

CMA Report

Listings as of 07/10/06 at 4:32am

Page 1

**RESIDENTIAL
ACTIVE Properties**

Address	City	Map	Bd	Bth	SqFt	LotSz	Year	Date	\$/SqFt	DOM	Orig Price	List Price	
4310 Raynol St	Los Angeles	595, C6	1	1	352	6500sf	1924	07/07/06	653.13	3	229,900	229,900	
3578 Division St	Los Angeles	594, J3	1	1	400	6731sf	1949	07/07/06	922.50	3	369,000	369,000	
4295 Via Arbolada #114	Los Angeles	595, D4	2	2	1044	3001sf	1982	07/06/06	381.23	4	398,000	398,000	
4260 Via Arbolada #310	Los Angeles	595, D4	2	2	1033	2670sf	1985	07/06/06	411.42	3	425,000	425,000	
4049 VIA MARISOL #119	Monterey Hill	595, D5	2	2	1096		1982	07/06/06	400.55	4	439,000	439,000	
4953 Lincoln Ave	Los Angeles	595, A1	3	2	1398	5200sf	1923	07/07/06	354.08	3	495,000	495,000	
501 Nolden St	Los Angeles	595, C2	2	1	1008	5600sf	1913	07/03/06	507.94	3	512,000	512,000	
329 Vista Pl	Los Angeles	595, E1	2	1	910	4800sf	1903	07/06/06	581.32	4	529,000	529,000	
5030 Los Robles St	Los Angeles	565, C6	2	1	828	7500sf	1924	07/06/06	654.59	4	542,000	542,000	
5712 Buena Vista Ter	Los Angeles	565, A7	3	2	1139	7500sf	1924	07/06/06	548.73	3	625,000	625,000	
444 W Avenue 37	Los Angeles	595, C5	3	2	1801	4487sf	1993	07/05/06	354.25	5	638,000	638,000	
2035 Ridgeview Ave	Los Angeles	565, A7	3	2	1353	7210sf	1940	07/07/06	479.67	3	649,000	649,000	
6301 Eunice Ave	Los Angeles	595, E1	2	2	0	13464sf	1964	07/05/06	0.00	5	689,000	689,000	
749 Onarga Ave	Los Angeles	565, D7	3	3	2186	4800sf	1992	07/04/06	319.76	5	699,000	699,000	
4170 Toland Way	Los Angeles	594, J1	3	3	2057	4888sf	1988	07/07/06	340.30	3	699,995	699,995	
3779 Latrobe St	Los Angeles	595, C5	3	2	1511	4961sf	1965	07/03/06	515.55	7	779,000	779,000	
693 Milford St	Los Angeles	595, E3	3	4	2667	5180sf	2004	07/06/06	340.83	4	909,000	909,000	
5277 Mount Royal Dr	Los Angeles	565, B5	5	2	2435	11625sf	1911	07/05/06	449.69	5	1,095,000	1,095,000	
1231 Valrose Ct	Los Angeles	565, C6	4	4	2684	6600sf	2004	07/07/06	428.09	3	1,149,000	1,149,000	
2539 Sundown Dr	Los Angeles	594, J2	5	4	4800	5400sf	1991	07/05/06	270.31	5	1,297,500	1,297,500	
Listing Count 20									Averages	469.15	4	658,420	658,420
									High	1,297,500			
									Low	229,900		Median	631,500

Presented By: Cheryl Johnson / Bob Taylor Properties Inc.

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Information has not been verified, is not guaranteed, and is subject to change.

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Page 2

**RESIDENTIAL INCOME
ACTIVE Properties**

Address	City	Map	Bd	Bth	SqFt	LotSz	Year	Date	\$/SqFt	DOM	Orig Price	List Price	
4668 Verdugo Rd	Los Angeles	564, H6	4	2	1828	2178sf	1927	07/05/06	325.98	4	595,900	595,900	
Listing Count 1									Averages	325.98	4	595,900	595,900
									High	595,900		Low	595,900
									Report Averages	462	4	655,443	655,443

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