

APPLICATION FOR REPORT OF RESIDENTIAL BUILDING RECORDS

Applicant Owner Agent Maureen Lee Telephone 310-465-2325
 Applicant's Address: 23670 Hawthorne Blvd #100 Date 2/24/2016
 Real Estate Agency: Keller Williams City Torrance
 Property for which report is requested: 1615 Armour Lane

FEE: \$42 (MUST BE PAID WHEN APPLYING) ACCELERATED REPORT: \$150 (READY WITHIN 24 HOURS)
 Completed reports are usually ready in four business days.
 Report will be held for pick-up unless a stamped, self-addressed envelope is provided. #169985

PLEASE NOTE:

- A) The information on this report pertains only to those matters contained in the official records of the Building Department, and does not necessarily reveal all restrictions.
- B) Errors or omissions in this report shall not bind or prohibit the City from enforcing any and all building and zoning code requirements. This report does not guarantee the condition of any existing structures nor does it relieve the owner, agent, buyer or seller from complying with all code requirements and regulations.
- C) This report must be delivered by the owner or his agent to the buyer prior to consummation of the sale, or exchange. One copy shall be returned to the City of Redondo Beach, Building Department, with the signature of the buyer, as evidence of compliance with Chapter 10, Title 9, of the Redondo Beach Municipal Code.

Buyers Acknowledgement

I, _____, as buyer of the above stated property, have read and examined this report and understand that any existing violations not corrected by the seller will be deemed my responsibility and I shall correct all violations as called out in the Report of Residential Building Records.

 BUYER

 STREET

 CITY

Authorized by:
Mark Campbell / AR

City of Redondo Beach
 Mark Campbell
 Chief Building Official

ADDITIONAL INFORMATION ON BACK OF THIS FORM
 DO NOT WRITE BELOW THIS LINE

REPORT OF RESIDENTIAL BUILDING RECORDS

Street Address 1615 Armour Lane **M.B.** 4160 **Pages** 018 **Parcel** 013
Lot 13 **Block** 126 **Tract** RVT **Current Zoning, Ordinance No.** 1846 **RVT**
Authorized Use Single Family Residential **Occupancy** One single family dwelling

PERMITS ISSUED AS FOLLOWS

PERMIT NO.	DATE OF ISSUANCE	PURPOSE
35254	12-7-62	19X58 2 story, single family residence and attached garage
890728-B	6-21-89	Relocate washer and dryer, sink, add tub to 1/2 bath
B940162	1-21-94	Re-roof (not finaled)
B20001655	5-24-00	Opening between dining room and kitchen
E20070923	4-4-07	Service upgrade

STATE LAW REQUIRES SMOKE AND CARBON MONOXIDE DETECTORS BE PROVIDED AND WATER HEATERS BE STRAPPED ON SALE OF RESIDENTIAL UNIT (S).
 Variances, Conditional Use Permits, Exceptions of Record _____

This report shall be valid for a period not to exceed (6) months from date of issuance.

Return **Pink Copy** to Building Division with **Buyer's Signature not less than 15 days prior to the consummation of sale.**

L.A. COUNTY CODE: 80
REDONDO BEACH CODE: 59

Redondo Beach Municipal Code
CHAPTER 7. REAL PROPERTY TRANSFER TAX

Section 8-7.02. Tax imposed.

There is hereby imposed on each deed, instrument, or writing by which any lands, tenements, or other realty sold within the City shall be granted, assigned, transferred, or otherwise conveyed to, or vested in, the purchaser or purchasers, or any other person or persons, by his or their direction, when the consideration or value of the interest or property conveyed (exclusive of the value of any lien or encumbrances remaining thereon at the time of sale) exceeds One Hundred and no/100ths (\$100.00) Dollars a tax at the rate of One and 10/100ths (\$1.10) Dollars for each Five Hundred and no/100ths (\$500.00) Dollars of fractional part thereof.

Section 8-7.03. Persons required to pay tax.

Any person who makes a transfer which is subject to the tax imposed by Section 8-7.02 of this chapter and any person to whom such a transfer is made shall be jointly and severally liable for the payment of the tax imposed by said Section 8-7.02.

Section 8-7.10. Due dates, delinquencies penalties, and interest.

The tax imposed under this chapter shall be due and payable at the time the deed, instrument, or writing effecting a transfer subject to the tax is delivered and shall be delinquent if unpaid at the time of the recordation thereof. In the event the tax is not paid prior to becoming delinquent, a delinquency penalty of ten (10%) percent of the amount of tax due shall accrue. In the event a portion of the tax is unpaid prior to becoming delinquent, the penalty shall only accrue as to the portion remaining unpaid. An additional penalty of ten (10%) percent shall accrue if the tax remains unpaid on the ninetieth (90th) day following the date of the original delinquency. Interest shall accrue at the rate of one-half (%) of one percent a month, or fraction thereof, on the amount of tax, exclusive of penalties, from the date the tax becomes delinquent to the date of payment. The interest and penalties accrued shall become part of the tax.

Section 8-7.19. Tax a debt to City.

The amount of any tax, penalty, and interest imposed under the provisions of this chapter shall be deemed a debt to the City. Any person owing money to the City under the provisions of this chapter shall be liable to an action brought in the name of the City for the recovery of such amount.

(S 3, Ord. 2206 c.s., eff. June 30, 1977)

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