

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	19	13,259,899	0	Low	424,000	0	0.00	1,733	179.43	0.00	3	1
				Avg	697,889	0	0.00	3,335	211.30	0.00	72	84
				High	1,175,000	0	0.00	6,006	245.24	0.00	348	345
UCB (Under Contract-Backups)	3	1,729,500	0	Low	345,000	0	0.00	1,970	159.51	0.00	32	32
				Avg	576,500	0	0.00	3,341	176.29	0.00	180	180
				High	824,500	0	0.00	5,169	194.24	0.00	475	475
Pending	4	2,033,700	0	Low	464,900	0	0.00	2,322	187.27	0.00	47	47
				Avg	508,425	0	0.00	2,597	196.02	0.00	85	99
				High	548,900	0	0.00	2,883	203.30	0.00	179	179
Closed	28	15,305,299	14,817,400	Low	275,000	275,000	0.89	1,466	168.71	165.72	0	0
				Avg	546,618	529,193	0.97	2,746	198.75	192.80	61	78
				High	799,900	775,000	1.02	4,626	233.00	213.03	267	275
Overall	54	32,328,398	14,817,400	Low	275,000			1,466	159.51		0	0
				Avg	598,674			2,975	201.72		73	87
				High	1,175,000			6,006	245.24		475	475

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 '12/1/2012' and '5/31/2023'.

Active Listings

Photo	MLS #	Address	Subdivision	Bed	Bth	SqFt	Approx Lot SqFt	YR	OLP	LP	SP	COE	LP/SP\$/SF	CDOM
	4945144	12080 E BELLA VISTA CIR	Stonegate	3	2	2,363	10,676	1996	424,000	424,000	0		179.43 / NA	1
	4943709	9484 N 115TH PL	Parcel 3 at Stonegate Lot 1-78	3	2	1,733	8,944	1991	425,000	425,000	0		245.24 / NA	3
	4943212	11634 E BELLA VISTA DR	STONEGATE	3	2	2,395	6,909	1990	479,000	479,000	0		200.00 / NA	345
	4910891	11617 E Carol AVE	Stonegate	3	2	2,363	8,594	1994	519,900	519,999	0		220.06 / NA	66
	4943550	11998 E MISSION LN	STONEGATE	3	2	2,365	8,583	1996	544,900	544,900	0		230.40 / NA	99
	4863012	11608 E SORREL LN	Stonegate	3	2	2,480	9,180	1994	599,000	549,000	0		221.37 / NA	144
	4883657	9310 N 119TH WAY	Stonegate	3	2	2,891	12,082	1996	575,000	559,000	0		193.36 / NA	120
	4940719	9108 N 118TH PL	Stonegate - Windermere	4	2.50	2,461	9,666	1992	598,000	598,000	0		242.99 / NA	10
	4925366	9764 N 116th ST	Stonegate	5	3	3,297	11,203	1994	675,000	620,000	0		188.05 / NA	38
	4890696	12059 E BELLA VISTA DR	STONEGATE	4	3	3,297	9,098	1996	710,000	695,000	0		210.80 / NA	107
	4888598	11656 E ARABIAN PARK DR	Stonegate, The Regal	4	3.50	4,111	14,200	1996	849,000	765,000	0		186.09 / NA	110

	4912817	11324 E CAROL AVE	Stonegate - The Retreat	4	3	4,054	13,009	1995	798,000	779,000	0	192.16 / NA	61
	4935356	11728 E TURQUOISE AVE	Stonegate	4	3.50	3,965	14,000	1997	800,000	800,000	0	201.77 / NA	175
	4858270	9264 N 114TH ST	Stonegate Regent	5	3	3,643	13,463	1992	875,000	835,000	0	229.21 / NA	179
	4933835	9209 N 113TH WAY	Stonegate	4	3.50	4,050	19,342	1993	848,000	848,000	0	209.38 / NA	23
	4940936	11380 E SORREL LN	STONEGATE	5	3	3,637	14,035	1994	850,000	850,000	0	233.71 / NA	10
	4912142	11438 E PALOMINO RD	Stonegate	5	4.50	3,910	15,598	1992	879,000	869,000	0	222.25 / NA	64
	4937275	11449 E BELLA VISTA DR	Stonegate	4	3	4,347	12,887	1992	925,000	925,000	0	212.79 / NA	17
	4928359	9641 N 113TH WAY	Stonegate	5	5.50	6,006	13,194	2000	1,175,000	1,175,000	0	195.64 / NA	32

UCB (Under Contract-Backups) Listings

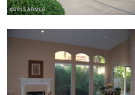
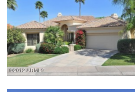
Photo	MLS #	Address	Subdivision	Bed	Bth	SqFt	Approx Lot SqFt	YR	OLP	LP	SP	COE	LP/SP/\$/SF	CDOM
	4889045	9486 N 115TH ST	Stonegate	3	2	1,970	5,981	1993	345,000	345,000	0		175.13 / NA	32
	4928076	12087 E Bella Vista CIR	Stonegate	3	2.50	2,883	8,745	1996	560,000	560,000	0		194.24 / NA	33
	4681711	9138 N 114th ST	Stonegate	5	4	5,169	13,215	1992	945,000	824,500	0		159.51 / NA	475

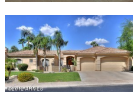
Pending Listings

Photo	MLS #	Address	Subdivision	Bed	Bth	SqFt	Approx Lot SqFt	YR	OLP	LP	SP	COE	LP/SP/\$/SF	CDOM
	4908678	9489 N 115th ST	Stonegate	3	2.50	2,322	5,963	1991	464,900	464,900	0		200.22 / NA	47
	4903846	11678 E APPALOOSA PL	STONEGATE- Tradewinds	4	2	2,483	8,305	1994	510,000	480,000	0		193.31 / NA	124
	4907198	11630 E APPALOOSA PL	STONEGATE	4	2.50	2,883	9,130	1994	545,000	539,900	0		187.27 / NA	49
	4831279	9136 N 117TH WAY	Stonegate - Windemere	3	2.50	2,700	11,286	1991	615,000	548,900	0		203.30 / NA	179

Closed Listings

Photo	MLS #	Address	Subdivision	Bed	Bth	SqFt	Approx Lot SqFt	YR	OLP	LP	SP	COE	LP/SP/\$/SF	CDOM
	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

	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
	4896419	11561 E BELLA VISTA DR	STONEGATE	2	2.50	1,982	6,600	1991	399,000	399,000	405,000	3/28/2013	201.31 / 204.34	30
	4888197	9712 N 118th PL	Stonegate	3	2.50	1,824	7,828	1994	425,000	425,000	380,000	3/25/2013	233.00 / 208.33	45
	4834337	11870 E Sorrel LN	Stonegate-Saddleback	2	2	1,616	5,522	1994	344,900	324,900	299,900	3/21/2013	201.05 / 185.58	128
	4880133	11608 E CAROL AVE	Stonegate	5	2.50	3,047	11,632	1994	644,000	644,000	639,000	3/12/2013	211.36 / 209.71	48
	4843782	11888 E TERRA DR	Stonegate	2	2	1,938	7,842	1996	389,900	369,000	357,500	3/1/2013	190.40 / 184.47	110
	4854297	12125 E MISSION LN	STONEGATE	4	3.50	3,641	36,968	1996	727,900	727,900	684,000	2/26/2013	199.92 / 187.86	62
	4845619	11407 E TERRA DR	STONEGATE	4	2.50	3,393	11,108	1990	650,000	650,000	630,000	2/15/2013	191.57 / 185.68	35
	4747945	11998 E Mission LN	STONEGATE	3	2	2,365	8,585	1996	459,000	399,000	405,000	1/23/2013	168.71 / 171.25	266
	4822244	11748 E Del Timbre DR	Stonegate	3	2.50	3,010	10,934	1990	642,500	642,500	615,000	1/15/2013	213.46 / 204.32	82
	4841602	9266 N 115TH ST	STONEGATE	4	3	3,740	19,552	1993	786,000	786,000	767,000	1/15/2013	210.16 / 205.08	14
	4833853	9609 N 116TH ST	Stonegate - Tradewinds	3	2	2,480	8,586	1994	559,000	549,900	527,500	1/11/2013	221.73 / 212.70	71
	4839902	9486 N 118TH ST	Stonegate	3	2.50	2,077	6,112	1992	385,000	369,900	364,500	1/4/2013	178.09 / 175.49	261
	4843645	9371 N 114th ST	Stonegate	5	4.50	3,765	15,552	1992	769,000	769,000	725,000	1/3/2013	204.25 / 192.56	46

	4843724	11267 E PALOMINO RD	STONEGATE PARCEL 1 LOT 69	4	5	4,626	17,619	1996	799,900	799,900	775,000	12/31/2012	172.91 / 167.53	275
	4815064	11224 E Carol AVE	Stonegate	5	3	3,559	12,334	1994	749,500	749,500	725,000	12/28/2012	210.59 / 203.71	45
	4808616	12023 E Bella Vista DR	Stonegate	4	2.50	2,883	9,099	1996	679,900	619,900	590,000	12/27/2012	215.02 / 204.65	99
	4839793	11681 E BELLA VISTA DR	Stonegate	3	2	2,394	7,181	1994	510,000	510,000	510,000	12/21/2012	213.03 / 213.03	0
	4833726	11963 E TERRA DR	Stonegate	2	2	1,937	9,674	1994	379,900	329,000	321,000	12/19/2012	169.85 / 165.72	61
	4824723	11878 E SORREL LN	stonegate	3	2.50	2,100	5,545	1994	399,900	379,999	379,000	12/14/2012	180.95 / 180.48	48
	4819007	11262 E SORREL LN	STONEGATE	4	4	3,785	14,296	1994	739,000	709,000	680,000	12/4/2012	187.32 / 179.66	54
	4826679	11393 E SORREL LN	Stonegate	5	4.50	4,054	14,535	1995	779,900	749,900	725,000	12/3/2012	184.98 / 178.84	37