

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	18	12,208,000	0	Low	425,000	0	0.00	1,733	173.45	0.00	13	17
				Avg	678,222	0	0.00	3,280	207.62	0.00	88	128
				High	925,000	0	0.00	4,347	245.24	0.00	378	592
UCB (Under Contract-Backups)	4	2,168,000	0	Low	365,000	0	0.00	1,970	179.43	0.00	38	31
				Avg	542,000	0	0.00	2,713	196.03	0.00	50	49
				High	819,000	0	0.00	3,637	225.19	0.00	63	63
Pending	3	2,268,900	0	Low	544,900	0	0.00	2,365	195.64	0.00	11	46
				Avg	756,300	0	0.00	3,617	215.80	0.00	69	100
				High	1,175,000	0	0.00	6,006	230.40	0.00	151	150
Closed	26	13,836,299	13,385,400	Low	275,000	275,000	0.89	1,466	159.51	149.93	2	2
				Avg	532,165	514,823	0.97	2,671	199.77	193.69	88	98
				High	824,500	775,000	1.02	5,169	233.00	218.79	503	503
Overall	51	30,481,199	13,385,400	Low	275,000			1,466	159.51		2	2
				Avg	597,671			2,945	203.19		84	105
				High	1,175,000			6,006	245.24		503	592

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 '1/1/2013' and '6/30/2013'.

Active Listings

Photo	MLS #	Address	Subdivision	Bed	Bth	SqFt	Approx Lot SqFt	YR	OLP	LP	SP	COE	LP/SP/\$/SF	CDOM
	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	33
	4943212	11634 E BELLA VISTA DR	STONEGATE	3	2	2,395	6,909	1990	479,000	479,000	0		200.00 / NA	375
	4951912	11842 E DEL TIMBRE DR	stonegate	2	2	2,410	7,475	1994	495,000	495,000	0		205.39 / NA	18
	4952514	11784 E ARABIAN PARK DR	Stonegate	4	2	2,594	13,203	1996	525,000	525,000	0		202.39 / NA	17
	4954290	12137 E SAN VICTOR DR	Stonegate	4	3.50	3,096	35,871	2001	537,000	537,000	0		173.45 / NA	592
	4883657	9310 N 119TH WAY	Stonegate	3	2	2,891	12,082	1996	575,000	559,000	0		193.36 / NA	150
	4940719	9108 N 118TH PL	Stonegate - Windermere	4	2.50	2,461	9,666	1992	598,000	559,000	0		227.14 / NA	40
	4925366	9764 N 116th ST	Stonegate	5	3	3,297	11,203	1994	675,000	620,000	0		188.05 / NA	68
	4890696	12059 E BELLA VISTA DR	STONEGATE	4	3	3,297	9,098	1996	710,000	695,000	0		210.80 / NA	137
	4950986	12154 E San Victor DR	Stonegate	4	3	3,538	35,028	1999	750,000	750,000	0		211.98 / NA	19
	4912817	11324 E CAROL AVE	Stonegate - The Retreat	4	3	4,054	13,009	1995	798,000	760,000	0		187.47 / NA	91



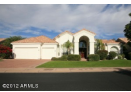
4888598 11656 E ARABIAN PARK DR Stonegate, The Regal 4 3.50 4,111 14,200 1996 849,000 765,000 0 186.09 / NA 140



4945598 11707 E Turquoise AVE Stonegate 5 3.50 3,693 12,716 1996 775,000 775,000 0 209.86 / NA 30



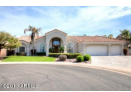
4935356 11728 E TURQUOISE AVE Stonegate 4 3.50 3,770 14,000 1997 800,000 800,000 0 212.20 / NA 205



4858270 9264 N 114TH ST Stonegate Regent 5 3 3,643 13,463 1992 875,000 835,000 0 229.21 / NA 209



4933835 9209 N 113TH WAY Stonegate 4 3.50 3,806 19,342 1993 848,000 845,000 0 222.02 / NA 53



4912142 11438 E PALOMINO RD Stonegate 5 4.50 3,910 15,598 1992 879,000 859,000 0 219.69 / NA 94



4937275 11449 E BELLA VISTA DR Stonegate 4 3 4,347 12,887 1992 925,000 925,000 0 212.79 / NA 47

UCB (Under Contract-Backups) Listings

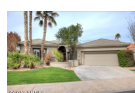
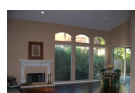
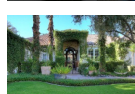
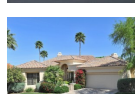
Photo	MLS #	Address	Subdivision	Bed	Bth	SqFt	Approx Lot SqFt	YR	OLP	LP	SP	COE	LP/SP/\$/SF	CDOM
	4889045	9486 N 115TH ST	Stonegate	3	2	1,970	5,981	1993	345,000	365,000	0		185.28 / NA	62
	4945144	12080 E BELLA VISTA CIR	Stonegate	3	2	2,363	10,676	1996	424,000	424,000	0		179.43 / NA	31
	4928076	12087 E Bella Vista CIR	Stonegate	3	2.50	2,883	8,745	1996	560,000	560,000	0		194.24 / NA	63
	4940936	11380 E SORREL LN	STONEGATE	5	3	3,637	14,035	1994	850,000	819,000	0		225.19 / NA	40

Pending Listings

Photo	MLS #	Address	Subdivision	Bed	Bth	SqFt	Approx Lot SqFt	YR	OLP	LP	SP	COE	LP/SP/\$/SF	CDOM
	4943550	11998 E MISSION LN	STONEGATE	3	2	2,365	8,583	1996	544,900	544,900	0		230.40 / NA	106
	4863012	11608 E SORREL LN	Stonegate	3	2	2,480	9,180	1994	599,000	549,000	0		221.37 / NA	150
	4928359	9641 N 113TH WAY	Stonegate	5	5.50	6,006	13,194	2000	1,175,000	1,175,000	0		195.64 / NA	46

Closed Listings

Photo	MLS #	Address	Subdivision	Bed	Bth	SqFt	Approx Lot SqFt	YR	OLP	LP	SP	COE	LP/SP/\$/SF	CDOM
	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
	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	525,000	1/11/ 2013	221.73 / 211.69	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