

House

We got tons of calls from looky-lous in addition to these notes.

Stapley, Garth - Modesto

From: [REDACTED]
Sent: Tuesday, July 11, 2006 8:40 PM
To: Garth Stapley
Subject: laci peterson home address

Will you tell me the exact address of laci peterson's house? I am in town from Oklahoma and would love to drive by.
Thanks.

Subject: Sad, but kinda funny

So, I have it on good authority from a reliable source... The one thing Patti LuPone claimed she wanted to do before leaving town was to drive by the old Peterson house.

Stapley, Garth - Modesto

From: [REDACTED]
Sent: Saturday, June 23, 2007 10:54 AM
To: Stapley, Garth - Modesto
Subject: Peterson House

Hello Garth,

I read your article on the Peterson auction. I lived in Modesto during the Peterson trial and know the story well. The guy the bought the house deserved his bad luck because he bought it to capitalize on this unfortunate murder. I am interested in speaking to the bank that now owes the house with hopes of buying it if they will carry the financing. I have relocated back here and need a place but being in Real Estate and having the bottom taken from me from both divorce and a very bad market it is difficult. This may be an opportunity to convince the bank to give me a chance to re-establish my credit. I started this week working for a builder selling new homes. I am also recently re-married to a Russian gal that does not know the history of this home. If you could help me contact the lender I would appreciate it. I'm not looking for any notoriety so please let's not make a big deal about my inquiry. All I want is to get re-established in the area and this home may be my vehicle. Your help will be greatly appreciated. I look forward to hear from you. Feel free to call or email me.

Sincerely,

[REDACTED]
Carlsbad, CA 92008

Stapley, Garth - Modesto

From: [REDACTED]

Sent: Sunday, July 01, 2007 5:32 PM

To: Stapley, Garth - Modesto

Subject: peterson home/

COULD YOU PLEASE LET ME KNOW WHO TO CONTACT ABOUT BUYING THIS HOME .523
COVENA,MODESTO

THANK YOU,
[REDACTED]

[REDACTED]

Note: forwarded message attached.

Stapley, Garth - Modesto

From: [REDACTED]
Sent: Friday, June 22, 2007 7:05 PM
To: Stapley, Garth - Modesto
Subject: Peterson house

Mr. Stapley,

Not one report on the Covina home notes the illegal monster house constructed next door which completely overwhelms the Peterson house. I believe that this is the true reason there has been no buyer.

Best

[REDACTED]

Stapley, Garth - Modesto

From: [REDACTED]
Sent: Saturday, June 23, 2007 3:45 PM
To: Stapley, Garth - Modesto
Subject: Peterson's house

(This is NOT a letter to the editor, nor for publication.)

Why hasn't anyone mentioned the monstrous structure just a few feet away from Scott and Laci's house? That is one huge reason it hasn't sold. The Peterson house is nice, in a nice neighborhood (I live a few short blocks away) but even if the sensationalism were to die down I can't imagine anyone wanting to live next door to that. People in this area were dismayed to witness its construction.

Modesto should adopt an ordinance like Sacramento, prohibiting the transformation of a single-story dwelling into an oversize "mansion", when it doesn't fit with the other houses in the immediate area of an established neighborhood. (There's another good example on Highland Drive, east of the intersection of Santa Barbara, but the difference in it and its neighbors isn't quite so pronounced.)

[REDACTED]

Stapley, Garth - Modesto

From: [REDACTED]

Sent: Monday, June 25, 2007 10:28 AM

To: Stapley, Garth - Modesto

Subject: The Peterson House

Hi,

If you drive by the house you will notice the gigantic monstrosity being erected next door, leaving the Peterson house with no privacy.

The bank which now owns the property might be interested in holding the city of Modesto responsible for approving the construction.

That is the reason that the house is not sold. I don't think that the Peterson connection had any real impact.

Maybe you could do a story on the people that are creating this giant mess of a house and what are they thinking. Also, perhaps finding out who they paid off to get the permits.

Looking forward to seeing what you come up with!

[REDACTED]

Stapley, Garth - Modesto

From: [REDACTED]
Sent: Wednesday, July 19, 2006 1:25 AM
To: Garth Stapley
Cc: [REDACTED] Editorial Metro Section
Subject: Peterson House bad luck up for sale

I've been doing some comps for investor friends in the area 523 Covena is listed, and regular reader of Bee Real Estate and Work and Money section, which notes.

1. You got it right, the guy bought Peterson's house at height of market last year, and paid high price for it.

2. Bee reports market has likely dropped as much as 5% since, and would have made a bit of a striking point that he's asking \$90,000 more, and in the deeper hole of can't make the mortgage payments. Its one of the things my investor looks for, financial strain, even in a problem infamous house of Scott and Lacy Peterson, and this is a story about a professional Real Estate agent and broker. You guys are giving them a Hell of a listing ad, in a bit of a problem market with almost 2 years inventory. I think the fact they went up initially \$90,000 in a year, in a down market something worth noting, reflects on owner and broker. (noted last week) Dropping to \$459,000 hardly a concession to reality in market, is noteworthy given past residents.

Right now, two blocks away, there are 4 bedrooms, same sf, going near \$350,000 down from \$390,000, and \$335,000 for 313 Covena, 3/2 near same sf, just no famous murder case. merely neighbors, likely want their price to prevail, but more in keeping with the current comps I've compiled last three weeks.

I think this is an interesting story, and plenty of interest by the public, but you might have made the infamous house story, a bit more infamous on the profit motive a real estate professional who can't afford the deal makes if you had covered these two items that put the gouge in perspective.

I'm a former general contractor, developer retired, not a broker, not my usual line of work, but got this right off, whereas people unfamiliar with the local pricing in Scott and Lacy's old neighborhood, and general non real estate professional might not have gotten the same impact of what you reported, that the agents, investors in the business got. This aspect likely would escape Nancy Grace and Court TV too. Ask your Real Estate section reporters.

[REDACTED] Modesto