



# Real Estate Reports

**Property:**  
**444 W 10Th St**  
**Pomona, CA 91766**  
**APN: 8341-019-019**

Data deemed reliable, but not guaranteed.  
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## Property Details

Marquez Elsie; Elsie Marquez Trust  
444 W 10Th St, Pomona, CA 91766

APN: 8341-019-019  
Los Angeles County

### Owner Information

Primary Owner: **MARQUEZ ELSIE; ELSIE  
MARQUEZ TRUST**

Secondary Owner:

Mail Address: **444 W 10TH ST  
POMONA CA 91766**

Site Address: **444 W 10TH ST  
POMONA CA 91766**

Assessor Parcel Number: **8341-019-019**

Census Tract: **4025.02**

Housing Tract Number:

Lot Number: **2**

Legal description: **Lot: 2 Block: 135 Abbreviated Description: LOT:2 BLK:135 POMONA LOT 2 BLK 135**

### Sale Information

Sale Date:

Document #:

Sale Amount: **N/A**

Seller:

Sale Type:

Cost/SF: **N/A**

### Assessment & Tax Information

Assessed Value: **\$57,721**

Land Value: **\$14,336**

Imp. Value: **\$43,385**

Homeowner **H**  
Exemption:

% Improvement: **75.16%**

Tax Amount: **\$910.41**

Tax Status: **Delinquent: 2017**

Tax Year: **2017**

Tax Rate Area: **7-792**

Tax Account ID:

### Property Characteristics

Bedrooms: **2**

Year Built: **1913**

Pool:

Bathrooms: **1**

Square Feet: **888 SF**

Lot Size: **7,876 SF**

Partial Baths:

Number of Units: **1**

No of Stories:

Total Rooms:

Garage:

Fire Place:

Property Type: **Single Family Residential Properties**

Building Style:

Owner  
Exclusions:

Use Code: **Single Family Residential**

Zoning: **POR31000\***



# Transaction History

Marquez Elsie; Elsie Marquez Trust  
444 W 10Th St, Pomona, CA 91766

APN: 8341-019-019  
Los Angeles County

## Prior Transfer

Recording Date: **07/22/2015**

Price: **N/A**

First TD: **N/A**

Mortgage Doc #:

Lender Name:

Buyer Name: **MARQUEZ, ELSIE; ELSIE MARQUEZ LIVING TRUST**

Buyer Vesting: **Living Trust**

Seller Name: **MARQUEZ, ELSIE**

Legal description: **Lot: 2 Block: 135 Map Ref: MR3 PG90&91**

City/Muni/Twp: **POMONA**

Document #: **15-0890268 BK-PG -**

Document Type: **Intra-family Transfer Or  
Dissolution**

Type of Sale: **Price As "0", "None", "No  
Consideration"**

Interest Rate:

## Prior Transfer

Recording Date: **08/07/1984**

Price: **N/A**

First TD: **N/A**

Mortgage Doc #:

Lender Name:

Buyer Name:

Buyer Vesting:

Seller Name:

Legal description: **Lot: 2 Block: 135**

Abbreviated Description: **POMONA LOT 2 BLK 135**

Document #: **1984-0945406 BK-PG -**

Document Type:

Type of Sale:

Interest Rate:



## Comparables

Marquez Elsie; Elsie Marquez Trust  
444 W 10Th St, Pomona, CA 91766

APN: 8341-019-019  
Los Angeles County

### Quick View

No.	Address	Date	Price	S/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool	Proxim.
<b>Subject Property</b>		<b>07/22/2015</b>	<b>N/A</b>	<b>N/A</b>	<b>888</b>	<b>/2/1</b>	<b>1913</b>	<b>7,876 SF</b>		
1	935 S MAIN ST	01/19/2018	\$217,000	\$346	626	/2/1	1924	3,285 SF		.10 Mi.
2	410 W 12TH ST	12/12/2017	\$348,000	\$240	1,449	/2/2	1940	6,532 SF		.13 Mi.
3	818 W 10TH ST	10/20/2017	\$375,000	\$359	1,042	/3/1	1950	5,959 SF		.23 Mi.
4	1333 S GIBBS ST	09/07/2017	\$235,500	\$283	832	/2/1	1941	10,287 SF		.38 Mi.
5	862 S GORDON ST	08/11/2017	\$190,000	\$158	1,201	/3/2	1894	3,555 SF		.11 Mi.
6	274 E 11TH ST	06/06/2017	\$185,000	\$175	1,056	/2/1	1916	6,991 SF		.32 Mi.
7	1295 S THOMAS ST	05/26/2017	\$315,000	\$301	1,045	/3/1	1895	4,265 SF		.21 Mi.
8	514 W 11TH ST	02/03/2017	\$295,000	\$257	1,145	/2/1	1885			.08 Mi.
9	555 W 10TH ST	01/13/2017	\$315,000	\$386	816	/2/1	1948	5,969 SF		.08 Mi.
10	819 W 11TH ST	12/28/2016	\$299,000	\$236	1,266	/3/1	1906	5,886 SF		.23 Mi.
11	160 W 11TH ST	12/22/2016	\$289,000	\$385	750	/2/1	1908	6,542 SF		.18 Mi.
12	230 E GRAND AVE	12/01/2016	\$429,000	\$199	2,150	/4/3	1946	7,445 SF	Yes	.36 Mi.
13	361 W GRAND AVE	11/04/2016	\$310,000	\$375	825	/2/1	1895	12,777 SF		.16 Mi.
14	1160 S PARK AVE	10/27/2016	\$389,000	\$256	1,514	/3/3	2016			.08 Mi.
15	235 W GRAND AVE	10/17/2016	\$250,000	\$348	718	/2/2	1948	2,538 SF		.20 Mi.

## Detailed View

No.	Address	Date	Price	S/SF	Bld/Area	RM/BR/Bth	YB	Lot Area	Pool	Proxim.
<b>Subject Property</b>										
		07/22/2015	N/A	N/A	888	/2/1	1913	7,876 SF		
1	<b>935 S MAIN ST POMONA, CA 91766-3226</b>	01/19/2018	\$217,000	\$346	626	/2/1	1924	3,285 SF		.10 Mi.
APN: 8341-017-035 Document #: 18-0061083 Document Type: Grant Deed Price Code: R										
Property Type: Single Family Residential Properties Land Use: Single Family Residential										
Legal: Lot:1&2 Block:129 Subdivision:POMONA TRACT MapRef:MB 3 PG 90&91 Abbreviated Description:NORTH40FT S80FT LOT1&N40FT S80FT ELY15FT LOT2 City/Muni/Twp:POMONA										
Buyer Name: TOP SHELF REAL ESTATE										
Seller Name: JAUREGUI, GRACE ANN										
2	<b>410 W 12TH ST POMONA, CA 91766-3143</b>	12/12/2017	\$348,000	\$240	1,449	/2/2	1940	6,532 SF		.13 Mi.
APN: 8341-023-031 Document #: 17-1438258 Document Type: Grant Deed Price Code: R										
Property Type: Single Family Residential Properties Land Use: Single Family Residential										
Legal: Lot:1 Block:4 Subdivision:GEORGE J MITCHELLS SUBDIVISION MapRef:MR21 PG86 City/Muni/Twp:POMONA										
Buyer Name: NABOR, CARLOS										
Seller Name: PARTIDA, SYLVIA L										
3	<b>818 W 10TH ST POMONA, CA 91766-2917</b>	10/20/2017	\$375,000	\$359	1,042	/3/1	1950	5,959 SF		.23 Mi.
APN: 8342-023-007 Document #: 17-1206617 Document Type: Grant Deed Price Code: R										
Property Type: Single Family Residential Properties Land Use: Single Family Residential										
Legal: Lot:29 Subdivision:SOUTH PARK PLACE MapRef:MB11 PG96 City/Muni/Twp:POMONA										
Buyer Name: MACIAS, RAFAEL SANCHEZ, CAROLINA										
Seller Name: D & A INVESTMENTS										
4	<b>1333 S GIBBS ST POMONA, CA 91766-4455</b>	09/07/2017	\$235,500	\$283	832	/2/1	1941	10,287 SF		.38 Mi.
APN: 8333-020-027 Document #: 17-1017452 Document Type: Grant Deed Price Code: R										
Property Type: Single Family Residential Properties Land Use: Single Family Residential										
Legal: Lot:3 Block:190 Subdivision:POMONA MapRef:MR3 PG90&91 City/Muni/Twp:POMONA										
Buyer Name: SATNER CORPORATION										
Seller Name: AVOLEVAN, WALTER										
5	<b>862 S GORDON ST POMONA, CA 91766-3123</b>	08/11/2017	\$190,000	\$158	1,201	/3/2	1894	3,555 SF		.11 Mi.
APN: 8341-016-006 Document #: 17-0907627 Document Type: Grant Deed Price Code: R										
Property Type: Single Family Residential Properties Land Use: Single Family Residential										
Legal: Lot:5 Block:112 Subdivision:POMONA TRACT MapRef:MB3 PG90&91 City/Muni/Twp:POMONA										
Buyer Name: GRADAS PROPERTIES LLC										
Seller Name: ALVAREZ, WENDY SOTO, WENDY										
6	<b>274 E 11TH ST POMONA, CA 91766-3341</b>	06/06/2017	\$185,000	\$175	1,056	/2/1	1916	6,991 SF		.32 Mi.
APN: 8333-019-002 Document #: 17-0620056 Document Type: Grant Deed Price Code: R										
Property Type: Single Family Residential Properties Land Use: Single Family Residential										
Legal: Lot:2 Block:A Tract No:1461 MapRef:MB20 PG38&39 City/Muni/Twp:POMONA										

Buyer Name: REDDFUN CAPITAL INC

Seller Name: LARA, SANDRA M

**7 1295 S THOMAS ST** **05/26/2017** **\$315,000** **\$301** **1,045** **/3/1** **1895** **4,265 SF** **.21 Mi.**  
**POMONA, CA 91766-3255**

APN: 8341-024-014 Document #: 17-0590325 Document Type: Grant Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Lot:27&26 Block:168 Subdivision: BROWN & AMBROSE SUBDIVISION MapRef: MR13 PG10 City/Muni/Twp: POMONA

Buyer Name: MAKARIAN, ALEJANDRA PULIDO

Seller Name: ALVARADO JR, STEVE ALVARADO, OLIVIA B

**8 514 W 11TH ST** **02/03/2017** **\$295,000** **\$257** **1,145** **/2/1** **1885** **.08 Mi.**  
**POMONA, CA 91766-3022**

APN: 8341-022-042 Document #: 17-0146065 Document Type: Grant Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Lot:10 Block:1 Subdivision: EDWARD EVEYS SUBDIVISION MapRef: MR17 PG44 City/Muni/Twp: POMONA

Buyer Name: FIALLOS, ALICIA VANEZA

Seller Name: ACOSTA, RICARDO M

**9 555 W 10TH ST** **01/13/2017** **\$315,000** **\$386** **816** **/2/1** **1948** **5,969 SF** **.08 Mi.**  
**POMONA, CA 91766-3019**

APN: 8341-018-017 Document #: 17-0056402 Document Type: Grant Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Lot:7&6 Block:131 MapRef: MR3 PG90&91 City/Muni/Twp: POMONA

Buyer Name: MERCADO, ALFREDO MERCADO, MARIA

Seller Name: FINE LINE INVESTMENTS LLC

**10 819 W 11TH ST** **12/28/2016** **\$299,000** **\$236** **1,266** **/3/1** **1906** **5,886 SF** **.23 Mi.**  
**POMONA, CA 91766-2922**

APN: 8342-023-016 Document #: 16-1646778 Document Type: Grant Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Lot:38 Subdivision: SOUTH PARK PLACE MapRef: MB11 PG96 City/Muni/Twp: POMONA

Buyer Name: ESPEJO, OFELIA ESPEJO, ALEJANDRO

Seller Name: ORTEGA, MARY AGNES THE ORTEGA FAMILY TRUST

**11 160 W 11TH ST** **12/22/2016** **\$289,000** **\$385** **750** **/2/1** **1908** **6,542 SF** **.18 Mi.**  
**POMONA, CA 91766-3217**

APN: 8341-021-009 Document #: 16-1626500 Document Type: Grant Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Lot:18 Block:168 Subdivision: BROWN & AMBROSE BLOCK 168 MapRef: MR13 PG10 City/Muni/Twp: POMONA

Buyer Name: ESCOBAR, DOUGLAS IVAN ESCOBAR, FLOR D

Seller Name: KJ LLC

**12 230 E GRAND AVE** **12/01/2016** **\$429,000** **\$199** **2,150** **/4/3** **1946** **7,445 SF** **Yes** **.36 Mi.**  
**POMONA, CA 91766-3349**

APN: 8333-020-003 Document #: 16-1511685 Document Type: Grant Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Lot:3 Block:190 MapRef: MR32 PG67-70 City/Muni/Twp: POMONA

Buyer Name: REM, VETH SO, SAPHAL

Seller Name: THE REAL ESTATE PLAZA INC LUISMI SERVICES INC

13 **361 W GRAND AVE** **11/04/2016** **\$310,000** **\$375** **825** **/2/1** **1895** **12,777 SF** **.16 Mi.**  
**POMONA, CA 91766-3150**

APN: 8341-024-029 Document #: 16-1375968 Document Type: Grant Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Lot:7&8 Block:3 Subdivision:GEORGE J MITCHELLS SUBDIVISION MapRef:MR21 PG86 City/Muni/Twp:POMONA

Buyer Name: HERNANDEZ, RAFAEL PADILLA, ADELAIDA

Seller Name: DIAZ, GLORIA MARY MARTINEZ MARTINEZ, FERNANDO J

14 **1160 S PARK AVE** **10/27/2016** **\$389,000** **\$256** **1,514** **/3/3** **2016** **.08 Mi.**  
**POMONA, CA 91766-3138**

APN: 8341-022-041 Document #: 16-1331233 Document Type: Grant Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Lot:6 Block:2 Subdivision:GEO J MITCHELLS SUBDIVISION MapRef:MR21 PG83 City/Muni/Twp:POMONA

Buyer Name: NGUYEN, ANH HUYNH

Seller Name: REDDFUN CAPITAL INC

15 **235 W GRAND AVE** **10/17/2016** **\$250,000** **\$348** **718** **/2/2** **1948** **2,538 SF** **.20 Mi.**  
**POMONA, CA 91766-3245**

APN: 8341-024-013 Document #: 16-1270092 Document Type: Grant Deed Price Code: R

Property Type: Single Family Residential Properties

Land Use: Single Family Residential

Legal: Lot:26&27 Block:168 Subdivision:BROWN & AMBROSE SUBDIVISION MapRef:MR13 PG10 City/Muni/Twp:POMONA

Buyer Name: BENAVIDES, CELINA C

Seller Name: SANCHEZ, JORGE H

## Area Sales Analysis

Total Area Sales: **15**

Median # of Bedrooms: **2**

Median Lot Size: **5,959 SF**

Median # of Baths: **1**

Median Living Area: **1,045 SF**

Median Year Built: **1924**

Price Range - 2 Yrs: **\$185,000 To \$429,000**

Age Range: **2 Years To 133 Years**

Median Value: **\$299,000**

Median Age: **94 Years**



# Assessor Map

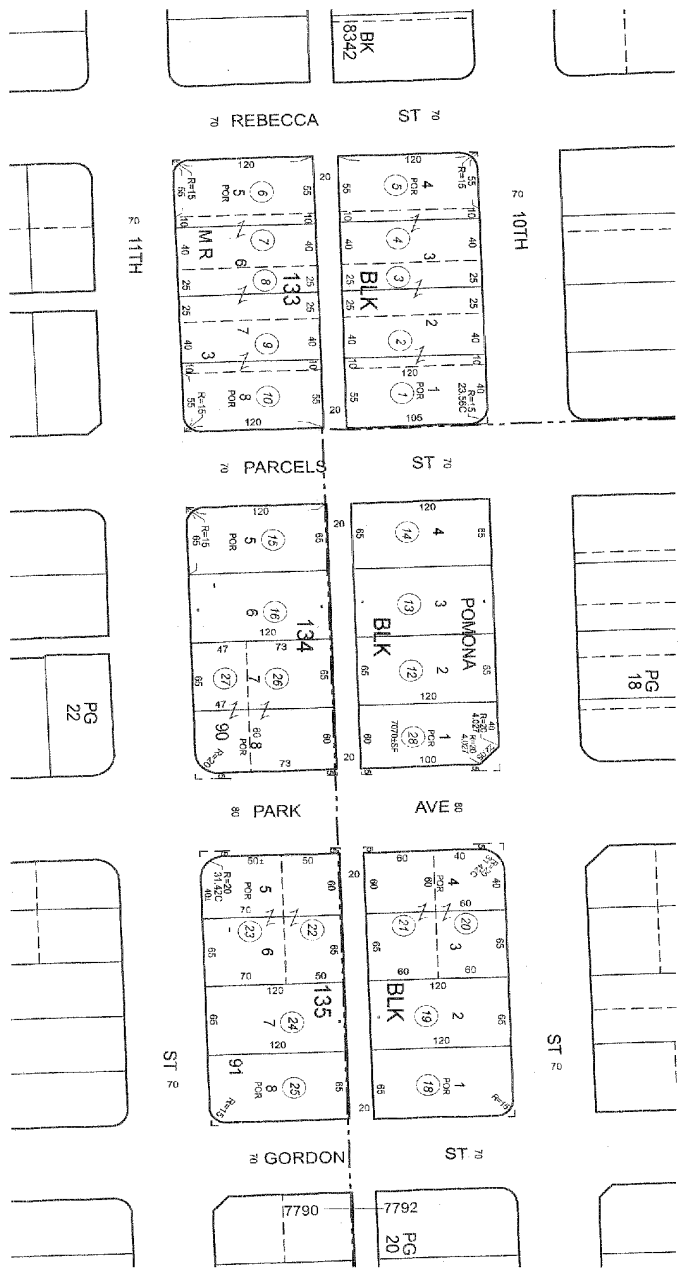
[Click here to get the map in PDF](#)

[Click here to get the map in TIF](#)

8341	19	P.A.	TRN	REVISED	SEARCH NO.	OFFICE OF THE ASSESSOR
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	SHEET					

2005

MAPPING AND GIS SERVICES SCALE 1" = 80'



STREET LINES BETWEEN PARCELS ARE SHOWN FOR CLARITY AND DO NOT REPRESENT THE DIVISIONS OF SOME LOTS ARE MEASURED FROM THE CENTER LINES OF THE STREETS



