









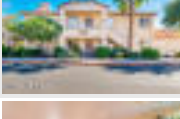














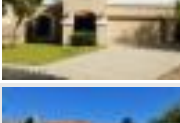




Status	# Listings	List Volume	Sold Volume		List Price	Sold Price	Sale/ List Price	Approx SQFT	List Price Per Approx SQFT	Sold Price Per Approx SQFT	Agent Days on Market	Cumulative Days on Market
Active	92	61,329,850	0	Low	126,900	0	0.00	620	163.78	0.00	2	2
				Avg	666,629	0	0.00	2,574	256.49	0.00	132	142
				Med	646,000	0	0.00	2,415	245.95	0.00	71	79
				High	2,100,000	0	0.00	8,143	476.55	0.00	767	808
CCBS (Contract Contingent on Buyer Sale)	4	2,098,400	0	Low	249,500	0	0.00	1,152	216.58	0.00	13	13
				Avg	524,600	0	0.00	2,198	238.56	0.00	79	78
				Med	576,950	0	0.00	2,216	235.67	0.00	82	82
				High	695,000	0	0.00	3,205	266.33	0.00	138	138
UCB (Under Contract-Backups)	9	4,583,800	0	Low	165,000	0	0.00	1,000	165.00	0.00	4	4
				Avg	509,311	0	0.00	2,343	218.80	0.00	93	93
				Med	493,500	0	0.00	2,121	209.84	0.00	77	77
				High	829,900	0	0.00	4,226	277.72	0.00	345	344
Pending	16	6,900,740	0	Low	129,900	0	0.00	620	185.11	0.00	2	1
				Avg	431,296	0	0.00	1,806	232.75	0.00	105	110
				Med	414,000	0	0.00	1,938	222.59	0.00	68	67
				High	969,000	0	0.00	3,373	314.37	0.00	369	367
Closed	121	54,111,478	52,332,149	Low	123,900	115,000	0.88	620	142.34	137.68	0	0
				Avg	447,202	432,497	0.97	1,934	224.23	216.84	99	113
				Med	405,000	391,000	0.97	1,806	218.30	212.64	71	71
				High	1,295,000	1,220,000	1.03	4,355	412.57	396.77	606	723
Overall	242	129,024,268	52,332,149	Low	123,900	115,000	0.88	620	142.34	137.68	0	0
				Avg	533,158	432,497	0.97	2,188	237.09	216.84	111	122
				Med	499,850	391,000	0.97	2,041	228.03	212.64	71	76
				High	2,100,000	1,220,000	1.03	8,143	476.55	396.77	767	808

Selection Criteria for Comparable Properties **Specified listings from the following search:** Property type Residential; Inside Scottsdale Ranch of Scottsdale Ranch; Status of 'Active', 'Closed', 'Pending','CCBS (Contract Contingent on Buyer Sale)','UCB (Under Contract-Backups)'; Close of Escrow Date between '12/1/2016' and '5/31/2017'.



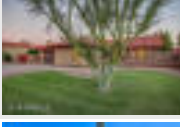

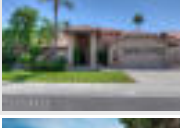









# Active Listings

Photo	MLS #	Address	Subdivision	Bed	Bth	Bedrooms Plus	SqFt	Approx Lot SqFt	YR	OLP	LP	SP	COE	LP/SP/\$F	CDOM
	56083 91	9711 E MOUNTAIN VIEW RD 2545	HAMMOCKS AT THE RACQUET CLUB AT SCOTTS R ANCH	1	1	1	620	63	1984	126,900	126,900			204.68 / N A	13
	56034 96	10055 E MOUNTAINVIEW LAKE D R 2078	VENETIAN CONDOMINIUM	1	1	1	704	718	1984	165,000	165,000			234.38 / N A	22
	55743 94	9708 E VIA LINDA -- 1345	HAMPTON COURTS AT THE RACQUET CLUB UT 1-1 36	2	2	2	968	966	1986	169,000	165,900			171.38 / N A	80
	55880 20	9708 E VIA LINDA RD 1359	HAMPTON COURTS AT THE RACQUET CLUB UT 1-1 36	2	2	2	1,038	106	1986	175,000	170,000			163.78 / N A	54
	56098 31	9707 E Mountain View RD 1465	Racquet Club	1	1	1	825	0	1984	174,000	174,000			210.91 / N A	9
	56047 97	9708 E VIA LINDA -- 2357	HAMPTON COURTS AT THE RACQUET CLUB UT 1-1 36	2	2	2	1,125	120	1986	189,000	189,000			168 / NA	20
	55964 23	10115 E MOUNTAIN VIEW RD 1039	VENETIAN CONDOMINIUM PHASE 2	2	2.5	2	1,254	65	1984	244,900	242,900			193.7 / NA	35
	55341 38	9705 E MOUNTAIN VIEW RD 1103	CYPRESS COURT THMS AT THE RACQUET CLUB D 84-065566	2	2.5	2	1,365	0	1986	249,900	249,900			183.08 / N A	175
	55655 76	10080 E MOUNTAINVIEW LAKE D R 266	SCOTTSDALE BAY CLUB PHASE 1	1	1	1	1,095	103	1985	275,900	260,200			237.63 / N A	98
	56072 82	9707 E Mountain View RD 1401	RACQUET CLUB	2	2	2	1,136	0	1984	274,000	279,000			245.6 / NA	14
	55758 21	10080 E MOUNTAINVIEW LAKE D R 216	SCOTTSDALE BAY CLUB PHASE 2 & 3 AMD	3	2	3	1,592	1,582	1992	309,000	279,900			175.82 / N A	78
	56122 85	9705 E MOUNTAIN VIEW RD 1166	Racquet Club	2	2.5	2	1,365	109	1984	289,000	289,000			211.72 / N A	3
	56050 21	10080 E MOUNTAINVIEW LAKE D R 244	SCOTTSDALE BAY CLUB PHASE 2 & 3 AMD	2	2	2	1,152	15,360	1992	325,000	325,000			282.12 / N A	20
	55347 84	9660 N 105th ST	Suntree East	2	2	3	1,378	4,267	1986	334,900	329,900			239.4 / NA	174















Statistical Market Analysis

Photo	MLS #	Address	Subdivision	Bed	Bth	Bedrooms Plus	SqFt	Approx Lot	YR	OLP	LP	SP	COE	LP/ SP/\$/SF	CDOM
	55323 88	9607 N 100th ST	MISSION MONTEREY	2	2	3	1,660	5,105	1984	419,000	394,000			237.35 / N A	180
	56082 30	10503 E FANFOL LN	SUNTREE EAST AMD	3	2	3	1,971	3,993	1987	409,900	409,900			207.97 / N A	13
	54489 28	10336 N 104TH WAY	HERITAGE VILLAGE	2	3	3	2,041	450	1984	432,900	415,000			203.33 / N A	370
	55951 73	10408 E CINNABAR AVE	HERITAGE VILLAGE 4 LOT 1-62 TR B F	3	2	3	1,988	427	1984	415,000	415,000			208.75 / N A	38
	55392 06	10230 N 105th WAY	HERITAGE VILLAGE UNIT 4	3	2.5	3	1,937	4,509	1990	439,000	424,900			219.36 / N A	157
	55843 92	9240 N 101ST ST	CASA DEL CIELO AT SCOTTSDALE RANCH LT 1-150 TR A-D	2	2	3	1,603	5,645	1985	425,000	425,000			265.13 / N A	83
	56120 44	10325 E CINNABAR AVE	HERITAGE VILLAGE 4	2	2	2	1,763	4,397	1984	426,500	426,500			241.92 / N A	5
	55606 14	10123 E SAN SALVADOR DR	CASA DEL CIELO AT SCOTTSDALE RANCH LT 1-150 TR A-D	3	2	3	1,838	6,515	1985	460,000	439,000			238.85 / N A	108
	55242 93	9709 E MOUNTAIN VIEW RD 1720	RACQUET CLUB AT SCOTTS RANCH AMD UNIT 1-38	3	2.5	3	2,419	2,101	1984	500,000	445,000			183.96 / N A	202
	55877 31	10594 E GOLD DUST CIR	HERITAGE VILLAGE 4	3	2.5	4	2,041	4,705	1986	459,000	459,000			224.89 / N A	54
	55824 92	10010 E SADDLEHORN TRL	MISSION MONTEREY UNIT 2 LOT 46-112 TR E-H J-L	3	2	3	1,768	6,462	1984	485,000	459,900			260.12 / N A	64
	55917 75	9989 E VOGEL AVE	MISSION MONTEREY UNIT ONE LOT 1-45 TR A-D	2	2	3	1,768	5,573	1983	479,000	479,900			271.44 / N A	45
	56021 29	9991 E CAROL AVE	MISSION MONTEREY UNIT 2 LOT 46-112 TR E-H J-L	2	2	3	1,768	5,472	1983	489,000	489,000			276.58 / N A	24
	56070 50	10126 N 100TH PL	LAS BRISAS UNIT 1 AT SCOTTSDALE RANCH	2	2	2	1,650	4,882	1985	495,000	495,000			300 / N A	14











Statistical Market Analysis

Photo	MLS #	Address	Subdivision	Bed	Bth	Bedrooms Plus	SqFt	Approx Lot	YR	OLP	LP	SP	COE	LP/ SP/ \$/SF	CDOM
	5491968	10810 E BELLA VISTA DR	SCOTTSDALE RANCH; MOUNTAINVIEW VILLAGE	3	2	3	2,093	6,970	1991	529,900	499,900			238.84 / N A	273
	5591107	10246 N 96TH PL	SCOTTSDALE RANCH 1 LOT 1-105 TR A-C	3	2	3	1,928	10,557	1984	530,000	515,000			267.12 / N A	48
	5608841	10487 E SAN SALVADOR DR	SCOTTSDALE RANCH 11-A LOT 1-111 TR A-E	4	2	4	1,941	8,615	1985	499,900	515,000			265.33 / N A	8
	5542897	9039 N 107TH PL	MOUNTAINVIEW VILLAGE REPLAT	3	3	3	2,093	8,169	1989	530,000	520,000			248.45 / N A	146
	5585920	9775 E TURQUOISE AVE	SCOTTSDALE RANCH 2 LOT 1-131 TR A-E	4	2.5	4	2,656	10,185	1985	579,900	524,900			197.63 / N A	169
	5612718	10286 E BELLA VISTA DR	SCOTTSDALE RANCH 6 LOT 1-98 TR A-D	3	2.5	3	2,174	9,992	1984	529,900	529,900			243.74 / N A	2
	5540693	10288 E SAN SALVADOR DR	SCOTTSDALE RANCH 6 LOT 1-98 TR A-D	3	2	3	2,379	10,007	1986	570,000	539,000			226.57 / N A	280
	5598848	10462 E BELLA VISTA DR	SCOTTSDALE RANCH	4	2	4	2,121	8,362	1985	549,000	539,000			254.13 / N A	31
	5591199	10895 E MISSION LN	MOUNTAINVIEW PLACE 2	3	2	4	2,350	10,055	1996	585,000	578,000			245.96 / N A	47
	5608488	10059 E Ironwood DR	Las Brisas	2	2	3	1,863	4,984	1985	595,000	595,000			319.38 / N A	13
	5575907	9915 E CINNABAR AVE	SCOTTSDALE RANCH 2 LOT 1-131 TR A-E	3	3	4	2,383	10,527	1982	599,000	598,000			250.94 / N A	110
	5568247	10062 E CINNABAR AVE	LAS BRISAS UNIT 1 AT SCOTTSDALE RANCH	2	2	3	1,863	5,130	1985	700,000	600,000			322.06 / N A	92
	5586991	10915 E PALOMINO RD	MOUNTAINVIEW PLACE	3	2.5	3	2,460	11,616	1987	625,000	605,000			245.93 / N A	55
	5452777	10239 N 100 PL	Las Brisas	2	2	3	1,904	4,796	1985	590,000	620,000			325.63 / N A	269

Statistical Market Analysis

Photo	MLS #	Address	Subdivision	Bed	Bth	Bedrooms Plus	SqFt	Approx Lot SqFt	YR	OLP	LP	SP	COE	LP/ SP/\$/SF	CDOM
	5583051	10145 E BELLA VISTA DR	SCOTTSDALE RANCH 5-B LOT 1-78 TR A	4	2	4	2,369	13,535	1985	675,000	625,000			263.82 / N A	63
	5595722	10555 E SAN SALVADOR DR	SCOTTSDALE RANCH 11-B LOT 1-96 TR A	4	2	4	2,742	8,199	1987	625,000	625,000			227.94 / N A	37
	5588667	10429 N 101st ST	ISLAND AT SCOTTSDALE RANCH LOT 1-75 TR A-C	2	2	3	1,916	6,808	1988	635,000	635,000			331.42 / N A	52
	5501892	10906 E MISSION LN	MOUNTAINVIEW PLACE 2 SCOTTSDALE RANCH	4	2.5	4	3,229	10,308	1994	674,000	643,000			199.13 / N A	250
	5575925	10658 E GOLD DUST AVE	LOT 1 HERITAGE TERRACE 2 LT 1-85 TR A MCR 026 731	4	2.5	4	2,595	13,013	1986	649,000	649,000			250.1 / N A	77
	5577206	10225 N 99TH PL	SCOTTSDALE RANCH 3 REPLAT	4	2	4	2,662	8,784	1985	670,000	649,000			243.8 / N A	76
	5590478	10018 N 96TH WAY	SCOTTSDALE RANCH 2 LOT 1-131 TR A-E	4	2.5	4	2,656	18,071	1985	725,000	659,000			248.12 / N A	48
	5593154	10230 E COCHISE DR	SCOTTSDALE RANCH	4	3.5	4	3,026	12,052	1995	674,000	667,000			220.42 / N A	193
	5499100	10086 E COCHISE DR	ISLAND AT SCOTTSDALE RANCH LOT 1-75 TR A-C	2	2	3	2,179	8,222	1989	729,000	669,000			307.02 / N A	257
	5603966	10658 E ARABIAN PARK DR	HERITAGE TERRACE 2 Scottsdale Ranch	4	2	4	2,508	11,526	1987	669,000	669,000			266.75 / N A	141
	5600982	9634 E TOPAZ DR	SCOTTSDALE RANCH 1 LOT 1-105 TR A-C	3	2.5	5	2,495	17,180	1984	674,950	674,950			270.52 / N A	27
	5271908	10738 E Terra DR	Scottsdale Ranch	5	3	5	3,205	10,119	1989	775,000	675,000			210.61 / N A	765
	5595898	10685 E IRONWOOD DR	Scottsdale Ranch	3	2	3	2,220	17,423	1985	675,000	675,000			304.05 / N A	36
	5602202	10678 E Topaz DR	Heritage Terrace	4	2	4	2,411	18,503	1986	675,000	675,000			279.97 / N A	24

Statistical Market Analysis

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	5569073	10865 E SAN SALVADOR DR	MOUNTAINVIEW PLACE LOT 1-106	4	2.5	5	2,952	12,949	1987	679,900	679,000			230.01 / N A	91
	5581413	10652 E SAN SALVADOR DR	Scottsdale Ranch	4	3	6	3,754	15,750	1988	764,000	680,000			181.14 / N A	66
	5467521	9629 E IRONWOOD DR	Scottsdale Ranch 2	4	4.5	6	3,849	12,821	1986	899,900	699,000			181.61 / N A	329
	5552009	9085 N 109TH PL	MOUNTAINVIEW PLACE 2	4	2.5	5	3,088	12,099	1994	715,000	699,000			226.36 / N A	236
	5581492	10654 E TERRA DR	Scottsdale Ranch	4	3	6	3,688	17,724	1987	769,000	729,000			197.67 / N A	66
	5572331	9055 N 108TH WAY	Scottsdale Ranch	4	3	6	3,697	12,866	1991	769,000	739,300			199.97 / N A	84
	5504406	10126 E COCHISE DR	ISLAND AT SCOTTSDALE RANCH LOT 1-75 TR A-C	3	2	3	2,179	7,506	1989	815,000	760,000			348.78 / N A	244
	5422219	10679 E FANFOL LN	The Estates at Scottsdale	4	3	4	3,260	15,802	1988	795,000	765,000			234.66 / N A	425
	5563769	10180 E CARON ST	SCOTTSDALE RANCH	4	3	4	2,827	15,000	1987	825,000	769,000			272.02 / N A	102
	5505897	10119 E Topaz DR	Las Brisas Unit 2 at Scottsdale Ranch	4	4	6	3,426	5,974	1987	799,000	769,000			224.46 / N A	808
	5612644	10558 N 106TH PL	ESTATES AT SCOTTSDALE RANCH UNIT 1 LOT 1-34	4	2.5	4	4,007	28,544	1987	779,900	779,900			194.63 / N A	2
	5527449	9152 N 102ND ST	SCOTTSDALE RANCH 6 LOT 1-98 TR A-D	5	3.5	6	3,105	10,566	1986	825,000	785,000			252.82 / N A	194
	5597028	9881 E DOUBLETREE RANCH RD	ANDALUSIA 2 LOT 1-53 TR A B	4	3	5	3,490	15,039	1985	800,000	790,000			226.36 / N A	35
	5559835	10145 E SAN SALVADOR DR	SCOTTSDALE RANCH	4	3	4	2,827	10,953	1985	829,000	815,000			288.29 / N A	111

Statistical Market Analysis























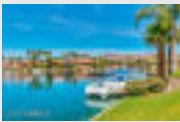



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	55774 56	10113 N 103RD ST	MONTEREY POINT	3	2	3	2,058	11,251	1986	820,000	820,000			398.45 / N A	70
	55341 65	10390 E LAKEVIEW DR 201	Scottsdale Ranch Charter Point	3	3.5	3	3,248	3,248	1986	849,000	849,000			261.39 / N A	175
	54719 20	10685 E GOLD DUST AVE	HERITAGE TERRACE 2 LT 1-85 TR A	6	4	7	4,022	18,317	1986	925,000	849,900			211.31 / N A	451
	55823 48	10529 N 106th PL	The Estates at Scottsdale Ranch	5	3.5	7	4,242	26,273	1989	900,000	850,000			200.38 / N A	64
	55938 84	11086 E BELLA VISTA DR	SCOTTSDALE RANCH	5	4	5	3,926	22,926	1990	850,000	850,000			216.51 / N A	41
	53983 30	10106 E TOPAZ DR	LAS BRISAS	3	3.5	4	3,436	7,501	1986	1,100,000	872,500			253.93 / N A	475
	56101 95	9801 E MISSION LN	ANDALUSIA 2 LOT 1-53 TR A B	7	4.5	9	4,472	17,749	1985	924,900	924,900			206.82 / N A	8
	56000 39	10449 N 101ST PL	ISLAND AT SCOTTSDALE RANCH LOT 1-75 TR A-C	3	3	3	2,419	8,460	1991	942,000	942,000			389.42 / N A	28
	53847 29	10108 E TOPAZ DR	LAS BRISAS UNIT 1 AT SCOTTSDALE RANCH	3	4	3	3,426	7,211	1985	1,175,000	945,000			275.83 / N A	501
	56094 22	10304 N 101ST ST	ISLAND AT SCOTTSDALE RANCH LOT 1-75 TR A-C	3	2.5	4	2,993	7,542	1989	950,000	950,000			317.41 / N A	164
	56035 94	10463 N 101ST PL	ISLAND AT SCOTTSDALE RANCH LOT 1-75 TR A-C	3	3	4	2,485	8,691	1992	975,000	975,000			392.35 / N A	21
	55547 59	10346 N 101ST ST	The Island at Scottsdale	4	3	4	3,036	7,216	1989	999,900	985,000			324.44 / N A	120
	55642 44	10175 E BAYVIEW DR	LANDINGS AT SCOTTSDALE RANCH 1	4	3	4	3,235	8,288	1994	975,000	1,025,000			316.85 / N A	101
	54947 08	10235 N 99TH PL	Scottsdale Ranch	4	2.5	5	4,273	14,728	1995	1,150,000	1,150,000			269.13 / N A	266





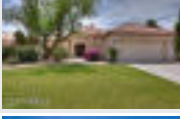

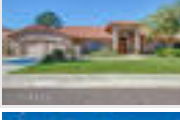


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								YR	SqFt						
	55397 23	10149 E TOPAZ DR	LAS BRISAS	3	3.5	4	3,426	6,979	198 9	1,200,000	1,195,000			348.8 / NA	452
	54201 68	10142 E TOPAZ DR	Scottsdale Ranch @Las Brisas	3	2	3	2,516	6,729	198 9	1,100,000	1,199,000			476.55 / NA	428
	55357 34	10387 N 99TH ST	SCOTTSDALE RANCH 3 REPLAT LOT 13-38 TR A-C	4	3.5	6	3,665	12,599	198 5	1,298,000	1,199,000			327.15 / NA	170
	56076 64	9951 E ISLAND CIR	SCOTTSDALE RANCH 3 LOT 1-56 TR A-G	3	2.5	5	3,676	11,865	198 7	1,250,000	1,250,000			340.04 / NA	14
	55252 91	10282 N 103RD PL	Scottsdale ranch @ Lake Serena	4	3.5	5	4,277	9,487	199 9	1,485,000	1,399,000			327.1 / NA	198
	53219 92	10401 N 100TH ST 2	Scottsdale Ranch--Bayview	4	4	7	3,671	21,251	198 5	1,695,000	1,450,000			394.99 / NA	654
	55565 35	10243 N 99TH ST	SCOTTSDALE RANCH 3 REPLAT LOT 13-38 TR A-C	4	4.5	6	5,769	16,015	199 2	1,825,000	1,699,000			294.51 / NA	118
	55950 58	10404 N 106TH PL	ESTATES AT SCOTTSDALE RANCH UNIT 1 LOT 1-34	4	6.7 5	5	8,143	25,487	198 8	2,100,000	2,100,000			257.89 / NA	38

## CCBS (Contract Contingent on Buyer Sale) Listings





Photo	MLS #	Address	Subdivision	Bed	Bth	Bedrooms Plus	SqFt	Approx Lot		OLP	LP	SP	COE	LP/ SP/\$/SF	CDOM
								YR	SqFt						
	559701 2	10080 E MOUNTAINVIEW LAKE DR 331	SCOTTSDALE BAY CLUB PHASE 2 & 3 A MD	2	2	2	1,152	121	199 2	260,000	249,500			216.58 / NA	35
	554685 4	10655 E ARABIAN PARK DR	SCOTTSDALE RANCH	3	2	3	2,259	14,724	198 5	638,000	574,900			254.49 / NA	138
	555050 9	10213 E CARON ST	SCOTTSDALE RANCH 6 LOT 1-98 TR A-D	3	2.5	3	2,174	15,890	198 4	589,000	579,000			266.33 / NA	129
	560816 2	10673 E MISSION LN	VILLAS AT SCOTTSDALE RANCH LOT 1-48	5	3	5	3,205	10,096	198 9	695,000	695,000			216.85 / NA	13





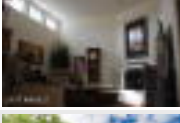








# UCB (Under Contract-Backups) Listings

Photo	MLS #	Address	Subdivision	Bed	Bth	Bedrooms Plus	SqFt	Approx Lot	YR	OLP	LP	SP	COE	LP/ SP/\$/SF	CDOM
	546072 1	10080 E Mountainview Lake DR D 311	Scottsdale Bay Club	1	1	1	1,000	107	1985	179,900	165,000			165 / NA	344
	557631 1	9705 E MOUNTAIN VIEW RD 1038	RACQUET CLUB	2	2.5	2	1,371	1,192	1985	269,900	262,900			191.76 / NA	77
	556682 4	9888 N 100TH PL	LAS BRISAS UNIT 1 AT SCOTTSDALE RANCH	2	2	2	1,612	4,571	1986	415,000	399,000			247.52 / NA	96
	555861 5	9709 E MOUNTAIN VIEW RD 1725	RACQUET CLUB AT SCOTTS RANCH AMD UNIT 1-38	3	2.5	3	2,216	2,042	1984	490,000	465,000			209.84 / NA	99
	559353 7	10687 E BELLA VISTA DR	Mountainview Village at Scottsdale Ranch	2	2	3	1,777	10,713	1988	493,500	493,500			277.72 / NA	42
	560131 3	10473 E Mission LN	Scottsdale Ranch	3	2.5	4	2,121	7,668	1985	575,000	575,000			271.1 / NA	27
	557555 9	10440 N 96TH PL	SCOTTSDALE RANCH 1 LOT 1-105 TR A-C	3	3	3	3,082	12,895	1984	594,500	594,500			192.89 / NA	78
	561210 4	10210 E Gold Dust AVE	SCOTTSDALE RANCH	3	3	6	3,682	10,202	1992	799,000	799,000			217 / NA	4
	557596 0	11106 E DEL TIMBRE DR	SCOTTSDALE RANCH 15 LOT 1-52 TR A-C	5	3.5	5	4,226	25,984	1991	845,000	829,900			196.38 / NA	72

# Pending Listings

Photo	MLS #	Address	Subdivision	Bed	Bth	Bedrooms Plus	SqFt	Approx Lot	YR	OLP	LP	SP	COE	LP/ SP/\$/SF	CDOM
	559960 9	9711 E MOUNTAIN VIEW RD 1500	HAMMOCKS AT THE RACQUET CLUB AT SCOTTS R ANCH	1	1	1	620	634	1984	129,900	129,900			209.52 / NA	3
	559297 7	10115 E MOUNTAIN VIEW RD 2001	VENETIAN CONDOMINIUM PHASE 2	1	1	1	704	734	1984	139,900	139,900			198.72 / NA	30
	560086 1	10115 E MOUNTAIN VIEW RD 2014	VENETIAN II	1	1	1	751	1,500	1984	142,000	142,000			189.08 / NA	25
	556021 9	9705 E Mountain View RD 1013	Racquet Club	2	2.5	2	1,350	0	1984	259,900	249,900			185.11 / NA	366







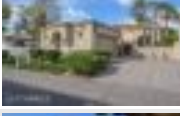







Statistical Market Analysis

Photo	MLS #	Address	Subdivision	Bed	Bth	Bedrooms Plus	SqFt	Approx Lot	YR	OLP	LP	SP	COE	LP/ SP/ \$/SF	CDOM
	556170 1	9707 E MOUNTAIN VIEW RD 244 4	COURTSIDE CASITAS AT THE RACQUET CLUB 2 UNIT 35-72	2	2	2	1,136	113	1984	299,000	279,000			245.6 / NA	105
	560224 4	10594 E Topaz CIR	Heritage Village	3	2	3	1,980	4,560	1989	374,990	374,990			189.39 / NA	286
	539836 7	10050 E Mountainview Lake DR 1 6	MOUNTAINVIEW LAKE ESTATES REPLAT LOT 1-70 TR A-G.	2	2	2	1,321	347	1986	449,500	398,500			301.67 / NA	122
	557670 4	9484 N 105TH PL	Sun Tree East	3	2	3	1,934	4,193	1984	399,000	399,000			206.31 / NA	35
	558466 6	9178 N 107th WAY	MOUNTAINVIEW VILLAGE	3	2	3	1,777	6,770	1994	429,000	429,000			241.42 / NA	54
	550475 7	10050 E MOUNTAINVIEW LAKE DR 58	Scottsdale Ranch @ MOUNTAINVIEW LAKE ESTATES	3	3	3	2,010	3,170	1995	450,000	450,000			223.88 / NA	125
	554708 4	10516 E BELLA VISTA DR	SCOTTSDALE RANCH	3	2	4	2,121	7,353	1985	534,900	499,800			235.64 / NA	113
	560067 4	9230 N 104TH PL	SCOTTSDALE RANCH	3	2	3	1,941	8,286	1985	514,950	514,950			265.3 / NA	5
	554008 6	10050 E MOUNTAINVIEW LAKE DR 14	MOUNTAINVIEW LAKE ESTATES REPLAT LOT 1-70 TR A-G	2	3	3	2,530	391	1985	569,900	559,900			221.3 / NA	81
	561132 2	10643 E TERRA DR	ANDALUSIA 3 LOT 1-49 TR A-E	4	2.5	4	3,009	15,728	1987	629,900	629,900			209.34 / NA	1
	558100 7	10120 E DOUBLETREE RANCH RD	SCOTTSDALE RANCH 5-B LOT 1-78 TR A	4	3	4	2,338	11,346	1987	750,000	735,000			314.37 / NA	45
	544807 4	10065 E DOUBLETREE RANCH RD	SCOTTSDALE RANCH- Expanded & Remodeled	4	3	6	3,373	13,394	1985	995,000	969,000			287.28 / NA	367















Closed Listings

Photo	MLS #	Address	Subdivision	Bed	Bth	Bedrooms Plus	SqFt	Approx Lot	YR	OLP	LP	SP	COE	LP/ SP/ \$/SF	CDOM
	55830 93	10743 E SAN SALVADOR DR	SCOTTSDALE RANCH	5	3	6	3,205	9,875	1989	675,000	675,000	650,000	05/31/2017	210.61 / 202.81	35





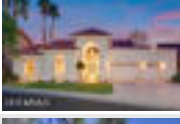









Statistical Market Analysis

Photo	MLS #	Address	Subdivision	Bed	Bth	Bedrooms Plus	SqFt	Approx Lot	YR	OLP	LP	SP	COE	LP/ CDOM SP/\$/SF	
	5598079	10115 E MOUNTAIN VIEW RD 101	VENETIAN CONDOMINIUM PHASE 2	2	2	2	1,076	124	1984	200,000	200,000	196,250	05/26/2017	185.87 / 182.39	23
	5560673	10740 E PALOMINO RD	SCOTTSDALE RANCH, VILLAS AT SCOTTSDALE RANCH	4	2	5	2,433	9,720	1989	595,000	590,000	575,000	05/26/2017	242.5 / 236.33	67
	5575061	9360 N 105TH PL	SCOTTSDALE RANCH 11-B LOT 1-96 TR A	3	2	3	2,046	14,784	1985	550,000	539,000	526,500	05/24/2017	263.44 / 257.33	47
	5562639	10115 E MOUNTAIN VIEW RD 1116	VENETIAN CONDOMINIUM PHASE 2	2	2	2	1,076	1,119	1984	189,000	189,000	183,000	05/23/2017	175.65 / 170.07	192
	5588054	10115 E MOUNTAIN VIEW RD 2010	VENETIAN CONDOMINIUM PHASE 2	2	1.75	2	904	94	1984	175,000	175,000	160,000	05/22/2017	193.58 / 176.99	51
	5570990	10055 E MOUNTAINVIEW LAKE DR 1058	VENETIAN CONDOMINIUMS	2	2.5	2	1,256	649	1984	228,000	218,000	215,000	05/22/2017	173.57 / 171.18	70
	5580484	10336 N 101ST PL	ISLAND AT SCOTTSDALE RANCH LOT 1-75 TR A-C	2	1.75	3	1,916	6,420	1988	499,900	499,900	455,000	05/22/2017	260.91 / 237.47	38
	5501282	10017 E MOUNTAIN VIEW RD 2059	FOUNTAINS UNIT 1-160	2	2	2	968	961	1984	190,000	179,000	170,000	05/21/2017	184.92 / 175.62	197
	5567346	10115 E MOUNTAIN VIEW RD 2053	VENETIAN CONDOMINIUM PHASE 2	1	1	1	751	76	1984	149,000	139,000	139,000	05/19/2017	185.09 / 185.09	71
	5583220	9707 E MOUNTAIN VIEW RD 1469	COURTSIDE CASITAS AT THE RACQUET CLUB 2 UNIT 35-72	2	2	2	1,136	1,203	1984	269,000	259,000	259,000	05/18/2017	227.99 / 227.99	18
	5535325	10115 E MOUNTAIN VIEW RD 1057	VENETIAN CONDOMINIUM PHASE 2	2	2.5	2	1,254	654	1984	229,000	224,000	220,000	05/15/2017	178.63 / 175.44	133
	5583642	10004 E VOGEL AVE	MISSION MONTEREY UNIT ONE LOT 1-45 TR A-D	2	2	2	1,747	6,574	1983	442,900	442,900	434,500	05/12/2017	253.52 / 248.71	7
	5573420	10129 E TOPAZ DR	LAS BRISAS at Scottsdale Ranch	3	2	3	2,405	5,132	1988	525,000	525,000	500,000	05/12/2017	218.3 / 207.9	63
	5571947	10080 E MOUNTAINVIEW LAKE DR 222	SCOTTSDALE BAY CLUB PHASE 2 & 3 AMD	2	2	2	1,157	1,215	1992	215,000	215,000	216,000	05/11/2017	185.83 / 186.69	65













Statistical Market Analysis

Photo	MLS #	Address	Subdivision	Bed	Bth	Bedrooms Plus	SqFt	Approx Lot	YR	OLP	LP	SP	COE	LP/ CDOM SP/\$/SF	
	55898 34	10073 N 106TH PL	HERITAGE TERRACE 2	5	3	5	3,280	24,016	1985	725,000	725,000	710,000	05/10/2017	221.04 / 216.46	14
	55743 60	10080 E Mountainview Lake DR 269	Scottsdale Bay Club	2	2	2	1,381	146	1985	349,900	349,900	337,500	05/05/2017	253.37 / 244.39	21
	55718 11	10256 E CARON ST	SCOTTSDALE RANCH 6 LOT 1-98 TR A-D	4	2	5	2,389	11,852	1986	548,900	548,900	530,000	05/05/2017	229.76 / 221.85	59
	55681 20	10115 E MOUNTAIN VIEW RD 2095	VENETIAN CONDOMINIUM PHASE 2	2	2	2	1,076	110	1984	184,900	184,900	184,900	05/04/2017	171.84 / 171.84	64
	55553 13	10017 E MOUNTAIN VIEW RD 1056	FOUNTAINS	2	2.5	2	1,792	83	1984	299,900	284,900	284,900	05/04/2017	158.98 / 158.98	90
	55727 03	9969 N 107TH ST	ESTATES AT SCOTTSDALE RANCH	6	3.5	6	4,355	30,670	1989	980,000	980,000	970,000	05/04/2017	225.03 / 222.73	57
	55733 36	10673 E FANFOL LN	ESTATES AT SCOTTSDALE RANCH UNIT 2 LOT 1-33	4	3	4	3,316	15,589	1987	749,000	749,000	717,500	05/03/2017	225.87 / 216.38	54
	55795 74	10055 E MOUNTAINVIEW LAKE DR 1059	VENETIAN CONDOMINIUM	1	1	1	751	759	1984	165,000	165,000	152,000	04/28/2017	219.71 / 202.4	11
	55848 10	10080 E MOUNTAINVIEW LAKE DR 114	Scottsdale Bay Club	2	2	2	1,152	15,360	1992	235,000	235,000	225,000	04/28/2017	203.99 / 195.31	8
	55498 87	9427 N 106TH PL	SUNTREE EAST AMD	2	2	2	1,537	4,028	1989	396,000	396,000	389,500	04/28/2017	257.64 / 253.42	19
	55101 75	9295 N 108TH ST	MOUNTAINVIEW VILLAGE REPLAT	3	2	3	1,871	7,797	1987	495,000	485,000	465,000	04/28/2017	259.22 / 248.53	166
	55439 92	10115 E MOUNTAIN VIEW RD 1047	VENETIAN CONDOMINIUM PHASE 2	2	2	2	1,076	109	1984	219,900	219,900	205,000	04/26/2017	204.37 / 190.52	161
	55468 93	11056 E MISSION LN	SCOTTSDALE RANCH 15 LOT 1-52 TR A-C	4	3.5	4	3,704	24,737	1990	925,000	885,000	865,000	04/24/2017	238.93 / 233.53	101
	55495 74	9708 E VIA LINDA -- 2350	HAMPTON COURTS AT THE RACQUET CLUB U T 1-136	2	2	2	1,038	104	1986	215,000	195,000	195,000	04/21/2017	187.86 / 187.86	92


Statistical Market Analysis

Photo	MLS #	Address	Subdivision	Bed	Bth	Bedrooms Plus	SqFt	Approx Lot	YR	OLP	LP	SP	COE	LP/ CDOM SP\$/SF	
	55726 25	9708 E Gold Dust AVE	SCOTTSDALE RANCH	3	2	3	1,928	11,767	1984	487,500	487,500	480,000	04/20/2017	252.85 / 248.96	14
	55432 31	10523 E COCHISE AVE	Heritage Village IV	3	2.5	3	2,041	4,768	1984	449,000	439,900	434,000	04/19/2017	215.53 / 212.64	103
	55548 11	10474 E Gold Dust CIR	HERITAGE VILLAGE 4	3	2.5	3	2,041	7,306	1987	393,000	393,000	370,000	04/18/2017	192.55 / 181.28	295
	54892 17	10553 E Gold Dust CIR	Heritage Village 4	3	2.5	3	2,171	4,305	1986	459,900	405,000	391,000	04/18/2017	186.55 / 180.1	220
	55477 30	10875 E BELLA VISTA DR	Scottsdale Ranch, Mountianview Place	4	2.5	4	3,211	11,509	1992	730,000	730,000	694,499	04/14/2017	227.34 / 216.29	73
	54548 78	10130 E SAN SALVADOR DR	SCOTTSDALE RANCH	5	3.5	7	3,454	18,346	1988	795,000	749,000	737,500	04/14/2017	216.85 / 213.52	284
	55764 89	9708 E VIA LINDA -- 2341	HAMPTON COURTS AT THE RACQUET CLUB U T 1-136	2	2	2	1,125	1,172	1986	188,800	188,800	188,800	04/12/2017	167.82 / 167.82	7
	53219 63	10078 E COCHISE DR	ISLAND AT SCOTTSDALE RANCH	3	2.5	3	2,848	8,814	1989	815,000	699,000	655,000	04/12/2017	245.44 / 229.99	604
	55227 68	10575 E MISSION LN	SCOTTSDALE RANCH 11-B LOT 1-96 TR A	3	2	3	2,046	8,857	1985	525,000	525,000	505,000	04/11/2017	256.6 / 246.82	110
	54018 20	9711 E MOUNTAIN VIEW RD 2531	HAMMOCKS AT THE RACQUET CLUB AT SCOTTS RANCH	1	1	1	620	63	1985	124,900	124,900	115,000	04/10/2017	201.45 / 185.48	381
	55314 00	10050 E MOUNTAINVIEW LAKE DR 40	MOUNTAINVIEW LAKE ESTATES REPLAT LOT 1-70 TR A-G	2	1.7	2	1,321	3,434	1989	339,000	299,000	277,500	04/10/2017	226.34 / 210.07	77
	55773 58	10080 E MOUNTAINVIEW LAKE DR 235	SCOTTSDALE BAY CLUB PHASE 2 & 3 AMD	2	2	2	1,152	15,360	1992	299,750	299,750	294,750	04/05/2017	260.2 / 255.86	19
	55574 98	9708 E VIA LINDA ST 1355	HAMPTON COURTS AT THE RACQUET CLUB U T 1-136	2	2	2	968	1,000	1986	169,000	169,000	165,000	04/03/2017	174.59 / 170.45	57
	55454 83	9708 E VIA LINDA -- 2311	HAMPTON COURTS AT THE RACQUET CLUB U T 1-136	2	2	2	1,038	1,050	1985	173,900	169,900	167,900	04/03/2017	163.68 / 161.75	63














Statistical Market Analysis

Photo	MLS #	Address	Subdivision	Bed	Bth	Bedrooms Plus	SqFt	Approx Lot	YR	OLP	LP	SP	COE	LP/ CDOM	SP\$/SF
	5545076	10665 E TOPAZ DR	HERITAGE TERRACE 2 LT 1-85 TR A	3	2.5	4	2,515	16,751	1986	669,900	669,900	649,900	04/03/2017	266.36 / 258.41	202
	5555153	9707 E Mountain View RD 1438	RACQUET CLUB	1	1	1	850	0	1984	150,000	150,000	150,000	03/31/2017	176.47 / 176.47	27
	5542033	10055 E MOUNTAINVIEW LAKE DR 1019	VENETIAN CONDOMINIUM	2	2.5	2	1,256	649	1984	225,000	224,000	225,000	03/31/2017	178.34 / 179.14	65
	5524121	10080 E MOUNTAINVIEW LAKE DR 315	SCOTTSDALE BAY CLUB PHASE 2 & 3 AMD	2	2	2	1,152	1,185	1992	239,900	235,000	231,000	03/31/2017	203.99 / 200.52	140
	5552545	10167 E SAN SALVADOR DR	SCOTTSDALE RANCH 6 LOT 1-98 TR A-D	3	2.5	4	2,139	18,818	1983	550,000	550,000	525,000	03/31/2017	257.13 / 245.44	64
	5421271	10448 N 101ST PL	ISLAND AT SCOTTSDALE RANCH LOT 1-72 TR A-C	2	2	3	2,179	6,465	1989	649,900	585,000	585,000	03/31/2017	268.47 / 268.47	723
	5507615	10050 E MOUNTAINVIEW LAKE DR 50	MOUNTAINVIEW LAKE ESTATES	3	2.5	6	3,249	4,517	1997	1,098,000	999,000	950,000	03/31/2017	307.48 / 292.4	503
	5569410	9711 E MOUNTAIN VIEW RD 1526	HAMMOCKS AT THE RACQUET CLUB AT SCOTTS RANCH	1	1	1	644	66	1985	123,900	123,900	121,000	03/30/2017	192.39 / 187.89	27
	5555105	10019 E MOUNTAIN VIEW RD 2101	FOUNTAINS	2	2	2	1,162	120	1984	225,000	225,000	224,000	03/30/2017	193.63 / 192.77	14
	5535255	9705 E Mountain View RD 1128	Racquet Club	3	2.5	3	1,489	0	1984	325,000	325,000	291,000	03/30/2017	218.27 / 195.43	109
	5514825	10760 E BELLA VISTA DR	MOUNTAINVIEW VILLAGE	2	2	2	1,489	5,877	1994	363,000	348,000	332,000	03/30/2017	233.71 / 222.97	161
	5539451	10545 E GOLD DUST CIR	HERITAGE VILLAGE UNIT 4 PHASE 2 LT 61-160 D-F	2	2	3	2,041	2,500	1986	399,000	399,000	392,000	03/30/2017	195.49 / 192.06	71
	5492573	10424 N 107TH ST	ESTATES AT SCOTTSDALE RANCH UNIT 1 LOT 1-34	4	3	5	3,923	31,996	1989	895,000	850,000	800,000	03/29/2017	216.67 / 203.93	351
	5468268	9955 E IRONWOOD DR	SCOTTSDALE RANCH	4	4	4	3,860	17,333	1982	798,000	748,888	725,000	03/28/2017	194.01 / 187.82	263

Statistical Market Analysis















Photo	MLS #	Address	Subdivision	Bed	Bth	Bedrooms Plus	SqFt	Approx Lot	YR	OLP	LP	SP	COE	LP/ CDOM SP\$/SF	
	5507542	10659 E CAROL AVE	ESTATES AT SCOTTSDALE RANCH UNIT 2 LOT 1-33	4	3.5	4	3,395	24,645	1986	875,000	875,000	850,000	03/28/2017	257.73 / 250.37	135
	5520072	10097 E BAYVIEW DR	ISLAND AT SCOTTSDALE RANCH	3	2.5	4	2,848	7,509	1988	1,224,900	1,175,000	1,130,000	03/28/2017	412.57 / 396.77	135
	5562062	10019 E MOUNTAIN VIEW RD 2113	FOUNTAINS UNIT 1-160	2	2	2	942	93	1984	179,900	179,900	175,000	03/27/2017	190.98 / 185.77	2
	5536312	10115 E MOUNTAIN VIEW RD 1038	VENETIAN CONDOMINIUM PHASE 2	2	2	2	1,038	1,160	1984	189,000	179,000	170,000	03/24/2017	172.45 / 163.78	95
	5504166	10080 E MOUNTAINVIEW LAKE DR 207	SCOTTSDALE BAY CLUB	2	2	2	1,182	109	1985	259,900	249,900	239,000	03/24/2017	211.42 / 202.2	361
	5525300	10573 E SADDLEHORN DR	SUNTREE EAST AMD	2	2	3	1,378	4,000	1989	359,000	349,000	345,000	03/23/2017	253.27 / 250.36	129
	5559245	9815 N 100TH PL	MISSION MONTEREY	3	2	3	1,768	5,007	1983	449,000	435,000	418,000	03/23/2017	246.04 / 236.43	43
	5536188	10599 E FANFOL LN	SUNTREE EAST	3	2	3	1,967	4,051	1984	374,900	365,000	360,000	03/22/2017	185.56 / 183.02	87
	5544523	9705 E MOUNTAIN VIEW RD 1090	Racquet Club, Racquet Club at Scottsdale Ranch	3	2.5	3	1,489	1,191	1986	289,000	279,000	278,000	03/21/2017	187.37 / 186.7	49
	5539299	9230 N 104TH PL	SCOTTSDALE RANCH 11-A LOT 1-111 TR A-E	3	2	3	1,941	8,286	1985	460,000	410,000	385,000	03/20/2017	211.23 / 198.35	58
	5548098	10242 N 99th PL	Scottsdale Ranch 3 Replat Lot 13-38 TR A-C	4	4.5	5	3,881	12,797	1982	1,295,000	1,295,000	1,220,000	03/17/2017	333.68 / 314.35	34
	5540215	9705 E MOUNTAIN VIEW RD 1024	Scottsdale Ranch @ The Racquet Club	3	2.5	3	1,489	1,188	1984	325,000	325,000	285,000	03/15/2017	218.27 / 191.4	44
	5515813	9989 E PURDUE AVE	MISSION MONTEREY	2	2	3	1,989	6,020	1983	469,000	459,000	444,000	03/15/2017	230.77 / 223.23	108
	5539568	10178 E SAN SALVADOR DR	SCOTTSDALE RANCH	4	3	5	3,136	10,482	1986	550,000	550,000	524,000	03/14/2017	175.38 / 167.09	252

Statistical Market Analysis

Photo	MLS #	Address	Subdivision	Bed	Bth	Bedrooms Plus	SqFt	Approx Lot	YR	OLP	LP	SP	COE	LP/ CDOM SP\$/SF	
	55289 86	10243 N 103RD ST	MONTEREY POINT REPLAT LOT 1-22 TR A-C	3	2	3	1,918	7,523	1986	700,000	690,000	660,000	03/13/2017	359.75 / 344.11	87
	54998 81	9711 E MOUNTAIN VIEW RD 2520	HAMMOCKS AT THE RACQUET CLUB AT SCOTTS RANCH	1	1	1	644	66	1985	124,000	124,000	115,750	03/10/2017	192.55 / 179.74	150
	55315 95	9708 E VIA LINDA -- 2338	HAMPTON COURTS AT THE RACQUET CLUB UNIT 1-136	2	2	2	1,038	1,121	1986	177,500	169,900	163,500	03/10/2017	163.68 / 157.51	76
	55719 84	9981 E DOUBLETREE RANCH RD	ANDALUSIA 2 LOT 1-53 TR A B	5	4	5	2,755	14,880	1985	520,000	520,000	520,000	03/08/2017	188.75 / 188.75	1
	55227 47	9442 N 105TH ST	SUNTREE EAST	3	2	3	1,934	6,152	1988	375,000	355,000	342,000	03/07/2017	183.56 / 176.84	120
	54726 07	9705 E Mountain View RD 1060	Racquet Club	3	2.5	3	1,489	0	1984	269,900	265,900	250,000	03/06/2017	178.58 / 167.9	159
	55311 40	10468 E MISSION LN	SCOTTSDALE RANCH 11-A LOT 1-111 TR A-E	4	2	4	2,121	8,084	1985	519,900	519,900	508,000	03/06/2017	245.12 / 239.51	79
	55495 36	9363 N 110TH ST	MOUNTAINVIEW PLACE LOT 1-106	3	2.5	4	2,842	13,074	1988	699,000	699,000	700,000	03/06/2017	245.95 / 246.31	46
	55394 07	10448 N 106th PL	ESTATES AT SCOTTSDALE RANCH UNIT 1 LOT 1-34	4	3.5	5	3,398	34,221	1999	775,000	775,000	750,000	03/01/2017	228.08 / 220.72	65
	55072 10	10054 E CALLE DE CIELO CIR	CASA DEL CIELO AT SCOTTSDALE RANCH	2	2	2	1,413	5,534	1985	359,000	349,400	325,000	02/28/2017	247.28 / 230.01	145
	55479 48	9140 N 104TH PL	SCOTTSDALE RANCH 11-A LOT 1-111 TR A-E	3	2	5	2,121	11,444	1985	510,000	495,000	480,000	02/28/2017	233.38 / 226.31	13
	55170 31	10710 E SAN SALVADOR DR	VILLAS AT SCOTTSDALE RANCH LOT 1-48	4	2.5	4	2,531	9,947	1988	589,900	589,900	565,000	02/28/2017	233.07 / 223.23	124
	54970 66	10853 E PALOMINO RD	MOUNTAINVIEW PLACE LOT 1-106	4	2.5	5	2,675	14,623	1987	699,000	599,900	585,000	02/28/2017	224.26 / 218.69	115
	55486 89	10633 E TERRA DR	ANDALUSIA 3 LOT 1-49 TR A-E	5	4	5	3,976	16,158	1986	865,000	865,000	865,000	02/28/2017	217.56 / 217.56	7



Statistical Market Analysis

Photo	MLS #	Address	Subdivision	Bed	Bth	Bedrooms Plus	SqFt	Approx Lot	YR	OLP	LP	SP COE	LP/ CDOM SP\$/SF		
	5536285	9676 E TURQUOISE AVE	Scottsdale Ranch	3	2	3	2,403	12,087	1984	599,900	599,900	585,000	02/25/2017	249.65 / 243.45	64
	5545414	9707 E MOUNTAIN VIEW RD 1452	COURTSIDE CASITAS AT THE RACQUET CLUB 2 UNIT 35-72	1	1	1	850	83	1984	178,900	169,900	162,500	02/24/2017	199.88 / 191.18	35
	5497421	10489 E CINNABAR AVE	Heritage Village 4	2	2.5	3	2,104	4,975	1990	449,900	405,000	385,000	02/24/2017	192.49 / 182.98	154
	5476633	10340 N 98TH ST	SCOTTSDALE RANCH	3	2	4	2,662	12,157	1983	710,000	669,900	649,000	02/22/2017	251.65 / 243.8	197
	5551167	10015 E MOUNTAIN VIEW RD 1038	FOUNTAINS UNIT 1-160	2	2	2	1,162	119	1985	259,000	259,000	266,500	02/17/2017	222.89 / 229.35	25
	5482299	10010 E SADDLEHORN TRL	MISSION MONTEREY UNIT 2 LOT 46-112 TR E-H J-L	2	2	3	1,768	6,462	1984	399,900	374,900	360,000	02/17/2017	212.05 / 203.62	159
	5425229	10193 N 103RD ST	MONTEREY POINT REPLAT LOT 1-22 TR A-C	3	2	4	1,918	7,660	1986	780,000	719,000	710,000	02/17/2017	374.87 / 370.18	293
	5511393	10611 E SAN SALVADOR DR	SCOTTSDALE RANCH - ANDALUSIA - REMODELED	4	2.5	5	3,603	17,235	1988	925,000	899,000	840,000	02/15/2017	249.51 / 233.14	122
	5475924	10080 E MOUNTAINVIEW LAKE DR F263	SCOTTSDALE BAY CLUB PHASE 1	2	2	2	1,081	112	1985	329,000	329,000	315,000	02/13/2017	304.35 / 291.4	171
	5542748	10317 E CINNABAR AVE	HERITAGE VILLAGE 4	3	2	3	1,988	4,355	1985	589,950	589,950	574,000	02/09/2017	296.76 / 288.73	15
	5542335	10115 E MOUNTAIN VIEW RD 1053	VENETIAN CONDOMINIUM PHASE 2	1	1	1	966	695	1984	137,500	137,500	133,000	02/07/2017	142.34 / 137.68	9
	5549147	9360 N 105TH PL	SCOTTSDALE RANCH	3	2	3	2,046	14,784	1985	425,000	425,000	420,000	02/07/2017	207.72 / 205.28	15
	5496492	10080 E SAN SALVADOR DR	CASA DEL CIELO AT SCOTTSDALE RANCH LT 1-150 TR A-D	2	2	3	1,655	5,713	1986	450,000	445,000	405,000	02/06/2017	268.88 / 244.71	148
	5535750	9711 N 100TH ST	MISSION MONTEREY UNIT 2 LOT 46-112 TR E-H J-L	2	2	2	1,768	4,821	1984	395,000	395,000	390,000	02/01/2017	223.42 / 220.59	17

Statistical Market Analysis














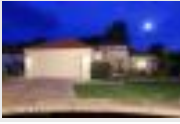
Photo	MLS #	Address	Subdivision	Bed	Bth	Bedrooms Plus	SqFt	Approx Lot SqFt	YR	OLP	LP	SP	COE	LP/ CDOM SP\$/SF	
	55074 11	10005 E SUNNYSLOPE LN	MISSION MONTEREY UNIT 2 LOT 46-112 TR E-H J-L	2	2	3	1,768	5,640	1985	475,000	465,000	455,000	01/30/2017	263.01 / 257.35	117
	55225 58	9694 E IRONWOOD DR	SCOTTSDALE RANCH	4	2.5	4	2,856	10,163	1984	550,000	550,000	545,000	01/27/2017	192.58 / 190.83	80
	55259 81	9896 E COCHISE DR	SCOTTSDALE RANCH 1 LOT 1-105 TR A-C	3	2.5	3	2,564	20,542	1985	529,000	529,000	500,000	01/24/2017	206.32 / 195.01	54
	54743 40	10164 E COCHISE DR	The Landings at Scottsdale Ranch	4	3	4	3,354	6,818	1996	849,000	849,000	825,000	01/20/2017	253.13 / 245.97	534
	55050 18	10052 E SAN SALVADOR DR	CASA DEL CIELO AT SCOTTSDALE RANCH LT 1-150 TR A-D	2	2	2	1,413	5,183	1986	389,900	379,900	368,500	01/19/2017	268.86 / 260.79	89
	55382 12	9707 E Mountain View RD 1467	Racquet Club	1	1	1	825	0	1984	169,000	169,000	168,000	01/13/2017	204.85 / 203.64	0
	54963 18	10555 E SADDLEHORN DR	SUNTREE EAST AMD	3	2	3	1,934	4,169	1988	390,000	390,000	390,000	01/06/2017	201.65 / 201.65	109
	55085 45	10536 N 97TH ST	SCOTTSDALE RANCH 1 LOT 1-105 TR A-C	4	3.5	6	3,048	22,823	1986	749,000	749,000	720,000	01/06/2017	245.73 / 236.22	59
	55221 82	9008 N 100TH PL	SCOTTSDALE RANCH 5-B LOT 1-78 TR A	3	2	4	2,411	20,624	1986	750,000	750,000	740,000	01/06/2017	311.07 / 306.93	22
	55199 82	10303 E CARON ST	SCOTTSDALE RANCH 6 LOT 1-98 TR A-D	3	2.5	3	2,494	10,314	1985	619,900	619,900	610,000	01/04/2017	248.56 / 244.59	32
	55382 71	9707 E MOUNTAIN VIEW RD 2428	COURTSIDE CASITAS AT THE RACQUET CLUB UNIT 1-34	1	1	1	850	85	1984	163,500	163,500	163,500	12/29/2016	192.35 / 192.35	0
	55266 49	10055 E Mountainview Lake DR 2071	Venetian	2	2	2	1,076	1,125	1984	174,900	174,900	172,500	12/23/2016	162.55 / 160.32	37
	54927 38	10019 E MOUNTAIN VIEW RD 2125	The Fountains	2	2	2	942	937	1983	180,000	175,000	170,500	12/22/2016	185.77 / 181	99
	55171 06	10495 E SAN SALVADOR DR	SCOTTSDALE RANCH 11-A LOT 1-111 TR A-E	4	2	4	2,121	10,116	1985	484,900	484,900	477,000	12/22/2016	228.62 / 224.89	33

Photo	MLS #	Address	Subdivision	Bed	Bth	Bedrooms Plus	SqFt	Approx Lot	YR	OLP	LP	SP	COE	LP/CDOM	SP/\$/SF
	5482304	9705 E MOUNTAIN VIEW RD 1088	RACQUET CLUB AT SCOTTSDAL	2	2.5	2	1,365	5,000	1986	269,000	269,000	260,000	12/20/2016	197.07 / 190.48	136
	5510467	10693 E Bella Vista DR	Mountainview Village Scottsdale Ranch	3	2	4	1,806	6,414	1994	479,000	479,000	465,000	12/20/2016	265.23 / 257.48	103
	5360195	10053 E IRONWOOD DR	LAS BRISAS UNIT 1 AT SCOTTSDALE RANCH	2	2	3	1,780	5,028	1985	495,000	449,000	400,000	12/19/2016	252.25 / 224.72	407
	5517766	10019 E Mountain View RD 2120	The Fountains	2	2	2	942	939	1984	184,999	184,990	183,000	12/16/2016	196.38 / 194.27	49
	5509606	10886 E PALOMINO RD	MOUNTAINVIEW PLACE LOT 62 In Scottsdale Ranch	4	2.5	5	3,044	12,464	1987	639,000	609,000	605,000	12/12/2016	200.07 / 198.75	36
	5518054	10087 E CALLE DE CIELO CIR	CASA DEL CIELO AT SCOTTSDALE RANCH LT 1-150 TR A-D	2	2.5	2	1,641	5,330	1985	407,000	407,000	395,000	12/07/2016	248.02 / 240.71	41
	5403054	10287 N 103RD PL	LAKE SERENA ESTATES	4	3.5	4	3,152	9,487	1999	784,900	774,000	750,000	12/06/2016	245.56 / 237.94	280
	5516284	10540 E SADDLEHORN DR	SUNTREE EAST AMD	2	2	3	1,378	3,999	1989	342,900	342,900	314,500	12/05/2016	248.84 / 228.23	246