

CITIES, COUNTY, SCHOOLS AND ALL OTHER TAXING AGENCIES IN LOS ANGELES COUNTY
SECURED PROPERTY TAX FOR FISCAL YEAR JULY 1, 2019 TO JUNE 30, 2020

KEITH KNOX, ACTING TREASURER AND TAX COLLECTOR
FOR ASSISTANCE CALL 1(213) 974-2111 OR 1(888) 807-2111, ON THE WEB AT propertytax.lacounty.gov

ASSESSOR'S ID. NO. YR SEQ CK

PROPERTY IDENTIFICATION

OWNER OF RECORD AS OF JANUARY 1, 2019
ASSESSOR'S ID. NO.: 5378 018 020 19 000
REB

MAILING ADDRESS

0001926-0001926 LTRR 123--- GEN001 835379 STJ725R
LEGENDARY EAST PASADENA LLC
C/O SURJIT P SONI
116 S EUCLID AVE
PASADENA CA 91101-2480



DETAIL OF TAXES DUE FOR

5378 018 020 19 000 19

Table with columns: AGENCY, RATE, PRIOR AMT, CORRECTED AMT. Rows include: GENERAL TAX LEVY, VOTED INDEBTEDNESS, DIRECT ASSESSMENTS, LA COUNTY ST LT, SOLID WASTE FEE, FLOOD CONTROL, COUNTY LIBRARY, etc.

ELECTRONIC FUND TRANSFER (EFT) NUMBER

ID#: 19 5378 018 020 0 YEAR: 19 SEQUENCE: 000 9
PIN: RHKBOB

SPECIAL INFORMATION

FOR THE FOLLOWING REASON:
DIRECT ASSESSMENT HAS BEEN CHANGED

PENALTY DATE ON YOUR 1ST INSTALLMENT
PAYMENT IS CHANGED TO 12-10-19

PENALTY DATE ON YOUR 2ND INSTALLMENT
PAYMENT IS CHANGED TO 04-10-20

TOTAL TAXES DUE \$24,829.74
LESS PAYMENTS \$.00
PLUS: PENALTIES PAID OR DUE \$.00
REFUNDS ISSUED \$.00
NET BALANCE DUE \$24,829.74
FIRST INSTALLMENT TAX \$12,414.87
SECOND INSTALLMENT TAX \$12,414.87

PROPERTY LOCATION AND/OR PROPERTY DESCRIPTION

3720 OAKDALE ST PASADENA C
TR=3489 LOT 11 EX OF ST LOTS 9 AND 10
BLK A

VALUATION INFORMATION

Table with columns: ROLL YEAR 19-20, PRIOR ASSESSED VALUE, CURRENT ASSESSED VALUE. Rows include: LAND IMPROVEMENTS, TOTAL, LESS EXEMPTION.

ASSESSOR'S REGIONAL OFFICE

REGION #27 INDEX: RELG TRA: 07562
EAST DISTRICT OFFICE
1190 DURFEE AVE.
SOUTH EL MONTE CA 91733
(626) 258-6001

ACCT. NO.: PRINT NO.: 1031
MAILED BY: 10-31-19 AUTH. NO.: FLD19 LC

ANY RETURNED PAYMENT MAY BE SUBJECT TO A FEE UP TO \$50.00.

DETACH AND MAIL THIS STUB WITH YOUR 2ND INSTALLMENT PAYMENT
DO NOT INCLUDE NOTES WITH YOUR PAYMENT
DO NOT STAPLE, TAPE OR CLIP PAYMENT STUB OR CHECK

ADJUSTED 2019

LEGENDARY EAST PASADENA LLC
C/O SURJIT P SONI
116 S EUCLID AVE

AUD CORRECTION A/C FLD19 LC
ASSESSOR'S ID. NO. YR SEQ CK PK
5378 018 020 19 000 19 2

PAYMENT DUE 04/10/20
IF NOT RECEIVED OR POSTMARKED BY 04/10/20
REMIT AMOUNT OF \$13,666.35

2ND INSTALLMENT DUE
\$12,414.87

INDICATE AMOUNT PAID

MAKE PAYMENT PAYABLE TO:
Please write the ASSESSOR'S ID. NO.
on the lower left corner of your payment.

LOS ANGELES COUNTY TAX COLLECTOR
P.O. BOX 60186
LOS ANGELES, CA 90060-0186

09173

20019000953780180200001241487000136663517320410

2ND

DETACH AND MAIL THIS STUB WITH YOUR 1ST INSTALLMENT PAYMENT
DO NOT INCLUDE NOTES WITH YOUR PAYMENT
DO NOT STAPLE, TAPE OR CLIP PAYMENT STUB OR CHECK

ADJUSTED 2019

LEGENDARY EAST PASADENA LLC
C/O SURJIT P SONI
116 S EUCLID AVE

AUD CORRECTION A/C FLD19 LC
ASSESSOR'S ID. NO. YR SEQ CK PK
5378 018 020 19 000 19 1

PAYMENT DUE 12/10/19
IF NOT RECEIVED OR POSTMARKED BY 12/10/19
REMIT AMOUNT OF \$13,656.35

1ST INSTALLMENT DUE
\$12,414.87

INDICATE AMOUNT PAID

MAKE PAYMENT PAYABLE TO:
Please write the ASSESSOR'S ID. NO.
on the lower left corner of your payment.

LOS ANGELES COUNTY TAX COLLECTOR
P.O. BOX 60186
LOS ANGELES, CA 90060-0186

39197

19319000953780180200001241487000136563519711210

1ST

IMPORTANT INFORMATION

Annual property taxes may be adjusted for various reasons during the fiscal year, July 1 through June 30. Adjusted Tax Bills are a result of a change or correction to the assessed value of the property, the allowance of an exemption that was previously omitted, the correction of a direct assessment placed on the property from a municipality or special district, or the inclusion of a penalty fee for failure to comply with certain requirements prescribed by law. In addition, changes may occur to the Voted Indebtedness Tax Rate that is shown in the column titled Rate. Voted Indebtedness is the result of voter approval of a bond measure initiative.

The Los Angeles County **ASSESSOR** establishes the assessed value of your property by appraising the value of that property under State law. There are, however, instances when the value requires adjustment. Information relative to the purchase amount or a recording that was misinterpreted as a change in partial ownership or completion of some transaction may trigger a reassessment. Properties that have been sold several times within a year also may have their annual assessed value changed to reflect the value of the property according to a purchase price for each transaction.

The front of this bill provides you with information relative to the total assessed value of the property including exemptions. If this bill is a result of a Los Angeles County **ASSESSOR'S** correction or adjustment of the values or exemptions for this property, a notation will appear in the middle of your bill explaining the nature of the adjustment. You will also notice a change in the penalty date on the stubs.

Additionally, the Los Angeles County **ASSESSOR** is responsible for the allowance of certain exemptions such as Homeowners, Church and Welfare, and Veterans which may not have been included when the Annual Tax Bill was prepared. The Los Angeles County **ASSESSOR** also adjusts Annual Tax Bills when a qualified senior citizen's transfer has been approved. Often, the Annual Tax Bills are already prepared before these changes are reflected on their records. The Adjusted Tax Bill is then issued to ensure the assessed value of the property with exemptions is accurate for the appropriate calculation of taxes to be paid. If you have questions, please contact your Assessor's regional office at the address and telephone number shown on the front of this bill; call 1(213) 974-3211 or toll free 1(888) 807-2111 or visit propertytax.lacounty.gov.

Adjusted Tax Bills may also be the result of a change in the direct assessment charges from a municipality or special district (for example, Flood Control). The direct assessments are charges for services provided by your city, special districts or may include penalty or fee charges for failure to comply with a local requirement or State law. This charge is placed on the Annual Tax Bill. For example, if there are requirements from a city to have weed or brush clearance for your property each year and it is not completed by the property owner, the city will clear the property for a charge.

If there is a correction of a direct assessment during the current tax year, the agency responsible for the change will notify the Los Angeles County **AUDITOR-CONTROLLER'S** office to adjust the charge. If the charge is invalid or if the charge for a service is disputed, the owner of the property should contact the agency directly. The agency's contact telephone number can be found on the front of the tax bill or by calling the Los Angeles County **AUDITOR-CONTROLLER'S** office at 1(213) 974-8368 or 1(888) 807-2111 or by email at propertytax@auditor.lacounty.gov.

If the first installment has been paid or the first installment penalty date has passed, the Adjusted Tax Bill will change the amount due for the second installment accordingly. If neither installment has been paid nor the first installment penalty date has not passed, the bill will provide adjusted installment amounts and penalty dates.

For information on a refund from a value reduction, please contact the Los Angeles County **AUDITOR-CONTROLLER'S** office at 1(213) 974-8368 or 1(888) 807-2111 or by email at propertytax@auditor.lacounty.gov.

For information on a refund from a direct assessment adjustment, please contact the Direct Assessment agency directly.

If the front of this bill has the notation "**Prior Delinquency**", this is to alert you that taxes from a previous year are unpaid. The amount of the delinquency is **not** included in this bill. If the delinquency continues for 3 years for vacant residential lots or commercial properties, or 5 years for residential or agricultural properties, your property can be sold at a public auction. You can prevent this by either paying the delinquency in full or, if you qualify, by establishing a five-year payment plan. For more information, contact the Los Angeles County **TREASURER AND TAX COLLECTOR'S** office.

School district parcel tax exemption information is available online at ttc.lacounty.gov.

HOW TO CONTACT OUR OFFICE

Visit us: 225 North Hill Street, First Floor Lobby, Los Angeles, CA 90012
Call us: 1(213) 974-2111, if outside of Los Angeles County, or 1(888) 807-2111, if in Los Angeles County. Anyone who is hearing impaired and has TDD equipment may leave a message at 1(213) 974-2196 or use California Relay Services 1(800) 735-2929.

E-mail us: info@ttc.lacounty.gov

Fax us: 1(213) 620-7948

Write us: Treasurer and Tax Collector, P.O. Box 512102
Los Angeles, CA 90051-0102

Website: propertytax.lacounty.gov

Si usted requiere información en Español acerca de los impuestos de su propiedad, por favor llame al 1(213) 974-2111 o al 1(888) 807-2111. Operadoras que hablan Español le ayudarán. También puede visitar nuestra página de Web al propertytax.lacounty.gov.

LOS ANGELES COUNTY ASSESSMENT APPEALS BOARD

The property taxes you pay are primarily based on your property's assessed value as determined by the Los Angeles County Assessor. If you disagree with the assessed value placed on your property, you can file an appeal with the Assessment Appeals Board **during the filing periods stated below**.

The application filing periods for assessment appeals are:

Regular Assessments - filing date is July 2 to November 30.

Supplemental / Adjusted / Escape / Roll Corrections - filing date is within 60 days after the mailing date on the Notice of Assessed Value Change or Supplemental / Adjusted / Escape Assessments Tax Bill.

Misfortune & Calamity Reassessments - file within six months of the mailing date of the Assessor's proposed reassessment notice due to property damaged by misfortune or calamity.

Applications may be filed online at: lacaab.lacounty.gov.

The Los Angeles County Assessment Appeals Board is located at 500 West Temple St., Room B4, Los Angeles, CA 90012;
Telephone numbers: 1(213) 974-1471; 1(888) 807-2111; 1(800) 735-2929 (TDD);
Website: propertytax.lacounty.gov.

Electronic Check Processing - When you provide a check as payment, you authorize the County of Los Angeles to either use information from your check to make a one-time electronic fund transfer from your bank account or process the payment as a check transaction. If we use information from your check to make an electronic fund transfer, funds may be withdrawn from your bank account as soon as the same day we receive your payment, and you will not receive your check back from your financial institution. The transaction will appear on your bank statement as "LA Co TTC Paymnt."

SEND THIS STUB WITH YOUR 2nd INSTALLMENT PAYMENT

OR

SAVE MONEY! SAVE TIME! PAY ONLINE at propertytax.lacounty.gov

PLEASE DO NOT SEND CORRESPONDENCE WITH YOUR PAYMENT

Electronic Check Processing - When you provide a check as payment, you authorize the County of Los Angeles to either use information from your check to make a one-time electronic fund transfer from your bank account or process the payment as a check transaction. If we use information from your check to make an electronic fund transfer, funds may be withdrawn from your bank account as soon as the same day we receive your payment, and you will not receive your check back from your financial institution. The transaction will appear on your bank statement as "LA Co TTC Paymnt."

SEND THIS STUB WITH YOUR 1st INSTALLMENT PAYMENT

OR

SAVE MONEY! SAVE TIME! PAY ONLINE at propertytax.lacounty.gov

PLEASE DO NOT SEND CORRESPONDENCE WITH YOUR PAYMENT