

Statistical Market Analysis

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	16	10,676,000	0	Low	458,000	0	0.00	2,278	174.40	0.00	15	13
				Avg	667,250	0	0.00	3,108	213.78	0.00	102	112
				High	1,085,000	0	0.00	4,482	257.90	0.00	470	467
Pending	3	1,779,000	0	Low	485,000	0	0.00	2,861	169.52	0.00	40	57
				Avg	593,000	0	0.00	3,232	182.62	0.00	64	76
				High	685,000	0	0.00	3,538	193.61	0.00	106	106
Closed	27	15,373,099	14,835,215	Low	275,000	275,000	0.83	1,466	159.51	149.93	2	2
				Avg	569,374	549,452	0.97	2,853	201.30	194.79	87	113
				High	1,175,000	1,100,000	1.04	6,006	245.24	219.87	503	677
Overall	46	27,828,099	14,835,215	Low	275,000			1,466	159.51		2	2
				Avg	604,959			2,966	204.42		91	110
				High	1,175,000			6,006	257.90		503	677

Selection Criteria for Comparable Properties

Specified listings from the following search: Property type Residential; Inside Stonegate of Stonegate; Status of 'Active', 'Closed', 'Pending', 'UCB (Under Contract-Backups)'; Close of Escrow Date between '4/1/2013' and '9/30/2013'.

Active Listings

Photo	MLS #	Address	Subdivision	Bed	Bth	SqFt	Approx Lot	SqFt	YR	OLP	LP	SP	COE	LP/SP/\$/SF	CDOM
	4943212	11634 E BELLA VISTA DR	STONEGATE Heritage Court	3	2	2,395	6,909	1990	479,000	458,000	0			191.23 / NA	467
	4992944	11657 E BELLA VISTA DR	Stonegate - Timmaron	3	2	2,278	7,000	1994	524,500	524,500	0			230.25 / NA	28
	4995449	11651 E BELLA VISTA DR	Stonegate	3	2	2,278	6,084	1994	525,000	525,000	0			230.47 / NA	23
	4970791	11802 E Mission LN E	Stonegate	3	2	2,466	8,310	1994	569,000	547,500	0			222.02 / NA	51
	4883657	9310 N 119TH WAY	Stonegate	3	2	2,891	12,082	1996	575,000	559,000	0			193.36 / NA	242
	4970797	11902 E MISSION LN	Stonegate	4	2	2,752	11,427	1993	579,000	559,000	0			203.12 / NA	74
	4962557	9764 N 116th ST	Stonegate	5	3	3,297	11,203	1994	620,000	575,000	0			174.40 / NA	153
	4992756	12018 E MISSION LANE CIR	Stonegate	4	2.50	2,883	8,850	1996	578,000	578,000	0			200.49 / NA	23
	4988278	9137 N 117TH WAY	Stonegate	4	3.50	2,837	9,807	1990	599,000	579,000	0			204.09 / NA	38
	5000970	9189 N 119TH WAY	STONEGATE	3	2	2,480	11,181	1994	595,000	595,000	0			239.92 / NA	13



4890696 12059 E BELLA VISTA DR STONEGATE 4 3 3,297 9,098 1996 710,000 624,000 0 189.26 / NA 229



4995082 11425 E TERRA DR STONEGATE 4 3.50 3,415 11,747 1991 790,000 775,000 0 226.94 / NA 25



4966594 11438 E PALOMINO RD Stonegate 5 4.50 3,910 15,598 1992 850,000 799,000 0 204.35 / NA 182



4933835 9209 N 113TH WAY Stonegate 4 3.50 3,861 19,342 1993 848,000 843,000 0 218.34 / NA 141



4976835 9297 N 115 ST STONEGATE 4 3.50 4,482 14,932 1998 1,050,000 1,050,000 0 234.27 / NA 60

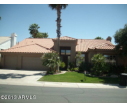


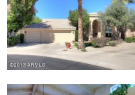
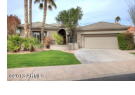
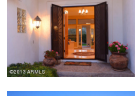
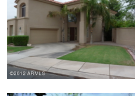
4984884 11409 E Bella Vista DR Stonegate 5 4.50 4,207 13,934 1990 1,085,000 1,085,000 0 257.90 / NA 45

Pending Listings

Photo	MLS #	Address	Subdivision	Bed	Bth	SqFt	Approx Lot	SqFt	YR	OLP	LP	SP	COE	LP/SP/\$/SF	CDOM
	4986176	9123 N 115TH PL	STONEGATE	4	2.50	2,861	7,214	1994		489,900	485,000	0		169.52 / NA	57
	4984992	11662 E APPALOOSA PL	Stonegate	4	3	3,297	9,130	1994		609,000	609,000	0		184.71 / NA	66
	4950986	12154 E San Victor DR	Stonegate	4	3	3,538	35,028	1999		750,000	685,000	0		193.61 / NA	106

Closed Listings

Photo	MLS #	Address	Subdivision	Bed	Bth	SqFt	Approx Lot	SqFt	YR	OLP	LP	SP	COE	LP/SP/\$/SF	CDOM
	4991334	11818 E MISSION LN	STONEGATE	3	3.50	3,006	8,963	1992		590,000	590,000	578,000	9/30/2013	196.27 / 192.28	12
	4940719	9108 N 118TH PL	Stonegate - Windermere	4	2.50	2,461	9,666	1992		598,000	535,000	530,000	9/27/2013	217.39 / 215.36	105
	4954290	12137 E SAN VICTOR DR	Stonegate	4	3.50	3,096	35,871	2001		537,000	521,000	505,000	9/20/2013	168.28 / 163.11	677
	4945598	11707 E Turquoise AVE	Stonegate	5	3.50	3,693	12,716	1996		775,000	750,000	735,000	9/20/2013	203.09 / 199.03	73
	4951912	11842 E DEL TIMBRE DR	stonegate	2	2	2,410	7,475	1994		495,000	495,000	475,000	8/28/2013	205.39 / 197.10	39
	4889045	9486 N 115TH ST	Stonegate	3	2	1,970	5,981	1993		345,000	365,000	380,000	8/21/2013	185.28 / 192.89	84
	4863012	11608 E SORREL LN	Stonegate	3	2	2,480	9,180	1994		599,000	549,000	540,000	8/16/2013	221.37 / 217.74	150
	4952514	11784 E ARABIAN PARK DR	Stonegate	4	2	2,594	13,203	1996		525,000	499,000	475,000	8/15/2013	192.37 / 183.11	66
	4928076	12087 E Bella Vista CIR	Stonegate	3	2.50	2,883	8,745	1996		560,000	560,000	552,500	8/15/2013	194.24 / 191.64	76

	4943709	9484 N 115TH PL	Parcel 3 at Stonegate Lot 1-78	3	2	1,733	8,944	1991	425,000	425,000	354,050	8/8/ 2013	245.24 / 204.30	72
	4888598	11656 E ARABIAN PARK DR	Stonegate, The Regal	4	3.50	4,111	14,200	1996	849,000	765,000	725,000	8/5/ 2013	186.09 / 176.36	141
	4940936	11380 E SORREL LN	STONEGATE	5	3	3,637	14,035	1994	850,000	819,000	777,165	7/23/ 2013	225.19 / 213.68	63
	4928359	9641 N 113TH WAY	Stonegate	5	5.50	6,006	13,194	2000	1,175,000	1,175,000	1,100,000	7/17/ 2013	195.64 / 183.15	46
	4943550	11998 E MISSION LN	STONEGATE	3	2	2,365	8,583	1996	544,900	544,900	520,000	7/11/ 2013	230.40 / 219.87	106
	4903846	11678 E APPALOOSA PL	STONEGATE- Tradewinds	4	2	2,483	8,305	1994	510,000	480,000	480,000	6/28/ 2013	193.31 / 193.31	124
	4681711	9138 N 114th ST	Stonegate	5	4	5,169	13,215	1992	945,000	824,500	775,000	6/28/ 2013	159.51 / 149.93	503
	4910891	11617 E Carol AVE	Stonegate	3	2	2,363	8,594	1994	519,900	519,999	517,000	6/25/ 2013	220.06 / 218.79	92
	4908678	9489 N 115th ST	Stonegate	3	2.50	2,322	5,963	1991	464,900	464,900	428,000	6/13/ 2013	200.22 / 184.32	47
	4907198	11630 E APPALOOSA PL	STONEGATE	4	2.50	2,883	9,130	1994	545,000	539,900	527,500	6/3/ 2013	187.27 / 182.97	49
	4901501	11724 E DEL TIMBRE DR	Stonegate	3	2.50	3,200	9,950	1992	744,800	728,800	675,000	5/31/ 2013	227.75 / 210.94	61
	4831279	9136 N 117TH WAY	Stonegate - Windemere	3	2.50	2,700	11,286	1991	615,000	548,900	548,000	5/29/ 2013	203.30 / 202.96	179
	4921504	9583 N 118TH WAY	Stonegate	2	2	1,466	5,257	1993	275,000	275,000	275,000	5/21/ 2013	187.59 / 187.59	3
	4806233	9390 N 115th ST	Stonegate	3	2.50	2,322	6,465	1994	429,900	405,000	397,500	5/5/ 2013	174.42 / 171.19	233
	4913211	9547 N 118TH WAY	PARCEL 5 AT STONEGATE LT 1-86 TR A-I	2	2	1,616	5,250	1993	299,300	299,300	300,500	4/30/ 2013	185.21 / 185.95	16
	4907816	9419 N 115TH PL	Stonegate	3	2	2,010	6,600	1993	414,900	419,900	425,000	4/30/ 2013	208.91 / 211.44	35
	4908884	11849 E BELLA VISTA DR	Stonegate	4	2.50	2,752	8,707	1994	579,000	579,000	565,000	4/24/ 2013	210.39 / 205.31	2
	4881939	9690 N 117TH WAY	STONEGATE	4	2.75	3,293	11,163	1997	695,000	695,000	675,000	4/1/ 2013	211.05 / 204.98	23