ale Price: ale Price: ale Type: ocument #:	\$116,257 SFR 818 E 109TH ST, LOS ANG SOLORZANO SERGIO M/ GUERRERO ISABEL 6071-014-020 LOS ANGELES, CA 6478 05/24/2018 03/27/2018 \$375,000 FULL 516725	# of Stories: Park Area/Cap#: GELES, CA 90059-1016 ROBLES SONIA L Map Reference: Census Tract: Zoning: Prior Rec Date: Prior Rec Date: Prior Sale Date: Prior Sale Price: Prior Sale Type: Acres:	/ 58-C4 / 2409.00 LAR2 01/06/2011 10/29/2010 \$207,000 FULL 0.11	Roof Mat: Parking: Distance From Living Area: Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace:	942 3 2 /
omp #:12 ddress: wner Name: eller Name: PN: ounty: ubdivision: ec Date: ale Date: ale Date: ale Price: ale Type: ocument #: tt Mtg Amt:	\$116,257 SFR 818 E 109TH ST, LOS ANG SOLORZANO SERGIO M/ GUERRERO ISABEL 6071-014-020 LOS ANGELES, CA 6478 05/24/2018 03/27/2018 \$375,000 FULL 516725 \$368,207	# of Stories: Park Area/Cap#: GELES, CA 90059-1016 ROBLES SONIA L Map Reference: Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Date: Prior Sale Price: Prior Sale Price: Prior Sale Type: Acres: Lot Area:	/ 58-C4 / 2409.00 LAR2 01/06/2011 10/29/2010 \$207,000 FULL 0.11 4,857	Roof Mat: Parking: Distance From Living Area: Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace: Pool:	942 3 2 / 1938 / 1962
tal Value: and Use: bornp #: 12 ddress: wher Name: eller Name: eller Name: elle Name: elle Date: ale Date: ale Date: ale Price: ale Price: ale Type: bocument #: t Mig Amt: tal Value:	\$116,257 SFR 818 E 109TH ST, LOS ANG SOLORZANO SERGIO M/ GUERRERO ISABEL 6071-014-020 LOS ANGELES, CA 6478 05/24/2018 03/27/2018 \$375,000 FULL 516725	# of Stories: Park Area/Cap#: GELES, CA 90059-1016 ROBLES SONIA L Map Reference: Census Tract: Zoning: Prior Rec Date: Prior Rec Date: Prior Sale Date: Prior Sale Price: Prior Sale Type: Acres:	/ 58-C4 / 2409.00 LAR2 01/06/2011 10/29/2010 \$207,000 FULL 0.11	Roof Mat: Parking: Distance From Living Area: Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace:	942 3 2 / 1938 / 1962
omp #: 12 ddress: wher Name: eller Name: PN: ounty: ubdivision: ec Date: ale Date: ale Price: ale Price: ale Type: ocument #: it Mtg Amt: tal Value: und Use:	\$116,257 SFR 818 E 109TH ST, LOS ANG SOLORZANO SERGIO M/ GUERRERO ISABEL 6071-014-020 LOS ANGELES, CA 6478 05/24/2018 03/27/2018 \$375,000 FULL 516725 \$368,207 \$228,503	# of Stories: Park Area/Cap#: GELES, CA 90059-1016 ROBLES SONIA L Map Reference: Census Tract: Zoning: Prior Rec Date: Prior Rec Date: Prior Sale Date: Prior Sale Date: Prior Sale Price: Prior Sale Type: Acres: Lot Area: # of Stories:	/ 58-C4 / 2409.00 LAR2 01/06/2011 10/29/2010 \$207,000 FULL 0.11 4,857 1.00	Roof Mat: Parking: Distance From Living Area: Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace: Pool: Roof Mat: Parking:	942 3 2 / 1938 / 1962 /
btal Value: and Use: bomp #:12 ddress: wmer Name: eller Name: PN: bdivision: ec Date: ale Date: ale Date: ale Date: ale Type: ocument #: t Mtg Amt: tal Value: nd Use: bomp #:13 ddress: wner Name:	\$116,257 SFR 818 E 109TH ST, LOS ANG SOLORZANO SERGIO M/ GUERRERO ISABEL 6071-014-020 LOS ANGELES, CA 6478 05/24/2018 03/27/2018 \$375,000 FULL 516725 \$368,207 \$228,503 SFR 1376 E 111TH ST, LOS ANH HORN DAVALE/COOK JAI	# of Stories: Park Area/Cap#: GELES, CA 90059-1016 ROBLES SONIA L Map Reference: Census Tract: Zoning: Prior Sale Date: Prior Sale Date: Prior Sale Date: Prior Sale Price: Prior Sale Type: Acres: Lot Area: # of Stories: Park Area/Cap#: GELES, CA 90059-1128	/ 58-C4 / 2409.00 LAR2 01/06/2011 10/29/2010 \$207,000 FULL 0.11 4,857 1.00	Roof Mat: Parking: Distance From Living Area: Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace: Pool: Roof Mat: Parking:	942 3 2 / 1938 / 1962
omp #:12 ddress: wner Name: eller Name: PN: ounty: ubdivision: ec Date: ale Date: ale Date: ale Price: ale Price: ale Price: ale Type: ocument #: ti Mtg Amt: otal Value: wnet Name: eller Name:	\$116,257 SFR 818 E 109TH ST, LOS ANG SOLORZANO SERGIO M/ GUERRERO ISABEL 6071-014-020 LOS ANGELES, CA 6478 05/24/2018 03/27/2018 \$375,000 FULL 516725 \$368,207 \$228,503 SFR 1376 E 111TH ST, LOS ANG HORN DAVALE/COOK JAI HAWKINS ROLAND	# of Stories: Park Area/Cap#: GELES, CA 90059-1016 ROBLES SONIA L Map Reference: Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Date: Prior Sale Price: Prior Sale Price: Pri	/ 58-C4 / 2409.00 LAR2 01/06/2011 10/29/2010 \$207,000 FULL 0.11 4,857 1.00 /	Roof Mat: Parking: Distance From Living Area: Total Rooms: Bedrooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace: Pool: Roof Mat: Parking: Distance From	942 3 2 / 1938 / 1962 / Subject:0.38 (miles)
omp #:12 ddress: wner Name: eller Name: PN: ounty: ubdivision: ec Date: ale Date: ale Date: ale Price: ale Price: ale Price: ale Type: ocument #: ti Mtg Amt: tial Value: and Use: omp #:13 ddress: wner Name: PN:	\$116,257 SFR 818 E 109TH ST, LOS ANG SOLORZANO SERGIO M/ GUERRERO ISABEL 6071-014-020 LOS ANGELES, CA 6478 05/24/2018 03/27/2018 \$375,000 FULL 516725 \$368,207 \$2228,503 SFR 1376 E 111TH ST, LOS ANA HORN DAVALE/COK JAN HORN DAVALE/COK JAN 6070-011-005	# of Stories: Park Area/Cap#: GELES, CA 90059-1016 ROBLES SONIA L Map Reference: Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Date: Prior Sale Price: Prior Sale Price: Prior Sale Type: Acres: Lot Area: # of Stories: Park Area/Cap#: GELES, CA 90059-1128 NET Map Reference:	/ 58-C4 / 2409.00 LAR2 01/06/2011 10/29/2010 \$207,000 FULL 0.11 4,857 1.00 / 58-D4 /	Roof Mat: Parking: Distance From Living Area: Total Rooms: Bedrooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace: Pool: Roof Mat: Parking: Distance From Living Area:	942 3 2 / 1938 / 1962 /
omp #:12 ddress: wher Name: eller Name: PN: ounty: ubdivision: ec Date: ale Date: ale Date: ale Price: ale Type: ocument #: tot Mtg Amt: tal Value: und Use: omp #:13 ddress: wher Name: PN: ounty:	\$116,257 SFR 818 E 109TH ST, LOS ANG SOLORZANO SERGIO M/ GUERRERO ISABEL 6071-014-020 LOS ANGELES, CA 6478 05/24/2018 03/27/2018 \$375,000 FULL 516725 \$368,207 \$228,503 SFR 1376 E 111TH ST, LOS AN/ HORN DAVALE/COOK JAH HAWKINS ROLAND 6070-011-005 LOS ANGELES, CA	# of Stories: Park Area/Cap#: GELES, CA 90059-1016 ROBLES SONIA L Map Reference: Census Tract: Zoning: Prior Sale Date: Prior Sale Date: Prior Sale Price: Prior Sale Price: Prior Sale Type: Acres: Lot Area: # of Stories: Park Area/Cap#: GELES, CA 90059-1128 NET Map Reference: Census Tract:	/ 58-C4 / 2409.00 LAR2 01/06/2011 10/29/2010 \$207,000 FULL 0.11 4,857 1.00 / 58-D4 / 2426.00	Roof Mat: Parking: Distance From Living Area: Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace: Pool: Roof Mat: Parking: Distance From Living Area: Total Rooms:	942 3 2 / 1938 / 1962 / Subject:0.38 (miles) 1,008
omp #:12 ddress: wmer Name: eller Name: eller Name: PN: ounty: ubdivision: ec Date: ale Date: ale Date: ale Date: ale Type: ocument #: th Mtg Amt: that Value: und Use: Domp #:13 ddress: wner Name: PN: ounty: ubdivision:	\$116,257 SFR 818 E 109TH ST, LOS ANG SOLORZANO SERGIO M/ GUERRERO ISABEL 6071-014-020 LOS ANGELES, CA 6478 05/24/2018 03/27/2018 \$375,000 FULL 516725 \$368,207 \$228,503 SFR 1376 E 111TH ST, LOS AN/ HORN DAVALE/COOK JAI HAWKINS ROLAND 6070-011-005 LOS ANGELES, CA ARLAND TR	# of Stories: Park Area/Cap#: GELES, CA 90059-1016 ROBLES SONIA L Map Reference: Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Price: Prior Sale Price: Prior Sale Price: Prior Sale Price: Prior Sale Type: Acres: Lot Area: # of Stories: Park Area/Cap#: GELES, CA 90059-1128 NET Map Reference: Census Tract: Zoning:	/ 58-C4 / 2409.00 LAR2 01/06/2011 10/29/2010 \$207,000 FULL 0.11 4,857 1.00 / 58-D4 / 2426.00 LAR2	Roof Mat: Parking: Distance From Living Area: Total Rooms: Bedrooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace: Pool: Roof Mat: Parking: Distance From Living Area: Total Rooms: Bedrooms:	942 3 2 / 1938 / 1962 / Subject:0.38 (miles) 1,008 2
omp #:12 ddress: wner Name: eller Name: PN: ounty: ubdivision: ec Date: ale Date: ale Date: ale Price: ale Price: ale Price: ale Price: ale Type: occument #: t Mtg Amt: tal Value: und Use: omp #:13 ddress: wner Name: eller Name: PN: ounty: tbdivision: ec Date:	\$116,257 SFR 818 E 109TH ST, LOS ANG SOLORZANO SERGIO M/ GUERRERO ISABEL 6071-014-020 LOS ANGELES, CA 6478 05/24/2018 03/27/2018 \$375,000 FULL 516725 \$368,207 \$228,503 SFR 1376 E 111TH ST, LOS ANG HORN DAVALE/COOK JAI HAWKINS ROLAND 6070-011-005 LOS ANGELES, CA ARLAND TR 12/12/2017	# of Stories: Park Area/Cap#: GELES, CA 90059-1016 ROBLES SONIA L Map Reference: Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Price: Prior Sale Price: Prior Sale Price: Prior Sale Price: Prior Sale Price: Prior Sale Price: Prior Sale Type: Acres: Lot Area: # of Stories: Park Area/Cap#: GELES, CA 90059-1128 NET Map Reference: Census Tract: Zoning: Prior Rec Date:	/ 58-C4 / 2409.00 LAR2 01/06/2011 10/29/2010 \$207,000 FULL 0.11 4,857 1.00 / 58-D4 / 2426.00 LAR2 01/16/2015	Roof Mat: Parking: Distance From Living Area: Total Rooms: Bedrooms: Bedrooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace: Pool: Roof Mat: Parking: Distance From Living Area: Total Rooms: Bedrooms: Bedrooms: Beth(F/H):	942 3 2 / 1938 / 1962 / Subject:0.38 (miles) 1,008 2 1 /
omp #:12 ddress: wmer Name: eller Name: PN: ounty: ubdivision: ec Date: ale Date: ale Price: ale Price: ale Price: ale Price: ale Amt: tal Value: wmer Name: eller Name: PN: ourp #:13 ddress: wmer Name: eller Name: PN: ourp : bdivision: c Date: ale D	\$116,257 SFR 818 E 109TH ST, LOS ANG SOLORZANO SERGIO M/ GUERRERO ISABEL 6071-014-020 LOS ANGELES, CA 6478 05/24/2018 03/27/2018 \$375,000 FULL 516725 \$368,207 \$228,503 SFR 1376 E 111TH ST, LOS ANG HORN DAVALE/COOK JAI HAWKINS ROLAND 6070-011-005 LOS ANGELES, CA ARLAND TR 12/12/2017 09/26/2017	# of Stories: Park Area/Cap#: GELES, CA 90059-1016 ROBLES SONIA L Map Reference: Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Date: Prior Sale Price: Prior Sale Price: Prior Sale Price: Prior Sale Price: Acres: Lot Area: # of Stories: Park Area/Cap#: GELES, CA 90059-1128 NET Map Reference: Census Tract: Zoning: Prior Rec Date: Prior Sale Date:	/ 58-C4 / 2409.00 LAR2 01/06/2011 10/29/2010 \$207,000 FULL 0.11 4,857 1.00 / 58-D4 / 2426.00 LAR2 01/16/2015 01/06/2015	Roof Mat: Parking: Distance From Living Area: Total Rooms: Bedrooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace: Pool: Roof Mat: Parking: Distance From Living Area: Total Rooms: Bedrooms: Bedrooms: BetricF/H): Yr Built/Eff:	942 3 2 / 1938 / 1962 / Subject:0.38 (miles) 1,008 2
omp #:12 ddress: wmer Name: eller Name: PN: ounty: ubdivision: ec Date: ale Date: ale Price: ale Price: ale Type: ocument #: ti Mtg Amt: tial Value: and Use: omp #:13 ddress: wner Name: PN: ounty: bler Name: PN: ounty: ble Price: PN: bler Price: PN: bler Price: PN: bler Price: PN: bler Price: PN: ble Price: PN: PN: PN: PN: PN: PN: PN: PN	\$116,257 SFR 818 E 109TH ST, LOS ANG SOLORZANO SERGIO M/ GUERRERO ISABEL 6071-014-020 LOS ANGELES, CA 6478 05/24/2018 03/27/2018 \$375,000 FULL 516725 \$368,207 \$2228,503 SFR 1376 E 111TH ST, LOS ANA HORN DAVALE/COK JAH HORN DAVALE/COK JAH HORN DAVALE/COK JAH HORN DAVALE/COK JAH HAWKINS ROLAND 6070-011-005 LOS ANGELES, CA ARLAND TR 12/12/2017 09/26/2017 \$350,000	# of Stories: Park Area/Cap#: GELES, CA 90059-1016 ROBLES SONIA L Map Reference: Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Price: Prior Sale Price: Prior Sale Type: Acres: Lot Area: # of Stories: Park Area/Cap#: GELES, CA 90059-1128 NET Map Reference: Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Date: Prior Sale Price:	/ 58-C4 / 2409.00 LAR2 01/06/2011 10/29/2010 \$207,000 FULL 0.11 4,857 1.00 / 58-D4 / 2426.00 LAR2 01/16/2015 01/06/2015 \$260,000	Roof Mat: Parking: Distance From Living Area: Total Rooms: Bedrooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace: Pool: Roof Mat: Parking: Distance From Living Area: Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond:	942 3 2 / 1938 / 1962 / Subject:0.38 (miles) 1,008 2 1 /
omp #:12 ddress: wher Name: eller Name: PN: ounty: ubdivision: ec Date: ale Date: ale Price: ale Price: ale Type: ocument #: tot Mtg Amt: tal Value: and Use: omp #:13 ddress: wher Name: PN: ounty: tbdivision: ec Date: ale Date: del Price: ble Price: the Price: the Price: the Price: the Price: the Price: the Price:	\$116,257 SFR 818 E 109TH ST, LOS ANG SOLORZANO SERGIO M/ GUERRERO ISABEL 6071-014-020 LOS ANGELES, CA 6478 05/24/2018 03/27/2018 \$375,000 FULL 516725 \$368,207 \$228,503 SFR 1376 E 111TH ST, LOS AN/ HORN DAVALE/COOK JAI HAWKINS ROLAND 6070-011-005 LOS ANGELES, CA ARLAND TR 12/12/2017 09/26/2017 \$350,000 FULL	# of Stories: Park Area/Cap#: GELES, CA 90059-1016 ROBLES SONIA L Map Reference: Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Price: Prior Sale Price: Date Stories: Park Area/Cap#: GELES, CA 90059-1128 NET Map Reference: Census Tract: Zoning: Prior Sale Date: Prior Sale Date: Prior Sale Date: Prior Sale Date: Prior Sale Price: Prior Sale Type:	/ 58-C4 / 2409.00 LAR2 01/06/2011 10/29/2010 \$207,000 FULL 0.11 4,857 1.00 / 58-D4 / 2426.00 LAR2 01/16/2015 01/06/2015 \$260,000 FULL	Roof Mat: Parking: Distance From Living Area: Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace: Pool: Roof Mat: Parking: Distance From Living Area: Total Rooms: Bedrooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style:	942 3 2 / 1938 / 1962 / Subject:0.38 (miles) 1,008 2 1 / 1910 / 1910
otal Value: and Use: ddress: wner Name: eller Name: PN: bdivision: ec Date: ale Date: ale Date: ale Type: ocument #: t Mtg Amt: tal Value: ind Use: omp #:13 ddress: wner Name: PN: bdivision: ec Date: ile Date: ile Date: ile Type: cument #:	\$116,257 SFR 818 E 109TH ST, LOS ANG SOLORZANO SERGIO M/ GUERRERO ISABEL 6071-014-020 LOS ANGELES, CA 6478 05/24/2018 03/27/2018 \$375,000 FULL 516725 \$368,207 \$228,503 SFR 1376 E 111TH ST, LOS AN/ HORN DAVALE/COOK JAI HAWKINS ROLAND 6070-011-005 LOS ANGELES, CA ARLAND TR 12/12/2017 93/26/2017 \$350,000 FULL 1439069	# of Stories: Park Area/Cap#: GELES, CA 90059-1016 ROBLES SONIA L Map Reference: Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Price: Prior Sale Price: Prior Sale Type: Acres: Lot Area: # of Stories: Park Area/Cap#: GELES, CA 90059-1128 NET Map Reference: Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Date: Prior Sale Price: Prior Sale Type: Acres:	/ 58-C4 / 2409.00 LAR2 01/06/2011 10/29/2010 \$207,000 FULL 0.11 4,857 1.00 / 58-D4 / 2426.00 LAR2 01/16/2015 01/06/2015 \$260,000 FULL 0.31	Roof Mat: Parking: Distance From Living Area: Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace: Pool: Roof Mat: Parking: Distance From Living Area: Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace:	942 3 2 / 1938 / 1962 / Subject:0.38 (miles) 1,008 2 1 /
omp #:12 ddress: wmer Name: eller Name: PN: bdivision: ec Date: ale Date: ale Date: ale Price: ale Price: ale Type: ocument #: t Mtg Amt: tal Value: mp #:13 Iddress: wner Name: eller Name: eller Name: eller Name: eller Name: eller Name: bdivision: bdivision: ec Date: ale Date: ale Date: ale Type: cument #: t Mtg Amt: bt Mtg	\$116,257 SFR 818 E 109TH ST, LOS ANG SOLORZANO SERGIO M/ GUERRERO ISABEL 6071-014-020 LOS ANGELES, CA 6478 05/24/2018 03/27/2018 \$375,000 FULL 516725 \$368,207 \$228,503 SFR 1376 E 111TH ST, LOS AN/ HORN DAVALE/COOK JAI HAWKINS ROLAND 6070-011-005 LOS ANGELES, CA ARLAND TR 12/12/2017 09/26/2017 \$350,000 FULL	# of Stories: Park Area/Cap#: GELES, CA 90059-1016 ROBLES SONIA L Map Reference: Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Price: Prior Sale Price: Date Stories: Park Area/Cap#: GELES, CA 90059-1128 NET Map Reference: Census Tract: Zoning: Prior Sale Date: Prior Sale Date: Prior Sale Date: Prior Sale Date: Prior Sale Price: Prior Sale Type:	/ 58-C4 / 2409.00 LAR2 01/06/2011 10/29/2010 \$207,000 FULL 0.11 4,857 1.00 / 58-D4 / 2426.00 LAR2 01/16/2015 01/06/2015 \$260,000 FULL	Roof Mat: Parking: Distance From Living Area: Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace: Pool: Roof Mat: Parking: Distance From Living Area: Total Rooms: Bedrooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style:	942 3 2 / 1938 / 1962 / Subject:0.38 (miles) 1,008 2 1 / 1910 / 1910

.

÷

,

http://proclassic.realquest.com/jsp/report.jsp?&client=&action=confirm&type=getreport&recordno=0&reportoptions=0&1529514791899&1529514791899 4/6

Comp #:14			1111 January 111 J	Distance Fro	Distance From Subject:0.41 (miles	
Address:	861 E 118TH ST, LOS A		5			
Owner Name:	LOAIZA JULIO C/RODR					
Seller Name:	MOSELEY CHARLES IV		/			
APN:	6084-015-012	Map Reference:	58-C5 /	Living Area:	1,018	
County: Subdivision:	LOS ANGELES, CA 12303	Census Tract: Zoning:	2410.02 LAR1	Total Rooms:	3	
Rec Date:	03/07/2018	Prior Rec Date:	06/12/2000	Bedrooms: Bath(F/H):	3	
Sale Date:	02/13/2018	Prior Sale Date:	04/25/2000	Yr Built/Eff:	1944 / 1944	
Sale Price:	\$392,500	Prior Sale Price:	\$115,000	Air Cond:	13447 1344	
Sale Type:	FULL	Prior Sale Type:	FULL	Style:		
Document #:	221488	Acres:	0.13	Fireplace:	1	
1st Mtg Amt:	\$385,390	Lot Area:	5,506	Pool:		
Total Value:	\$165,525	# of Stories:	1.00	Roof Mat:		
Land Use:	SFR	Park Area/Cap#:	1	Parking:		
			(interact			
Comp #: 15 Address:	935 E 449TH CT I OC AN	CELES CA 00050 270	F	Distance Fro	m Subject:0.44 (miles	
Owner Name:	825 E 118TH ST, LOS AN BECERRA JESSICA/FL		5			
Seller Name:	VENTURA JOSE L					
APN:	6084-015-005	Map Reference:	58-C5 /	Living Area:	1,159	
County:	LOS ANGELES, CA	Census Tract:	2410.02	Total Rooms:		
Subdivision:	12303	Zoning:	LAR1	Bedrooms:	3	
Rec Date:	01/19/2018	Prior Rec Date:	12/29/2008	Bath(F/H):	1/	
Sale Date:	11/29/2017	Prior Sale Date:	11/03/2008	Yr Built/Eff:	1944 / 1945	
Sale Price:	\$392,000	Prior Sale Price:	\$250,000	Air Cond:		
Sale Type:	FULL	Prior Sale Type:	FULL	Style:	CONVENTIONAL	
Document #:	60008	Acres:	0.14	Fireplace:	1	
1st Mtg Amt:	\$382,936	Lot Area:	6,068	Pool:		
Total Value: _and Use:	\$277,386 SFR	# of Stories: Park Area/Cap#:	1.00	Roof Mat: Parking:	GARAGE	
and use.	SFR	Fair ArearCap#.			GARAGE	
Comp #:16				Distance From	m Subject:0.44 (miles	
Address:	945 E 118TH PL, LOS AN	IGELES CA 90050-281	2	Distance Fior	n Subject.0.44 (miles	
Dwner Name:	VENEGAS BENJAMIN	IOLLLO, GA 30033-2011	,			
Seller Name:	CHAPARRO NANCY					
APN:	6084-025-009	Map Reference:	58-C5 /	Living Area:	968	
County:	LOS ANGELES, CA	Census Tract:	2410.02	Total Rooms:	5	
Subdivision:	12303	Zoning:	LAR1	Bedrooms:	3	
Rec Date:	10/31/2017	Prior Rec Date:	03/16/2016	Bath(F/H):	17	
Sale Date:	08/17/2017	Prior Sale Date:	03/09/2016	Yr Built/Eff:	1945 / 1955	
Sale Price:	\$390,000	Prior Sale Price:	\$320,000	Air Cond:		
Sale Type:	FULL	Prior Sale Type:	FULL	Style:		
Document #:	1249747	Acres:	0.13	Fireplace:	1	
st Mtg Amt:	\$312,000	Lot Area:	5,557	Pool:		
otal Value: and Use:	\$326,400 SFR	# of Stories: Park Area/Cap#:	1.00 /	Roof Mat: Parking:	GARAGE	
Comp #: 17 Address:	630 E 111TH ST, LOS AN	GELES. CA 90059-1514		Distance From	n Subject:0.45 (miles)	
	CRUZ CELESTINO/BERM					
	OFUSS PROPERTIES !!	.C			1	
Seller Name:	GEVCO PROPERTIES LL		58-C4 /	Living Area:	1,148	
eller Name: PN:	6071-006-013	Map Reference:			6	
eller Name: PN: County:	6071-006-013 LOS ANGELES, CA	Census Tract:	2409.00	Total Rooms:		
eller Name: PN: county: subdivision:	6071-006-013 LOS ANGELES, CA 6478	Census Tract: Zoning:	2409.00 LAR2	Total Rooms: Bedrooms:	2	
Geller Name: PN: County: Subdivision: Rec Date:	6071-006-013 LOS ANGELES, CA 6478 04/19/2018	Census Tract: Zoning: Prior Rec Date:	2409.00	Total Rooms: Bedrooms: Bath(F/H):	2 1/	
eller Name: PN: county: cubdivision: dec Date: cale Date:	6071-006-013 LOS ANGELES, CA 6478 04/19/2018 03/22/2018	Census Tract: Zoning: Prior Rec Date: Prior Sale Date:	2409.00 LAR2 12/18/1985	Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff:	2	
eller Name: PN: county: subdivision: dec Date: ale Date: ale Price:	6071-006-013 LOS ANGELES, CA 6478 04/19/2018 03/22/2018 \$345,000	Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Price:	2409.00 LAR2	Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond:	2 1/	
eller Name: PN: county: ubdivision: dec Date: ale Date: ale Price: ale Type:	6071-006-013 LOS ANGELES, CA 6478 04/19/2018 03/22/2018 \$345,000 FULL	Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Price: Prior Sale Type:	2409.00 LAR2 12/18/1985 \$37,500	Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style:	2 1 / 1910 / 1919	
eller Name: PN: county: ubdivision: ec Date: ale Date: ale Price: ale Type: locument #:	6071-006-013 LOS ANGELES, CA 6478 04/19/2018 03/22/2018 \$345,000 FULL 378655	Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Price: Prior Sale Type: Acres:	2409.00 LAR2 12/18/1985 \$37,500 0.09	Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace:	2 1/	
eller Name: PN: county: ubdivision: tec Date: ale Date: ale Price: ale Type: locument #: st Mtg Amt:	6071-006-013 LOS ANGELES, CA 6478 04/19/2018 03/22/2018 \$345,000 FULL 378655 \$145,000	Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Price: Prior Sale Type: Acres: Lot Area:	2409.00 LAR2 12/18/1985 \$37,500 0.09 3,824	Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace: Pool:	2 1 / 1910 / 1919	
eller Name: PN: ounty: ubdivision: tec Date: ale Date: ale Price: ale Type: ocument #: st Mtg Amt: otal Value:	6071-006-013 LOS ANGELES, CA 6478 04/19/2018 03/22/2018 \$345,000 FULL 378655 \$145,000 \$91,767	Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Price: Prior Sale Type: Acres: Lot Area: # of Stories:	2409.00 LAR2 12/18/1985 \$37,500 0.09 3,824 1.00	Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace: Pool: Roof Mat:	2 1 / 1910 / 1919 /	
eller Name: PN: ounty: ubdivision: ec Date: ale Date: ale Price: ale Type: ocument #: st Mtg Amt: otal Value:	6071-006-013 LOS ANGELES, CA 6478 04/19/2018 03/22/2018 \$345,000 FULL 378655 \$145,000	Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Price: Prior Sale Type: Acres: Lot Area:	2409.00 LAR2 12/18/1985 \$37,500 0.09 3,824	Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace: Pool:	2 1 / 1910 / 1919	
eller Name: PN: Jounty: ubdivision: lec Date: ale Date: ale Price: ale Price: ale Type: ocument #: st Mtg Amt: otal Value: and Use:	6071-006-013 LOS ANGELES, CA 6478 04/19/2018 03/22/2018 \$345,000 FULL 378655 \$145,000 \$91,767	Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Price: Prior Sale Type: Acres: Lot Area: # of Stories:	2409.00 LAR2 12/18/1985 \$37,500 0.09 3,824 1.00	Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace: Pool: Roof Mat: Parking:	2 1 / 1910 / 1919 / ATTACHED GARAGE	
Dwner Name: Seller Name: NeN: Dounty: Subdivision: Rec Date: Sale Date: Sale Date: Sale Type: Document #: st Mtg Amt: otal Value: and Use: Comp #:18 ddraes:	6071-006-013 LOS ANGELES, CA 6478 04/19/2018 03/22/2018 \$345,000 FULL 378655 \$145,000 \$91,767 SFR	Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Price: Prior Sale Type: Acres: Lot Area: # of Stories: Park Area/Cap#:	2409.00 LAR2 12/18/1985 \$37,500 0.09 3,824 1.00 /	Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace: Pool: Roof Mat: Parking:	2 1 / 1910 / 1919 / ATTACHED	
Seller Name: PN: County: Subdivision: tec Date: Sale Date: Sale Price: Sale Price: Sale Type: Document #: st Mtg Amt: otal Value: and Use: Comp #:18 ddress:	6071-006-013 LOS ANGELES, CA 6478 04/19/2018 03/22/2018 \$345,000 FULL 378655 \$145,000 \$91,767 SFR 616 E IMPERIAL HWY, LC	Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Price: Prior Sale Type: Acres: Lot Area: # of Stories: Park Area/Cap#:	2409.00 LAR2 12/18/1985 \$37,500 0.09 3,824 1.00 /	Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace: Pool: Roof Mat: Parking:	2 1 / 1910 / 1919 / ATTACHED GARAGE	
Seller Name: PN: Soundy: Soundy: Soundy: Soundy: Sound:	6071-006-013 LOS ANGELES, CA 6478 04/19/2018 03/22/2018 \$345,000 FULL 378655 \$145,000 \$91,767 SFR 616 E IMPERIAL HWY, LO FELIX LAURA N	Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Price: Prior Sale Price: Prior Sale Type: Acres: Lot Area: # of Stories: Park Area/Cap#:	2409.00 LAR2 12/18/1985 \$37,500 0.09 3,824 1.00 /	Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace: Pool: Roof Mat: Parking:	2 1 / 1910 / 1919 / ATTACHED GARAGE	
Seller Name: NPN: Soundry: Soundr	6071-006-013 LOS ANGELES, CA 6478 04/19/2018 03/22/2018 \$345,000 FULL 378655 \$145,000 \$91,767 SFR 616 E IMPERIAL HWY, LC	Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Price: Prior Sale Price: Prior Sale Type: Acres: Lot Area: # of Stories: Park Area/Cap#:	2409.00 LAR2 12/18/1985 \$37,500 0.09 3,824 1.00 /	Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace: Pool: Roof Mat: Parking:	2 1 / 1910 / 1919 / ATTACHED GARAGE	
Seller Name: APN: Soundivision: Sec Date: Sale Date: Sale Price: Sale Type: Sale Type: Socument #: St Mtg Amt: otal Value: and Use: Comp #:18 ddress: Winer Name: eller Name: PN:	6071-006-013 LOS ANGELES, CA 6478 04/19/2018 03/22/2018 \$345,000 FULL 378655 \$145,000 \$91,767 SFR 616 E IMPERIAL HWY, LO FELIX LAURA N FARIAS RAFAEL & MARI	Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Price: Prior Sale Price: Prior Sale Type: Acres: Lot Area: # of Stories: Park Area/Cap#:	2409.00 LAR2 12/18/1985 \$37,500 0.09 3,824 1.00 /	Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace: Pool: Roof Mat: Parking: Distance From	2 1/ 1910 / 1919 / ATTACHED GARAGE a Subject:0.47 (miles)	
Seller Name: PN: County: Subdivision: Rec Date: Sale Date: Sale Price: Sale Price: Sale Price: Sale Ant: Oocument #: st Mtg Amt: otal Value: and Use: Comp #:18 ddress: Dwner Name:	6071-006-013 LOS ANGELES, CA 6478 04/19/2018 03/22/2018 \$345,000 FULL 378655 \$145,000 \$91,767 SFR 616 E IMPERIAL HWY, LC FELIX LAURA N FARIAS RAFAEL & MARI 6072-004-004	Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Price: Prior Sale Price: Prior Sale Type: Acres: Lot Area: # of Stories: Park Area/Cap#: DS ANGELES, CA 90055 ANA I Map Reference:	2409.00 LAR2 12/18/1985 \$37,500 0.09 3,824 1.00 /	Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace: Pool: Roof Mat: Parking: Distance From Living Area:	2 1/ 1910 / 1919 / ATTACHED GARAGE a Subject:0.47 (miles)	
Seller Name: NPN: County: Subdivision: Rec Date: Sale Date: Sale Price: Sale Type: Document #: st Mtg Amt: otal Value: and Use: Comp #:18 ddress: owner Name: eller Name: PN: county:	6071-006-013 LOS ANGELES, CA 6478 04/19/2018 03/22/2018 \$345,000 FULL 378655 \$145,000 \$91,767 SFR 616 E IMPERIAL HWY, LC FELIX LAURA N FARIAS RAFAEL & MARI 6072-004-004 LOS ANGELES, CA	Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Price: Prior Sale Price: Acres: Lot Area: # of Stories: Park Area/Cap#: OS ANGELES, CA 90055 ANA I Map Reference: Census Tract:	2409.00 LAR2 12/18/1985 \$37,500 0.09 3,824 1.00 / -2325 58-C5 / 2410.01	Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace: Pool: Roof Mat: Parking: Distance From Living Area: Total Rooms:	2 1 / 1910 / 1919 / ATTACHED GARAGE Subject:0.47 (miles) 1,008	
Seller Name: PN: County: Subdivision: Sec Date: Sale Date: Sale Date: Sale Price: Sale Type: Socument #: st Mtg Amt: otal Value: and Use: Somp #:18 ddress: Wher Name: eller Name: PN: Sounty: ubdivision:	6071-006-013 LOS ANGELES, CA 6478 04/19/2018 03/22/2018 \$345,000 FULL 378655 \$145,000 \$91,767 SFR 616 E IMPERIAL HWY, LO FELIX LAURA N FARIAS RAFAEL & MARI 6072-004-004 LOS ANGELES, CA 3754	Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Price: Prior Sale Price: Prior Sale Type: Acres: Lot Area: # of Stories: Park Area/Cap#: SANGELES, CA 90055 ANA I Map Reference: Census Tract: Zoning:	2409.00 LAR2 12/18/1985 \$37,500 0.09 3,824 1.00 / -2325 58-C5 / 2410.01 LARD2	Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace: Pool: Roof Mat: Parking: Distance From Living Area: Total Rooms: Bedrooms:	2 1/ 1910/1919 / ATTACHED GARAGE a Subject:0.47 (miles) 1,008 3	
eller Name: PN: Jounty: Joudivision: Lec Date: Lale Date: Lale Date: Lale Price: Lale Price: Lale Price: Lale Type: Locument #: st Mtg Amt: otal Value: and Use: Domp #:18 ddress: wher Name: eller Name: PN: ounty: ubdivision: ec Date: ale Dat	6071-006-013 LOS ANGELES, CA 6478 04/19/2018 03/22/2018 \$345,000 FULL 378655 \$145,000 \$91,767 SFR 616 E IMPERIAL HWY, LO FELIX LAURA N FARIAS RAFAEL & MARI 6072-004-004 LOS ANGELES, CA 3754 10/16/2017	Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Price: Prior Sale Price: Prior Sale Type: Acres: Lot Area: # of Stories: Park Area/Cap#: SANGELES, CA 90055 ANA I Map Reference: Census Tract: Zoning: Prior Rec Date:	2409.00 LAR2 12/18/1985 \$37,500 0.09 3,824 1.00 / 	Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace: Pool: Roof Mat: Parking: Distance From Living Area: Total Rooms: Bedrooms: Beth(F/H):	2 1/ 1910 / 1919 / ATTACHED GARAGE a Subject:0.47 (miles) 1,008 3 2 /	
Seller Name: PN: Soundy: Soundy: Soundy: Soundy: Soundy: Sound Price: Sound Price: Sound Price: Sound Price: Sound Value: and Use: Sound F: Sound F: So	6071-006-013 LOS ANGELES, CA 6478 04/19/2018 03/22/2018 \$345,000 FULL 378655 \$145,000 \$91,767 SFR 616 E IMPERIAL HWY, LO FELIX LAURA N FARIAS RAFAEL & MARI 6072-004-004 LOS ANGELES, CA 3754 10/16/2017 09/19/2017	Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Price: Prior Sale Price: Acres: Lot Area: # of Stories: Park Area/Cap#: OS ANGELES, CA 90055 ANA I Map Reference: Census Tract: Zoning: Prior Rec Date: Prior Sale Price: Prior Sale Type:	2409.00 LAR2 12/18/1985 \$37,500 0.09 3,824 1.00 / / -2325 58-C5 / 2410.01 LARD2 03/01/2010 12/10/2009 \$130,000 FULL	Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace: Pool: Roof Mat: Parking: Distance From Living Area: Total Rooms: Bedrooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style:	2 1/ 1910 / 1919 / ATTACHED GARAGE subject:0.47 (miles) 1,008 3 2 / 1924 / 1940 CONVENTIONAL	
Seller Name: PN: County: Subdivision: Sec Date: Sale Date: Sale Date: Sale Price: Sale Type: Socument #: st Mtg Amt: otal Value: and Use: Comp #:18 ddress: Wher Name: eller Name: PN: Soundy: ubdivision: sec Date: ale Date: ale Price: ale Price: ale Price: ocument #:	6071-006-013 LOS ANGELES, CA 6478 04/19/2018 03/22/2018 \$345,000 FULL 378655 \$145,000 \$91,767 SFR 616 E IMPERIAL HWY, LO FELIX LAURA N FARIAS RAFAEL & MARI 6072-004-004 LOS ANGELES, CA 3754 10/16/2017 09/19/2017 \$330,000 FULL 1183421	Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Drice: Prior Sale Price: Prior Sale Type: Acres: Lot Area: # of Stories: Park Area/Cap#: SANGELES, CA 90055 ANA I Map Reference: Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Price: Prior Sale Price: Prior Sale Type: Acres:	2409.00 LAR2 12/18/1985 \$37,500 0.09 3,824 1.00 / 	Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace: Pool: Roof Mat: Parking: Distance From Living Area: Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace:	2 1/ 1910 / 1919 / ATTACHED GARAGE subject:0.47 (miles) 1,008 3 2 / 1924 / 1940	
eller Name: PN: County: Sounty: Sounty: Sounty: Sounty: Sounty: Sount ate: Sound Price: Sound Price: Sound Value: Sound Value: So	6071-006-013 LOS ANGELES, CA 6478 04/19/2018 03/22/2018 \$345,000 FULL 378655 \$145,000 \$91,767 SFR 616 E IMPERIAL HWY, LO FELIX LAURA N FARIAS RAFAEL & MARI 6072-004-004 LOS ANGELES, CA 3754 10/16/2017 09/19/2017 \$330,000 FULL	Census Tract: Zoning: Prior Rec Date: Prior Sale Date: Prior Sale Price: Prior Sale Price: Acres: Lot Area: # of Stories: Park Area/Cap#: OS ANGELES, CA 90055 ANA I Map Reference: Census Tract: Zoning: Prior Rec Date: Prior Sale Price: Prior Sale Type:	2409.00 LAR2 12/18/1985 \$37,500 0.09 3,824 1.00 /	Total Rooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style: Fireplace: Pool: Roof Mat: Parking: Distance From Living Area: Total Rooms: Bedrooms: Bedrooms: Bath(F/H): Yr Built/Eff: Air Cond: Style:	2 1/ 1910 / 1919 / ATTACHED GARAGE subject:0.47 (miles) 1,008 3 2 / 1924 / 1940 CONVENTIONAL	

http://proclassic.realquest.com/jsp/report.jsp?&client=&action=confirm&type=getreport&recordno=0&reportoptions=0&1529514791899&1529514791899 5/6

i

.

,

#:19			Distance From Subject:0.48 (miles)	
810 E 118TH ST, LOS ANGELES, CA 90059-2706				
HERNANDEZ ARTURO JR	2			
BROWN WILLIAM J & JOYCE M				
6084-016-022	Map Reference:	58-C5 /	Living Area:	1,003
LOS ANGELES, CA	Census Tract:	2410.02	Total Rooms:	
12303	Zoning:	LAR1	Bedrooms:	3
03/01/2018	Prior Rec Date:	01/27/1986	Bath(F/H):	1/
01/12/2018	Prior Sale Date:	01/1986	Yr Built/Eff:	1944 / 1944
\$381,000	Prior Sale Price:	\$45,000	Air Cond:	
FULL	Prior Sale Type:	FULL	Style:	
203149	Acres:	0.13	Fireplace:	1
\$361,950	Lot Area:	5,838	Pool:	
\$38,481	# of Stories:	1.00	Roof Mat:	
SFR	Park Area/Cap#:	1	Parking:	
	HERNANDEZ ARTURO JR BROWN WILLIAM J & JOY 6084-016-022 LOS ANGELES, CA 12303 03/01/2018 01/12/2018 \$381,000 FULL 203149 \$361,950 \$38,481	HERNANDEZ ARTURO JR BROWN WILLIAM J & JOYCE M 6084-016-022 Map Reference: LOS ANGELES, CA Census Tract: 12303 Zoning: 03/01/2018 Prior Rec Date: 01/12/2018 Prior Sale Date: \$381,000 Prior Sale Price: FULL Prior Sale Type: 203149 Acres: \$361,950 Lot Area: \$38,481 # of Stories:	HERNANDEZ ARTURO JR BROWN WILLIAM J & JOYCE M 6084-016-022 Map Reference: 58-C5 / LOS ANGELES, CA Census Tract: 2410.02 12303 Zoning: LAR1 03/01/2018 Prior Rec Date: 01/27/1986 01/12/2018 Prior Sale Date: 01/1986 \$381,000 Prior Sale Price: \$45,000 FULL Prior Sale Type: FULL 203149 Acres: 0.13 \$361,950 Lot Area: 5,838 \$38,481 # of Stories: 1.00	810 E 118TH ST, LOS ANGELES, CA 90059-2706HERNANDEZ ARTURO JRBROWN WILLIAM J & JOYCE M6084-016-022Map Reference:58-C5 /Living Area:LOS ANGELES, CACensus Tract:2410.02Total Rooms:12303Zoning:LAR1Bedrooms:03/01/2018Prior Rec Date:01/27/1986Bath(F/H):01/12/2018Prior Sale Date:01/1986Yr Built/Eff:\$381,000Prior Sale Price:\$45,000Air Cond:FULLPrior Sale Type:FULLStyle:203149Acres:0.13Fireplace:\$361,950Lot Area:5,838Pool:\$38,481# of Stories:1.00Roof Mat:

Comp #:20				Distance From	m Subject:0.49 (miles)
Address:	1139 E 107TH ST, LOS ANGELES, CA 90002-3412				
Owner Name:	GASTELU HECTOR H				
Seller Name:	MORGAN PICKS TWO L	LC			******
APN:	6051-013-012	Map Reference:	58-C4 /	Living Area:	946
County:	LOS ANGELES, CA	Census Tract:	2408.00	Total Rooms:	6
Subdivision:	6478	Zoning:	LAR1	Bedrooms:	4
Rec Date:	11/27/2017	Prior Rec Date:	11/21/1989	Bath(F/H):	1/
Sale Date:	11/03/2017	Prior Sale Date:	08/1989	Yr Built/Eff:	1927 / 1927
Sale Price:	\$400,000	Prior Sale Price:	\$80,000	Air Cond:	
Sale Type:	FULL	Prior Sale Type:	FULL	Style:	CONVENTIONAL
Document #:	1359630	Acres:	0.12	Fireplace:	1
1st Mtg Amt:	\$392,755	Lot Area:	5,198	Pool:	
Total Value:	\$126,788	# of Stories:	1.00	Roof Mat:	COMPOSITION SHINGLE
Land Use:	SFR	Park Area/Cap#:	/1	Parking:	PARKING AVAIL

http://proclassic.realquest.com/jsp/report.jsp?&client=&action=confirm&type=getreport&recordno=0&reportoptions=0&1529514791899&1529514791899 6/6

EXHIBIT D

ASSIGNED INSPECTOR: **KEITH EDGEHILL D** JOB ADDRESS: **958 EAST 112TH STREET, LOS ANGELES, CA** ASSESSORS PARCEL NO. (APN): **6027-023-008**

Date: June 25, 2018

CASE#: 778645 ORDER NO: A-4531880

EFFECTIVE DATE OF ORDER TO COMPLY: November 15, 2017 COMPLIANCE EXPECTED DATE: December 15, 2017 DATE COMPLIANCE OBTAINED: No Compliance to Date

LIST OF IDENTIFIED CODE VIOLATIONS (ORDER TO COMPLY)

VIOLATIONS:

25

SEE ATTACHED ORDER # A-4531880

Level .					
© BOARD OF BUILDING AND SAFETY ♥ COMMISSIONERS	CITY OF LOS ANGEL	ES DEPARTMENT OF BUILDING AND SAFETY 201 NORTH FIGUEROA STREET			
VAN AMBATIELOS	N. A.V. Zto	LOS ANGELES, CA 90012			
(_) PRESIDENT E. FELICIA BRANNON VICE-PRESIDENT		FRANK M. BUSH GENERAL MANAGER			
(.) JOSELYN GEAGA-ROSENTHAL					
N GEORGE HOVAGUIMIAN JAVIER NUNEZ	ERIC GARCETTI	OSAMA YOUNAN, P.E. EXECUTIVE OFFICER			
	MAYOR				
- ' ORD	ER TO COMPLY AND NOTICE	OF FEE			
ζΠ					
NGUZMAN, JOSE M AND REGIN()958 E 112TH ST	by regular mail, postage prepaid	CASE #: 778645 ORDER #: A-4531880			
LOS ANGELES, CA 90059	to the addressee on this day,	EFFECTIVE DATE: November 15, 2017			
ω	NOV 0 3 2017	COMPLIANCE DATE: December 15, 2017			
OWNER OF SITE ADDRESS: 958 E 112TH ST					
ASSESSORS PARCEL NO .: 6072-023-0 ZONE: R2; Two Family Zone	Initialed by				
An inspection has revealed that the property (Site Address) listed above is in violation of the Los Angeles Municipal Code (L.A.M.C.) sections listed below. You are hereby ordered to correct the violation(s) and contact the inspector listed in the signature block at the end of this document for a compliance inspection by the compliance date listed above. FURTHER, THE CODE VIOLATION INSPECTION FEE (C.V.I.F) OF \$ 356.16 (\$336 fee plus a six percent Systems Development Surcharge of \$20.16) WILL BE BILLED TO THE PROPERTY OWNER. The invoice/notice will be sent to the owner as it appears on the last equalized assessment roll. Section 98.0421 L.A.M.C.					
A LATE CHARGE OF TWO (2) TIMES THE	VITHIN 30 DAYS OF THE INVOICE DATE OF THE C.V.I.F. PLUS A 50 PERCENT COLLECTION FEE charge and collection fee, shall also pay interest. I	FOR A TOTAL OF \$1,176.00.			
The inspection has revealed that the property is in violation of the Los Angeles Municipal Code as follows: VIOLATION(S):					
1. Parking in the required front yard in a residential zone.					
You are therefore ordered to:	You are therefore ordered to: Discontinue the parking of vehicles in the required front yard of the R2 zone.				
Code Section(s) in Violation:	Code Section(s) in Violation: 12.21A.1(a), 12.21A.6(a), and 12.21C.1(g) of the L.A.M.C.				
2. Failure to provide or maintain the required off street parking.					
You are therefore ordered to:	Provide and/or maintain the required off street pa	arking.			
Code Section(s) in Violation:	iolation: 12.21A.1.(a), and 12.21A.4.(m) of the L.A.M.C.				
Comments:	Vehicle parked oblong against the driveway is block	ocking access to parking.			
3. Rubbish, garbage, trash and o	debris on the premises.				
You are therefore ordered to:	 Remove the rubbish, garbage, trash and debris Maintain the premises in a clean and sanitary of 				
As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate on the basis of disability and, upon request, will provide reasonable accommodation to ensure equal access to its programs, services and activities.					
CODE ENFORCEMENT BUREAU					
5LA (D) DBS For routine City business and non-emergency services: Call 3-1-1 www.ladbs.org Page 1 of 2					
DEPARTMENT OF BUILDING AND SAFETY WWW.ladbs.org Page 1 of 2					

•

Code Section(s) in Violation: 91.8104, 91.8104.2, 91.103.1, 12.21A.1.(a) of the L.A.M.C.

15 (\cdot)

in min \odot

NON-COMPLIANCE FEE WARNING:

YOU ARE IN VIOLATION OF THE L.A.M.C. IT IS YOUR RESPONSIBILITY TO CORRECT THE VIOLATION (S) 1-mil (a) AND CONTACT THE INSPECTOR LISTED BELOW TO ARRANGE FOR A COMPLIANCE INSPECTION BEFORE THE NON-COMPLIANCE FEE IS IMPOSED. Failure to correct the violations and arrange for the compliance

- N inspection within 15 days from the Compliance Date, will result in imposition of the fee noted below.
- \odot

In addition to the C.V.I.F. noted above, a proposed noncompliance fee in the amount of \$660.00 may be imposed for failure to comply with the order within 15 days after the compliance date specified in the order or unless an appeal or request for slight I modification is filed within 15 days of the compliance date.

If an appeal or request for slight modification is not filed within 15 days of the compliance date or extensions granted therefrom, the determination of the department to impose and collect a non-compliance fee shall be final. Section 98.0411 L.A.M.C. N

() NOTE: FAILURE TO PAY THE NON -COMPLIANCE FEE WITHIN 30 DAYS AFTER THE DATE OF MAILING THE INVOICE, MAY RESULT IN A LATE CHARGE OF TWO (2) TIMES THE NON-COMPLIANCE FEE PLUS A

- 13 50 PERCENT COLLECTION FEE FOR A TOTAL OF \$2,310.00.
- 00 Any person who fails to pay the non-compliance fee, late charge and collection fee shall also pay interest. Interest shall be calculated at the rate of one percent per month.

PENALTY WARNING:

Any person who violates or causes or permits another person to violate any provision of the Los Angeles Municipal Code (L.A.M.C.) is guilty of a misdemeanor which is punishable by a fine of not more than \$1000.00 and/or six (6) months imprisonment for each violation. Section 11.00 (m) L.A.M.C.

APPEAL PROCEDURES:

There is an appeal procedure established in this city whereby the Department of Building and Safety and the Board of Building and Safety Commissioners have the authority to hear and determine err or abuse of discretion, or requests for slight modification of the requirements contained in this order when appropriate fees have been paid. Section 98.0403.1 and 98.0403.2 L.A.M.C.

If you have any questions or require any additional information please feel free to contact me at (310)732-4533. Office hours are 7:00 a.m. to 3:30 p.m. Monday through Thursday.

Inspector :

KEITH EDGHILL 638 S. BEACON ST #276 LOS ANGELES, CA 90731 (310)732-4533

eith.Edghill@lacity.org

Date: October 13, 2017

As a covered entity under Title II of the Americans with Disabilities Act, the City of Los Angeles does not discriminate on the basis of disability and, upon request, will provide reasonable accommodation to ensure equal access to its programs, services and activities.



CODE ENFORCEMENT BUREAU For routine City business and non-emergency services: Call 3-1-1

www.ladbs.org