



**Chicago
Title**

LAKE ELSINORE

**"Easy to Read"
Sales
Comparables**

June -- 2008

<i>Thomas Guide</i>	<i>Address</i>	<i>Owner</i>	<i>Sq.Feet</i>	<i>BR/BA</i>	<i>Transfer Date</i>	<i>Transfer Amount</i>	<i>Price per Sq.Ft.</i>	<i>Yr.Built</i>	<i>Lt Size</i>	<i>Acres</i>	<i>Pool</i>	<i>APN</i>
	32260 WILDOMAR RD (ENRIQUEZ)		1558	3/ 2	06/24/2008	\$181,000	\$116	1966	8276	0.19		365052001
	3538 PEAR BLOSSOM LN (WATKINS)		1370	3/ 2	06/20/2008	\$185,000	\$135	1987	6098	0.14		389365016
	183 N NEBRASKA ST (MORTON)		1928	4/ 3	06/27/2008	\$203,500	\$106	1990	6969	0.16		389333008
	32017 BOURGES ST (URENA)		1400	3/ 2	06/10/2008	\$213,000	\$152	1996	8712	0.20		389510030
	33173 REGATTA DR (MEDINA)		1677	4/ 3	06/19/2008	\$215,000	\$128	1995	6969	0.16		386184008
	32055 POPPY WAY (OBISPO)		1770	3/ 3	06/18/2008	\$225,000	\$127	2003	6969	0.16		363472027
	800 BELMONT AVE (BERNA)		1578	4/ 2	06/04/2008	\$230,000	\$146	1998	6969	0.16		389051023
	30037 SUGARPINE ST (RAMIREZ)		1391	3/ 2	06/13/2008	\$230,000	\$165	1998	7840	0.18		387492016
	31737 INDIAN SPRING RD (DOMINGUEZ)		2136	5/ 3	06/20/2008	\$235,000	\$110	1999	6098	0.14		363275010
	21074 CREEKSIDE DR (HUANG)		2727	4/ 3	06/30/2008	\$238,000	\$87	2000	14810	0.34		363313003
	3596 ASH ST (KISH)		1953	3/ 3	06/27/2008	\$240,000	\$123	2002	6098	0.14	Y	389401003
	3 VILLA RAVENNA (HARNS)		2788	4/ 3	06/11/2008	\$241,500	\$87	1999	8276	0.19		349472002
	18955 STONEWOOD WAY (RUVALCABA)		1784	5/ 3	06/06/2008	\$245,000	\$137	2001	7840	0.18		370351029
	31949 NARCISSUS LN (LORETTE)		1551	3/ 2	06/27/2008	\$245,000	\$158	2003	14810	0.34	Y	363571042
	29042 STONERIDGE TER (JOHNSON)		1565	4/ 2	06/16/2008	\$246,500	\$158	1997	9147	0.21		389453007
	204 S RALPH RD (REYNA)		1582	3/ 2	06/26/2008	\$250,000	\$158	2003	9583	0.22	Y	389071001
	31748 CANYON ESTATES DR (CISNEROS)		2486	4/ 3	06/10/2008	\$261,000	\$105	2000	11761	0.27		363291004
	31725 INDIAN SPRING RD (PATRICK)		2136	5/ 3	06/27/2008	\$263,000	\$123	1999	6098	0.14		363275012
	31644 BOULDER VISTA DR (SECORD)		2647	4/ 3	06/30/2008	\$264,000	\$100	2001	8276	0.19		363302019
	31880 CEDARHILL LN (MONZON)		2880	4/ 3	06/16/2008	\$265,000	\$92	2003	6969	0.16		363611005
	31612 BOULDER VISTA DR (GREEK)		2068	3/ 2	06/12/2008	\$265,000	\$128	1999	11325	0.26		363302027
	31929 HYACINTH CT (KIELTY)		2902	5/ 3	06/25/2008	\$267,000	\$92	2002	10890	0.25		363602007
	29304 STILLWATER CT (GONZALEZ)		2539	5/ 3	06/19/2008	\$288,000	\$113	1996	9583	0.22		391571004
	32501 SPRUCEWOOD WAY (HUERTAS)		2862	4/ 3	06/03/2008	\$295,000	\$103	2003	10454	0.24		363582001
	31954 CEDARHILL LN (LOOMER)		2880	3/ 3	06/17/2008	\$300,000	\$104	2002	6098	0.14		363590004
	90 VIA DE LA VALLE (NGUYEN)		3235	4/ 3	06/12/2008	\$304,000	\$94	2005	8712	0.20		363365037
	93 PLAZA AVILA (PATEL)		3493	5/ 4	06/19/2008	\$355,000	\$102	2005	10454	0.24		363365071
	87 PLAZA AVILA (PHEA)		3493	5/ 4	06/30/2008	\$360,000	\$103	2005	5662	0.13		363365068
865-F2	15024 VISTA VW (ENRIQUEZ)		1637	3/ 3	06/17/2008	\$225,000	\$137	1987	16552	0.38	Y	389394003
865-G1	3250 FIG CT (ZLOTNIK SPECIAL NEEDS TRU		2090	4/ 3	06/19/2008	\$220,000	\$105	2002	6098	0.14		389412001
865-G2	3384 SPRUCE ST (GREGORY)		1768	3/ 3	06/04/2008	\$210,000	\$119	1986	6098	0.14	Y	389362005
865-G2	118 N MASSACHUSETTS ST (ROBBINS)		1316	3/ 2	06/13/2008	\$220,000	\$167	1984	8276	0.19		389331006
865-G3	29364 N LAKE DR (SECORD)		1914	4/ 3	06/27/2008	\$215,000	\$112	1995	7405	0.17	Y	389542003



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865-G5	32931 MAGDALENO CT (LOVICH)		1487	3/ 2	06/17/2008	\$205,000	\$138	1983	21344	0.49		379352009
865-G6	33167 LITTLE JOHN WAY (OUTHUIJSE)		1697	3/ 2	06/20/2008	\$190,000	\$112	1989	7840	0.18		387203012
865-H3	15160 LINCOLN ST (VARGAS)		1395	3/ 2	06/06/2008	\$173,000	\$124	1959	10890	0.25	Y	379173002
865-H3	15024 ZIEGLINDE DR (GOODRICH)		2203	4/ 2	06/10/2008	\$330,000	\$150	1984	24829	0.57		379391011
865-H4	1107 MCKINLEY ST (ELLIS)		1125	3/ 2	06/24/2008	\$113,000	\$100	1980	3484	0.08		379311013
865-H4	31945 MACHADO ST (MASIEL)		2522	5/ 3	06/30/2008	\$360,000	\$143	1983	31363	0.72		379140068
865-H6	33057 HILL ST (HOLDAHL)		856	2/ 1	06/04/2008	\$120,000	\$140	1966	7840	0.18		387101006
865-H7	15720 LAKE RIDGE RD (REILLY)		1220	3/ 2	06/13/2008	\$190,000	\$156	1987	4791	0.11		387123027
865-J4	753 QUAIL DR (KURIATA)		1251	3/ 2	06/30/2008	\$75,000	\$60	1979	3049	0.07		379173062
865-J4	3641 LINNET DR (ALVARADO)		1125	3/ 2	06/26/2008	\$120,000	\$107	1979	3484	0.08		379173032
866-F4	419 E HILL ST (SANDOVAL)		864	2/ 1	06/04/2008	\$129,000	\$149	1976	6969	0.16		377311017
866-F6	783 LAKE ST (K & S BALDWIN PARK INVEST		1378	3/ 2	06/04/2008	\$100,000	\$73	1993	4356	0.10		373182020
866-F6	625 ACACIA ST (CHESTNUT)		1218	2/ 2	06/09/2008	\$223,000	\$183	1992	6969	0.16		373172020
866-H5	31508 SAGECREST DR (AGUILAR)		2338	4/ 3	06/05/2008	\$258,000	\$110	1999	8712	0.20	Y	363332014
866-H5	31525 CANYON VIEW DR (SANCHEZ)		3221	5/ 3	06/06/2008	\$297,000	\$92	2001	6098	0.14		363332005
866-J3	9 VISTA LORETA (TYSON)		2951	5/ 3	06/03/2008	\$330,000	\$112	1998	16552	0.38		363441010
866-J7	20890 SYLVESTER RD (COOK)		775	2/ 1	06/25/2008	\$92,000	\$119	1932	7840	0.18		365052010
867-A3	28 VILLA MILANO (PORTILLO)		2375	4/ 3	06/24/2008	\$280,000	\$118	1991	17859	0.41		363392011
867-A3	25 VILLA ROMA (BAULK)		2749	5/ 3	06/24/2008	\$295,000	\$107	1997	9147	0.21		363391043
867-A3	13 DEL COPPARO (MURVIHILL)		2668	3/ 3	06/27/2008	\$302,000	\$113	2000	6098	0.14		363421042
867-G7	32984 CEDAR DR (LEBER)		1253	2/ 1	06/06/2008	\$150,000	\$120	1941	4356	0.10		381063028
895-J1	16061 MARIAN AVE (HIRVELA)		1472	3/ 2	06/04/2008	\$227,500	\$155	1983	11325	0.26		386172021
896-B2	33270 HOLLISTER DR (HADLEY FAMILY TRU		1747	3/ 8	06/18/2008	\$106,500	\$61	1990	6534	0.15		383033014
896-B2	33225 ZELLAR ST (MACMILLAN)		1945	3/ 3	06/25/2008	\$162,000	\$83	1979	6534	0.15		383041024
896-B5	34615 HACIENDA RD (VOSOUGHKIA)		2398	3/ 2	06/19/2008	\$370,000	\$154	1985	98010	2.25	Y	385180013
896-D3	33100 PEDERSON ST (JEFFRIES)		1159	2/ 2	06/27/2008	\$112,000	\$97	1985	3920	0.09		381221021
896-J1	32772 WILDOMAR RD (BANFILL)		1640	3/ 2	06/24/2008	\$140,000	\$85	1964	14374	0.33		365113015

Total Sales:	60
Average Sales Price:	\$227,508
Average Price Per Sq. Ft.:	\$119