

CMA Report

Listings as of 07/04/06 at 12:58pm

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**RESIDENTIAL
ACTIVE Properties**

Address	City	Map	Bd Bth	SqFt	LotSz	Year	Date	\$/SqFt	DOM	Orig Price	List Price
3016 Isabel Dr	Los Angeles	594, H4	3 2	1148	6657sf	1949	03/20/06	413.76	104	510,000	475,000
248 Wayland St	Los Angeles	595, D2	2 1	874	5730sf	1949	04/27/06	570.94	66	589,000	499,000
3018 Tillie St	Los Angeles	594, H4	3 2	988	4400sf	1924	04/24/06	525.30	70	539,000	519,000
4110 Somers Ave	Los Angeles	564, H7	2 1	863	5480sf	1937	06/14/06	601.97	19	527,500	519,500
5055 Mount Helena Ave	Los Angeles	565, C6	2 1	783	6880sf	1952	04/14/06	666.67	79	725,000	522,000
2701 Prismo Dr	Los Angeles	564, H7	3 3	1526	6330sf	1976	05/05/06	366.32	56	589,000	559,000(V)
4412 Griffin Ave	Los Angeles	595, B5	4 2	1638	7500sf	1920	05/01/06	351.04	64	595,000	575,000
5163 Shearin Ave	Eagle Rock	565, A5	2 1	1064	6194sf	1922	05/04/06	572.37	55	609,000	609,000
4177 Division St	Los Angeles	594, J2	4 2	1600	5271sf	1961	05/22/06	399.38	39	669,000	639,000
4437 Alpha St	Los Angeles	595, G4	4 2	1611	7500sf	1909	05/13/06	412.79	46	724,900	665,000
900 Montecito Dr	Los Angeles	595, B5	3 2	1312	7056sf	1962	02/06/06	517.53	137	710,000	679,000
4646 Wawona St	Los Angeles	564, J6	4 2	1629	20660sf	1964	05/19/06	417.28	46	695,000	679,750
721 El Atajo St	Los Angeles	594, J3	3 3	1917	5102sf	1965	05/31/06	365.15	32	729,900	699,990
5236 El Rio Ave	Eagle Rock	565, A5	3 2	2144	6335sf	1921	04/24/06	433.77	66	998,000	930,000
Listing Count 14	Averages							472.45	63	657,879	612,160
	High 930,000							Low 475,000			Median 592,000

Presented By: Cheryl Johnson / Bob Taylor Properties Inc.

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**RESIDENTIAL INCOME
ACTIVE Properties**

Address	City	Map	Bd Bth	SqFt	LotSz	Year	Date	\$/SqFt	DOM	Orig Price	List Price
3619 Fletcher Dr	Los Angeles	594, G1	2 4	1849	5009sf	1963	06/08/06	426.99	22	795,000	789,500
3405 Drew St	Los Angeles	594, G1	14 8	6379	14636sf	1923	03/30/06	164.45	96	1,295,000	1,049,000
Listing Count 2	Averages							295.72	59	1,045,000	919,250
	High 1,049,000							Low 789,500			Median 919,250

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**LOTS AND LAND
ACTIVE Properties**

Address	City	Map	Acre	SqFt	Year	Date	\$/Acre	DOM	Orig Price	List Price
300 Ave. 58	Los Angeles	595, D3	0.303	13199		05/09/06	907,590.76	55	345,000	275,000
Listing Count 1	Averages			0.303			907,590.76	55	345,000	275,000
	High 275,000					Low 275,000			Median 275,000	
Report Count 17	Report Averages			1708			57174.78	62	685,018	628,455

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