

2491 Purdue Ave #319



Zillow

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\$844,900 2 bd | 3 ba | 1,355 sqft

2491 Purdue Ave APT 319, Los Angeles, CA 90064

For sale Zestimate®: None ?

Est. payment: \$5,286/mo [Get pre-qualified](#)

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as early as today at 9:00 am

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[Overview](#) [Facts and features](#) [Neighborhood](#) [Nearby school](#) >

- Residential, condominium
- Built in 1991
- Central
- Air conditioning, central air, gas
- 2 Garage spaces
- \$439 monthly HOA fee
- \$624 price/sqft
- 2.5% buyers agency fee

Overview

[NEW ROOF](#) [CLOSE TO BEACH](#) [LAUNDRY ROOM](#)

WHEN RECORDED MAIL TO:
5056 58 Shipley LLC
12416 Mourning Ave
Downey, CA 90242

TRA# 00067
 Trust No. 094532-CA
 Parcel No. 4260-037-092
 Property Address: 2491 PURDUE
 AVENUE APT 319
 LOS ANGELES, CA 90064

Space Above This Line For Recorder

MAIL TAX STATEMENT TO:

Same as above

Documentary Transfer Tax : *\$ 828.85 County*
 The Grantee Herein was not the Foreclosing *\$ 3390.75 City*
 Beneficiary.
 consideration \$753,500.00
 unpaid debt \$410,489.98
 Computed on the consideration or value of
 property conveyed.
 Computed on the consideration of value less liens
 or encumbrances remaining at time of sale.

The undersigned declare under penalty of perjury

Leticia C. Oyas
 Signature of Declarant or Agent Leticia C. Oyas
 APN 4260-037-092

TRUSTEE'S DEED UPON SALE

CLEAR RECON CORP (herein called trustee) does hereby grant and convey, but without covenant or warranty, express or implied to **5056 58 Shipley LLC** (herein called Grantee) the real property in the county of **Los Angeles**, State of California described as follows:

PARCEL 1:(A) AN UNDIVIDED 1/58 INTEREST IN AND TO LOT 1 OF TRACT NO. 49818, IN THE CITY OF LOS ANGELES, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, AS PER MAP RECORDED IN BOOK 1208, PAGES 3 TO 5, INCLUSIVE OF MAPS, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY. EXCEPT THEREFROM UNITS 101 TO 124, 201 TO 224 AND 315 TO 324, ALL INCLUSIVE AS DEFINED AND DELINEATED ON A CONDOMINIUM PLAN RECORDED SEPTEMBER 30, 1994, AS INSTRUMENT NO. 94-1804114, OFFICIAL RECORDS. (B) UNIT 319 AS DEFINED AND DELINEATED ON THE ABOVE REFERENCED CONDOMINIUM PLAN. PARCEL 2: AN EXCLUSIVE EASEMENT, APPURTENANT TO PARCEL 1 ABOVE, FOR ALL USES AND PURPOSES OF "PARKING SPACES" OVER AND ACROSS THAT PORTION OF LOT 1 OF SAID TRACT NO. 49818, DEFINED AND DELINEATED AS "EXCLUSIVE USE COMMON AREA" P57 AND P98 ON THE ABOVE REFERENCED CONDOMINIUM PLAN.

The street address and other common designation, if any, of the real property described above is purported to be: 2491 PURDUE AVENUE APT 319, LOS ANGELES, CA 90064