

Washtenaw County Public Records - Full Detail Report W/Community Profile Report

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Full Detail Report w/Community Profile

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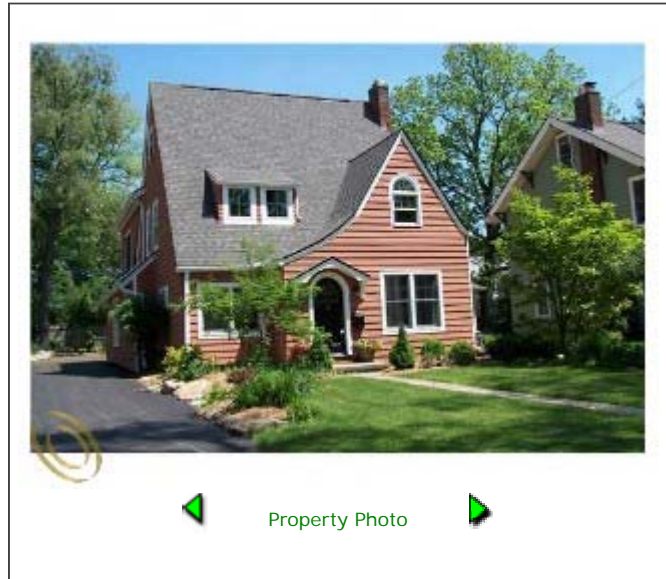
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Location & Ownership

Property ID: 090933103007
Property Address: 1019 LINCOLN AVE
City/ State/ Zip: ANN ARBOR MI 48104-3526
Census Tract: 4004 **Block Group:** 1
Owner Name: ROBERT F NISSLY JR
Taxpayer Address: 3086 E TORCH LAKE
City/ State/ Zip: BELLAIRE MI 49615-
City/ Village/ Town: ANN ARBOR
Subdivision: OLIVIA B HALLS 2ND SUB
MLS Area: 04092-ANN ARBOR
School District: ANN ARBOR
Property Category: RS
Land Use: 401

[Photos](#) [Map](#)



Legal Description: S 7 FT LOT 34 AND N 38 FT LOT 36 AND PARC 9.5 FT WIDE ADJ ON E OLIVIA B HALLS 2ND SUB

Taxes

Year	Season	Total Ad Valorum	Administrative Fees	Special Assessment	City/ Village / Township	Total Seasonal
2010	Summer	9,433.30	0.00	0.00	0.00	9,433.30
2009	Winter	2,250.84	0.00	0.00	0.00	2,250.84
2009	Summer	9,062.17	0.00	0.00	0.00	9,062.17
2008	Winter	1,005.82	0.00	0.00	0.00	1,005.82
2008	Summer	8,308.59	0.00	0.00	0.00	8,308.59
2007	Winter	1,063.32	0.00	0.00	0.00	1,063.32
2007	Summer	8,496.50	0.00	0.00	0.00	8,496.50
2006	Winter	2,675.12	0.00	0.00	0.00	2,675.12
2006	Summer	9,260.67	0.00	0.00	0.00	9,260.67

Assessments & Total Annual Tax

Year	Taxable Value	State Equalized Value	Homestead/ Percent	Total Taxes
2010	198,145.00	202,700.00	0.00	9,433.30
2009	190,700.00	190,700.00	0.00	11,313.01
2008	202,200.00	202,200.00	100.00	9,314.41
2007	205,600.00	205,600.00	100.00	9,559.82
2006	200,100.00	200,100.00	0.00	11,935.79

Transfer Information

Grantor	Grantee	Sale Date	Deed Date	Sale Price	Deed Type	Liber/ Page
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BARRY HOBBS	ROBERT NISSLY Jr	12/3/2008	11/14/2008	320,000.00	WAR/DEED	04708/ 0761
BARRY HOBBS	US BANK SERIES 2007-BC1	7/16/2008	7/3/2008	506,410.00	SHER/DEED	04691/ 0103
JOHN J HUGHES	CAROL EVANS	9/27/2005	8/26/2005	420,000.00	WAR/DEED	04510/ 0528

Other Recordings

Obligee	Obligor	Record Date	Doc Date	Amount	Doc Type	Liber/ Page
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Characteristics

Living Area SF: 1748	Bedrooms: 4
Basement Square Footage:	Bathrooms: 1.1
Year Built: 1960	Pool:
Year Remodeled:	Fireplace: Y
Exterior: ALUMINUM/OTHER	Garage Type: DETACHED
Stories: 2	Garage Year Built:
Style:	Garage Length:
Roof Type/ Cover: /	Garage Width:
Basement Type: FULL	Garage Capacity:
Heat Type: FORCED AIR	Gas Service:
Heat Fuel:	Water:
Central Air:	Sewer:
#1 Porch/ Breezeway:	Well:
#1 Porch Dimensions:	Neighborhood:
#2 Porch/ Breezeway:	Septic:
#2 Porch Dimensions:	Storm Sewer:
Construction Type:	Road Surface:
Land Dimension: 45 x 142	Through Street:
Land Sqft:	Topography:
Acres: 0.15	
Irregular:	

Commercial

Number of Buildings:
Number of Units:
Total Square Feet:

Community Information for Zip Code 48104

Part or All of the Communities of:	ANN ARBOR		
Characteristics:	Distinctive College Community, Moderate Residential Turnover, Suburb of Detroit		
Total Population:	40,964	In Current Residence 5+ Years:	24%
Density (People/Square Mile):	4,916	Annual Residential Turnover:	23%
Population Change Since 1990:	3%	Median Years in Residence:	2
Population Change Since 2000:	1%	Median Dwelling Age:	42
Median Age:	24.22	Owner-Occupied Dwellings:	47%
Number of Households:	14,732	Renter-Occupied Dwellings:	42%
Average Household Size:	2	Vacant Dwellings:	12%

RS/CO LISTINGS FOR SALE

RS/CO LISTINGS FOR LEASE

On-Market Listings:	194	On-Market Listings:	28
Foreclosed Listings:	7	Foreclosed Listings:	0
Median List Price:	\$237,450.00	Median List Price:	\$1,190.00
Sold Listings (Past Year):	299	Leased Listings (Past Year):	101
Sold Short Sales:	11	Leased Short Sales:	2
Median Sold Price:	\$199,000.00	Median Sold Price:	\$1,200.00
Median Cumulative DOM:	57	Median Cumulative DOM:	43

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