

Summary

AIN: 2542-006-008

Situs Address:
10315 WHEATLAND AVE
LOS ANGELES CA 91040-1247

Use Type: Single Family Residence
Parcel Type: Regular Fee Parcel
Tax Rate Area: 00013

Parcel Status: ACTIVE
Create Date:
Delete Date:
Tax Status: CURRENT
Year Defaulted:
Exemption: Homeowners'

Identifies the parcel's assessment category.

Building (0101) & Land Overview

Use Code: 0100	# of Units: 1	Year Built: 1947
Design Type: 0110	Beds/Baths: 2/1	Effective Year: 1947
Quality Class: C45B	Building SqFt: 1,104	Land SqFt: 57,100



(<https://maps.assessor.lacounty.gov/GeoCortex/Essentials/val=2542-006>)
Parcel Map
(<https://maps.assessor.lacounty.gov/GeoCortex/Essentials/PAISval=2542-006>) / Map Index
(<https://maps.assessor.lacounty.gov/GeoCortex/Essentials/PAISval=2542-NDX>)

	2024 Roll Preparation	2023 Current Roll	RC	Year	1987 Base Value
\$	73,672 \$	72,228	T	1987	\$ 38,500
\$	136,837 \$	134,154	T	1987	\$ 71,500
\$	210,509 \$	206,382			\$ 110,000

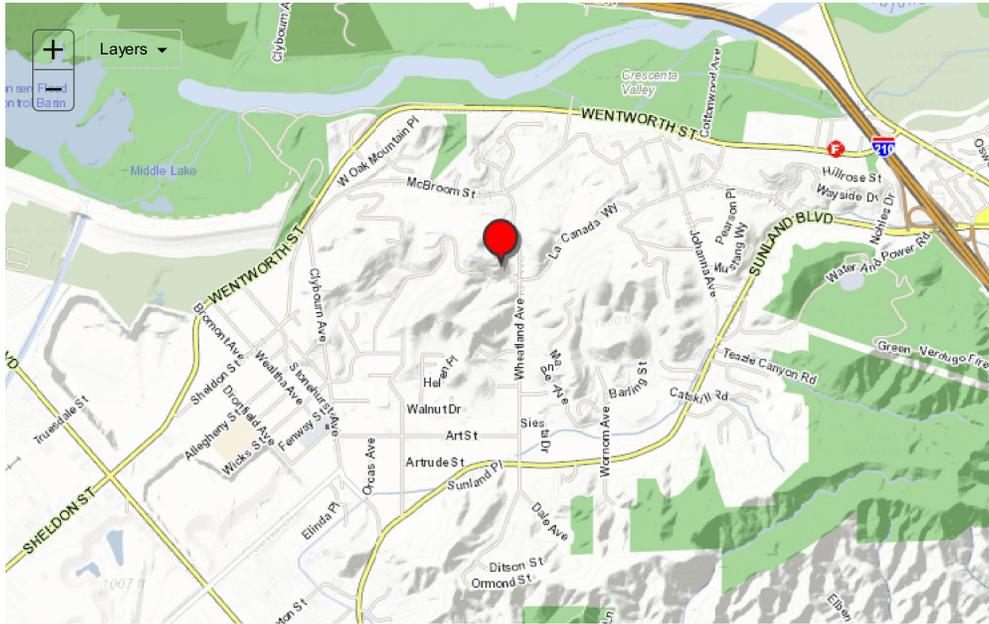
Assessor's Responsible Division

District: North District Office
Region: 03
Cluster: 03134 PACOIMA EAST

North District Office (<https://maps.google.com/?q=13800+Balboa+Blvd.+Sylmar%2C+CA+91342>)
13800 Balboa Blvd.
Sylmar, CA 91342

Phone: (818) 833-6000
Toll Free: 1 (888) 807-2111
M-F 7:30 am to 5:00 pm

Please set a location or search for an address.



▼ Building and Land Characteristics

Land Information

Use Code = 0100 (Single Family Residence)

Total SqFt (GIS):	0	Sewers:	Yes	Corner Lot:	No	Zoning:	(Refer Issuing Agency)
Total SqFt (PDB):	57,100	Flight Path:	No	Golf Front:	No	Code Split:	No
Usable SqFt:	16,000	X-Traffic:	No	Horse Lot:	Yes	Impairment:	None

Acres: **Freeway:** No **View:** None
Land W' x D': 100 x 571

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 10315 WHEATLAND AVE LOS ANGELES CA 91040-1247

Legal Description (for assessment purposes):
 HANSEN HEIGHTS 1.31 ACS COM N 0°04' E 560.86 FT FROM SE COR OF LOT 37 TH N 0°04' E 100 FT WITH A UNIFORM DEPTH OF 570.59 FT N 89°54' W PART OF LOT 37

Use Code: 0100 (Single Family Residence)
 0 = Residential
 1 = Single Family Residence
 0 = Open
 0 = Unused or Unknown Code (No Meaning)

Building Information

SUBPART: 0101 **# of Units:** 1 **Year Built:** 1947 **RCN Other:** \$ 2,110
Design Type: 0110 **Beds/Baths:** 2/1 **Effective Year:** 1947 **RCN Other Treated:** \$ 10,590
Quality Class: C45B **Building SqFt:** 1,104 **Depreciation:** RJ70 / / 0 **Year Change:** 1978

Design Type: 0110
 0 = Residential
 1 = Single Family Residence
 1 = Floor or Wall Heat
 0 = Unused or Unknown Code (No Meaning)

SUMMARY: *Total* **# of Units:** 1
Beds/Baths: 2/1
Building SqFt: 1,104
Avg SqFt/Unit: 1,104

▼ **Events History**

Ownership () Parcel Change ()

Show Re-Assessable Only:

Recording Date	Seq. #	Re-Assessed	# Parcels	%	Ver. Code	DTT Sale Price	Assessed Value
05/04/1987	50	Yes	3	00%-0	M	\$ 210,002	\$ 110,000
08/16/1977	50	Yes	2	00%-0	2	\$ 9	\$ 0

▼ **Assessment History**

Show All: Hide Inactive Rolls:

Showing 1 to 10 of 44 entries.

Bill Number	Bill Type	Bill Status	Date to Auditor	Recording Date	Total Value	Land Value	Improvement Value
224-PSEG				05/04/1987	\$ 210,509	\$ 73,672	\$ 136,837
2230000	R	A	07/12/2023	05/04/1987	\$ 206,382	\$ 72,228	\$ 134,154

Bill Number	Bill Type	Bill Status	Date to Auditor	Recording Date	Total Value	Land Value	Improvement Value
2220000	R	A	07/26/2022	05/04/1987	\$ 202,336	\$ 70,812	\$ 131,524
2210000	R	A	07/06/2021	05/04/1987	\$ 198,370	\$ 69,424	\$ 128,946
2200000	R	A	07/06/2020	05/04/1987	\$ 196,337	\$ 68,713	\$ 127,624
2190000	R	A	07/01/2019	05/04/1987	\$ 192,488	\$ 67,366	\$ 125,122
2180000	R	A	07/19/2018	05/04/1987	\$ 188,715	\$ 66,046	\$ 122,669
2170000	R	A	06/26/2017	05/04/1987	\$ 185,015	\$ 64,751	\$ 120,264
2160000	R	A	07/05/2016	05/04/1987	\$ 181,388	\$ 63,482	\$ 117,906
2150000	R	A	06/23/2015	05/04/1987	\$ 178,664	\$ 62,529	\$ 116,135