

APPRAISAL OF

A VACANT LOT

LOCATED AT:

2019 THIRD ST.
NEW ORLEANS, LA 70113-1743

FOR:

CITY OF NEW ORLEANS

LA

BORROWER:

NONE

AS OF:

August 11, 2014

BY:

WAYNE C. SANDOZ
La. General Certified General Appraiser #0320 (Exp.12/31/2014)

WAYNE SANDOZ & ASSOCIATES
LAND APPRAISAL REPORT

CONTRACT K14-538

File No. VL60-792

SUBJECT	Property Address 2019 THIRD ST.	Census Tract 0092.00	LENDER DISCRETIONARY USE	
	City NEW ORLEANS County ORLEANS State LA Zip Code 70113-1743	Sale Price \$ N/A		
	Legal Description LOT 16 SQ. 286 4TH DISTRICT OF NEW ORLEANS	Date _____		
	Owner/Occupant VACANT LOT Map Reference MLS-60	Mortgage Amount \$ _____		
	Sale Price \$ N/A Date of Sale N/A	Mortgage Type _____		
	Loan charges/concessions to be paid by seller \$ N/A	Discount Points and Other Concessions _____		
R.E. Taxes \$ EXEMPT Tax Year 2013 HOA \$/Mo. N/A	Paid by Seller \$ N/A			
Lender/Client CITY OF NEW ORLEANS	Property Rights Appraised			
	<input checked="" type="checkbox"/> Fee Simple			
	<input type="checkbox"/> Leashold			
	<input type="checkbox"/> Condominium (HUD/VA)			
	<input type="checkbox"/> PUD			
	Source _____			

NEIGHBORHOOD	LOCATION	<input checked="" type="checkbox"/> Urban	<input type="checkbox"/> Suburban	<input type="checkbox"/> Rural	NEIGHBORHOOD ANALYSIS	Good	Avg.	Fair	Poor	
	BUILT UP	<input checked="" type="checkbox"/> Over 75%	<input type="checkbox"/> 25-75%	<input type="checkbox"/> Under 25%		Employment Stability	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	GROWTH RATE	<input type="checkbox"/> Rapid	<input checked="" type="checkbox"/> Stable	<input type="checkbox"/> Slow		Convenience to Employment	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	PROPERTY VALUES	<input type="checkbox"/> Increasing	<input checked="" type="checkbox"/> Stable	<input type="checkbox"/> Declining		Convenience to Shopping	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	DEMAND/SUPPLY	<input type="checkbox"/> Shortage	<input checked="" type="checkbox"/> In Balance	<input type="checkbox"/> Over Supply		Convenience to Schools	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	MARKETING TIME	<input type="checkbox"/> Under 3 Mos.	<input checked="" type="checkbox"/> 3-6 Mos.	<input type="checkbox"/> Over 6 Mos.		Adequacy of Public Transportation	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	PRESENT LAND USE %	LAND USE CHANGE	PREDOMINANT OCCUPANCY	SINGLEFAMILYHOUSING		Recreation Facilities	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Single Family 60%	Not Likely <input checked="" type="checkbox"/>	Owner <input checked="" type="checkbox"/>	PRICE AGE		Adequacy of Facilities	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	2-4 Family 30%	Likely <input type="checkbox"/>	Tenant <input type="checkbox"/>	\$(000) (yrs)		Property Compatibility	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
	Multi-Family _____	In process <input type="checkbox"/>	Vacant (0-5%) <input type="checkbox"/>	30 Low 60		Protection from Detrimental Cond.	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Note: Race or the racial composition of the neighborhood are not considered reliable appraisal factors. COMMENTS: **SUBJECT IS LOCATED IN A TYPICAL RESIDENTIAL AREA. ACCESS TO ALL NORMAL CONSUMER AMENITIES IS ADEQUATE. NO ADVERSE FACTORS WERE NOTED. THE NEIGHBORHOOD IS GENERALLY BOUNDED BY: INTERSTATE 10 TO THE EAST, ST. CHARLES AVE. TO THE SOUTH, S. CLAIBORNE AVE. TO THE NORTH, AND LOUISIANA AVE. TO THE WEST.**

SITE	Dimensions 30 X 125	Topography BASICALLY LEVEL
	Site Area 3750 Sq.Ft. Corner Lot NONE	Size TYPICAL FOR THE AREA
	Zoning Classification RM-4 Zoning Compliance YES	Shape RECTANGULAR
	HIGHEST & BEST USE: Present Use RESIDENTIAL Other Use _____	Drainage APPEARS ADEQUATE
	UTILITIES Public Other	SITE IMPROVEMENTS Type Public Private
	Electricity <input checked="" type="checkbox"/>	Street ASPHALT <input checked="" type="checkbox"/>
	Gas <input checked="" type="checkbox"/>	Curb/Gutter CONCRETE <input checked="" type="checkbox"/>
	Water <input checked="" type="checkbox"/>	Sidewalk CONCRETE <input checked="" type="checkbox"/>
	Sanitary Sewer <input checked="" type="checkbox"/>	Street Lights <input checked="" type="checkbox"/>
	Storm Sewer <input checked="" type="checkbox"/>	Alley N/A <input type="checkbox"/>
	View TYPICAL	
	Landscaping NONE	
	Driveway NONE	
	Apparent Easements NONE KNOWN	
	FEMA Flood Hazard Yes* _____ No <input checked="" type="checkbox"/>	
	FEMA* Map/Zone B	

Comments (Apparent adverse easements, encroachments, special assessments, slide areas, etc.): **There Are No Known Adverse Easements or Encroachments. It is Assumed That the Subject Has Normal Utility Easements Present. The Subject Site is Cleared and Filled, and Appears to be Ready for Development. No Transfers in the past 36 months.**

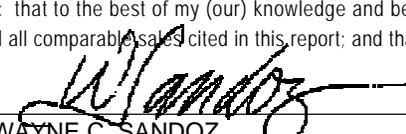
The undersigned has recited three recent sales of properties most similar and proximate to subject and has considered these in the market analysis. The description includes a dollar adjustment, reflecting market reaction to those items of significant variation between the subject and comparable properties. If a significant item in the comparable property is superior to, or more favorable than, the subject property, a minus (-) adjustment is made, thus reducing the indicated value of subject; if a significant item in the comparable is inferior to, or less favorable than, the subject property, a plus (+) adjustment is made, thus increasing the indicated value of the subject.

ITEM	SUBJECT	COMPARABLE NO. 1	COMPARABLE NO. 2	COMPARABLE NO. 3
Address	2019 THIRD ST. NEW ORLEANS	2615 ERATO ST. NEW ORLEANS, LA	1822 TERPSICHORE ST. NEW ORLEANS, LA	3008 DRYADES ST. NEW ORLEANS, LA
Proximity to Subject		0.75 MILES NNE	0.54 MILES ENE	0.32 MILES SW
Sales Price	\$ N/A	\$ 15,000	\$ 18,000	\$ 10,000
Price/S.F.	N/A	4.10	4.41	6.43
Data Source	INSPECTION	MLS 985364/Deedfax 1414670	MLS 949172/Deedfax 1322389	MLS 942482/Deedfax 1415670
VALUE ADJUSTMENTS	DESCRIPTION	DESCRIPTION +(-)\$ Adjustment	DESCRIPTION +(-)\$ Adjustment	DESCRIPTION +(-)\$ Adjustment
Sales or Financing		Cash to Seller	Cash to Seller	Cash to Seller
Concessions		None Known	None Known	None Known
Date of Sale/Time	N/A	4/17/2014	6/11/2013	4/25/2014
Location	Urban	URBAN	URBAN	URBAN
Site/View	TYPICAL	TYPICAL	TYPICAL	TYPICAL
DIMENSIONS	30 X 125	31 X 118	31.1 X 127.1	25.9 X 60.1
SITE AREA	3750 S.F.	3658 S.F.	4080 S.F.	1556 S.F. (-20%) -1.28
CLEAR/FILL	YES/YES	YES/YES	YES/YES	YES/YES
ZONING	RM-4	RM-4	RM-4	RM-4
Net Adj. (total)		<input checked="" type="checkbox"/> + <input type="checkbox"/> - \$ 0	<input checked="" type="checkbox"/> + <input type="checkbox"/> - \$ 0	<input type="checkbox"/> + <input checked="" type="checkbox"/> - \$ 1.28
Indicated Value of Subject		Gross: 0.0 Net: 0.0 \$ 4.10	Gross: 0.0 Net: 0.0 \$ 4.41	Gross: 19.9 Net: -19.9 \$ 5.15

Comments of Sales Comparison: **ADJUSTMENTS ARE BASED ON MATCHED PAIRS ANALYSES. ALL SALES ARE THE MOST RECENT, SIMILAR SALES. SITE ADJUSTMENT REFLECTS THE FACT THAT SMALLER LOTS SELL AT A HIGHER PRICE/S.F. THAN LARGER LOTS.**

Comments and Conditions of Appraisal: **The Appraisal is Based on the Plot Plan and Legal Description Provided by the Client, and are not Warranted as Correct.**

Final Reconciliation: **The Adjusted Unit Values Represent a Reasonably Close Range, Giving the Data and Adjustments Good Credibility. The Indicated Value of the Subject Is: 3750 S.F. X \$4.75/S.F. = \$18,000.**

I (WE) ESTIMATE THE MARKET VALUE, AS DEFINED, OF THE SUBJECT PROPERTY AS OF **August 11, 2014** to be \$ **18,000**
 I (We) certify: that to the best of my (our) knowledge and belief, the facts and data used herein are true and correct; that I (we) personally inspected the subject property and inspected all comparable sales cited in this report; and that I (we) have no undisclosed interest, present or prospective therein.
 Appraiser(s)  Review Appraiser _____ (if applicable) Did Did Not Inspect Property

DEFINITION OF MARKET VALUE: The most probable price which a property should bring in a competitive and open market under all conditions requisite to a fair sale, the buyer and seller, each acting prudently, knowledgeably and assuming the price is not affected by undue stimulus. Implicit in this definition is the consummation of a sale as of a specified date and the passing of title from seller to buyer under conditions whereby: (1) buyer and seller are typically motivated; (2) both parties are well informed or well advised, and each acting in what he considers his own best interest; (3) a reasonable time is allowed for exposure in the open market; (4) payment is made in terms of cash in U.S. dollars or in terms of financial arrangements comparable thereto; and (5) the price represents the normal consideration for the property sold unaffected by special or creative financing or sales concessions* granted by anyone associated with the sale.

*Adjustments to the comparables must be made for special or creative financing or sales concessions. No adjustments are necessary for those costs which are normally paid by sellers as a result of tradition or law in a market area; these costs are readily identifiable since the seller pays these costs in virtually all sales transactions. Special or creative financing adjustments can be made to the comparable property by comparisons to financing terms offered by a third party institutional lender that is not already involved in the property or transaction. Any adjustment should not be calculated on a mechanical dollar for dollar cost of the financing or concession but the dollar amount of any adjustment should approximate the market's reaction to the financing or concessions based on the Appraiser's judgment.

STATEMENT OF LIMITING CONDITIONS AND APPRAISER'S CERTIFICATION

CONTINGENT AND LIMITING CONDITIONS: The appraiser's certification that appears in the appraisal report is subject to the following conditions:

1. The appraiser will not be responsible for matters of a legal nature that affect either the property being appraised or the title to it. The appraiser assumes that the title is good and marketable and, therefore, will not render any opinions about the title. The property is appraised on the basis of it being under responsible ownership.
2. The appraiser has provided a sketch in the appraisal report to show approximate dimensions of the improvements and the sketch is included only to assist the reader of the report in visualizing the property and understanding the appraiser's determination of its size.
3. The appraiser has examined the available flood maps that are provided by the Federal Emergency Management Agency (or other data sources) and has noted in the appraisal report whether the subject site is located in an identified Special Flood Hazard Area. Because the appraiser is not a surveyor, he or she makes no guarantees, express or implied, regarding this determination.
4. The appraiser will not give testimony or appear in court because he or she made an appraisal of the property in question, unless specific arrangements to do so have been made beforehand.
5. The appraiser has estimated the value of the land in the cost approach at its highest and best use and the improvements at their contributory value. These separate valuations of the land and improvements must not be used in conjunction with any other appraisal and are invalid if they are so used.
6. The appraiser has noted in the appraisal report any adverse conditions (such as, needed repairs, depreciation, the presence of hazardous wastes, toxic substances, etc.) observed during the inspection of the subject property or that he or she became aware of during the normal research involved in performing the appraisal. Unless otherwise stated in the appraisal report, the appraiser has no knowledge of any hidden or unapparent conditions of the property or adverse environmental conditions (including the presence of hazardous wastes, toxic substances, etc.) that would make the property more or less valuable, and has assumed that there are no such conditions and makes no guarantees or warranties, express or implied, regarding the condition of the property. The appraiser will not be responsible for any such conditions that do exist or for any engineering or testing that might be required to discover whether such conditions exist. Because the appraiser is not an expert in the field of environmental hazards, the appraisal report must not be considered as an environmental assessment of the property.
7. The appraiser obtained the information, estimates, and opinions that were expressed in the appraisal report from sources that he or she considers to be reliable and believes them to be true and correct. The appraiser does not assume responsibility for the accuracy of such items that were furnished by other parties.
8. The appraiser will not disclose the contents of the appraisal report except as provided for in the Uniform Standards of Professional Appraisal Practice.
9. The appraiser has based his or her appraisal report and valuation conclusion for an appraisal that is subject to satisfactory completion, repairs, or alterations on the assumption that completion of the improvements will be performed in a workmanlike manner.
10. The appraiser must provide his or her prior written consent before the lender/client specified in the appraisal report can distribute the appraisal report (including conclusions about the property value, the appraiser's identity and professional designations, and references to any professional appraisal organizations or the firm with which the appraiser is associated) to anyone other than the borrower; the mortgagee or its successors and assigns; the mortgage insurer; consultants; professional appraisal organizations; any state or federally approved financial institution; or any department, agency, or instrumentality of the United States or any state or the District of Columbia; except that the lender/client may distribute the property description section of the report only to data collection or reporting service(s) without having to obtain the appraiser's prior written consent. The appraiser's written consent and approval must also be obtained before the appraisal can be conveyed by anyone to the public through advertising, public relations, news, sales, or other media.

APPRAISERS CERTIFICATION: The Appraiser certifies and agrees that:

1. I have researched the subject market area and have selected a minimum of three recent sales of properties most similar and proximate to the subject property for consideration in the sales comparison analysis and have made a dollar adjustment when appropriate to reflect the market reaction to those items of significant variation. If a significant item in a comparable property is superior to, or more favorable than, the subject property, I have made a negative adjustment to reduce the adjusted sales price of the comparable and, if a significant item in a comparable property is inferior to, or less favorable than the subject property, I have made a positive adjustment to increase the adjusted sales price of the comparable.
2. I have taken into consideration the factors that have an impact on value in my development of the estimate of market value in the appraisal report. I have not knowingly withheld any significant information from the appraisal report and I believe, to the best of my knowledge, that all statements and information in the appraisal report are true and correct.
3. I stated in the appraisal report only my own personal, unbiased, and professional analysis, opinions, and conclusions, which are subject only to the contingent and Limiting Conditions specified in this form.
4. I have no present or prospective interest in the property that is the subject to this report, and I have no present or prospective personal interest or bias with respect to the participants in the transaction. I did not base, either partially or completely, my analysis and/or the estimate of market value in the appraisal report on the race, color, religion, sex, handicap, familial status, or national origin of either the prospective owners or occupants of the subject property or of the present owners or occupants of the properties in the vicinity of the subject property.
5. I have no present or contemplated future interest in the subject property, and neither my current or future employment nor my compensation for performing this appraisal is contingent on the appraised value of the property.
6. I was not required to report a predetermined value or direction in value that favors the cause of the client or any related party, the amount of the value estimate, the attainment of a specific result, or the occurrence of a subsequent event in order to receive my compensation and/or employment for performing the appraisal. I did not base the appraisal report on a requested minimum valuation, a specific valuation, or the need to approve a specific mortgage loan.
7. I performed this appraisal in conformity with the Uniform Standards of Professional Appraisal Practice that were adopted and promulgated by the Appraisal Standards Board of The Appraisal Foundation and that were in place as of the effective date of this appraisal, with the exception of the departure provision of those Standards, which does not apply. I acknowledge that an estimate of a reasonable time for exposure in the open market is a condition in the definition of market value and the estimate I developed is consistent with the marketing time noted in the neighborhood section of this report, unless I have otherwise stated in the reconciliation section.
8. I have personally inspected the subject property and the exterior of all properties listed as comparables in the appraisal report. I further certify that I have noted any apparent or known adverse conditions in the subject improvements, on the subject site, or on any site within the immediate vicinity of the subject property of which I am aware and have made adjustments for these adverse conditions in my analysis of the property value to the extent that I had market evidence to support them. I have also commented about the effect of the adverse conditions on the marketability of the subject property.
9. I personally prepared all conclusions and opinions about the real estate that were set forth in the appraisal report. If I relied on significant professional assistance from any individual or individuals in the performance of the appraisal or the preparation of the appraisal report, I have named such individual(s) and disclosed the specific tasks performed by them in the reconciliation section of this appraisal report. I certify that any individual so named is qualified to perform the tasks. I have not authorized anyone to make a change to any item in the report; therefore, if an unauthorized change is made to the appraisal report, I will take no responsibility for it.

SUPERVISORY APPRAISER'S CERTIFICATION: If a supervisory appraiser signed the appraisal report, he or she certifies and agrees that: I directly supervise the appraiser who prepared the appraisal report, have reviewed the appraisal report, agree with the statements and conclusions of the appraiser, agree to be bound by the appraiser's certifications numbered 4 through 7 above, and am taking full responsibility for the appraisal and the appraisal report.

ADDRESS OF PROPERTY APPRAISED: 2019 THIRD ST., NEW ORLEANS, LA, 70113-1743

APPRAISER:

Signature: 
 Name: WAYNE C. SANDOZ
 Date Signed: 8/18/2014
 State Certification #: CERTIFIED GEN. APPRAISER #320
 or State License #: _____
 State: LA
 Expiration Date of Certification or License: 12/31/2014

SUPERVISORY APPRAISER (only if required)

Signature: _____
 Name: _____
 Date Signed: _____
 State Certification #: _____
 or State License #: _____
 State: LA
 Expiration Date of Certification or License: _____

Did Did Not Inspect Property

La. General Certified General Appraiser #0320 (Exp.12/31/2014)

SUBJECT PHOTOS

Borrower: NONE	File No.: VL60-792
Property Address: 2019 THIRD ST.	Case No.: CONTRACT K14-538
City: NEW ORLEANS	State: LA
Lender: CITY OF NEW ORLEANS	Zip: 70113-1743



FRONT VIEW



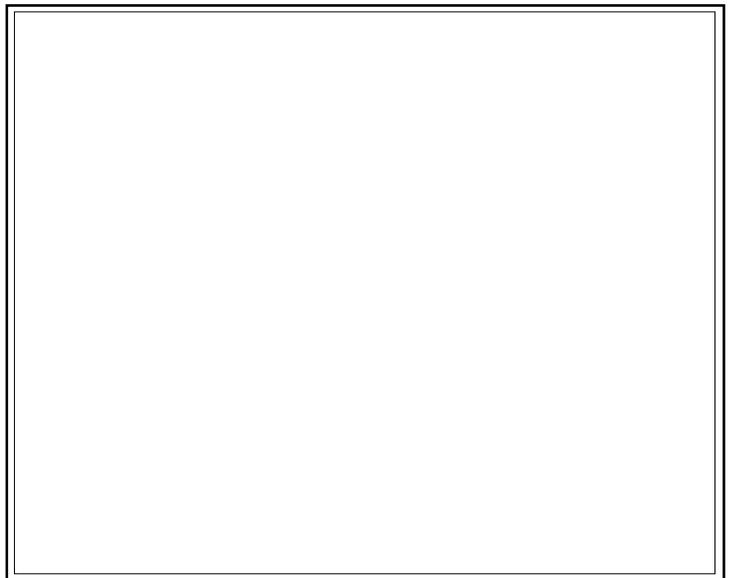
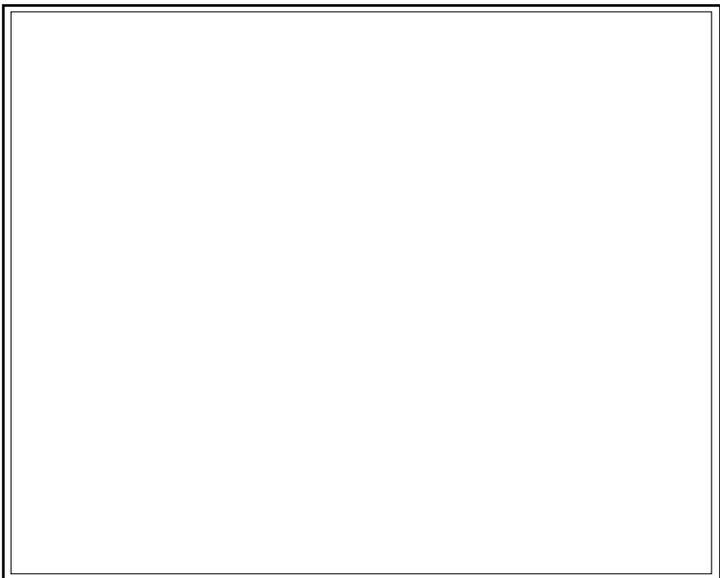
STREET VIEW



FRONT VIEW
GOOGLE IMAGE / CARS PARKED ON SUBJECT'S SITE



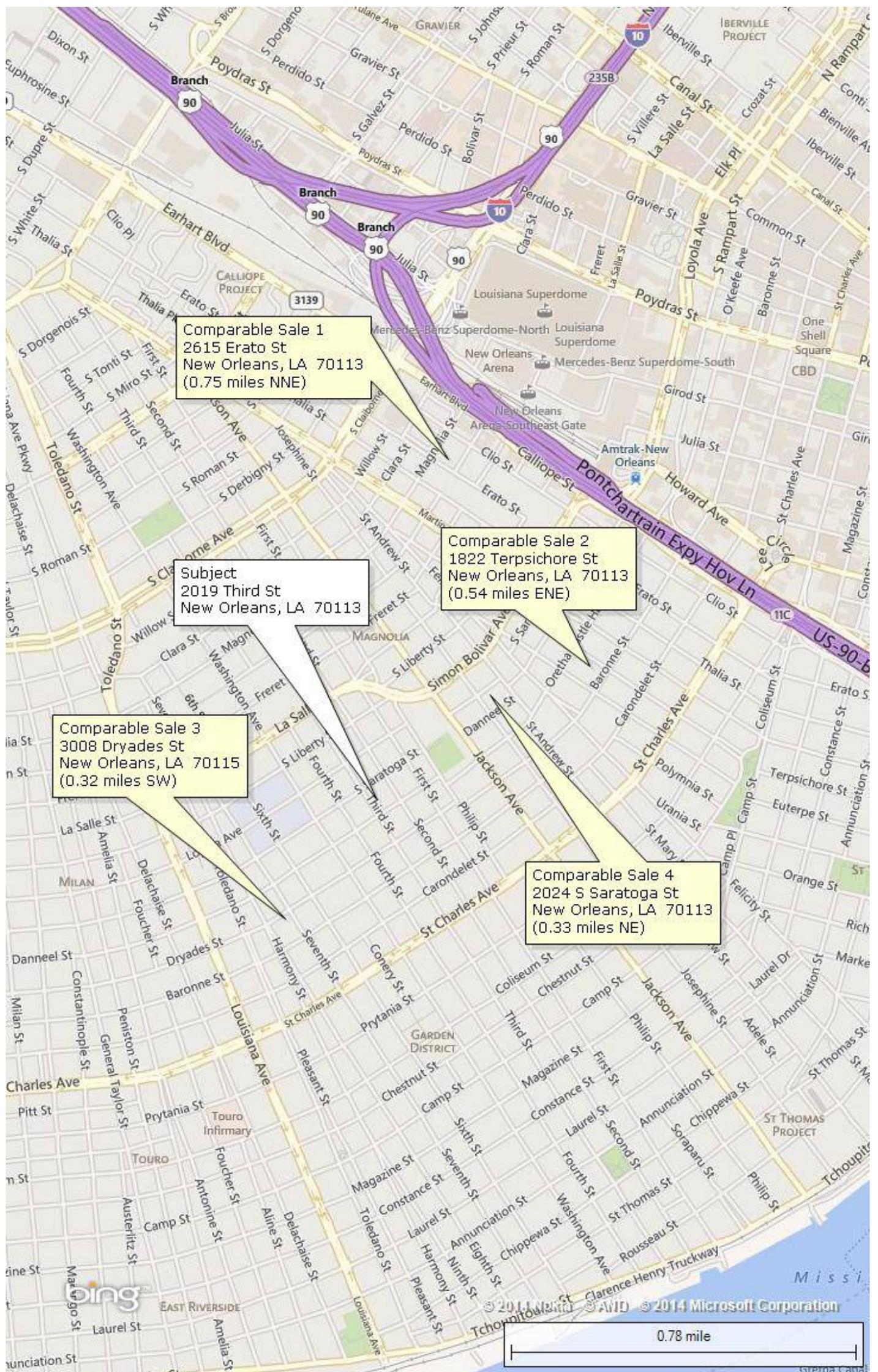
STREET VIEW
OPPOSITE DIRECTION



LOCATION MAP

Borrower: NONE
Property Address: 2019 THIRD ST.
City: NEW ORLEANS
Lender: CITY OF NEW ORLEANS

File No.: VL60-792
Case No.: CONTRACT K14-538
State: LA
Zip: 70113-1743



USPAP ADDENDUM

Borrower: NONE
 Property Address: 2019 THIRD ST.
 City: NEW ORLEANS County: ORLEANS State: LA Zip Code: 70113-1743
 Lender: CITY OF NEW ORLEANS

Reasonable Exposure Time
 My opinion of a reasonable exposure time for the subject property at the market value stated in this report is: 90-180 DAYS.
 THIS IS TYPICAL OF THE AREA.

Additional Certifications

I have performed **NO** services, as an appraiser or in any other capacity, regarding the property that is the subject of this report within the three-year period immediately preceding acceptance of this assignment.

I **HAVE** performed services, as an appraiser or in another capacity, regarding the property that is the subject of this report within the three-year period immediately preceding acceptance of this assignment. Those services are described in the comments below.

Additional Comments

I PERSONALLY PREPARED ALL CONCLUSIONS AND OPINIONS ABOUT THE REAL ESTATE THAT WERE SET FORTH IN THE APPRAISAL REPORT. I HAVE NOT RELIED ON SIGNIFICANT PROFESSIONAL ASSISTANCE FROM ANY INDIVIDUAL OR INDIVIDUALS IN THE PERFORMANCE OF THE APPRAISAL OR PREPARATION OF THE APPRAISAL REPORT OTHER THAN THE FOLLOWING: MR. CHRIS W. SANDOZ (LA RESIDENTIAL CERTIFIED APPRAISER #0990). PROVIDED SIGIFICANT ASSISTANCE IN THE COMPLETION OF THIS APPRAISAL ASSIGNMENT. THE ASSISTANCE CONSISTED OF: SITE VISIT, SOME DATA REASEARCH, AND COLLECTION, AND SOME EXHIBIT PREPARATION.

<p>APPRAISER:</p> <p>Signature: <u></u> Name: <u>WAYNE C. SANDOZ</u> Date Signed: <u>8/18/2014</u> State Certification #: <u>GENERAL #0320</u> or State License #: _____ or Other (describe): _____ State #: _____ State: <u>LA</u> Expiration Date of Certification or License: <u>12/31/2014</u> Effective Date of Appraisal: <u>August 11, 2014</u></p>	<p>SUPERVISORY APPRAISER (only if required):</p> <p>Signature: _____ Name: _____ Date Signed: _____ State Certification #: _____ or State License #: _____ State: <u>LA</u> Expiration Date of Certification or License: _____ Supervisory Appraiser inspection of Subject Property: <input type="checkbox"/> Did Not <input type="checkbox"/> Exterior-only from street <input type="checkbox"/> Interior and Exterior</p>
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APPRAISER CERTIFICATE

Borrower: NONE

File No.: VL60-792

Property Address: 2019 THIRD ST.

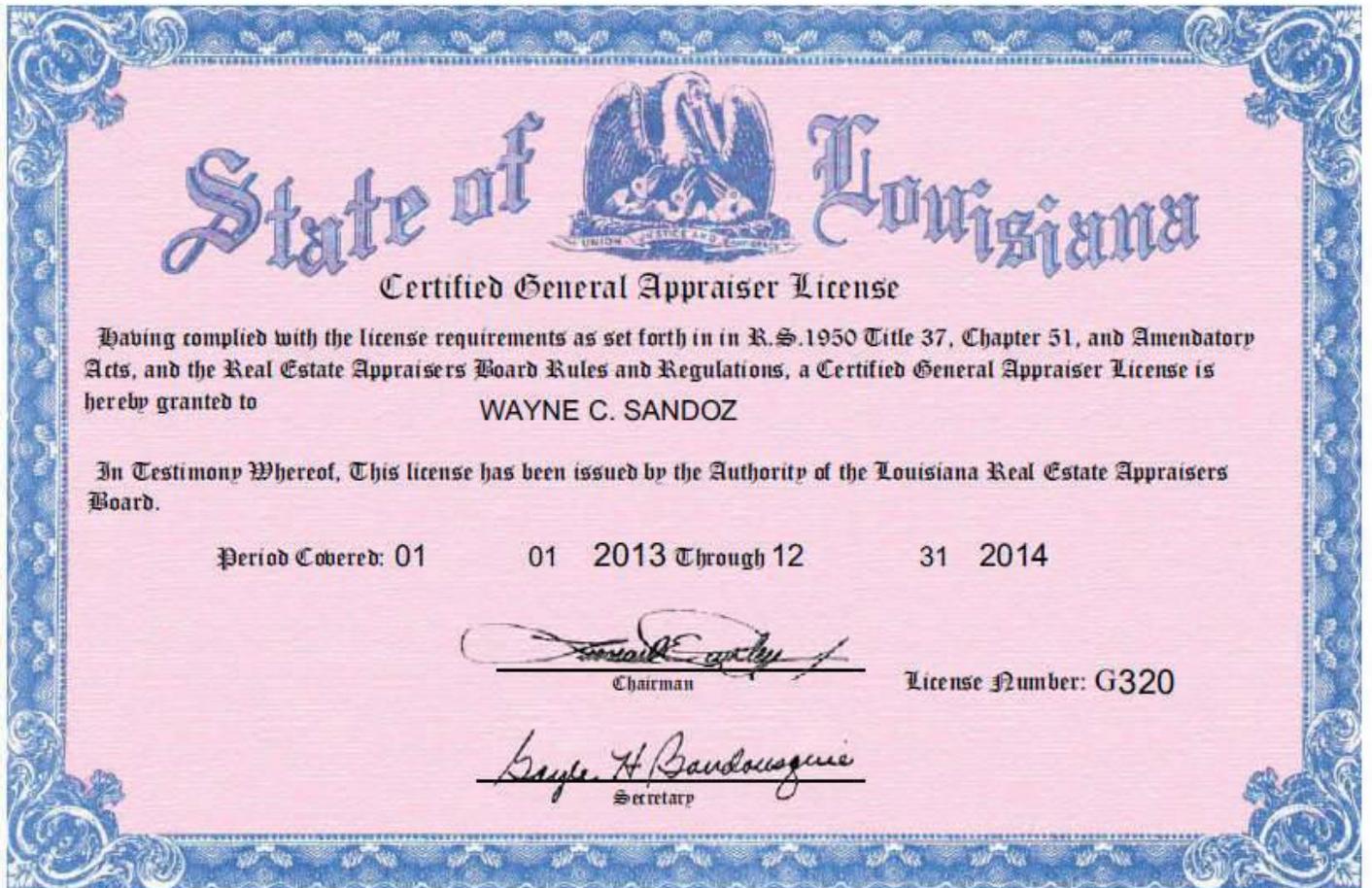
Case No.: CONTRACT K14-538

City: NEW ORLEANS

State: LA

Zip: 70113-1743

Lender: CITY OF NEW ORLEANS



PLOT PLAN

Borrower: NONE

File No.: VL60-792

Property Address: 2019 THIRD ST.

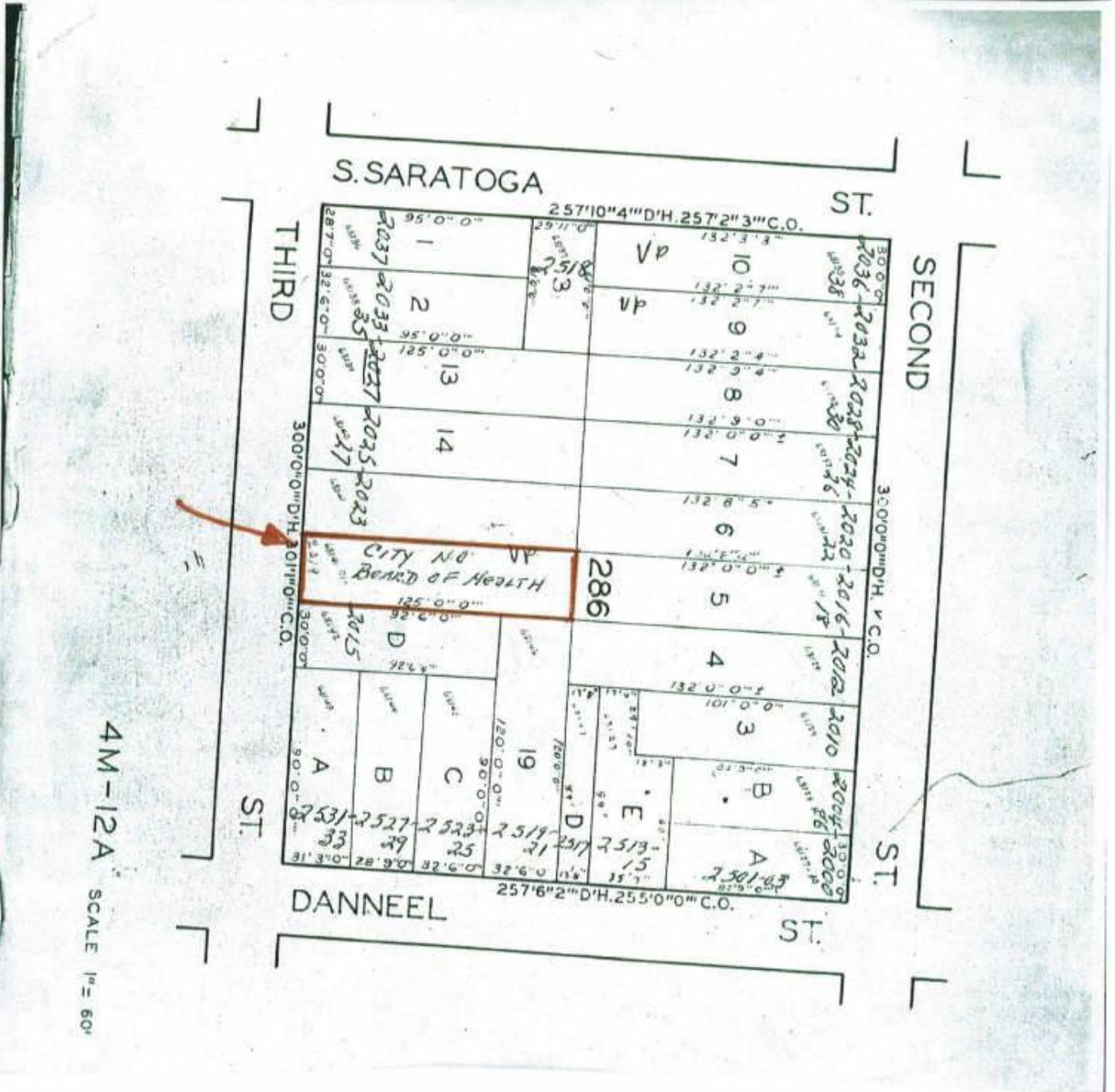
Case No.: CONTRACT K14-538

City: NEW ORLEANS

State: LA

Zip: 70113-1743

Lender: CITY OF NEW ORLEANS



4M-12A SCALE 1" = 60'

2019 Third St. (vacant lot)

Square 286, Lot 16, 4th M.D.



Reg. Nov. 28, 1902 - B. G. ...

ASSESSORS DATA

Borrower: NONE	File No.: VL60-792
Property Address: 2019 THIRD ST.	Case No.: CONTRACT K14-538
City: NEW ORLEANS	State: LA Zip: 70113-1743
Lender: CITY OF NEW ORLEANS	



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Owner and Parcel Information

Owner Name	CITY OF NEW ORLEANS	Today's Date	August 13, 2014
Mailing Address	1300 PERDIDO ST ROOM 5W17 NEW ORLEANS, LA 70112	Municipal District	4
Location Address	2019 3RD ST	Tax Bill Number	412203623
Property Class	Exempt	Special Tax District	
Subdivision Name		Land Area (sq ft)	3750
Square	286	Lot	16
Book	02	Folio	078
Line	006	Parcel Map	Show Parcel Map
Legal Description	1. SQ 286 LOT 16 THIRD ST 2. 30X125 = 3750 SQ FT 3. EXEMPT	Assessment Area	DRYADES CITY Show Assessment Area Map

Value Information

[Estimate Taxes](#)

[Tax Information](#)

Special Assessment Treatment

Year	Land Value	Building Value	Total Value	Assessed Land Value	Assessed Building Value	Total Assessed Value	Homestead Exemption Value	Taxable Assessment	Age Freeze	Disability Freeze	Assmnt Change	Tax Contract
* 2015	\$ 18,800	\$ 0	\$ 18,800	\$ 1,880	\$ 0	\$ 1,880	\$ 0	\$ 0				
2014	\$ 18,800	\$ 0	\$ 18,800	\$ 1,880	\$ 0	\$ 1,880	\$ 0	\$ 0				
2013	\$ 18,800	\$ 0	\$ 18,800	\$ 1,880	\$ 0	\$ 1,880	\$ 0	\$ 0				

* Uncertified Values

Sale/Transfer Information

Sale/Transfer Date	Price	Grantor	Grantee	Notarial Archive Number	Instrument Number
No sales information associated with this parcel.					

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AERIAL VIEW

Borrower: NONE

File No.: VL60-792

Property Address: 2019 THIRD ST.

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