

CURRENT OWNER				TOPO TYPE		UTILITY		STREET		LOCATION		CURRENT ASSESSMENT																			
BORGHI DENO H JR 1035 EAST COVINA HILLS RD COVINA CA 91724												Description RES LAND		Code 132		Appraised 8500		Assessed 8,500		1006 EAST LONGMEADOW											
				TOPO WET		EASEMENT		TRAFFIC		CORNER																					
				DRAINAGE				VIEW		COMMUNITY																					
				SUPPLEMENTAL DATA																											
Alt Prcl ID SP Permit Chapter Land OC Dates In+Ex FY Mailed				Received NIA Field 8 Field 9 Field 10 Assoc Pid#																											
GIS ID F_375763_2854059												Total		8,500		8,500															
RECORD OF OWNERSHIP				BK-VOL/PAGE		SALE DATE		Q/U		V/I		SALE PRICE		VC		PREVIOUS ASSESSMENTS (HISTORY)															
BORGHI DENO H JR BORGHI				06387 02292		0358 0596		02-11-1987 02-12-1954		U U		I I		1 0		1A		Year		Code		Assessed		Year		Code		Assessed			
																		2024		132		8,500		2023		132		7,800			
																												7,100			
																Total		8,500		Total		7,800		Total		7,100					
EXEMPTIONS						OTHER ASSESSMENTS										This signature acknowledges a visit by a Data Collector or Assessor															
Year		Code		Description				Amount		Code		Description				YEAR		Amount		Comm Int											
				Total																											
ASSESSING NEIGHBORHOOD																APPRAISED VALUE SUMMARY															
Nbhd				Nbhd Name								Tracing				Batch				Appraised BLDG. Value (Card) Appraised Xf (B) Value (Bldg) Appraised Ob (B) Value (Bldg) Appraised Land Value (Bldg) Special Land Value Total Appraised Parcel Value Valuation Method Adjustment Net Total Appraised Parcel Value											
0001												132				MF															
NOTES																															
BUILDING PERMIT RECORD																VISIT / CHANGE HISTORY															
Permit Id		Issue Date		Type		Description				Amount		Insp Date		% Comp		Date Comp		Comments		Date		Type		Is		Id		Cd		Purpose/Result	
																				05-02-1980						500		14		INSPECTED	
LAND LINE VALUATION SECTION																															
B	Use Co	Description		Zone		D	Fronta	Depth	Land Units		Unit Price	I. Fact	S.A.	Ac Di	C. Fact	St. Idx	Adj	Notes		Special Pricing				Size A		Adj Unit Pric		Land Value			
1	132	UNDEV		RC					14,700		SF	7.69	0.760	3	LAND	0.10	MF	1.00			0		1.000		0.58		8,500				
Total Card Land Units									0.34		AC	Parcel Total Land Area: 0.34				Total Land Value										8,500					

NELSON ST

Vision ID 2505

Account # 2548

Map ID 2C/ 45/ 299/ /

Bldg # 1

Bldg Name
Sec # 1 of 1

Card # 1 of 1

State Use 132
Print Date 11/21/2024 9:20:18 A

CONSTRUCTION DETAIL							CONSTRUCTION DETAIL (CONTINUED)																			
Element		Cd	Description				Element		Cd	Description																
Style		99	VACANT				Central Vac																			
Model		00	VACANT				Basement Floor																			
Grade							Bsmt Garage																			
Stories							Units																			
Foundation							MIXED USE																			
Exterior Wall 1							Code		Description			Percentage														
Exterior Wall 2							132		UNDEV			100														
Roof Structure												0														
Roof Cover												0														
Interior Wall 1							COST / MARKET VALUATION																			
Interior Wall 2							Adj Base Rate					1														
Interior Floor 1							RCN																			
Interior Floor 2							Net Other Adj																			
Heat Fuel							Year Built																			
Heat Type							Effective Year Built								No Sketch											
AC Type							Depreciation Code																			
Bedrooms							Remodel Rating																			
Full Baths							Year Remodeled																			
Half Baths							Depreciation %																			
Extra Fixtures							Functional Obsol																			
Total Rooms							External Obsol																			
Bath Style							Cost Trend Factor																			
Half Bath Style							Condition																			
Kitchens							% Complete																			
Kitchen Style							Overall % Condition																			
Extra Kitchens							RCNLD																			
Extra Kitchen St							Dep % Ovr																			
FBM Sqft							Dep Ovr Comment																			
FBM Quality							Misc Imp Ovr																			
FIN ATC Sqft							Misc Imp Ovr Comment																			
FIN ATC Quality							Cost to Cure Ovr																			
Fireplaces							Cost to Cure Ovr Comment																			
WS Flues																										
OB - OUTBUILDING & YARD ITEMS(L) / XF - BUILDING EXTRA FEATURES(B)																										
Code	Description	Su	Sub Type	Lan	Units	Unit Price	Yr Blt	%	Dep.	Cond	Gra	Qual	Apprais Va													
BUILDING SUB-AREA SUMMARY SECTION																										
Subarea	Description					Living	Gross	Eff Area	Unit Cost	Undeprec Value																
Ttl Gross Liv / Lease Area						0	0																			