

CMA Report

Listings as of 05/23/06 at 3:52am

Page 1

**RESIDENTIAL
SOLD Properties**

Address	City	Map	Bd	Bth	SqFt	LotSz	Year	Date	\$/SqFt	DOM	Orig Price	List Price	Sale Price	SP%LP
404 Museum Dr	Los Angeles	595, B4	1	1	576	3450sf	1922	05/17/06	581.60	5	329,000	329,000	335,000	101.80
429 N Avenue 51	Los Angeles	595, B2	2	2	972	4835sf	1922	05/18/06	394.55	11	379,900	379,900	383,500	100.90
5117 Montezuma St	Los Angeles	595, B2	2	1	1233	2831sf	1932	05/17/06	336.58	9	359,000	359,000	415,000	115.60
4103 Somers Ave	Los Angeles	594, H1	2	1	720	4770sf	1925	05/17/06	597.22	91	479,900	459,900	430,000	93.50
5516 Range View Ave	Los Angeles	595, C1	3	2	1536	6384sf	1921	05/17/06	328.78	19	499,000	499,000	505,000	101.20
920 N Avenue 57	Los Angeles	595, C1	2	1	924	3360sf	1924	05/18/06	548.70	21	500,000	500,000	507,000	101.40
3258 Sagamore Way	Los Angeles	564, G7	4	2	1453	15320sf	1965	05/18/06	496.90	4	719,000	719,000	722,000	100.40
5201 Dahlia Dr	Los Angeles	565, B5	3	2	1719	9800sf	1926	05/16/06	472.66	84	860,000	839,500	812,500	96.80
Listing Count 8			Averages		1142				469.62	31	515,725	510,663	513,750	100.60
			High		812,500				Low 335,000			Median 467,500		

Presented By: Cheryl Johnson / Bob Taylor Properties Inc.

**Featured properties may not be listed by the office/agent presenting this brochure.
Information has not been verified, is not guaranteed, and is subject to change.**

(RAP04 -0)

CMA Report

Listings as of 05/23/06 at 3:52am

Page 2

RESIDENTIAL INCOME
SOLD Properties

Address	City	Map	Bd	Bth	SqFt	LotSz	Year	Date	\$/SqFt	DOM	Orig Price	List Price	Sale Price	SP%LP
5233 Stratford Rd	Los Angeles	595, B1	5	4	2568	6229sf	1926	05/18/06	317.37	29	839,000	839,000	815,000	97.10
Listing Count	1	Averages			2568				317.37	29	839,000	839,000	815,000	97.14
			High		815,000				Low	815,000		Median	815,000	

Report Count	9	Report Averages	1300						453	30	551,644	547,144	547,222	
---------------------	---	------------------------	------	--	--	--	--	--	-----	----	---------	---------	---------	--

Presented By: Cheryl Johnson / Bob Taylor Properties Inc.
 Featured properties may not be listed by the office/agent presenting this brochure.
 Information has not been verified, is not guaranteed, and is subject to change.

(RAP04 -0)