

Neighborhoods Used: 4003.4003A NORTHWEST PRIME

4393 APPLE TREE LN
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 05-224-060-00 03/16/2022 4003 401 508,000 93,127
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family RANCH 89 414,873 394,237 1.052



4874 WESTBROOK DR
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 05-159-001-00 03/01/2022 4003 401 617,000 88,131
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family RANCH 90 528,869 457,974 1.155



4170 AQUILA CT
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 05-108-028-00 02/28/2022 4003 401 679,000 67,477
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family RANCH 94 611,523 491,364 1.245



5240 BIG MAPLE CT
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 05-358-003-00 12/15/2021 4003 401 615,000 167,344
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family RANCH 76 447,656 359,683 1.245



5330 LONE BEECH DR
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 05-224-058-00 12/03/2021 4003 401 525,000 104,072
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family TWO-STORY 88 420,928 366,324 1.149



5136 STONEFIELD DR
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 05-314-022-00 11/12/2021 4003 401 680,000 101,338
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family 1-1/2 STORY 94 578,662 507,062 1.141



4545 GALLAGHER DR
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 05-007-014-15 11/10/2021 4003 401 535,000 80,189
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family 1-1/2 STORY 85 454,811 445,815 1.020



5377 BENT BEECH DR
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 05-358-012-00 10/13/2021 4003 401 520,000 116,125
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family RANCH 83 403,875 365,850 1.104



Neighborhoods Used: 4003.4003A NORTHWEST PRIME

5060 HIDDEN GLEN DR
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 05-156-006-00 08/16/2021 4003 401 505,000 69,392
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family RANCH 82 435,608 397,812 1.095



5324 LONE BEECH DR
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 05-224-057-00 07/12/2021 4003 401 475,000 119,559
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family RANCH 88 355,441 335,776 1.059



5320 LONE BEECH DR
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 05-224-056-00 06/23/2021 4003 401 560,500 129,464
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family RANCH 88 431,036 327,343 1.317



5463 LONE BEECH DR
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 05-224-033-00 05/21/2021 4003 401 475,000 110,946
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family RANCH 95 364,054 434,005 0.839



4525 WESTBROOK DR
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 05-159-042-00 04/09/2021 4003 401 650,000 83,356
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family RANCH 98 566,644 717,632 0.790



4266 CARLSON DR
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 05-233-005-00 03/10/2021 4003 401 520,000 185,027
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family TWO-STORY 79 334,973 387,813 0.864



4245 EAGLES VW
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 05-108-017-00 02/15/2021 4003 402 719,000 122,803
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family 1-1/2 STORY 98 596,197 583,546 1.022



4815 WESTBROOK DR
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 05-159-028-00 02/01/2021 4003 401 426,000 78,878
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family RANCH 89 347,122 361,256 0.961



Neighborhoods Used: 4003.4003A NORTHWEST PRIME

4621 WESTBROOK DR
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 05-159-038-00 01/22/2021 4003 401 665,000 83,755
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family RANCH 87 581,245 621,183 0.936



5403 LONE BEECH DR
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 05-224-043-00 01/18/2021 4003 401 450,000 118,334
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family RANCH 91 331,666 421,290 0.787



5412 LONE BEECH DR
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 05-224-089-00 12/18/2020 4003 401 480,000 146,103
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family RANCH 84 333,897 391,264 0.853



4249 EAGLES VW
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 05-108-016-00 11/12/2020 4003 401 600,000 94,480
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family 1-1/2 STORY 96 505,520 529,880 0.954



5135 PEBBLESTONE DR
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 05-314-017-00 08/12/2020 4003 401 545,000 107,318
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family RANCH 93 437,682 471,137 0.929



5265 BIG MAPLE CT
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 05-358-001-00 08/03/2020 4003 401 449,000 148,087
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family RANCH 84 300,913 279,353 1.077



4386 APPLE TREE LN
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 05-224-062-00 07/24/2020 4003 401 489,900 102,637
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family RANCH 96 387,263 476,003 0.814



4794 WESTBROOK DR
 Parcel Number ** Valid Sale ** Class AdjSalePrice LandValue
 05-159-006-00 07/16/2020 4003 401 435,000 91,115
 Occupancy Style %Good ResidualValue CostByManual E.C.F.
 Single Family RANCH 83 343,885 411,675 0.835



Neighborhoods Used: 4003.4003A NORTHWEST PRIME

4708 WESTBROOK DR

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
05-159-012-00	06/30/2020 4003	401	635,000	77,619	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	93	557,381	566,149	0.985



4183 EAGLES VW

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
05-108-036-00	05/06/2020 4003	401	549,000	65,540	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	95	483,460	470,836	1.027



4238 EAGLES VW

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
05-108-012-00	05/04/2020 4003	401	585,000	91,896	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	95	493,104	523,936	0.941



4186 EAGLES VW

Parcel Number	** Valid Sale	** Class	AdjSalePrice	LandValue	
05-108-008-00	04/22/2020 4003	401	529,000	90,770	
Occupancy	Style	%Good	ResidualValue	CostByManual	E.C.F.
Single Family	RANCH	95	438,230	486,463	0.901



