

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

OSAMA YOUNAN, P.E.

GENERAL MANAGER

SUPERINTENDENT OF BUILDING

JOHN WEIGHT

EXECUTIVE OFFICER

February 07, 2025

Council District # 2

Case #: 970110

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

JOB ADDRESS: 10936 W OTSEGO ST

CONTRACT NO.: B138088-3 C141028-1 C141028-2 C141028-3 C135857-3 C144906 B138088-2 C142032  
D139992-2 D139992-3

Pursuant to the provisions of Section 91.8903 and Section 91.8904, Los Angeles Municipal Code the Department of Building and Safety has caused the barricading of all openings, cleaning of the lot, fencing of the lot and demolition of the building(s) at the above address in the City of Los Angeles. The cost of barricading the subject building(s) was \$5,219.20. The cost of cleaning the subject lot was \$4,762.50. The cost of fencing the subject lot was \$8,714.05. The cost of demolishing the subject building(s) was \$59,903.20.

It is proposed that a lien for the total amount of **\$78,628.95** be recorded against the real property upon which the services were rendered. The official report, in duplicate, as required in connection with this matter is submitted for your consideration.

It is requested that the Honorable Council designate the time and place, when and where protest can be heard concerning this matter, as set forth in Section 91.8906 of the Los Angeles Municipal Code and Section 7.35.3, Los Angeles Administrative Code.

OSAMA YOUNAN, P.E.  
GENERAL MANAGER  
SUPERINTENDENT OF BUILDING

Shawn Eshbach, Principal Inspector  
Lien Review

## REPORT OF ABATE OF A PUBLIC NUISANCE

On September 20, 2022 pursuant to the authority granted by Section 91.8903 and 91.8904 of the Los Angeles Municipal Code, the Department of Building and Safety ordered the owners or other parties in interest within thirty days(30) days to remove the accumulation of trash, debris, vehicle parts, rubbish, excessive vegetation or other similar conditions, fence the lot, and demolish and remove or repair the building(s) on the parcel on the parcel located at **10936 W OTSEGO ST** , within the limits of the City of Los Angeles, State of California, being more particularly described as follows: *See Attached Title Report for Legal Description*

The owners or other parties in interest of the above described property having failed to comply with the time prescribed by Ordinance, the Department solicited bids, awarded a contract and caused said abatement of nuisance as follows:

<u>Work Description</u>	<u>Work Order No.</u>	<u>Date Completed</u>	<u>Cost</u>
BARRICADE	B4748	February 03, 2023	\$401.52
BARRICADE	B4785	April 04, 2023	\$2,542.96
BARRICADE	B4839	August 03, 2023	\$1,338.40
BARRICADE	B4855	September 27, 2023	\$535.36
BARRICADE	B4896	December 13, 2023	\$400.96
CLEAN	C4863	August 10, 2023	\$2,887.50
CLEAN	C4897	September 25, 2023	\$300.00
CLEAN	C4940	May 02, 2024	\$525.00
CLEAN	C4942	May 02, 2024	\$1,050.00
DEMOLITION	D1502	October 16, 2024	\$57,523.20
DEMOLITION/ASBESTOS REPORT	D1493		\$2,380.00
FENCE	F4531		\$1,266.72
FENCE	F4575		\$2,934.62
FENCE	F4367	August 08, 2023	\$965.89
FENCE	F4386	October 05, 2023	\$380.02
FENCE	F4450	January 16, 2024	\$633.36
FENCE	F4475	March 01, 2024	\$1,266.72
FENCE	F4494	May 01, 2024	\$1,266.72
			\$78,598.95

Title report costs were as follows:

<u>Title Search</u>	<u>Work Order No.</u>	<u>Amount</u>
FULL	T18320	\$30.00
		\$30.00

Pursuant to the authority granted by Section 91.8906 of the Los Angeles Municipal Code and Section 7.35.3 of the Los Angeles Administrative Code, it is proposed that a lien for the sum of \$56,157.94 plus applicable fees and charges, plus the Cost of Title Search(es) on the subject lot was \$30.00 for a total of **\$78,628.95**, be recorded against said property.

Please see attached for the names and addresses of owners entitled to notice. Also attached is a statement of the fair market value of this property including all encumbrances of record on the property as of the date of this report.

This official report, in duplicate, as set forth in Section 91.8906 of the Los Angeles Municipal Code and Section 7.35.3 of the Los Angeles Administrative Code is submitted for your consideration.

DATED: February 07, 2025

OSAMA YOUNAN, P.E.  
GENERAL MANAGER  
SUPERINTENDENT OF BUILDING

Report and lien confirmed by  
City Council on:

Shawn Eshbach, Principal Inspector  
Lien Review

ATTEST: HOLLY WOLCOTT  
CITY CLERK

BY  
DEPUTY

February 06, 2025

CASE #: 970110

ASSIGNED INSPECTOR: GLEN RAND  
JOB ADDRESS: 10936 W OTSEGO ST  
ASSESSORS PARCEL NO.: 2419-003-023

Last Full Title: 02/05/2025

Last Update Title:

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**LIST OF OWNERS AND INTERESTED PARTIES**

1 HALEKAKIS, NICK J  
PO BOX 570155  
TARZANA, CA 91354-0155

Capacity: OWNER

2 PNC MORTGAGE  
3232 NEWMARK DRIVE  
MIAMISBURG, OH 45342

Capacity: INTERESTED PARTY



1649 BUCKINGHAM RD.  
LOS ANGELES, CA 90019  
Phone 310-943-9235 [latitle@in2-res.com](mailto:latitle@in2-res.com)

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## ***Property Title Report***

***Work Order No. T18320***  
***Dated as of: 02/04/2025***

***Prepared for: City of Los Angeles***

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### ***SCHEDULE A***

***(Reported Property Information)***

***APN #: 2419-003-023***

***Property Address: 10936 W OTSEGO ST    City: Los Angeles    County: Los Angeles***

### **VESTING INFORMATION**

***Type of Document: INTERSPOUSAL TRANSFER DEED***

***Grantee : NICK J. HALEKAKIS***

***Grantor : MEGAN T. LORICK HALEKAKIS AND NICK JOHN HALEKAKIS***

***Deed Date : 09/13/2023                      Recorded : 09/18/2023***

***Instr No. : 23-0622234***

***MAILING ADDRESS: NICK J. HALEKAKIS***  
***PO BOX 570155, TARZANA, CA 91357-0155***

### ***SCHEDULE B***

#### **LEGAL DESCRIPTION**

***Lot Number: 72 Tract No: 7274 Brief Description: TRACT NO 7274 LOT 72***

#### **MORTGAGES/LIENS**

***Type of Document: ASSIGNMENT OF DEED OF TRUST***

***Recording Date: 03/20/2019                      Document #: 19-0244862***

***Loan Amount: \$424,000***

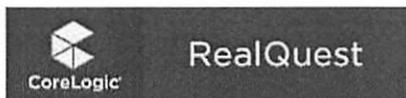
***Lender Name: PNC MORTGAGE***

***Borrowers Name: NICK J. HALEKAKIS***

***MAILING ADDRESS: PNC MORTGAGE***  
***3232 NEWMARK DRIVE MIAMISBURG, OH 45342***

# Property Detail Report

For Property Located At :  
**10936 OTSEGO ST, NORTH HOLLYWOOD, CA 91601-3934**



**Owner Information**

Owner Name: **HALEKAKIS NICK J**  
 Mailing Address: **PO BOX 570155, TARZANA CA 91357-0155 B002**  
 Vesting Codes: **MM // SE**

**Location Information**

Legal Description:	<b>TRACT NO 7274 LOT 72</b>		
County:	<b>LOS ANGELES, CA</b>	APN:	<b>2419-003-023</b>
Census Tract / Block:	<b>1255.01 / 1</b>	Alternate APN:	
Township-Range-Sect:		Subdivision:	<b>7274</b>
Legal Book/Page:	<b>90-40</b>	Map Reference:	<b>23-E2 /</b>
Legal Lot:	<b>72</b>	Tract #:	<b>7274</b>
Legal Block:		School District:	<b>LOS ANGELES</b>
Market Area:	<b>NHO</b>	School District Name:	<b>LOS ANGELES</b>
Neighbor Code:		Munic/Township:	<b>LOS ANGELES</b>

**Owner Transfer Information**

Recording/Sale Date:	<b>09/18/2023 / 09/13/2023</b>	Deed Type:	<b>INTERSPOUSAL DEED TRANSFER</b>
Sale Price:		1st Mtg Document #:	
Document #:	<b>622234</b>		

**Last Market Sale Information**

Recording/Sale Date:	<b>02/17/1987 / 12/1986</b>	1st Mtg Amount/Type:	<b>\$120,800 / CONV</b>
Sale Price:	<b>\$151,000</b>	1st Mtg Int. Rate/Type:	<b>/</b>
Sale Type:	<b>FULL</b>	1st Mtg Document #:	<b>235740</b>
Document #:	<b>235739</b>	2nd Mtg Amount/Type:	<b>\$7,700 / PRIVATE PARTY</b>
Deed Type:	<b>GRANT DEED</b>	2nd Mtg Int. Rate/Type:	<b>/</b>
Transfer Document #:		Price Per SqFt:	<b>\$106.41</b>
New Construction:		Multi/Split Sale:	
Title Company:			
Lender:	<b>SEARS MTG CORP</b>		
Seller Name:	<b>JIMENEZ MICHAEL A</b>		

**Prior Sale Information**

Prior Rec/Sale Date:	<b>05/26/1983 /</b>	Prior Lender:	
Prior Sale Price:	<b>\$118,000</b>	Prior 1st Mtg Amt/Type:	<b>\$116,000 / VA</b>
Prior Doc Number:	<b>594720</b>	Prior 1st Mtg Rate/Type:	<b>/</b>
Prior Deed Type:	<b>DEED (REG)</b>		

**Property Characteristics**

Gross Area:		Parking Type:	<b>ATTACHED GARAGE</b>	Construction:	<b>FRAME</b>
Living Area:	<b>1,419</b>	Garage Area:		Heat Type:	<b>HEATED</b>
Tot Adj Area:		Garage Capacity:		Exterior wall:	<b>STUCCO</b>
Above Grade:		Parking Spaces:	<b>2</b>	Porch Type:	
Total Rooms:	<b>6</b>	Basement Area:		Patio Type:	
Bedrooms:	<b>3</b>	Finish Bsmnt Area:		Pool:	
Bath(F/H):	<b>2 /</b>	Basement Type:		Air Cond:	
Year Built / Eff:	<b>1927 / 1927</b>	Roof Type:		Style:	<b>CONVENTIONAL</b>
Fireplace:	<b>Y / 1</b>	Foundation:	<b>RAISED</b>	Quality:	<b>AVERAGE</b>
# of Stories:	<b>1</b>	Roof Material:	<b>ROLL COMPOSITION</b>	Condition:	<b>POOR</b>
Other Improvements:	<b>FENCE;ADDITION</b>				

**Site Information**

Zoning:	<b>LAR3</b>	Acres:	<b>0.13</b>	County Use:	<b>SINGLE FAMILY RESID (0100)</b>
Lot Area:	<b>5,807</b>	Lot Width/Depth:	<b>43 x 135</b>	State Use:	
Land Use:	<b>SFR</b>	Res/Comm Units:	<b>1 /</b>	Water Type:	<b>PUBLIC</b>
Site Influence:				Sewer Type:	<b>TYPE UNKNOWN</b>

**Tax Information**

Total Value:	<b>\$288,992</b>	Assessed Year:	<b>2024</b>	Property Tax:	<b>\$23,963.91</b>
Land Value:	<b>\$124,397</b>	Improved %:	<b>57%</b>	Tax Area:	<b>13</b>
Improvement Value:	<b>\$164,595</b>	Tax Year:	<b>2024</b>	Tax Exemption:	
Total Taxable Value:	<b>\$288,992</b>				

# Comparable Sales Report

For Property Located At



**10936 OTSEGO ST, NORTH HOLLYWOOD, CA 91601-3934**

7 Comparable(s) Selected.

Report Date: 02/03/2025

### Summary Statistics:

	Subject	Low	High	Average
Sale Price	\$151,000	\$915,000	\$1,430,000	\$1,206,286
Bldg/Living Area	1,419	1,332	1,563	1,486
Price/Sqft	\$106.41	\$585.79	\$1,053.02	\$817.70
Year Built	1927	1928	2018	1949
Lot Area	5,807	933	8,001	5,834
Bedrooms	3	2	3	3
Bathrooms/Restrooms	2	1	4	2
Stories	1.00	1.00	1.00	1.00
Total Value	\$288,992	\$496,061	\$1,365,000	\$782,892
Distance From Subject	0.00	0.19	0.41	0.33

\*= user supplied for search only

Comp #:1		Distance From Subject:0.19 (miles)	
Address:	10810 HESBY ST, NORTH HOLLYWOOD, CA 91601-4605		
Owner Name:	POINT VIEW CO LLC		
Seller Name:	HAZZARD FAMILY TRUST		
APN:	2419-005-013	Map Reference:	23-E2 /
County:	LOS ANGELES, CA	Census Tract:	1255.01
Subdivision:	7274	Zoning:	LARD1.5
Rec Date:	10/08/2024	Prior Rec Date:	06/30/1989
Sale Date:	09/30/2024	Prior Sale Date:	06/1989
Sale Price:	\$929,000	Prior Sale Price:	\$285,000
Sale Type:	FULL	Prior Sale Type:	FULL
Document #:	686247	Acres:	0.12
1st Mtg Amt:		Lot Area:	5,397
Total Value:	\$524,310	# of Stories:	1
Land Use:	SFR	Park Area/Cap#:	/
			Living Area: 1,494
			Total Rooms: 5
			Bedrooms: 2
			Bath(F/H): 1 /
			Yr Built/Eff: 1928 / 1928
			Air Cond: CENTRAL
			Style: CONVENTIONAL
			Fireplace: /
			Pool:
			Roof Mat: ROLL
			COMPOSITION
			Parking: PARKING AVAIL

Comp #:2		Distance From Subject:0.28 (miles)	
Address:	4825 CRANER AVE, NORTH HOLLYWOOD, CA 91601-4649		
Owner Name:	LAM TRUNG/LAU RACHAEL		
Seller Name:	AGAN MARY		
APN:	2421-014-046	Map Reference:	/
County:	LOS ANGELES, CA	Census Tract:	1255.02
Subdivision:		Zoning:	LAR3
Rec Date:	09/27/2024	Prior Rec Date:	02/16/2022
Sale Date:	08/19/2024	Prior Sale Date:	01/20/2022
Sale Price:	\$915,000	Prior Sale Price:	\$1,125,000
Sale Type:	FULL	Prior Sale Type:	FULL
Document #:	661385	Acres:	0.02
1st Mtg Amt:	\$766,500	Lot Area:	933
Total Value:	\$1,170,449	# of Stories:	
Land Use:	SFR	Park Area/Cap#:	/
			Living Area: 1,562
			Total Rooms:
			Bedrooms: 3
			Bath(F/H): 4 /
			Yr Built/Eff: 2018 / 2018
			Air Cond: CENTRAL
			Style:
			Fireplace: /
			Pool:
			Roof Mat:
			Parking:

Comp #:3		Distance From Subject:0.33 (miles)	
Address:	4912 DENNY AVE, NORTH HOLLYWOOD, CA 91601-4737		
Owner Name:	YAP ALLISON L/LONDON RYAN		

<b>Seller Name: OLEARY KARLA J FAMILY TRUST</b>			
<b>APN:</b>	<b>2421-003-016</b>	<b>Map Reference:</b>	<b>23-F2 /</b>
<b>County:</b>	<b>LOS ANGELES, CA</b>	<b>Census Tract:</b>	<b>1255.01</b>
<b>Subdivision:</b>	<b>8</b>	<b>Zoning:</b>	<b>LAR1</b>
<b>Rec Date:</b>	<b>07/19/2024</b>	<b>Prior Rec Date:</b>	<b>11/20/1990</b>
<b>Sale Date:</b>	<b>06/25/2024</b>	<b>Prior Sale Date:</b>	<b>10/1990</b>
<b>Sale Price:</b>	<b>\$1,300,000</b>	<b>Prior Sale Price:</b>	<b>\$285,000</b>
<b>Sale Type:</b>	<b>FULL</b>	<b>Prior Sale Type:</b>	<b>FULL</b>
<b>Document #:</b>	<b>480266</b>	<b>Acres:</b>	<b>0.15</b>
<b>1st Mtg Amt:</b>	<b>\$1,040,000</b>	<b>Lot Area:</b>	<b>6,751</b>
<b>Total Value:</b>	<b>\$503,949</b>	<b># of Stories:</b>	<b>1</b>
<b>Land Use:</b>	<b>SFR</b>	<b>Park Area/Cap#:</b>	<b>/</b>
		<b>Living Area:</b>	<b>1,556</b>
		<b>Total Rooms:</b>	<b>7</b>
		<b>Bedrooms:</b>	<b>3</b>
		<b>Bath(F/H):</b>	<b>2 /</b>
		<b>Yr Built/Eff:</b>	<b>1946 / 1950</b>
		<b>Air Cond:</b>	<b>CONVENTIONAL</b>
		<b>Fireplace:</b>	<b>Y / 1</b>
		<b>Pool:</b>	<b>POOL</b>
		<b>Roof Mat:</b>	<b>COMPOSITION SHINGLE</b>
		<b>Parking:</b>	<b>ATTACHED GARAGE</b>

<b>Comp #:4</b>		<b>Distance From Subject:0.34 (miles)</b>	
<b>Address: 5054 CARTWRIGHT AVE, NORTH HOLLYWOOD, CA 91601-4013</b>			
<b>Owner Name: YI BENJAMIN</b>			
<b>Seller Name: TURNER SARAH</b>			
<b>APN:</b>	<b>2419-014-002</b>	<b>Map Reference:</b>	<b>23-F2 /</b>
<b>County:</b>	<b>LOS ANGELES, CA</b>	<b>Census Tract:</b>	<b>1255.01</b>
<b>Subdivision:</b>	<b>1</b>	<b>Zoning:</b>	<b>LAR1</b>
<b>Rec Date:</b>	<b>09/23/2024</b>	<b>Prior Rec Date:</b>	<b>06/03/2013</b>
<b>Sale Date:</b>	<b>09/11/2024</b>	<b>Prior Sale Date:</b>	<b>05/08/2013</b>
<b>Sale Price:</b>	<b>\$1,210,000</b>	<b>Prior Sale Price:</b>	<b>\$649,000</b>
<b>Sale Type:</b>	<b>FULL</b>	<b>Prior Sale Type:</b>	<b>FULL</b>
<b>Document #:</b>	<b>645809</b>	<b>Acres:</b>	<b>0.14</b>
<b>1st Mtg Amt:</b>		<b>Lot Area:</b>	<b>6,253</b>
<b>Total Value:</b>	<b>\$783,515</b>	<b># of Stories:</b>	<b>1</b>
<b>Land Use:</b>	<b>SFR</b>	<b>Park Area/Cap#:</b>	<b>/</b>
		<b>Living Area:</b>	<b>1,332</b>
		<b>Total Rooms:</b>	<b>6</b>
		<b>Bedrooms:</b>	<b>3</b>
		<b>Bath(F/H):</b>	<b>2 /</b>
		<b>Yr Built/Eff:</b>	<b>1938 / 1958</b>
		<b>Air Cond:</b>	<b>CENTRAL</b>
		<b>Style:</b>	<b>CONVENTIONAL</b>
		<b>Fireplace:</b>	<b>Y / 1</b>
		<b>Pool:</b>	<b>POOL</b>
		<b>Roof Mat:</b>	<b>COMPOSITION SHINGLE</b>
		<b>Parking:</b>	<b>PARKING AVAIL</b>

<b>Comp #:5</b>		<b>Distance From Subject:0.38 (miles)</b>	
<b>Address: 4912 CARTWRIGHT AVE, NORTH HOLLYWOOD, CA 91601-4727</b>			
<b>Owner Name: FESTEKJIAN ARTOUN</b>			
<b>Seller Name: TELENKO AUSTIN &amp; MARIDETH</b>			
<b>APN:</b>	<b>2421-002-015</b>	<b>Map Reference:</b>	<b>23-F2 /</b>
<b>County:</b>	<b>LOS ANGELES, CA</b>	<b>Census Tract:</b>	<b>1255.01</b>
<b>Subdivision:</b>	<b>8</b>	<b>Zoning:</b>	<b>LAR1</b>
<b>Rec Date:</b>	<b>01/06/2025</b>	<b>Prior Rec Date:</b>	<b>10/31/2023</b>
<b>Sale Date:</b>	<b>11/15/2024</b>	<b>Prior Sale Date:</b>	<b>10/10/2023</b>
<b>Sale Price:</b>	<b>\$1,430,000</b>	<b>Prior Sale Price:</b>	<b>\$1,365,000</b>
<b>Sale Type:</b>	<b>FULL</b>	<b>Prior Sale Type:</b>	<b>FULL</b>
<b>Document #:</b>	<b>7259</b>	<b>Acres:</b>	<b>0.15</b>
<b>1st Mtg Amt:</b>		<b>Lot Area:</b>	<b>6,751</b>
<b>Total Value:</b>	<b>\$1,365,000</b>	<b># of Stories:</b>	<b>1</b>
<b>Land Use:</b>	<b>SFR</b>	<b>Park Area/Cap#:</b>	<b>/</b>
		<b>Living Area:</b>	<b>1,555</b>
		<b>Total Rooms:</b>	<b>6</b>
		<b>Bedrooms:</b>	<b>3</b>
		<b>Bath(F/H):</b>	<b>2 /</b>
		<b>Yr Built/Eff:</b>	<b>1941 / 1941</b>
		<b>Air Cond:</b>	<b>CONVENTIONAL</b>
		<b>Fireplace:</b>	<b>Y / 1</b>
		<b>Pool:</b>	<b>POOL</b>
		<b>Roof Mat:</b>	<b>COMPOSITION SHINGLE</b>
		<b>Parking:</b>	<b>PARKING AVAIL</b>

<b>Comp #:6</b>		<b>Distance From Subject:0.39 (miles)</b>	
<b>Address: 4908 CARTWRIGHT AVE, NORTH HOLLYWOOD, CA 91601-4727</b>			
<b>Owner Name: CYRUS MICAH</b>			
<b>Seller Name: LEON MONICA</b>			
<b>APN:</b>	<b>2421-002-016</b>	<b>Map Reference:</b>	<b>23-F2 /</b>
<b>County:</b>	<b>LOS ANGELES, CA</b>	<b>Census Tract:</b>	<b>1255.01</b>
<b>Subdivision:</b>	<b>8</b>	<b>Zoning:</b>	<b>LAR1</b>
<b>Rec Date:</b>	<b>12/06/2024</b>	<b>Prior Rec Date:</b>	<b>08/06/1997</b>
<b>Sale Date:</b>	<b>11/26/2024</b>	<b>Prior Sale Date:</b>	
<b>Sale Price:</b>	<b>\$1,250,000</b>	<b>Prior Sale Price:</b>	<b>\$181,000</b>
<b>Sale Type:</b>	<b>FULL</b>	<b>Prior Sale Type:</b>	<b>FULL</b>
<b>Document #:</b>	<b>860660</b>	<b>Acres:</b>	<b>0.15</b>
<b>1st Mtg Amt:</b>	<b>\$1,062,500</b>	<b>Lot Area:</b>	<b>6,751</b>
<b>Total Value:</b>	<b>\$496,061</b>	<b># of Stories:</b>	<b>1</b>
<b>Land Use:</b>	<b>SFR</b>	<b>Park Area/Cap#:</b>	<b>/</b>
		<b>Living Area:</b>	<b>1,563</b>
		<b>Total Rooms:</b>	<b>5</b>
		<b>Bedrooms:</b>	<b>2</b>
		<b>Bath(F/H):</b>	<b>2 /</b>
		<b>Yr Built/Eff:</b>	<b>1949 / 1952</b>
		<b>Air Cond:</b>	<b>CENTRAL</b>
		<b>Style:</b>	<b>CONVENTIONAL</b>
		<b>Fireplace:</b>	<b>Y / 1</b>
		<b>Pool:</b>	<b>POOL</b>
		<b>Roof Mat:</b>	<b>COMPOSITION SHINGLE</b>
		<b>Parking:</b>	<b>PARKING AVAIL</b>

Comp #:	7	Distance From Subject:		0.41 (miles)	
Address:	5120 WILLOWCREST AVE, NORTH HOLLYWOOD, CA 91601-4051				
Owner Name:	KRIEGER ETHEL				
Seller Name:	FLUCK JASON S				
APN:	2419-016-024	Map Reference:	23-F2 /	Living Area:	1,339
County:	LOS ANGELES, CA	Census Tract:	1255.01	Total Rooms:	6
Subdivision:	9732	Zoning:	LAR1	Bedrooms:	3
Rec Date:	01/16/2025	Prior Rec Date:	09/13/2013	Bath(F/H):	1 /
Sale Date:	12/18/2024	Prior Sale Date:	08/29/2013	Yr Built/Eff:	1929 / 1929
Sale Price:	\$1,410,000	Prior Sale Price:	\$530,000	Air Cond:	
Sale Type:	FULL	Prior Sale Type:	FULL	Style:	CONVENTIONAL
Document #:	32772	Acres:	0.18	Fireplace:	Y / 1
1st Mtg Amt:	\$1,198,500	Lot Area:	8,001	Pool:	
Total Value:	\$636,959	# of Stories:	1	Roof Mat:	ROLL COMPOSITION
Land Use:	SFR	Park Area/Cap#:	/	Parking:	PARKING AVAIL

## Foreclosure Activity Report

For Property Located At

10936 OTSEGO ST, NORTH HOLLYWOOD, CA 91601-3934



RealQuest

### Foreclosure Activity Report is not available

10936 OTSEGO ST NORTH HOLLYWOOD CA 91601

The selected property does not contain active foreclosure information. This could mean the data is not available or an activity that needs to occur for this report to capture, has not occurred.

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