flexmls Web Page 1 of 46

Client View 22 Properties

		Price / Status / MLS #	Subdivision	Year Built	Bedrooms	Bathrooms	Approx SQFT
1		\$238,000 7321 E MILLS ST Mesa, AZ 85207 Closed / 5676265	WINDSONG AT LAS SENDAS	2002	3	2.5	1,605
2	类	\$245,000 7445 E EAGLE CREST DR 2113 Mesa, AZ 85207 Closed / 5669708	CACHET AT LAS SENDAS CONDOMINIUM	2001	3	2	1,795
3		\$250,000 7445 E EAGLE CREST DR 1077 Mesa, AZ 85207 Closed / 5665180	Las Sendas	2001	2	2	1,388
4		\$258,000 7252 E NORWOOD ST Mesa, AZ 85207 Closed / 5659989	WINDSONG AT LAS SENDAS	2002	3	2.5	1,856
5		\$268,000 2623 N AUGUSTINE Mesa, AZ 85207 Closed / 5661841	WINDSONG AT LAS SENDAS	2001	4	3	1,856
6		\$318,000 7207 E NORLAND ST Mesa, AZ 85207 Closed / 5674754	Las Sendas	2007	3	2	1,774
7		\$328,000 6933 E SCARLET CIR Mesa, AZ 85207 Closed / 5669871	LAS SENDAS	2007	3	3	1,926
8		\$340,000 3639 N SONORAN HILLS HLS Mesa, AZ 85207 Closed / 5683314	COBBLESTONE AT LAS SENDAS	2007	3	3	1,926
9		\$408,000 7604 E ROLAND CIR Mesa, AZ 85207 Closed / 5679918	ROLLING HILLS AT LAS SENDAS	1999	4	2.75	2,739
10		\$410,000 3847 N DESERT OASIS CIR Mesa, AZ 85207 Closed / 5651296	CANYON CREEK AT LAS SENDAS	1999	3	3.5	2,786
11	-	\$415,000 3555 N PASEO DEL SOL Mesa, AZ 85207 Closed / 5665167	ROLLING HILLS AT LAS SENDAS	1999	3	2	1,571
12	A PARTY	\$421,000 7541 E ORION CIR Mesa, AZ 85207 Closed / 5656765	DESERT VISTAS UNIT 3 AT LAS SENDAS	1998	4	3	2,732
13				1999	5	3	2,732

flexmls Web Page 2 of 46

		Price / Status / MLS #	Subdivision	Year Built	Bedrooms	Bathrooms	Approx SQFT
		\$425,000 7432 E ORION CIR Mesa, AZ 85207 Closed / 5642661	DESERT VISTAS UNIT 3 AT LAS SENDAS				
14		\$430,000 3659 N TUSCANY CIR Mesa, AZ 85207 Closed / 5669484	HIGHLANDS AT LAS SENDAS	1999	5	3	2,732
15		\$430,000 3060 N RIDGECREST 117 Mesa, AZ 85207 Closed / 5672501	LAS SENDAS	1996	5	3	2,732
16		\$460,000 3060 N RIDGECREST 73 Mesa, AZ 85207 Closed / 5565614	LAS SENDAS	1997	5	4	3,426
17		\$535,000 7417 E SUGARLOAF ST Mesa, AZ 85207 Closed / 5657876	The Preserve (Las Colinas) At Las Sendas	2006	3	3	2,757
18		\$599,900 3430 N MOUNTAIN RDG 15 Mesa, AZ 85207 Closed / 5673034	SONORAN HEIGHTS UNIT 1 AT LAS SENDAS	1996	5	3	4,275
19		\$675,000 7130 E SADDLEBACK ST 57 Mesa, AZ 85207 Closed / 5658569	LAS SENDAS - golf Colony	2007	4	3.5	3,410
20		\$735,000 3528 N BOULDER CANYON ST Mesa, AZ 85207 Closed / 5654385	LAS SENDAS	2007	4	3.5	3,739
21		\$755,000 7030 E SIERRA MORENA CIR Mesa, AZ 85207 Closed / 5580529	MOUNTAIN VILLAGE AT LAS SENDAS	2007	4	3.5	3,739
22	ared by Chris and	\$1,299,000 4330 N BRIGHTON CIR Mesa, AZ 85207 Closed / 5600854	SUMMIT AT LAS SENDAS	2004	5	12/21/2017 2:48	6,133 © 2017 ARMLS

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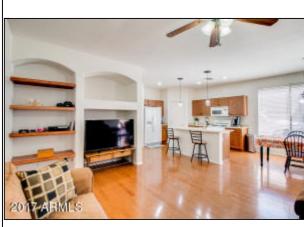
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flexmls Web Page 3 of 46

Client Report (1)

7321 E MILLS ST, Mesa, AZ 85207

\$238,000Closed



5676265 Residential

Beds/Baths: 3 / 2.5

Bedrooms Plus: 3

Approx SqFt: 1,605 / Count

Approx SqFt: 1,605 / County Assessor

Price/SqFt: \$148.28
Year Built: 2002
Pool: Community Only
Encoded Features: 32.5FR2G

Exterior Stories: 2 # of Interior Levels: 2 Dwelling Type: Single Family -

Detached

Dwelling Styles: Detached

Apx Lot Size Range: 1 - 7,500
Subdivision: WINDSONG AT LAS
SENDAS
Tax Municipality: Mesa
Marketing Name:
Planned Cmty Name:
Model:
Builder Name: Maracay
Hun Block:
Map Code/Grid: Q42
Bldg Number:

Approx Lot SqFt: 4,084 / County

Ele Sch Dist: 004 - Mesa Unified

District

Elementary School: Las Sendas

Elementary School

Jr. High School: Fremont Junior High School

High School Dist #: 004 - Mesa

Unified District

Single Family - Detached

Assessor

High School: Red Mountain High

School

Cross Streets: Power / McDowell Directions: East on McDowell, South on Ridgecrest, West through gates, Right on Mills

Public Remarks: This move-in ready home is ready for you! Located in a gated community this homes offers both formal and casual living space. Kitchen is open to the family room with access to the beautiful patio with pavers! Laundry room is conveniently located upstairs. Wood floors in family, dining and kitchen rooms. The Windsong community has it's own community pool, plus owners have access to all that Las Sendas has to offer. This is a MUST see!

Features	Room Details	Construction & Utilities	County, Tax and Financing			
Approx SqFt Range: 1,601 - 1,800 Garage Spaces: 2 Carport Spaces: 0 Total Covered Spaces: 2 Slab Parking Spaces: 0 Parking Features: Electric Door Opener Pool - Private: No Pool Spa: None Horses: N Fireplace: No Fireplace Property Description: North/South Exposure Landscaping: Desert Front; Desert Back Community Features: Biking/Walking Path; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool Htd; Community Spa Htd; Gated Community; Golf Course; Workout Facility Flooring: Carpet; Wood Windows: Dual Pane	Kitchen Features: Disposal; Dishwasher; Built-in Microwave; Refrigerator; Walk-in Pantry; Kitchen Island Master Bathroom: Full Bth Master Bdrm Master Bedroom: Upstairs Laundry: Washer Included; Dryer Included Dining Area: Breakfast Bar; Dining in FR Basement Y/N: N Sep Den/Office Y/N: N Other Rooms: Family Room	Const - Finish: Painted; Stucco Construction: Frame - Wood Roofing: All Tile Fencing: Block Cooling: Refrigeration Heating: Electric Heat Plumbing: Electric Hot Wtr Htr Utilities: SRP Water: City Water Sewer: Sewer - Public Services: City Services Technology: Cable TV Avail; HighSpd Intrnt Aval	County Code: Maricopa Legal Description (Abbrev): LOT 15 WINDSONG AT LAS SENDAS MCR 052944 AN: 219-25-344 Lot Number: 15 Town-Range-Section: 1N-7E-6 Cty Bk&Pg: Plat: Taxes/Yr: \$1,463/2016 Ownership: Fee Simple New Financing: Cash; VA; FHA; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Disclosures: Seller Disc Avail; Agency Discl Req Possession: Close of Escrow			
	Fees & Homeowner A	ssociation Information				
HOA Y/N: Y / \$332.64 / Quarterly HOA Transfer Fee: \$400	HOA Name: 1st Srv Residential	HOA Telephone:	480-551-4300			
HOA 2 Y/N: Y / \$60 / Quarterly HOA 2 Transfer Fee: \$0	HOA 2 Name: Las Sendas Windsong HOA 2 Telephone: 480-358-8780					
HOA 3 Y/N: N / /	HOA 3 Y/N: N / /					
Association Fee Incl: Common Al Assoc Rules/Info: Prof Managed	rea Maint; Street Maint	Rec Center Fee Y/N: N / / Rec Center Fee 2 Y/N: N / / Land Lease Fee Y/N: N / / PAD Fee Y/N: N / /	Ttl Mthly Fee Equiv: \$130.88 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2:\$0 \$			

flexmls Web Page 4 of 46

Off Market Date: 11/23/2017 Loan Type: Conventional Loan Years: 30

Loan Years: 30
Payment Type: Fixed
Buyr Concess to Sell: 0 \$
Sellr Concess to Buy: 0 \$
Closing Cost Split: Normal - N

Listed by: Re/Max Infinity (rein001)

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Client Report (2)

7445 E EAGLE CREST DR 2113, Mesa, AZ 85207

\$245,000 Closed



Features

HOA Y/N: Y / \$242 / Monthly

HOA Transfer Fee: \$160

5669708 Residential Beds/Baths: 3 / 2 Bedrooms Plus: 3 Approx SqFt: 1,795 / County

Assessor Price/SqFt: \$136.49 Year Built: 2001

Pool: Community Only Encoded Features: 32RDXO2G

Exterior Stories: 2 # of Interior Levels: 1 **Dwelling Type:** Townhouse

Dwelling Styles: Attached

Approx Lot SqFt: 164 / County Apx Lot Size Range: 1 - 7,500 Subdivision: CACHET AT LAS SENDAS CONDOMINIUM Tax Municipality: Mesa

Townhouse

Marketing Name: Las Sendas Luxury

Condos

Planned Cmty Name: Cachet At Las

Sendas Model:

Builder Name: Cachet Hun Block: 7000 E Map Code/Grid: P42 Bldg Number: 33

Ele Sch Dist: 004 - Mesa Unified

Elementary School: Las Sendas

Elementary School

Jr. High School: Fremont Junior High School

Construction & Utilities

High School Dist #: 004 - Mesa Unified

High School: Red Mountain High

HOA Telephone: 480-829-7400

Cross Streets: Power and Thomas/Eagle Crest Directions: Follow Eagle Crest approx. 1.2 miles to the Cachet Community. South through gate then left(east) to #2113. Park in the driveway of #2113 or any available community parking space

Public Remarks: TURN KEY RESORT LIFESTYLE! These luxury condos are nestled in the award winning Las Sendas Golf Club Community*This POPULAR upper level floor plan features 3 bdrms w/split Mstr suite * Mstr has a private balcony & ensuite w/dual vanity, separate soaking tub & shower, private commode, walk-in-closet w/buil-in shelving * Grt room features gas fireplace, formal dining area & balcony w/Red Mtn.views, perfect for outdoor entertaining * Light-bright kitchen features a breakfast nook, raised breakfast bar, granite countertops/sink, tile flooring, upgraded cabinetry, NEW SS APPLIANCES and access to laundry/storage room * Cachet owners have their own heated pool/spa, fitness center & community room, in addition to Las Sendas amenities (pools, tennis/sports courts, parks, hiking/biking

Room Details

HOA Name: Cachet at Las Sendas

HOA Prop Man Co Name: PMG

County, Tax and Financing Approx SqFt Range: 1,601 -Kitchen Features: Range/Oven Architecture: Contemporary County Code: Maricopa Building Style: 2-3-4 Plex 1 800 Elec; Disposal; Dishwasher; Built-Legal Description (Abbrev): Garage Spaces: 2 in Microwave, Refrigerator, Engy Unit Style: All on One Level; Two LOT 2113 CACHET AT LAS Common Walls; Neighbor Below SENDAS CONDOMINIUM MCR Carport Spaces: 0 Star (See Rmks); Pantry; Granite 052505 **Total Covered Spaces: 2** Countertops Const - Finish: Painted; Stucco Master Bathroom: Full Bth Construction: Frame - Wood Slab Parking Spaces: 0 **AN**: 219-17-765 Parking Features: Attch'd Gar Master Bdrm; Separate Shwr & Roofing: All Tile Lot Number: 2113 Tub; Double Sinks; Private Toilet Cabinets; Electric Door Opener Fencing: None Town-Range-Section: 2N-7E-30 Cty Bk&Pg: Plat: Pool - Private: No Pool Room Cooling: Refrigeration Master Bedroom: Split Spa: None Heating: Gas Heat Horses: N Additional Bedroom: Other Plumbing: Gas Hot Water Heater Taxes/Yr: \$2,599/2016 Fireplace: 1 Fireplace; Fireplace Bdrm Split; Separate Bdrm Exit; Utilities: SRP; City Gas Ownership: Fee Simple Mstr Bdr Walkin Clst Laundry: Washer Included; Dryer Living Rm Water: City Water New Financing: Cash; VA; FHA; Landscaping: Desert Front Sewer: Sewer - Public; Sewer in Conventional Total Asum Mnth Pmts: \$0 Exterior Features: Patio; Included; Inside Laundry & Cnctd Covered Patio(s), Balcony/Deck Services: City Services Down Payment: \$0 Dining Area: Formal; Eat-in Kitchen; Breakfast Bar; Dining in LR/GR Technology: Cable TV Avail; Existing 1st Loan: Conventional Features: 9+ Flat Ceilings; Fire HighSpd Intrnt Aval Existing 1st Ln Trms: Non Basement Y/N: N Sprinklers Assumable Sep Den/Office Y/N: N Other Rooms: Great Room Community Features: Disclosures: Seller Disc Avail; Biking/Walking Path; Children's Agency Discl Req Playgrnd; Clubhouse/Rec Room; Possession: Close of Escrow Items Updated: Floor Yr Updated: 2015; Floor Partial/Full: Partial; Kitchen Yr Updated: 2017; Comm Tennis Court(s); Community Pool; Community Pool Htd; Community Spa; Community Kitchen Partial/Full: Partial Spa Htd; Gated Community; Golf Course; Near Bus Stop; Workout Facility Add'I Property Use: None Flooring: Carpet: Tile Windows: Dual Pane Fees & Homeowner Association Information

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flexmls Web Page 6 of 46

HOA 2 Y/N: Y / \$332.5 / Quarterly HOA 2 Transfer Fee: \$155	HOA 2 Name: Las Sendas HOA2 Prp Man Co Name: First S		? Telephone: 480-357-8780
HOA 3 Y/N: N / /			
Association Fee Incl: Exterior Mnt Replacement; Blanket Ins Policy; W Pest Control; Front Yard Maint; Cor Assoc Rules/Info: Pets OK (See F Clubhouse/Rec Center; Club, Mem	/ater; Sewer; Garbage Collection; mmon Area Maint; Street Maint Rmrks); NoVsble TrkTrlrRvBt;	Rec Center Fee Y/N: N / / Rec Center Fee 2 Y/N: N / / Land Lease Fee Y/N: N / / PAD Fee Y/N: N / /	Ttl Mthly Fee Equiv: \$352.83 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2:\$0 \$

CDOM/ADOM: 37 / 37 List Price: \$249,000 Special Listing Cond: N/A	Listing	Dates	Pricing an	d Sale Info	Listing Contract Info
Closing Cost Split: Normal - N	CDOM/ADOM: Status Change Date: Close of Escrow Date:	37 / 37 12/01/2017 11/30/2017 11/11/2017	List Price: Sold Price: Sold Price/SqFt: Loan Type: Loan Years: Payment Type: Buyr Concess to Sell:	\$249,000 \$245,000 \$136.49 Conventional 30 Fixed 0 \$	<u> </u>
			Closing Cost Split:	Normal - N	

Listed by: HomeSmart (cril11)

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Client Report (3)

7445 E EAGLE CREST DR 1077, Mesa, AZ 85207

\$250,000 Closed



5665180 Residential

Beds/Baths: 2 / 2 Bedrooms Plus: 2

Approx SqFt: 1,388 / County Assessor

Price/SqFt: \$180.11 Year Built: 2001 Pool: Community Only

Encoded Features: 22RXO2G2S Exterior Stories: 2

of Interior Levels: 1 **Dwelling Type:** Townhouse Dwelling Styles: Attached

Ele Sch Dist: 004 - Mesa Unified

District

Elementary School: Las Sendas

Elementary School

Jr. High School: Fremont Junior High

School

Approx Lot SqFt: 123 / County Assessor Apx Lot Size Range: 1 - 7,500

Subdivision: Las Sendas Tax Municipality: Mesa Marketing Name:

Townhouse

Planned Cmty Name: Las Sendas Model:

Builder Name: Cachet Homes

Hun Block: Map Code/Grid: P42

Bldg Number:

High School Dist #: 004 - Mesa

Unified District

High School: Red Mountain High

School

Cross Streets: Power/Thomas Directions: East on Thomas, turns into Eagle Crest, go East to Cachet gates, go through gates and take immediate left to #1077

Public Remarks: Come view this beautifully finished turn-key town home in the gated community of Cachet at Las Sendas! This immaculate home is an end unit & perfectly located steps away from the pool, spa & fitness room! Offering 2 bedrooms, 2 bathroom, eat-in kitchen, 2 balconies, & 2 car garage this split floor plan offers over \$40,000 in stunning upgrades incl: new staggered white wood cabinets w/ glass inlays, thick slab granite, stainless steel appliances, subway tile back splash, wainscoting on bar area, bead board wall, crown molding, hand scraped birch wood flooring, chair rail accents, shutters throughout, gas fireplace, new vanity, vessel sinks, faucets, tile wainscoting and tiled shower in master bathroom,wood plank tile, new vanity w/granite, tiled surround &vessel sink in secondary bathroom,

Features **Room Details Construction & Utilities** County, Tax and Financing Approx SqFt Range: 1,201 -Kitchen Features: Range/Oven Const - Finish: Painted; Stucco; County Code: Maricopa Brick Trim/Veneer Legal Description (Abbrev): Elec; Disposal; Dishwasher; Builtin Microwave; Refrigerator; Construction: Frame - Wood Garage Spaces: 2 LOT 1077 CACHET AT LAS Carport Spaces: 0 Pantry; Granite Countertops SENDAS CONDOMINIUM MCR Roofing: All Tile Total Covered Spaces: 2 Master Bathroom: Full Bth Fencing: None 052505 Master Bdrm; Double Sinks; Slab Parking Spaces: 2 Cooling: Refrigeration AN: 219-17-684 Parking Features: Electric Door Private Toilet Room Heating: Gas Heat Lot Number: 1077 Town-Range-Section: 2N-7E-30 Master Bedroom: Split Utilities: SRP Opener Additional Bedroom: Separate Bdrm Exit; Mstr Bdr Walkin Clst; Pool - Private: No Pool Water: City Water Cty Bk&Pq: Plat: Sewer: Sewer - Public Spa: None Othr Bdr Walkin Clst Technology: Cable TV Avail; Taxes/Yr: \$2,087/2016 Horses: N Fireplace: 1 Fireplace; Fireplace Laundry: Inside Laundry HighSpd Intrnt Aval; Security Sys Ownership: Fee Simple **Dining Area:** Eat-in Kitchen; Breakfast Bar Family Rm; Gas Fireplace New Financing: Cash: Landscaping: None Conventional Exterior Features: Balcony/Deck Basement Y/N: N Total Asum Mnth Pmts: \$0 Sep Den/Office Y/N: N (s); Private Street(s) Down Payment: \$0 Features: 9+ Flat Ceilings; Fire Other Rooms: Great Room Existing 1st Loan: Treat as Sprinklers; Soft Water Loop Free&Clear Community Features: Existing 1st Ln Trms: Biking/Walking Path; Children's Disclosures: Seller Disc Avail Playgrnd; Clubhouse/Rec Room; Possession: Close of Escrow Comm Tennis Court(s); Community Pool; Community Pool Htd; Community Spa; Community Spa Htd; Gated Community; Golf Course; Workout Facility Flooring: Carpet; Tile; Wood Windows: Sunscreen(s); Dual Pane Fees & Homeowner Association Information HOA Y/N: Y / \$242 / Monthly HOA Name: Cachet at Las Sendas HOA Telephone: 480-829-7400

HOA Transfer Fee: \$160 HOA 2 Y/N: Y / \$333 / Quarterly HOA 2 Name: Las Sendas HOA **HOA 2 Telephone:** 480-357-8780 HOA 2 Transfer Fee: \$155 HOA 3 Y/N: N / / Association Fee Incl: Exterior Mnt of Unit; Roof Repair; Roof

Replacement; Blanket Ins Policy; Water; Sewer; Garbage Collection; Front Yard Maint; Common Area Maint; Street Maint

Rec Center Fee Y/N: Y / \$0 / Annually

Rec Center Fee 2 Y/N: N / /

Ttl Mthly Fee Equiv: \$353 Cap Impry/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2:\$0 \$

flexmls Web Page 8 of 46

Assoc Rules/Info: Prof	Managed		Land Lease Fee Y/N: PAD Fee Y/N: N / /	N//
Listing	Dates	Pricing an	d Sale Info	Listing Contract Info
CDOM/ADOM: Status Change Date: Close of Escrow Date: Off Market Date:		List Price: Sold Price: Sold Price/SqFt: Loan Type: Loan Years: Payment Type: Buyr Concess to Sell: Sellr Concess to Buy: Closing Cost Split:	\$250,000 \$180.12 Cash 0 Other 0 \$	Special Listing Cond: N/A
Listed by: HomeSmart (cril11)			

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Client Report (4)

HOA Y/N: Y / \$332.64 / Quarterly

Association Fee Incl: Common Area Maint; Street Maint

HOA Transfer Fee: \$155 HOA 2 Y/N: Y / \$60 / Quarterly

HOA 2 Transfer Fee: \$0

HOA 3 Y/N: N / /

7252 E NORWOOD ST, Mesa, AZ 85207

\$258,000 Closed



5659989 Residential Beds/Baths: 3 / 2.5 Bedrooms Plus: 4

Approx SqFt: 1,856 / County Assessor

Price/SqFt: \$139 Year Built: 2002 Pool: Community Only

Encoded Features: 32.5FRDXO2G

Exterior Stories: 2 # of Interior Levels: 2 Dwelling Type: Single Family -

Detached **Dwelling Styles:** Detached

Ele Sch Dist: 004 - Mesa Unified

Elementary School: Las Sendas Elementary School

Jr. High School: Fremont Junior High School

High School Dist #: 004 - Mesa Unified District

HOA Telephone: 480-357-8780

Rec Center Fee Y/N: N / /

HOA 2 Telephone: 480-357-8780

Ttl Mthly Fee Equiv: \$130.88

Bldg Number:

Single Family - Detached

Assessor

SENDAS

Model:

Hun Block: Map Code/Grid: Q42

High School: Red Mountain High

Approx Lot SqFt: 4,119 / County

Subdivision: WINDSONG AT LAS

Planned Cmty Name: Las Sendas

Apx Lot Size Range: 1 - 7,500

Tax Municipality: Mesa

Builder Name: Windsong

Marketing Name:

Cross Streets: Power/McDonald Directions: East to Ridgecrest South to Norwood through gate-Left to Norwood Right to home

Public Remarks: Best priced single family home in all of Las Sendas! 3BR 2.5BA plus den/bonus room. Gorgeous 20" tile throughout all the traffic areas. Nicely upgraded island kitchen with tons of gorgeous cabinets. The master retreat is spacious with a walk out balcony. Master bath offers separate jetted tub/shower, dual sinks, and large walk in closets. The community of Las Sendas has several pools, tennis courts, hiking trails, mtn. biking, and athletic fields. Neighbors enjoy tons of organized community events, proximity to lakes, rivers, freeway access, shopping, and dining-all right in your own backyard. Windsong is a community within Las Sendas and has it's own pool/spa to use for extra convenience. Come see this fantastic home quickly, before you lose out on the opportunity! Thanks for showing.

Features **Room Details Construction & Utilities** County, Tax and Financing Approx SqFt Range: 1,801 -County Code: Maricopa Kitchen Features: Range/Oven Const - Finish: Stucco Construction: Frame - Wood Elec; Cook Top Elec; Disposal; Legal Description (Abbrev): Dishwasher: Built-in Microwave: Garage Spaces: 2 Roofing: All Tile LOT 92 WINDSONG AT LAS Carport Spaces: 0 Refrigerator; Pantry; Kitchen Fencing: Block SENDAS MCR 052944 Total Covered Spaces: 2 Island Cooling: Refrigeration AN: 219-25-421 Slab Parking Spaces: 0 Master Bathroom: Full Bth Heating: Gas Heat Lot Number: 92 Parking Features: Electric Door Master Bdrm; Separate Shwr & Utilities: SRP Town-Range-Section: 1N-7E-6 Tub; Double Sinks; Private Toilet Water: City Water Opener Cty Bk&Pg: Pool - Private: No Pool Room; Tub with Jets Sewer: Sewer - Public Plat: Additional Bedroom: Separate Services: City Services Taxes/Yr: \$1,951/2016 Spa: None Bdrm Exit; Mstr Bdr Walkin Clst Technology: Cable TV Avail; Ownership: Fee Simple Horses: N Fireplace: 1 Fireplace Laundry: Washer Included; Dryer HighSpd Intrnt Aval New Financing: Cash; VA; **Property Description:** Included; Inside Laundry Energy/Green Feature: Ceiling Conventional North/South Exposure Dining Area: Formal; Eat-in Total Asum Mnth Pmts: \$0 Fan(s) Landscaping: Desert Front; Kitchen Down Payment: \$0 Existing 1st Loan: Conventional Synthetic Grass Back, Yrd Wtring Basement Y/N: N Sep Den/Office Y/N: Y Sys Front; Yrd Wtring Sys Back Existing 1st Ln Trms: Non Exterior Features: Patio; Other Rooms: Family Room Assumable Covered Patio(s); Balcony/Deck Disclosures: Seller Disc Avail Possession: Close of Escrow Features: Vaulted Ceiling(s) Community Features: Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool; Community Pool Htd; Community Spa; Community Spa Htd; Gated Community; Golf Course Flooring: Carpet; Tile Windows: Dual Pane Fees & Homeowner Association Information

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HOA Name: Las Sendas

HOA 2 Name: Las Sendas

flexmls Web Page 10 of 46

Assoc Rules/Info: Pets OK (See Rmrks); NoVsble TrkTrlrRvBt; Rec Center Fee 2 Y/N: N / / Cap Imprv/Impact Fee: \$ 0 \$ Land Lease Fee Y/N: N / / Rental OK (See Rmks); Clubhouse/Rec Center; Club, Membership Cap Impv/Impt Fee 2:\$0 \$ Opt; FHA Approved Prict; Prof Managed PAD Fee Y/N: N / / **Listing Dates Pricing and Sale Info Listing Contract Info** 59 / 59 \$258,000 CDOM/ADOM: List Price: Special Listing Cond: N/A Status Change Date: 11/22/2017 Sold Price: \$258,000 Close of Escrow Date: 11/21/2017 Sold Price/SqFt: \$139.01 Off Market Date: Loan Type: Conventional 11/13/2017 Loan Years: 30 Payment Type: Fixed Buyr Concess to Sell: 0\$ Sellr Concess to Buy: 2.5 % Closing Cost Split: Normal - N Listed by: Long Realty Partners (lore001)

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Client Report (5)

2623 N AUGUSTINE --, Mesa, AZ 85207

\$268,000 Closed



Association Fee Incl: Common Area Maint

Opt; Prof Managed

Assoc Rules/Info: Pets OK (See Rmrks); NoVsble TrkTrlrRvBt;

Rental OK (See Rmks); Clubhouse/Rec Center; Club, Membership

Single Family - Detached 5661841 Residential Beds/Baths: 4 / 3 Bedrooms Plus: 4

Approx SqFt: 1,856 / County Assessor Price/SqFt: \$144.39

Year Built: 2001 Pool: Community Only

Encoded Features: 43FR2G2C2S

Exterior Stories: 2 # of Interior Levels: 2 Dwelling Type: Single Family -

Detached **Dwelling Styles:** Detached

Ele Sch Dist: 004 - Mesa Unified

Elementary School: Las Sendas Elementary School

Jr. High School: Fremont Junior High School

Approx Lot SqFt: 4,345 / County Assessor

Apx Lot Size Range: 1 - 7,500

Subdivision: WINDSONG AT LAS **SENDAS**

Tax Municipality: Mesa

Marketing Name:
Planned Cmty Name: Las Sendas

Model: Builder Name: Maracay Hun Block:

Map Code/Grid: Q42 Bldg Number:

High School Dist #: 004 - Mesa Unified District

High School: Red Mountain High

Ttl Mthly Fee Equiv: \$130.67

Cap Imprv/Impact Fee: \$ 0 \$

Cap Impv/Impt Fee 2:\$0 \$

Com Facilities Distr: N

Cross Streets: Power & McDowell Directions: E. on McDowell. S. on Ridgecrest to Windsong gate on right. Thru Gate, left on Raven, Right on E. Norwood. Left to Augustine

Public Remarks: LOOK AT THIS AMAZING PRICE FOR A 4 BD. HOME IN THIS HIGHLY DESIRED GATED COMMUNITY WITHIN LAS SENDAS OFFERING ITS OWN COMMUNITY POOL/SPA AND ACCESS TO ALL OF LAS SENDAS AMENITIES AS WELL. THIS IS A 4 BD. FLOORPLAN OFFERING 1 BEDROOM AND FULL BATH DOWNSTAIRS. SPACIOUS KITCHEN W/LG NEWER SS REFRIG.- OPEN TO FAM. RM. W/BUILT-IN ENTERTAINMENT CENTER. GAS RANGE, ISLAND, & PANTRY. HOME FEATURES EXTENSIVE CERAMIC TILE. FRESHLY PAINTED EXTERIOR AS WELL AS ALL BEDROOMS AND A NICE SIZE NEWLY LANDSCAPED BKYARD FOR ENTERTAINING & PLAY. GREAT CURB APPEAL W/ A SIDE ENTRY GARAGE. SECURITY SYSTEM, NEAR LOTS OF PARKS, COMMUNITY POOLS, TENNIS, HIKING, GOLF AND USERY MTN. BRING THE FAMILY AND ENJOY. ALL MLS DATA DEEMED RELIABLE-BUYER/BUYER'S AGENT TO VERIFY.

Features	Room Details	Construction & Utilities	County, Tax and Financing		
Approx SqFt Range: 1,801 - 2,000 Garage Spaces: 2 Carport Spaces: 2 Total Covered Spaces: 4 Slab Parking Spaces: 2 Parking Features: Electric Door Opener; Side Vehicle Entry Pool - Private: No Pool Spa: None Horses: N Fireplace: No Fireplace Landscaping: Desert Front; Grass Back; Yrd Wtring Sys Back Exterior Features: Covered Patio (s) Features: Vaulted Ceiling(s) Community Features: Biking/Walking Path; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool Htd; Community Spa Htd; Gated Community; Golf Course Flooring: Carpet; Tile Windows: Dual Pane	Included; Inside Laundry Dining Area: Eat-in Kitchen Basement Y/N: N	Const - Finish: Stucco Construction: Frame - Wood Roofing: All Tile Fencing: Block Cooling: Refrigeration Heating: Gas Heat Utilities: SRP Water: City Water Sewer: Sewer - Public Services: City Services Technology: HighSpd Intrnt Aval; Security Sys Owned Energy/Green Feature: Ceiling Fan(s)	County Code: Maricopa Legal Description (Abbrev): LOT 58 WINDSONG AT LAS SENDAS MCR 052944 AN: 219-25-387 Lot Number: 58 Town-Range-Section: 1N-7E-6 Cty Bk&Pg: Plat: Taxes/Yr: \$1,649/2016 Ownership: Fee Simple New Financing: Cash; VA; FHA; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Conventional Existing 1st Ln Trms: Disclosures: Seller Disc Avail; Agency Discl Req Possession: Close of Escrow		
Fees & Homeowner Association Information					
HOA Y/N: Y / \$332 / Quarterly HOA Transfer Fee: \$155	HOA Name: WINDSONG	HOA Telephone: 480-	3578780		
HOA 2 Y/N: Y / \$60 / Quarterly HOA 2 Transfer Fee: \$0	HOA 2 Name: LAS SENDAS	HOA 2 Telephone:	4803578780		
HOA 3 Y/N: N / /					

Rec Center Fee Y/N: N / /

Rec Center Fee 2 Y/N: N / /

Land Lease Fee Y/N: N / /

PAD Fee Y/N: N / /

flexmls Web Page 12 of 46

Listing	Dates	Pricing and	d Sale Info	Listing Contract Info	
CDOM/ADOM:	47 / 47	List Price:		Special Listing Cond: N/A	
		Sold Price:	\$268,000		
Close of Escrow Date:	11/03/2017	Sold Price/SqFt:	\$144.4		
Off Market Date:	11/04/2017	Loan Type:	FHA		
		Loan Years:	30		
		Payment Type:	Fixed		
		Buyr Concess to Sell:	0\$		
		Sellr Concess to Buy:	4,000 \$		
		Closing Cost Split:	Seller Assist - A		
Listed by: Coldwell Bank	isted by: Coldwell Banker Trails and Paths (tppp01)				

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flexmls Web Page 13 of 46

\$318,000 Client Report (6) 7207 E NORLAND ST, Mesa, AZ 85207 5674754 Single Family - Detached Closed Residential Beds/Baths: 3 / 2 Approx Lot SqFt: 6,420 / County Assessor Bedrooms Plus: 3 Approx SqFt: 1,774 / County Apx Lot Size Range: 1 - 7,500 Assessor Subdivision: Las Sendas Price/SqFt: \$179.25 Tax Municipality: Mesa Year Built: 2007 Marketing Name: TRAILRIDGE AT Pool: Community Only LAS SENDAS Planned Cmty Name: Las Sendas Encoded Features: 32RS2G **Exterior Stories:** 1 Model: # of Interior Levels: 1 Builder Name: Blandford Dwelling Type: Single Family -Hun Block: Map Code/Grid: Q42 Detached Dwelling Styles: Detached Bldg Number: Ele Sch Dist: 004 - Mesa Unified High School Dist #: 004 - Mesa District Unified District Elementary School: Las Sendas High School: Red Mountain High Elementary School Jr. High School: Fremont Junior High School

Cross Streets: McDowell & Ridgecrest Directions: South on Ridgecrest, W on East Nance, N on Raven Street and West on East Norland Street to home on the Left.

Public Remarks: Beautiful, lightly lived in single story 3 bedroom 2 bath home in Las Sendas. Private back yard, hot tub included. Soaring vaulted ceilings, formal living room/dining room/game room area. Kitchen with granite, pull out cabinet drawer, Stainless Steel appliances including refrigerator. Includes washer/dryer.

Features	Room Details	Construction & Utilities	County, Tax and Financing			
Approx SqFt Range: 1,601 - 1,800 Garage Spaces: 2 Carport Spaces: 0 Total Covered Spaces: 2 Slab Parking Spaces: 0 Parking Features: Electric Door Opener Pool - Private: No Pool Spa: Above Ground Spa Horses: N Fireplace: No Fireplace Property Description: North/South Exposure Landscaping: Gravel/Stone Front; Gravel/Stone Back; Desert Front; Desert Back; Yrd Wtring Sys Front; Yrd Wtring Sys Back; Auto Timer H2O Front; Auto Timer H2O Back Exterior Features: Patio; Pvt Yrd (s)/Crtyrd(s); Built-in BBQ Features: Vaulted Ceiling(s); 9+ Flat Ceilings; No Interior Steps; Water Softener Owned; Soft Water Loop Community Features: Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool; Community Pool Htd; Community Spa; Community Spa Htd; Gated Community; Golf Course; Workout Facility Flooring: Carpet; Tile Windows: Dual Pane Accessibility Feat.: Hallways 36in+ Wide	Kitchen Features: Range/Oven Gas; Disposal; Dishwasher; Built- in Microwave; Refrigerator; Pantry; Granite Countertops; Kitchen Island Master Bathroom: 3/4 Bath Master Bdrm; Double Sinks; Private Toilet Room; 2 Master Baths Additional Bedroom: Mstr Bdr Walkin Clst Laundry: Washer Included; Dryer Included; Inside Laundry Dining Area: Eat-in Kitchen; Breakfast Bar Basement Y/N: N Sep Den/Office Y/N: N Items Updated: Wiring Yr Updated: 2017; Wiring Partial/Full: Partial	Const - Finish: Painted; Stucco; Stone Construction: Frame - Wood Roofing: All Tile Fencing: Block Cooling: Refrigeration Heating: Electric Heat Plumbing: Gas Hot Water Heater Utilities: SRP; City Gas Water: City Water Sewer: Sewer - Public Services: City Services Technology: Pre-Wire Srnd Snd; Sat Dish TV Ownd; Cable TV Avail	County Code: Maricopa Legal Description (Abbrev): AN: 219-25-702 Lot Number: 15 Town-Range-Section: 1N-7E-6 Cty Bk&Pg: Plat: Taxes/Yr: \$1,845/2016 Ownership: Fee Simple New Financing: Cash; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Conventional; Treat as Free&Clear Existing 1st Ln Trms: Disclosures: Agency Discl Req Possession: Close of Escrow			
	Fees & Homeowner A	ssociation Information				
HOA Y/N: Y / \$333 / Quarterly HOA Transfer Fee: \$155	HOA Name: Trailridge HOA	HOA Telephone: 48	0-357-8780			

flexmls Web Page 14 of 46

HOA 2 Y/N: N / /					
HOA 3 Y/N: / /					
Association Fee Incl: Co Assoc Rules/Info: Pets (Managed		*	Rec Center Fee Y/N: N Rec Center Fee 2 Y/N Land Lease Fee Y/N: PAD Fee Y/N: N //	: N / / Cap Imprv/Impact Fe	e: \$ 0 \$
Listing D	ates	Pricing an	nd Sale Info	Listing Contract Info)
Status Change Date: 1 Close of Escrow Date: 1		List Price: Sold Price: Sold Price/SqFt: Loan Type: Loan Years: Payment Type: Buyr Concess to Sell: Sellr Concess to Buy: Closing Cost Split:		Special Listing Cond: N/A	

Prepared by Chris and Michele Keith

Listed by: HomeSmart (cril11)

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5669871

Client Report (7)

6933 E SCARLET CIR, Mesa, AZ 85207

\$328,000 Closed



Beds/Baths: 3 / 3 Bedrooms Plus: 4

Approx SqFt: 1,926 / County Assessor

Residential

Price/SqFt: \$170.3 Year Built: 2007 Pool: Community Only

Encoded Features: 33RDXO2G

Exterior Stories: 1 # of Interior Levels: 1 Dwelling Type: Single Family -

Detached

Dwelling Styles: Detached

Bldg Number: High School Dist #: 004 - Mesa

Approx Lot SqFt: 7,872 / County

Apx Lot Size Range: 7,501 -

Subdivision: LAS SENDAS

Marketing Name: Las Sendas

Planned Cmty Name: Las Sendas

Tax Municipality: Mesa

Builder Name: Blandford

Model: Residence 3

Unified District

Hun Block: Map Code/Grid: P42

Single Family - Detached

Assessor

High School: Red Mountain High

Ele Sch Dist: 004 - Mesa Unified

Elementary School: Las Sendas

Elementary School

Jr. High School: Fremont Junior High

School

Cross Streets: POWER AND THOMAS Directions: East on Thomas/Eagle Crest. Left on Sayan to gate at Cobblestone. Through gate and right on Sonoran Hills. First right on Scarlet Circle. Property is on the right.

Public Remarks: Move-in ready single level, 3 BR, 3 BA, 1926 sf home in gated Las Sendas - just steps from the awesome Hawes hiking & Mtn biking trail! Situated on a N/S facing, cul-de-sac lot, this property offers mountain views! Open plan gourmet kitchen w/ 42" upgraded cabinets, granite counters, kitchen island & stainless appliances. The great room has a charming stone fireplace & opens onto an extended covered patio. Backyard features a firepit, built-in BBQ & side yard large enough for a pool. Designed for easy living w/ 1 bedroom & full bath at the front of the house & the master at the back of the house. Master BR offers a huge walk-in closet, bright bath w/ soaking tub & sep shower. Spacious 2 car garage, new AC & new carpet. All this just minutes from nature and the 202!

Room Details Construction & Utilities County, Tax and Financing **Features** Approx SqFt Range: 1,801 -Kitchen Features: Range/Oven County Code: Maricopa Architecture: Santa Gas; Disposal; Dishwasher; Built-Legal Description (Abbrev): Barbara/Tuscan Const - Finish: Painted; Stucco; Garage Spaces: 2 LOT 3 COBBLESTONE AT LAS in Microwave; Refrigerator; Carport Spaces: 0 Pantry, Granite Countertops; SENDAS MCR 078127 Kitchen Island Construction: Frame - Wood **Total Covered Spaces: 2 AN**: 219-20-323 Slab Parking Spaces: 0 Master Bathroom: Full Bth Roofing: All Tile Lot Number: 3 Master Bdrm; Separate Shwr & Fencing: View/Wrought Iron; Town-Range-Section: 2N-7E-30 Parking Features: Dir Entry frm Garage: Electric Door Opener Tub; Double Sinks; Private Toilet Block Cty Bk&Pq: Pool - Private: No Pool Plat: Cooling: Refrigeration Room Spa: None Master Bedroom: Downstairs Heating: Electric Heat Taxes/Yr: \$2,332/2016 Plumbing: Gas Hot Water Heater Horses: N Additional Bedroom: Other Ownership: Fee Simple Fireplace: 1 Fireplace; Fireplace Bdrm Split; Mstr Bdr Walkin Clst Utilities: SRP; City Gas New Financing: Cash; VA; Family Rm, Gas Fireplace, Firepit Laundry: Washer Included; Dryer Water: City Water Conventional Property Description: Cul-De-Included; Gas Dryer Hookup; 220 Sewer: Sewer - Public, Sewer in Total Asum Mnth Pmts: \$0 Sac Lot, Mountain View(s), V Dryer Hookup, Inside Laundry & Cnctd Down Payment: \$0 North/South Exposure; Borders Dining Area: Formal; Breakfast Services: City Services Existing 1st Loan: Treat as Common Area Room Technology: 3+ Exist Tele Lines; Free&Clear Cable TV Avail; HighSpd Intrnt Landscaping: Gravel/Stone Basement Y/N: N Existing 1st Ln Trms: Sep Den/Office Y/N: Y Back; Desert Front; Grass Back; Disclosures: Seller Disc Avail; Yrd Wtring Sys Front, Yrd Wtring Other Rooms: Great Room Energy/Green Feature: Ceiling Agency Discl Req Sys Back, Auto Timer H2O Front; Items Updated: Ht/Cool Yr Possession: Close of Escrow Fan(s); Multi-Zones Auto Timer H2O Back Updated: 2016; Ht/Cool Exterior Features: Patio; Partial/Full: Partial Covered Patio(s); Pvt Yrd (s)/Crtyrd(s); Built-in BBQ Features: Vaulted Ceiling(s); No Interior Steps; Soft Water Loop Community Features: Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool; Community Pool Htd; Community Spa; Community Spa Htd; Gated Community Add'I Property Use: None Flooring: Carpet; Tile Windows: Dual Pane, Low-E

Fees & Homeowner Association Information

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flexmls Web Page 16 of 46

HOA Y/N: Y / \$332.64 / Quarterly HOA Transfer Fee: \$155		e: Las Sendas HOA Man Co Name: 1st SV		•	one: 480-357-8780 an Co Tele: 480-551-4300
HOA 2 Y/N: N / /					
HOA 3 Y/N: / /					
Association Fee Incl: Common Ar Assoc Rules/Info: Pets OK (See F Rental OK (See Rmks); Prof Manaç		Rec Center Fee 2 Y/N: N / / Cap Ir Land Lease Fee Y/N: N / / Cap Ir		Ttl Mthly Fee Equiv: \$110.88 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2:\$0 \$ Com Facilities Distr: N	
Listing Dates		Pricing an	d Sale Info		Listing Contract Info
CDOM/ADOM: 2 / 2 Status Change Date: 11/01/2017 Close of Escrow Date: 11/01/2017 Off Market Date: 10/07/2017	7	List Price: Sold Price: Sold Price/SqFt: Loan Type: Loan Years: Payment Type: Buyr Concess to Sell: Sellr Concess to Buy: Closing Cost Split:			sting Cond: N/A date: Multiple Offers Recd
Listed by: KOR Properties (korp001)				

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12/21/2017 2:48 © 201 PM flexmls Web Page 17 of 46

Client Report (8)	3639 N SONORAN HILLS HLS, Mesa, AZ 85207 \$	340,000
	5683314 Residential Single Family - Detached	Closed
	Beds/Baths: 3 / 3 Bedrooms Plus: 4 Approx SqFt: 1,926 / County Assessor Price/SqFt: \$176.53 Year Built: 2007 Pool: Both Private & Community Encoded Features: 33RDPSO2G2S Exterior Stories: 1 # of Interior Levels: 1 Dwelling Type: Single Family - Detached Dwelling Styles: Detached Assessor Apx Lot SqFt: 6,264 / C Assessor Apx Lot Size Range: 1 - 7, Subdivision: COBBLESTO LAS SENDAS Tax Municipality: Mesa Marketing Name: Cobbleste Las Sendas Marketing Name: Cobbleste Las Sendas Marketing Name: Cobbleste Las Sendas Marketing Name: Blandford Hun Block: Map Code/Grid: P42	500 INE AT one at
	Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas Elementary School Jr. High School: Fremont Junior High School Bldg Number: High School Dist #: 004 - M Unified District High School: Red Mountain School	

Cross Streets: Thomas and Power Directions: East on Thomas which turns into Eagle Crest. Veer left and turn into 1st subdivision, Cobblestone, on west side. Left thru gate on Sonoran Hills. Home on West side.

Public Remarks: Fantastic split floor plan, open concept & spaciousness throughout. This home offers a private pool with waterfall, spa and fire pit taking in the mountain views & bringing the living outdoors. Complete with low maintenance landscaping, easy lock n' leave. Updated with granite counters, stainless steel appliances, neutral colors, clean and ready to move in. Beautiful epoxy floors in the garage. Located in a gated neighborhood within the acclaimed community of Las Sendas. Nestled among the desert uplands of north east Mesa, this community offers golf, tennis, hiking/biking trails & parks. Close to Saguaro Lake, fine dining, shopping and only minutes to the airport.

	-							
Features	Room Details	Construction & Utilities	County, Tax and Financing					
Approx SqFt Range: 1,801 - 2,000 Garage Spaces: 2 Carport Spaces: 0 Total Covered Spaces: 2 Slab Parking Spaces: 2 Parking Features: Dir Entry frm Garage; Electric Door Opener Pool - Private: Pool - Private; Heated Pool Spa: Spa - Private Horses: N Fireplace: Exterior Fireplace Property Description: Cul-De-Sac Lot; Mountain View(s) Landscaping: Desert Front; Desert Back; Yrd Wtring Sys Front; Yrd Wtring Sys Back; Auto Timer H2O Front; Auto Timer H2O Back Exterior Features: Covered Patio (s) Features: Roller Shields; No Interior Steps Community Features: Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool; Community Pool Htd; Community Spa; Community Spa Htd; Gated Community; Golf Course; Workout Facility Flooring: Carpet; Tile Windows: Sunscreen(s); Dual Pane; Low-E; Mechanical Sun	Kitchen Features: Range/Oven Gas; Disposal; Dishwasher; Built- in Microwave; Refrigerator; Granite Countertops; Kitchen Island Master Bathroom: Separate Shwr & Tub; Double Sinks; Private Toilet Room Additional Bedroom: Other Bdrm Split; Mstr Bdr Walkin Clst Laundry: Washer Included; Dryer Included; Inside Laundry Dining Area: Formal; Breakfast Bar; Dining in LR/GR Basement Y/N: N Sep Den/Office Y/N: Y Other Rooms: Great Room	Unit Style: All on One Level Const - Finish: Stucco; Stone Construction: Frame - Wood Roofing: All Tile Fencing: Block Cooling: Refrigeration Heating: Gas Heat Plumbing: Gas Hot Water Heater Utilities: SRP; City Electric; City Gas Water: City Water Sewer: Sewer - Public Technology: Cable TV Avail; HighSpd Intrnt Aval Energy/Green Feature: Ceiling Fan(s); Multi-Zones	County Code: Maricopa Legal Description (Abbrev): LOT 47 COBBLESTONE AT LAS SENDAS MCR 078127 AN: 219-20-367 Lot Number: 47 Town-Range-Section: 2N-7E-30 Cty Bk&Pg: Plat: Taxes/Yr: \$2,775/2017 Ownership: Fee Simple New Financing: Cash; VA; FHA Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Disclosures: Seller Disc Avail; Agency Discl Req Possession: Close of Escrow					
Shds	Fees & Homeowner A	ssociation Information						
HOA Y/N: Y / \$333 / Quarterly	HOA Name: Las Sendas	HOA Telephone: 480-3						

flexmls Web Page 18 of 46

HOA Transfer Fee: \$400					
HOA 2 Y/N: N / /					
HOA 3 Y/N: / /					
Association Fee Incl: Common Area Maint Assoc Rules/Info: Pets OK (See Rmrks); NoVsble TrkTrlrRvBt; Managed			f Rec Center Fee 2 Y/N: N / / Cap Imprv/Impact Fee:		Ttl Mthly Fee Equiv: \$111 Cap Imprv/Impact Fee: % 0 % Cap Impv/Impt Fee 2:%0 %
Listing Dates		Pricing an	d Sale Info		Listing Contract Info
CDOM/ADOM: 3 / 3 Status Change Date: 12/01/ Close of Escrow Date: 11/30/ Off Market Date: 11/06/	2017	List Price: Sold Price: Sold Price/SqFt: Loan Type: Loan Years: Payment Type: Buyr Concess to Sell: Sellr Concess to Buy: Closing Cost Split:	•		ting Cond: N/A late: Multiple Offers Recd
Listed by: West USA Realty (w	usa02)	•			

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flexmls Web Page 19 of 46

Client Report (9)

7604 E ROLAND CIR, Mesa, AZ 85207

\$408,000 Closed



5679918 Residential

Beds/Baths: 4 / 2.75

Bedrooms Plus: 7

Approx SqFt: 2,739 / County

Assessor

Price/SqFt: \$148.95 Year Built: 1999

Pool: Both Private & Community Encoded Features:

42.75FRDPO3G3S
Exterior Stories: 2
of Interior Levels: 2
Dwelling Type: Single Family -

Detached

Dwelling Styles: Detached

Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas

Elementary School

Jr. High School: Fremont Junior

High School

Apx Lot Size Range: 7,501 - 10,000 Subdivision: ROLLING HILLS AT LAS SENDAS Tax Municipality: Mesa Marketing Name: Planned Cmty Name: ROLLING

Approx Lot SqFt: 8,565 / County

HILLS AT LAS SENDAS

Model: Golden Eagle - Expan

Builder Name: BLANDFORD HOMES

Hun Block: 76000 E Map Code/Grid: P42 Bldg Number:

Single Family - Detached

Assessor

High School Dist #: 004 - Mesa

Unified District

High School: Red Mountain High

School

Cross Streets: Power and McDowell **Directions:** From loop 202 take Power RD N, go E on Eagle Crest DR, E onto Saddleback ST, S onto Mountain Ridge, E onto Regina St, follow to address.

Public Remarks: Outstanding two level home with great curb appeal and lots of upgrades throughout. Dramatic soaring ceilings, soothing new interior palette, loft overlooking living room, built-in shelves, plantation shutters, and beautiful new wood "look" porcelain tile floors on first level w/new vinyl plank floors on second floor. Fantastic kitchen features center island, stylish counters, upgraded lighting, pantry, patio access, and white cabinets with hardware. Amazing bonus room with barn door and loft area with endless possibilities. Grand master retreat boasts private balcony with majestic mountain views and spa-like en suite. Generous size bedrooms, ample closets, and 2.75 baths. Enjoy the backyard sparkling pool, covered patio, meticulous desert landscape, and nestled on a view lot!! See more.

Features Room Details Construction & Utilities County, Tax and Financing Approx SqFt Range: 2,501 -Kitchen Features: Range/Oven Architecture: Contemporary County Code: Maricopa Legal Description (Abbrev): 2,750 Gas; Cook Top Gas; Disposal; Const - Finish: Painted; Stucco Garage Spaces: 3 Dishwasher, Built-in Microwave, Construction: Frame - Wood LOT 485 ROLLING HILLS AT Carport Spaces: 0 Pantry; Non-laminate Counter; Roofing: All Tile LAS SENDAS MCR 047207 Total Covered Spaces: 3 Kitchen Island Fencing: View/Wrought Iron, AN: 219-20-109 Master Bathroom: Full Bth Lot Number: 485 Slab Parking Spaces: 3 Block Cooling: Refrigeration Parking Features: Dir Entry frm Master Bdrm; Separate Shwr & Town-Range-Section: 2N-7E-32 Garage; Electric Door Opener Heating: Electric Heat; Gas Heat Tub, Double Sinks, Private Toilet Cty Bk&Pg: 047207 Pool - Private: Pool - Private Plumbing: Dual Flush Toilet, Gas Plat: Room Spa: None Master Bedroom: Upstairs Hot Water Heater Taxes/Yr: \$3,251/2017 Horses: N Additional Bedroom: Separate Utilities: SRP; City Gas Ownership: Fee Simple Fireplace: No Fireplace Bdrm Exit, Mstr Bdr Walkin Clst, Water: City Water New Financing: Cash; VA; FHA; Conventional Property Description: Cul-De-Othr Bdr Walkin Clst Sewer: Sewer - Public Sac Lot; Mountain View(s); Laundry: Wshr/Dry HookUp Only Services: City Services Total Asum Mnth Pmts: \$0 North/South Exposure; Borders Inside Laundry Technology: Cable TV Avail; Down Payment: \$0 Dining Area: Formal; Eat-in HighSpd Intrnt Aval Common Area Existing 1st Loan: Treat as Landscaping: Gravel/Stone Kitchen; Dining in LR/GR Energy/Green Feature: Ceiling Free&Clear Front; Gravel/Stone Back; Desert Basement Y/N: N Existing 1st Ln Trms: Fan(s) Front; Desert Back; Yrd Wtring Sep Den/Office Y/N: Y Disclosures: Seller Disc Avail; Sys Back; Auto Timer H2O Back; Other Rooms: Family Room; Agency Discl Reg Bonus/Game Room; Loft Possession: Close of Escrow Irrigation Back Items Updated: Floor Yr Exterior Features: Patio; Covered Patio(s); Balcony/Deck Updated: 2015; Floor Partial/Full: (s); Pvt Yrd(s)/Crtyrd(s) Full; Plmbg Partial/Full: Partial; Features: Vaulted Ceiling(s); 9+ Ht/Cool Yr Updated: 2012; Bath(s) Yr Updated: 2017; Bath(s) Flat Ceilings; Water Softener Owned; Drink Wtr Filter Sys Partial/Full: Partial Community Features: Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool: Community Spa, Gated Community, Golf Course; Workout Facility Add'I Property Use: None Flooring: Tile; Vinyl Windows: Dual Pane

Fees & Homeowner Association Information

flexmls Web Page 20 of 46

Association Fee Incl: Common Area Maint Assoc Rules/Info: Prof Managed Rec Center Fee Y/N: N / Rec Center Fee 2 Y/N: N / Land Lease Fee Y/N: N / PAD Fee Y/N: N / PAD Fee Y/N: N / Cap Imprv/Impact Fee: % 0 % Cap Impv/Impt Fee 2:%0 %	HOA Y/N: Y / \$332.64 / Quarterly HOA Transfer Fee: \$155	HOA Name: Las Sendas Com. As HOA Prop Man Co Name: First S	•		: 480-357-8780 Co Tele: 480-357-8780
Association Fee Incl: Common Area Maint Assoc Rules/Info: Prof Managed Rec Center Fee Y/N: N /	HOA 2 Y/N: N / /				
Rec Center Fee 2 Y/N: N /	HOA 3 Y/N: / /				
CDOM/ADOM:	Association Fee Incl: Common A Assoc Rules/Info: Prof Managed	rea Maint	Rec Center Fee 2 Y/N Land Lease Fee Y/N:	: N / / C	ap Imprv/Impact Fee: % 0 %
Status Change Date: 12/01/2017 Sold Price: \$408,000	Listing Dates	Pricing ar	nd Sale Info	L	isting Contract Info
	Status Change Date: 12/01/201 Close of Escrow Date: 11/30/201	7 Sold Price: 7 Sold Price/SqFt: 7 Loan Type: Loan Years: Payment Type: Buyr Concess to Sell Sellr Concess to Buy	\$408,000 \$148.96 Cash 0 Other : 0 \$: 0 \$		

Prepared by Chris and Michele Keith All information should be verified by the recipient and none is guaranteed as accurate by ARMLS.

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12/21/2017 2:48 PM

flexmls Web Page 21 of 46

Client Report (10)

HOA Y/N: Y / \$332.64 / Quarterly

HOA Transfer Fee: \$155

HOA 2 Y/N: N / /

3847 N DESERT OASIS CIR, Mesa, AZ 85207

\$410,000 Closed



5651296 Residential

Beds/Baths: 3 / 3.5

Bedrooms Plus: 3

Approx SqFt: 2,786 / County

Assessor

Price/SqFt: \$147.16 Year Built: 1999 Pool: Private Only

Encoded Features: 33.5RDPO3G Exterior Stories: 1 # of Interior Levels: 1

Dwelling Type: Single Family -

Detached

Dwelling Styles: Detached

Ele Sch Dist: 004 - Mesa Unified

District
Elementary School: Las Sendas
Elementary School

Jr. High School: Fremont Junior High

Assessor Apx Lot Size Range: 10,001 -12,500 Subdivision: CANYON CREEK AT LAS SENDAS

Approx Lot SqFt: 10,622 / County

Tax Municipality: Mesa
Marketing Name:
Planned Cmty Name:
Model: DIAMOND POINT
Builder Name: Blandford Homes
Hun Block: 800 N

Hun Block: 800 N Map Code/Grid: P42 Bldg Number:

High School Dist #: 004 - Mesa

Unified District

Single Family - Detached

High School: Red Mountain High

School

HOA Telephone: 480-357-8780

Cross Streets: Power and Thomas **Directions:** From the intersection of Power and Thomas turn east into Las Sendas onto Eagle Crest Dr. Turn right onto Saddleback Dr. Turn left onto Desert Oasis Dr and follow it as it turns into Desert Oasis Cir

Public Remarks: Come & see this amazing 3 bed, 3.5 bath property located in Mesa! EACH ROOM IS ITS OWN SUITE! This fantastic home features desert landscaping, 3 car garage, designer paint, soaring ceilings, open floor plan, & formal dining room, & plantation shutters throughout. The chef style kitchen includes stainless steel appliances, ample cabinetry with crown molding, pantry, solid surface countertops, breakfast bar, & a lovely island. The master retreat offers a private exit, an immaculate bath with his & her sinks, soaking tub, step-in shower, & a spacious walk-in closet. Enjoy the stunning backyard with a covered patio, paved seating area, & a sparkling blue pool perfect for entertaining. This is the house you have been looking for! Don't wait any longer & schedule a showing before it's gone!

Features Room Details Construction & Utilities County, Tax and Financing Approx SqFt Range: 2,751 -Kitchen Features: Cook Top Architecture: Territorial/Santa Fe County Code: Maricopa Gas; Disposal; Dishwasher; Built-3,000 Unit Style: All on One Level; Legal Description (Abbrev): Garage Spaces: 3 in Microwave, Refrigerator, Wall Street Facing LOT 219 CANYON CREEK AT Oven(s); Pantry; Non-laminate Carport Spaces: 0 Const - Finish: Painted; Stucco LAS SENDAS MCR 049226 Total Covered Spaces: 3 Counter, Kitchen Island Construction: Frame - Wood AN: 219-17-457 Master Bathroom: Full Bth Lot Number: 219 Slab Parking Spaces: 0 Roofing: All Tile Parking Features: Attch'd Gar Master Bdrm; Separate Shwr & Fencing: View/Wrought Iron; Town-Range-Section: 2N-7E-29 Tub; Double Sinks; Private Toilet Cabinets; Dir Entry frm Garage; Block Cty Bk&Pg: Electric Door Opener, Over Height Room, 2 Master Baths Cooling: Refrigeration Plat: Additional Bedroom: 2 Master Bdrms; Separate Bdrm Exit; Mstr Heating: Electric Heat Taxes/Yr: \$3,629/2016 Garage Pool - Private: Pool - Private; Play Pool Plumbing: Tankless Ht Wtr Heat Ownership: Fee Simple Bdr Walkin Clst, Othr Bdr Walkin Utilities: APS; SRP New Financing: Cash; VA; FHA; Spa: None Clst Water: City Water Conventional Laundry: Inside Laundry Dining Area: Formal; Eat-in Sewer: Sewer - Public Total Asum Mnth Pmts: \$0 Horses: N Fireplace: No Fireplace Services: City Services Down Payment: \$0 Property Description: Cul-De-Kitchen, Breakfast Bar, Breakfast Technology: Cable TV Avail; Existing 1st Loan: Treat as Sac Lot; Mountain View(s) HighSpd Intrnt Aval Free&Clear Landscaping: Gravel/Stone Basement Y/N: N Energy/Green Feature: Ceiling Existing 1st Ln Trms: Front; Gravel/Stone Back; Desert Sep Den/Office Y/N: N Fan(s); Multi-Zones Disclosures: Seller Disc Avail; Front: Desert Back: Auto Timer Other Rooms: Great Room Agency Discl Reg Possession: Close of Escrow H2O Front; Auto Timer H2O Back Items Updated: Ht/Cool Yr Exterior Features: Patio; Updated: 2016; Ht/Cool Covered Patio(s); Private Street Partial/Full: Partial (s); Pvt Yrd(s)/Crtyrd(s); Misting Features: 9+ Flat Ceilings; No Interior Steps; Water Softener Owned Community Features: Biking/Walking Path; Children's Playgrnd; Gated Community Flooring: Carpet: Tile: Wood Windows: Sunscreen(s) Fees & Homeowner Association Information

HOA Name: LAS SENDAS HOA

flexmls Web Page 22 of 46

Association Fee Incl: Common Area Maint; Street Maint
Assoc Rules/Info: Pets OK (See Rmrks); NoVsble TrkTrlrRvBt;
Rental OK (See Rmks); Clubhouse/Rec Center; Club, Membership
Opt; Prof Managed

Rec Center Fee Y/N: N / /
Rec Center Fee 2 Y/N: N / /
Land Lease Fee Y/N: N / \$0 /
PAD Fee Y/N: N / \$0 /

Listing	Dates	Pricing an	d Sale Info	Listing Contract Info
CDOM/ADOM: Status Change Date: Close of Escrow Date: Off Market Date:	172 / 70 11/21/2017	List Price: Sold Price: Sold Price/SqFt: Loan Type: Loan Years: Payment Type: Buyr Concess to Sell:	\$450,000 \$410,000 \$147.16 Cash 0 Fixed	Special Listing Cond: N/A
		Sellr Concess to Sell: Sellr Concess to Buy: Closing Cost Split:	9.5 %	

Listed by: Keller Williams Realty East Valley (kwevt01)

Prepared by Chris and Michele Keith

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flexmls Web Page 23 of 46

Client Report (11)

HOA Transfer Fee: \$400

3555 N PASEO DEL SOL --, Mesa, AZ 85207

\$415,000 Closed



5665167 Residential

Beds/Baths: 3 / 2
Bedrooms Plus: 3

Approx SqFt: 1,571 / County Assessor Apx Lot Size Range: 1 - 7,500

Price/SqFt: \$264.16 Year Built: 1999

Pool: Both Private & Community Encoded Features: 32RPO2G2S Exterior Stories: 1

of Interior Levels: 1
Dwelling Type: Single Family -

Detached

Dwelling Styles: Detached

Map Code/Grid: P42 Bldg Number:

Marketing Name: Las Sendas

Approx Lot SqFt: 6,665 / County

Subdivision: ROLLING HILLS AT

Planned Cmty Name: Las Sendas

Tax Municipality: Mesa

Builder Name: Blandford

Model: Cactus Wren

Hun Block: 7700 E

High School Dist #: 004 - Mesa Unified District

HOA Prop Man Co Tele: 480-551-4300

Single Family - Detached

Assessor

LAS SENDAS

High School: Red Mountain High

School

Ele Sch Dist: 004 - Mesa Unified

District

Elementary School: Las Sendas

Elementary School

Jr. High School: Fremont Junior High

School

Cross Streets: Power & McDowell Directions: Power and Thomas. Turn right on Eagle Crest, turn right on Saddleback turn right on N Mountain Ridge, Left on Sierra Morena, (Rolling Hills) right on Paseo Del sol home is on your left. (No sign)

Public Remarks: Las Sendas living at it's best! Turn key perfect, golf course lot, sparkling salt water pool and completely remodeled. NOTING like it on the market. LOCATION LOCATION LOCATION!! This is the perfect home for the winter... lock and leave OR for year round living. This home has also been an awesome income producing VRBO! You decide. The possibilities are endless. All furnishings available on separate bill of sale.

Construction & Utilities Features Room Details County, Tax and Financing Approx SqFt Range: 1,401 -Kitchen Features: Range/Oven Architecture: Ranch County Code: Maricopa Gas; Disposal; Dishwasher; Built-Const - Finish: Stucco Legal Description (Abbrev): 1.600 Construction: Frame - Wood Garage Spaces: 2 in Microwave, Refrigerator, LOT 404 ROLLING HILLS AT Carport Spaces: 0 Pantry: Granite Countertops LAS SENDAS MCR 047207 Roofina: All Tile Master Bathroom: Full Bth **Total Covered Spaces: 2** Fencing: View/Wrought Iron; **AN**: 219-20-028 Slab Parking Spaces: 2 Master Bdrm; Separate Shwr & Block Lot Number: 404 Town-Range-Section: 2N-7E-32 Parking Features: Electric Door Tub; Private Toilet Room Cooling: Refrigeration Opener Master Bedroom: Split Heating: Electric Heat Cty Bk&Pg: 047207 Pool - Private: Pool - Private; Additional Bedroom: Separate Plumbing: Gas Hot Water Heater Plat: Heated Pool Bdrm Exit; Mstr Bdr Walkin Clst Utilities: SRP; City Gas Taxes/Yr: \$3,500/2016 Laundry: Washer Included; Dryer Water: City Water Ownership: Fee Simple Spa: None Included; Inside Laundry Sewer: Sewer - Public New Financing: Cash Horses: N Fireplace: No Fireplace Dining Area: Breakfast Bar; Services: City Services Total Asum Mnth Pmts: \$0 Property Description: Golf Dining in LR/GR Technology: Cable TV Avail; Down Payment: \$0 Basement Y/N: N HighSpd Intrnt Aval; Security Sys Existing 1st Loan: Treat as Course Lot Sep Den/Office Y/N: N Landscaping: Gravel/Stone Free&Clear Front; Gravel/Stone Back; Other Rooms: Great Room Energy/Green Feature: Ceiling Existing 1st Ln Trms: Synthetic Grass Back, Yrd Wtring Items Updated: Floor Yr Disclosures: Seller Disc Avail; Fan(s) Updated: 2017; Floor Partial/Full: Full; Ht/Cool Yr Updated: 2017; Sys Front; Yrd Wtring Sys Back; Agency Discl Reg Possession: Close of Escrow Auto Timer H2O Front; Auto Ht/Cool Partial/Full: Partial; Timer H2O Back Kitchen Yr Updated: 2014; Exterior Features: Covered Patio Kitchen Partial/Full: Full: Bath(s) (s): Gazebo/Ramada Features: 9+ Flat Ceilings; Water Yr Updated: 2014; Bath(s) Partial/Full: Partial; Pool Yr Softener Owned; Water Softener Updated: 2016; Pool Partial/Full: Lease . Partial Community Features: Biking/Walking Path; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool; Community Pool Htd; Community Spa; Community Spa Htd; Gated Community, Golf Course Add'I Property Use: None Flooring: Carpet: Tile Windows: Dual Pane Fees & Homeowner Association Information HOA Y/N: Y / \$332.84 / Quarterly HOA Name: Las Sendas Comm.Assn **HOA Telephone:** 480-357-8780

HOA Prop Man Co Name: 1st Service Resident

flexmls Web Page 24 of 46

Association Fee Incl: Common Area Maint; Street Maint Assoc Rules/Info: Pets OK (See Rmrks); NoVsble TrkTrlrRvBt; Rental OK (See Rmks); Clubhouse/Rec Center; Prof Managed		Rec Center Fee Y/N: Y / \$80 / Monthly Rec Center Fee 2 Y/N: N / / Land Lease Fee Y/N: N / / PAD Fee Y/N: N / /		Ttl Mthly Fee Equiv: \$190.95 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2:\$0 \$	
Dates	Pricing	and Sale Info		Listing Contract Info	
25 / 25 11/10/2017 11/09/2017 10/21/2017	List Price: Sold Price: Sold Price/SqFt: Loan Type: Loan Years:	\$435,000 \$415,000 \$264.16 Conventional 30	Special L	isting Cond: N/A	
	OK (See Rmrks) Clubhouse/Rec C Dates 25 / 25 11/10/2017 11/09/2017	OK (See Rmrks); NoVsble TrkTrlrRvBt; Clubhouse/Rec Center; Prof Managed	OK (See Rmrks); NoVsble TrkTrlrRvBt; Clubhouse/Rec Center; Prof Managed Rec Center; Prof Managed Rec Center Fee 2 Land Lease Fee YPAD Fee Y/N: N / Dates Pricing and Sale Info 25 / 25 List Price: \$435,000 11/10/2017 Sold Price: \$415,000 11/09/2017 Sold Price/SqFt: \$264.16 Loan Type: Conventional	OK (See Rmrks); NoVsble TrkTrlrRvBt; Clubhouse/Rec Center; Prof Managed Pricing and Sale Info 25 / 25 List Price: \$435,000 Special L 11/10/2017 Sold Price: \$415,000 Sold Price: \$264.16 Loan Type: Conventional	

Fixed

Normal - N

Listed by: West USA Realty (wusa02)

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Payment Type:

Buyr Concess to Sell: 0 \$ Sellr Concess to Buy: 0 \$ Closing Cost Split: Nor

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12/21/2017 2:48 PM flexmls Web Page 25 of 46

Client Report (12)

7541 E ORION CIR, Mesa, AZ 85207

\$421,000Closed



HOA Y/N: Y / \$332.64 / Quarterly HOA Name: Las Sendas

5656765 Residential

Beds/Baths: 4 / 3

Bedrooms Plus: 5

Approx SqFt: 2,732 / County

Assessor

Price/SqFt: \$154.09 Year Built: 1998

Pool: Both Private & Community Encoded Features:

43RDXPSO3G3S Exterior Stories: 2 # of Interior Levels: 2

Dwelling Type: Single Family - Detached

Dwelling Styles: Detached

Ele Sch Dist: 004 - Mesa Unified District

Elementary School: Las Sendas Elementary School

Jr. High School: Fremont Junior High School

High School Dist #: 004 - Mesa

Approx Lot SqFt: 11,015 / County

Apx Lot Size Range: 10,001 - 12,500

Subdivision: DESERT VISTAS UNIT

Unified District

Bldg Number:

Single Family - Detached

3 AT LAS SENDAS **Tax Municipality:** Mesa

Marketing Name:

Planned Cmty Name:

Map Code/Grid: P42

Builder Name: Blandford

Assessor

Model:

Hun Block:

High School: Red Mountain High

School

HOA Telephone: 480-357-8780

Cross Streets: Power & McDowell Directions: East on McDowell - North on Ridgecrest - East on Portia (second right) - North on Sawyer - East on Orion to end of cul-de-sac

Public Remarks: AN ENTERTAINERS DREAM HOME! This home features Blandfords most popular floorpan in Las Sendas. Soaring ceilings, natural light, and general floor are not only comfortable and convenient, but impressive. The home sits at the end of a cul-de-sac next to community property giving you only ONE neighbor. Upgrades throughout the home will impress as you walk through this well cared for home. Tall ceilings, upgraded fixtures, thick granite counters, and shutters inside with manicured citrus trees, pool, and finely cut yard outside. Home is located in award winning and gated community of Las Sendas. Ride from your home to some of the states best mountain bike trails as well as road bike rides. Hike for miles in the nearby hills yet only two minutes from the freeway.

Features Room Details Construction & Utilities County, Tax and Financing Approx SqFt Range: 2,501 -Kitchen Features: Range/Oven Const - Finish: Painted: Stucco County Code: Maricopa Legal Description (Abbrev): 2,750 Gas; Gas Stub for Range; Construction: Frame - Wood Garage Spaces: 3 Disposal; Dishwasher; Built-in Roofing: All Tile LOT 230 DESERT VISTAS ÚNIT 3 AT LAS SENDAS MCR 046025 Carport Spaces: 0 Microwave; Pantry Fencing: View/Wrought Iron; Total Covered Spaces: 3 Master Bathroom: Full Bth Block **AN**: 219-19-496 Master Bdrm; Separate Shwr & Cooling: Refrigeration Slab Parking Spaces: 3 Lot Number: 230 Parking Features: Attch'd Gar Tub; Double Sinks; Private Toilet Heating: Electric Heat Town-Range-Section: 2N-7E-31 Utilities: SRP Cabinets; Electric Door Opener Cty Bk&Pg: Room Pool - Private: Pool - Private; Additional Bedroom: Separate Water: City Water Plat: Bdrm Exit; Mstr Bdr Walkin Clst; Heated Pool Sewer: Sewer - Public Taxes/Yr: \$3,042/2016 Spa: Spa - Private Othr Bdr Walkin Clst; Mstr Bdrm Energy/Green Feature: Ceiling Ownership: Fee Simple Sitting Rm New Financing: Cash; VA; FHA; Horses: N Fan(s) Fireplace: 1 Fireplace Laundry: Inside Laundry Conventional Total Asum Mnth Pmts: \$0 Property Description: Border Dining Area: Formal; Eat-in Pres/Pub Lnd; Cul-De-Sac Lot; Kitchen Down Payment: \$0 Mountain View(s); North/South Basement Y/N: N Existing 1st Loan: Conventional Sep Den/Office Y/N: N Exposure Existing 1st Ln Trms: Landscaping: Desert Front; Other Rooms: Bonus/Game Disclosures: Seller Disc Avail Grass Back; Yrd Wtring Sys Possession: By Agreement Front, Yrd Wtring Sys Back Exterior Features: Patio, Covered Patio(s); Storage Shed (s); Childrens Play Area Features: Vaulted Ceiling(s) Community Features: Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Media Room; Community Pool; Community Pool Htd; Community Spa; Community Spa Htd: Gated Community: Golf Course; Workout Facility Flooring: Carpet; Tile Windows: Dual Pane

Fees & Homeowner Association Information

flexmls Web Page 26 of 46

HOA Transfer Fee: \$400	HOA Prop	Man Co Name: First So	ervice HOA	Prop Man (Co Tele: 480-551-4300
HOA 2 Y/N: N / /					
HOA 3 Y/N: / /					
Association Fee Incl: Common Assoc Rules/Info: Pets OK (See Clubhouse/Rec Center; Club, Me	Rmrks); Rer		Rec Center Fee Y/N: Nec Center Fee 2 Y/N Land Lease Fee Y/N: PAD Fee Y/N: N //	: N / /	Ttl Mthly Fee Equiv: \$110.88 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2:\$0 \$
Listing Dates		Pricing an	d Sale Info	Listing Contract Info	
CDOM/ADOM: 49 / 49 Status Change Date: 12/01/20 Close of Escrow Date: 11/30/20 Off Market Date: 10/26/20	17	List Price: Sold Price: Sold Price/SqFt: Loan Type: Loan Years: Payment Type: Buyr Concess to Sell: Sellr Concess to Split:		Special Listing Cond: N/A	
Listed by: RE/MAX Solutions (res	ol001)				

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flexmls Web Page 27 of 46

Client Report (13)

7432 E ORION CIR, Mesa, AZ 85207

\$425,000Closed



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5642661 Residential

Beds/Baths: 5 / 3

Bedrooms Plus: 5

Approx SqFt: 2,732 / County

Assessor

Price/SqFt: \$155.56
Year Built: 1999
Pool: Both Private & Community

Encoded Features:

53FRDXPO3G3S Exterior Stories: 2 # of Interior Levels: 2

Dwelling Type: Single Family - Detached

Dwelling Styles: Detached

Ele Sch Dist: 004 - Mesa Unified

District **Elementary School:** Las Sendas

Elementary School

Jr. High School: Fremont Junior
High School

High School Dist #: 004 - Mesa

Approx Lot SqFt: 11,641 / County

Apx Lot Size Range: 10,001 - 12,500

Subdivision: DESERT VISTAS UNIT

Planned Cmty Name: LAS SENDAS

Unified District

Bldg Number:

Single Family - Detached

3 AT LAS SENDAS

Marketing Name:

Tax Municipality: Mesa

Builder Name: Blandford

Assessor

Model:

Hun Block: Map Code/Grid: P42

High School: Red Mountain High

School

Cross Streets: McDowell and Ridgecrest **Directions:** From Power Rd, East on McDowell to Ridgecrest. North on Ridgecrest, Right on Portia St (The Terraces). Through gate, Right on Sawyer and Right on Orion Cir. House is on the Right.

Public Remarks: This gorgeous 5 bed/3 bath home sits on a large cul-de-sac lot with N/S exposure in the award winning master planned community of Las Sendas! You walk in to the living area that has soaring ceilings, plantation shutters and tons of light. This home has a 3 car garage and lots of extra storage. Located upstairs is the spacious master bedroom & bath with his & her vanities, separate shower and garden tub and 2 closets. 5th bedroom downstairs can be used as a home office or guest suite. Kitchen has beautiful cabinetry with under counter lighting, travertine floors, granite counter tops, center island, wine fridge and a gas range. Kitchen opens to family room complete with fireplace and exterior access to backyard. Backyard is perfect for entertaining your family and friends! This private

Features Room Details Construction & Utilities County, Tax and Financing Approx SqFt Range: 2,501 -Kitchen Features: Range/Oven Const - Finish: Stucco County Code: Maricopa Construction: Frame - Wood Legal Description (Abbrev): 2,750 Gas; Cook Top Gas; Disposal; Garage Spaces: 3 Dishwasher, Built-in Microwave, Roofing: All Tile DESERT VISTAS UNIT 3 AT LAS Carport Spaces: 0 Pantry; Walk-in Pantry; Granite Fencing: Block SENDAS MCR 460-25 Total Covered Spaces: 3 Countertops, Non-laminate Cooling: Refrigeration **AN**: 219-19-482 Counter; Kitchen Island Slab Parking Spaces: 3 Lot Number: 216 Heating: Electric Heat Parking Features: Electric Door Master Bathroom: Full Bth Plumbing: Gas Hot Water Heater Town-Range-Section: 2N-7E-31 Master Bdrm; Separate Shwr & Utilities: SRP; City Gas Cty Bk&Pg: Opener Plat: Pool - Private: Pool - Private; Tub, Double Sinks, Private Toilet Water: City Water Sewer: Sewer - Public Fenced Pool Room Taxes/Yr: \$3,060/2016 Spa: None Master Bedroom: Split; Upstairs Technology: Pre-Wire Sat Dish; Ownership: Fee Simple Additional Bedroom: Other Cable TV Avail; HighSpd Intrnt New Financing: Cash; VA; FHA; Horses: N Fireplace: 1 Fireplace; Fireplace Bdrm Dwnstrs; Mstr Bdr Walkin Conventional Clst; Othr Bdr Walkin Clst Family Rm; Gas Fireplace Energy/Green Feature: Ceiling Total Asum Mnth Pmts: \$0 Property Description: Cul-De-Laundry: Wshr/Dry HookUp Only Down Payment: \$0 Fan(s) Sac Lot; North/South Exposure Inside Laundry Existing 1st Loan: Conventional Dining Area: Formal; Eat-in Landscaping: Gravel/Stone Existing 1st Ln Trms: Front; Gravel/Stone Back; Desert Kitchen; Dining in LR/GR Disclosures: Seller Disc Avail Front; Desert Back; Grass Back; Basement Y/N: N Possession: Close of Escrow Sep Den/Office Y/N: N Yrd Wtring Sys Front, Yrd Wtring Other Rooms: Family Room; Sys Back; Auto Timer H2O Front; Auto Timer H2O Back Great Room Exterior Features: Covered Patio Features: Vaulted Ceiling(s) Community Features: Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool; Community Pool Htd; Community Spa; Community Spa Htd: Gated Community: Golf Course; Workout Facility Add'l Property Use: None Flooring: Carpet; Stone Windows: Sunscreen(s)

Fees & Homeowner Association Information

flexmls Web Page 28 of 46

HOA Y/N: Y / \$332.64 / Quarterly	HOA Name: Las Sendas Assoc.	HOA Telephone: 480-357-8780		
HOA Transfer Fee: \$400	HOA Prop Man Co Name: First Se	ervice HOA Prop Man Co Tele: 480-551-4300		Co Tele: 480-551-4300
HOA 2 Y/N: N / /				
HOA 3 Y/N: / /				
Association Fee Incl: Common Ar Assoc Rules/Info: Pets OK (See F Club, Membership Opt; FHA Appro	Rmrks); Clubhouse/Rec Center; ved Prjct; Prof Managed	buse/Rec Center; Rec Center Fee 2 Y/N: N / /		Ttl Mthly Fee Equiv: \$110.88 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2:\$0 \$ Com Facilities Distr: N
Listing Dates	Pricing an	d Sale Info	Listing Contract Info	
CDOM/ADOM: 102 / 102 Status Change Date: 11/30/2017 Close of Escrow Date: 11/29/2017 Off Market Date: 11/14/2017	7 Sold Price/SqFt:	\$425,000 \$425,000 \$155.56 Conventional 30 Fixed 0 % 2,000 \$	Special Listing Cond: N/A	

Listed by: HomeSmart (cril11)

Prepared by Chris and Michele Keith

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flexmls Web Page 29 of 46

Client Report (14)

3659 N TUSCANY CIR, Mesa, AZ 85207

\$430,000 Closed



HOA Y/N: Y / \$332.64 / Quarterly HOA Name: First Service

5669484 Residential Single Family - Detached Beds/Baths: 5 / 3 Assessor Bedrooms Plus: 5

Approx SqFt: 2,732 / County Assessor

Price/SqFt: \$157.39 Year Built: 1999 Pool: Community Only

Encoded Features: 53FRDX3G Exterior Stories: 2

of Interior Levels: 2 Dwelling Type: Single Family -

Detached

Dwelling Styles: Detached

Approx Lot SqFt: 10,692 / County

Apx Lot Size Range: 10,001 -

Subdivision: HIGHLANDS AT LAS

SENDAS

Tax Municipality: Mesa Marketing Name: Planned Cmty Name:

Model:

Builder Name: BLANDFORD

HOMES Hun Block: 3600 N

Map Code/Grid: P42 Bldg Number:

Ele Sch Dist: 004 - Mesa Unified

Elementary School: Las Sendas

Elementary School

Jr. High School: Fremont Junior High School

High School Dist #: 004 - Mesa

Unified District

High School: Red Mountain High

School

Cross Streets: Power & McDowell Directions: East on McDowell to Ridgecrest, North to Mountain Ridge, left on Mountain Ridge to Highlands gated entrance on the right. Once through gate, turn right and follow around to Tuscany Circle on the left.

Public Remarks: Gorgeous home in the beautiful master planned community of Las Sendas! This home truly needs nothing but it's new owners. Impeccably maintained with many upgrades, this home sits on a large cul-de-sac lot with custom RV gate, beautifully landscaped back yard, private courtyard near front entrance with custom iron security door, epoxy coated garage floor with cabinets and work bench. That's just the outside! The front door leads you into an inviting home with warm, neutral painted walls, upgraded tile throughout, alluring kitchen with upgraded cabinets, granite counters, backsplash and ss appliances. Recent upgrades include light fixtures throughout + all bathroom vanities. New Anderson windows cover the front of the house. Built-in speakers in living room, family room & Master, along with

Features Room Details Construction & Utilities County, Tax and Financing Approx SqFt Range: 2,501 -Kitchen Features: Range/Oven Unit Style: Two Levels County Code: Maricopa Gas; Gas Stub for Range; Const - Finish: Painted; Stucco Legal Description (Abbrev): LOT 354 HIGHLANDS AT LAS Garage Spaces: 3 Disposal; Dishwasher; Built-in Construction: Frame - Wood Carport Spaces: 0 Microwave, Refrigerator, Reverse Roofing: All Tile SENDAS MCR 046708 Osmosis; Pantry; Granite Total Covered Spaces: 3 Fencing: Block **AN**: 219-18-112 Lot Number: 354 Slab Parking Spaces: 0 Countertops, Kitchen Island Cooling: Refrigeration Town-Range-Section: 2N-7E-29 Parking Features: Electric Door Master Bathroom: Full Bth Heating: Gas Heat Opener; RV Gate Master Bdrm; Separate Shwr & Plumbing: Gas Hot Water Heater Cty Bk&Pg: Tub; Double Sinks; Private Toilet Utilities: SRP; SW Gas Plat: Pool - Private: No Pool Spa: None Water: City Water Taxes/Yr: \$2,982/2016 Room Horses: N Master Bedroom: Upstairs Sewer: Sewer - Public Ownership: Fee Simple Fireplace: 1 Fireplace Additional Bedroom: Other Services: City Services New Financing: Cash; VA; FHA; Conventional Property Description: Cul-De-Bdrm Dwnstrs; Separate Bdrm Technology: Cable TV Avail; Sac Lot; Mountain View(s) Exit; Mstr Bdr Walkin Clst; Othr HighSpd Intrnt Aval Total Asum Mnth Pmts: \$0 Bdr Walkin Clst Landscaping: Gravel/Stone Energy/Green Feature: Ceiling Down Payment: \$0 Laundry: Wshr/Dry HookUp Only; Front; Gravel/Stone Back; Desert Existing 1st Loan: Treat as Free&Clear Front; Grass Back; Yrd Wtring Inside Laundry Sys Back; Auto Timer H2O Back Dining Area: Formal, Eat-in Existing 1st Ln Trms: Exterior Features: Covered Patio Kitchen: Breakfast Room Disclosures: Seller Disc Avail; Basement Y/N: N (s); Balcony/Deck(s); Pvt Yrd Agency Discl Req Sep Den/Office Y/N: N (s)/Crtyrd(s); Childrens Play Area; Possession: Close of Escrow Other Rooms: Family Room Built-in BBQ Items Updated: Bath(s) Yr Features: Vaulted Ceiling(s); 9+ Flat Ceilings; Water Softener Updated: 2016; Bath(s) Owned; Soft Water Loop Partial/Full: Partial Community Features: Biking/Walking Path; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool Htd; Community Spa Htd; Gated Community, Golf Course Flooring: Carpet; Tile Windows: Sunscreen(s); Dual Pane

Fees & Homeowner Association Information

HOA Telephone: 480-357-8780

flexmls Web Page 30 of 46

HOA Transfer Fee: \$0					
HOA 2 Y/N: N / /					
HOA 3 Y/N: / /					
Association Fee Incl: Common Ar Assoc Rules/Info: Pets OK (See F Clubhouse/Rec Center; Prof Manag	Rmrks); NoV	sble TrkTrlrRvBt;	Rec Center Fee Y/N: N Rec Center Fee 2 Y/N Land Lease Fee Y/N: PAD Fee Y/N: N //	: N / /	Ttl Mthly Fee Equiv: \$110.88 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2:\$0 \$
Listing Dates		Pricing and Sale Info			Listing Contract Info
CDOM/ADOM: 2 / 3 Status Change Date: 11/10/2013 Close of Escrow Date: 11/09/2013 Off Market Date: 10/07/2013	7 7 7	List Price: Sold Price: Sold Price/SqFt: Loan Type: Loan Years: Payment Type: Buyr Concess to Sell: Sellr Concess to Buy: Closing Cost Split:		Special Listing Cond: N/A	
Listed by: Vision Realty Pros, LLC	(visi001)				

Prepared by Chris and Michele Keith

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12/21/2017 2:48 PM

flexmls Web Page 31 of 46

Client Report (15)

3060 N RIDGECREST -- 117, Mesa, AZ 85207

\$430,000 Closed



5672501 Residential Beds/Baths: 5 / 3 Bedrooms Plus: 5

Approx SqFt: 2,732 / County Assessor

Price/SqFt: \$157.39 Year Built: 1996

Pool: Both Private & Community Encoded Features: 53FRDPSÓ3G4S

Exterior Stories: 2 # of Interior Levels: 2 Dwelling Type: Single Family -

Detached

Dwelling Styles: Detached

Map Code/Grid: P42 Bldg Number:

Approx Lot SqFt: 7,693 / County

Apx Lot Size Range: 7,501 -

Subdivision: LAS SENDAS

Marketing Name: Las Sendas

Planned Cmty Name: Las Sendas

Tax Municipality: Mesa

Builder Name: Blandford

Model: Palo Verde

High School Dist #: 004 - Mesa Unified District

Hun Block:

Single Family - Detached

Assessor

Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas

Elementary School

Jr. High School: Fremont Junior High

School

High School: Red Mountain High

Cross Streets: Power and Mcdowell Directions: East on Mcdowell, North on Ridgecrest, Left into Desert Vistas (1st left after park), 1st right after gate, 2nd home on the left.

Public Remarks: HEATED POOL/SPA! 3 CAR GARAGE, LAS SENDAS! Gorgeous 5 bed, 3 bath property located Mesa's premiere master planned community! Upgrades include: HIGH END GRANITE, WHITE 42" CABS, TRAVERTINE AND LARGE WOOD PLANK TILE THROUGHOUT, SHUTTERS THROUGHOUT, ALL APPLIANCES ARE HIGH END, ALL FIXTURES ARE NEWER, ALL BATHS REMODELED AND DON'T FORGET THE \$51K HEATED POOL/SPA BUILT IN 2013 *Storage galore as every inch of this home is being put to good use* Owners spared no expense even moving the laundry upstairs to all the bedrooms and creating a storage filled "mud room"! No more walking through laundry room from garage!! How about a water softener, master balcony, travertine fire pit, extra cement slab out back and the PRIVATE BACK YARD WITH 50 YARDS OF DESERT WASH BEHIND! The pool/spa are heated

Approx SqFt Range: 2,501 -

Features

Garage Spaces: 3 Carport Spaces: 0 **Total Covered Spaces:** 3 Slab Parking Spaces: 4 Parking Features: Attch'd Gar Cabinets; Electric Door Opener; Extnded Lngth Garage; RV Gate; Separate Strge Area

Pool - Private: Pool - Private;

Heated Pool

Spa: Spa - Private; Spa - Heated

Horses: N

Fireplace: Firepit; No Fireplace **Property Description: Borders**

Common Area

Landscaping: Desert Front; Desert Back; Synthetic Grass Back, Yrd Wtring Sys Front, Yrd Wtring Sys Back, Auto Timer H2O Front; Auto Timer H2O Back Exterior Features: Patio;

Covered Patio(s); Balcony/Deck

Features: Vaulted Ceiling(s) Community Features:

Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool Htd; Community

Spa Htd; Gated Community; Workout Facility

Flooring: Stone; Tile Windows: Dual Pane

Room Details

Kitchen Features: Range/Oven Gas; Disposal; Dishwasher; Builtin Microwave; Refrigerator; Multiple Ovens, Granite Countertops; Kitchen Island Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks; Private Toilet

Room Master Bedroom: Upstairs Additional Bedroom: Other Bdrm Dwnstrs; Separate Bdrm Exit; Mstr Bdr Walkin Clst Laundry: Inside Laundry;

Upstairs Laundry; Other (See Remarks) Dining Area: Formal; Eat-in

Kitchen; Breakfast Bar Basement Y/N: N Sep Den/Office Y/N: N Other Rooms: Family Room;

Great Room

Construction & Utilities

Unit Style: Two Levels Const - Finish: Painted: Stucco Construction: Frame - Wood Roofing: Built-Up; All Tile Fencing: View/Wrought Iron;

Block

Cooling: Refrigeration; Programmable Thmstat Heating: Electric Heat Utilities: SRP

Water: City Water Sewer: Sewer - Public Services: City Services

Technology: Cable TV Avail; HighSpd Intrnt Aval

Energy/Green Feature: Ceiling

Fan(s)

County, Tax and Financing

County Code: Maricopa Legal Description (Abbrev): LOT 117 DESERT VISTAS UNIT 2 AT LAS SENDAS MCR 041017

AN: 219-19-315 Lot Number: 117

Town-Range-Section: 2N-7E-31

Cty Bk&Pq:

Plat: Taxes/Yr: \$2,735/2016 Ownership: Fee Simple

New Financing: Cash; VA; FHA;

Conventional

Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as

Free&Clear

Existing 1st Ln Trms: Disclosures: Seller Disc Avail;

Agency Discl Req

Possession: Close of Escrow

Fees & Homeowner Association Information

HOA Y/N: Y / \$334.62 / Quarterly **HOA Transfer Fee: \$400**

HOA Name: Las Sendas HOA

HOA Prop Man Co Name: 1st Serv Residential

HOA Telephone: 480.357.8780 **HOA Prop Man Co Tele:** 480.551.4300

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flexmls Web Page 32 of 46

HOA 2 Y/N: N / /					
Association Fee Incl: Common Area Maint Assoc Rules/Info: Pets OK (See Rmrks); NoVsble TrkTrlrRvBt; Rental OK (See Rmks); Prof Managed			Rec Center Fee Y/N: Rec Center Fee 2 Y/N Land Lease Fee Y/N: PAD Fee Y/N: N / /	: N / / C	tl Mthly Fee Equiv: \$111.54 ap Imprv/Impact Fee: \$ 0 \$ ap Impv/Impt Fee 2:\$0 \$
Listing	Dates	Pricing	Pricing and Sale Info		isting Contract Info
	24 / 24 11/15/2017	List Price: Sold Price:	\$450,000 \$430,000	Special Listin	ng Cond: N/A; Owner/Agent

Listed by: Revelation Real Estate (wsrr01)

Prepared by Chris and Michele Keith

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flexmls Web Page 33 of 46

Client Report (16)

HOA 2 Y/N: N / /

Association Fee Incl: Common Area Maint

Assoc Rules/Info: Prof Managed

3060 N RIDGECREST -- 73, Mesa, AZ 85207

\$460,000Closed



5565614 Residential Beds/Baths: 5 / 4 Bedrooms Plus: 5

Approx SqFt: 3,426 / County Assessor

Price/SqFt: \$134.27 Year Built: 1997

Pool: Both Private & Community **Encoded Features:** 54FRDXPSO3G

Exterior Stories: 2 # of Interior Levels: 2 Dwelling Type: Single Family -

Detached

Dwelling Styles: Detached

Approx Lot SqFt: 8,655 / County

Assessor

Single Family - Detached

Apx Lot Size Range: 7,501 -

Subdivision: LAS SENDAS Tax Municipality: Maricopa -

COUNTY
Marketing Name: Desert Vistas

Family Home
Planned Cmty Name:
Model:
Builder Name: Blandford
Hun Block:

Hun Block: Map Code/Grid: P42 Bldg Number:

Ele Sch Dist: 004 - Mesa Unified

District

Elementary School: Las Sendas

Elementary School

Jr. High School: Fremont Junior High School

High School Dist #: 004 - Mesa

Unified District

High School: Red Mountain High

Ttl Mthly Fee Equiv: \$110.88

Cap Imprv/Impact Fee: \$ 0 \$

Cap Impv/Impt Fee 2:\$0 \$

School

Cross Streets: N Power Rd & E McDowell Rd Directions: Head east on E McDowell Rd, Turn left onto N Ridgecrest, Turn left onto E Desert Vistas 2 Las Send, Property will be on the right.

Public Remarks: Amazing Highly upgraded 5 bed, 4 bath home in Las Sendas! This beautiful family home features low maintenance desert front landscaping, 3 car garage, a balcony with great mountain views, bay windows, and neutral paint. The gourmet kitchen offers matching stainless steel appliances, ample cabinet and counter space, granite countertops, a pantry, and a lovely island with breakfast bar. In master suite you will find a private exit, REMODELED full bath with double sinks, custom walk in shower and a walk-in closet. Entertainer's backyard features desert landscaping, an extended covered patio, Heated Pebble tec pool & spa, Custom built-in BBQ, mini-golf, fire-pit, and paved seating area! 120K+ in upgrades! See Docs Tab for upgrades list! ***

		·	·
Features	Room Details	Construction & Utilities	County, Tax and Financing
Approx SqFt Range: 3,001 - 3,500 Garage Spaces: 3 Carport Spaces: 0 Total Covered Spaces: 3 Slab Parking Spaces: 0 Parking Features: Electric Door Opener Pool - Private: Pool - Private Spa: Spa - Private Horses: N Fireplace: 1 Fireplace; Firepit Property Description: Mountain View(s) Landscaping: Desert Front; Desert Back; Synthetic Grass Back Exterior Features: Patio; Covered Patio(s); Balcony/Deck (s); Built-in BBQ Community Features: Biking/Walking Path; Community Pool; Community Pool Htd; Gated Community Flooring: Carpet; Tile; Wood	Kitchen Features: Range/Oven Gas; Cook Top Gas; Disposal; Dishwasher; Built-in Microwave; Refrigerator; Wall Oven(s); Pantry; Granite Countertops; Kitchen Island Master Bathroom: 3/4 Bath Master Bdrn; Double Sinks; Private Toilet Room Master Bedroom: Upstairs Additional Bedroom: Other Bdrm Dwnstrs; Separate Bdrm Exit; Mstr Bdr Walkin Clst Laundry: Inside Laundry Dining Area: Formal; Eat-in Kitchen; Breakfast Bar; Dining in LR/GR Basement Y/N: N Sep Den/Office Y/N: N Other Rooms: Family Room; Great Room	Unit Style: Two Levels Const - Finish: Painted; Stucco Construction: Block; Frame - Wood Roofing: All Tile Fencing: Block Cooling: Refrigeration Heating: Electric Heat Utilities: SRP Water: City Water Sewer: Sewer - Public Services: City Services Technology: Cable TV Avail; HighSpd Intrnt Aval Energy/Green Feature: Ceiling Fan(s)	County Code: Maricopa Legal Description (Abbrev): LOT 73 DESERT VISTAS UNIT 2 AT LAS SENDAS MCR 041017 AN: 219-19-271 Lot Number: 73 Town-Range-Section: 2N-7E-32 Cty Bk&Pg: Plat: Taxes/Yr: \$3,911/2016 Ownership: Fee Simple New Financing: Cash; VA; FHA; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Disclosures: Seller Disc Avail; Agency Discl Req Possession: Close of Escrow
	Fees & Homeowner A	ssociation Information	
	I		
HOA Y/N: Y / \$332.64 / Quarterly HOA Transfer Fee: \$400	HOA Name: Las Sendas	HOA Telephone: 480-3	57-8780

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Rec Center Fee Y/N: N / /

PAD Fee Y/N: N / /

Rec Center Fee 2 Y/N: N / / Land Lease Fee Y/N: N / / flexmls Web Page 34 of 46

Listing Dates	Pricing an	d Sale Info	Listing Contract Info
CDOM/ADOM: 235 / 235 Status Change Date: 11/09/2017 Close of Escrow Date: 11/09/2017 Off Market Date: 10/16/2017	List Price: Sold Price: Sold Price/SqFt: Loan Type: Loan Years: Payment Type: Buyr Concess to Sell: Sellr Concess to Buy:	\$475,000 \$460,000 \$134.27 Conventional 30 Fixed 0 \$ 0 \$	Special Listing Cond: N/A
Listed by: Keller Williams Realty Fast Valley (I	Closing Cost Split:	Normal - N	

Listed by: Keller Williams Realty East Valley (kwevt01)

Prepared by Chris and Michele Keith

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2017 ARMLS and FBS. DMCA flexmls Web Page 35 of 46

Client Report (17)

7417 E SUGARLOAF ST, Mesa, AZ 85207

\$535,000 Closed



5657876 Residential Beds/Baths: 3 / 3 Bedrooms Plus: 3 Approx SqFt: 2,757 / County Assessor

Price/SqFt: \$194.05 Year Built: 2006 Pool: Community Only Encoded Features: 33RDXO3G2S

Exterior Stories: 1 # of Interior Levels: 1

Dwelling Type: Single Family -Detached

Dwelling Styles: Detached

Ele Sch Dist: 004 - Mesa Unified

Elementary School: Las Sendas

Elementary School Jr. High School: Fremont Junior

Hiah School

Approx Lot SqFt: 14,600 / County

Assessor

Apx Lot Size Range: 12,501 - 15,000 Subdivision: The Preserve (Las Colinas) At Las Sendas

Tax Municipality: Maricopa - CITY Marketing Name: Las Sendas Planned Cmty Name: Las Sendas Model:

Builder Name: Ocotillo Builders

Hun Block: Map Code/Grid: P42 Bldg Number:

Single Family - Detached

High School Dist #: 004 - Mesa

Unified District

High School: Red Mountain High

Cross Streets: Power & Thomas Directions: Thomas East turns into Eagle Crest. North to Saddleback. East to Preserve entrance.North thru gate on Avery to Sugarloaf. East to Home

Public Remarks: Step inside this beautifully built custom home & you will immediately feel at home. Light & Bright + Open Floor Plan. Meticulously maintained & ready to move-in. Coffered Ceilings, Alder Doors, Travertine Flooring & Custom Cabinetry are just a few named amenities that make this home top knotch. Quality is in the craftsmanship! Kitchen boasts high end SS appliances, granite counters, a stylish tile backsplash & ample storage in a space suited for the chef at heart. Each bedroom is gracious in size with an adjacent bathroom. The extended garage allows room for that extra vehicle. An oversized room off the garage gains added storage for the valuables. Low maintenance, luxury amenities AND located in the acclaimed Las Sendas Community. Community Pools, Spa, Golf, Tennis, Parks & much MORE!

Features Room Details Construction & Utilities County, Tax and Financing Approx SqFt Range: 2,751 -Kitchen Features: Cook Top Architecture: Territorial/Santa Fe County Code: Maricopa Legal Description (Abbrev): 3,000 Elec; Disposal; Dishwasher; Built-Unit Style: All on One Level Garage Spaces: 3 in Microwave; Refrigerator; Const - Finish: Stucco LOT 2 LAS COLINAS AT LAS Carport Spaces: 0 Granite Countertops; Kitchen Construction: Frame - Wood SENDAS MCR 046342 Total Covered Spaces: 3 Island Roofing: Partial Tile; Rolled AN: 219-17-329 Slab Parking Spaces: 2 Master Bathroom: Separate Fencing: Block Lot Number: 2 Pool - Private: No Pool Shwr & Tub, Double Sinks Cooling: Refrigeration Town-Range-Section: 2N-7E-30 Heating: Gas Heat Master Bedroom: Split Spa: None Cty Bk&Pg: Horses: N Laundry: Washer Included; Dryer Utilities: SRP Plat: Included Fireplace: 1 Fireplace; Gas Water: City Water Taxes/Yr: \$4,486/2016 Dining Area: Formal; Eat-in Sewer: Sewer - Public Ownership: Fee Simple **Fireplace** Kitchen; Breakfast Bar Technology: Pre-Wire Srnd Snd; New Financing: Cash; Property Description: Mountain View(s); North/South Exposure Basement Y/N: N Security Sys Owned Conventional Sep Den/Office Y/N: N Landscaping: Desert Front; Energy/Green Feature: Ceiling Total Asum Mnth Pmts: \$0 Desert Back; Yrd Wtring Sys Other Rooms: Great Room Fan(s); Multi-Zones Down Payment: \$0 Front; Yrd Wtring Sys Back; Auto Existing 1st Loan: Conventional Timer H2O Front; Auto Timer Existing 1st Ln Trms: Disclosures: Agency Discl Req H2O Back Exterior Features: Covered Patio Possession: By Agreement Features: Water Softener Owned **Community Features:** Biking/Walking Path; Children's Playgrnd; Comm Tennis Court(s); Community Pool; Community Pool Htd; Community Spa, Community Spa Htd; Gated Community; Golf Course; Workout Facility Flooring: Stone; Tile; Wood Windows: Dual Pane, Low-E

Fees & Homeowner Association Information HOA Y/N: Y / \$332 / Quarterly HOA Name: Las Sendas **HOA Telephone:** 480-357-8780 **HOA Transfer Fee: \$155** HOA 2 Y/N: N / / HOA 3 Y/N: / / Ttl Mthly Fee Equiv: \$110.67 Association Fee Incl: Common Area Maint Rec Center Fee Y/N: N / /

flexmls Web Page 36 of 46

		Rec Center Fee 2 Y/N: N / / Land Lease Fee Y/N: N / / PAD Fee Y/N: N / /		Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2:\$0 \$	
Listing	Dates	Pricing an	d Sale Info		Listing Contract Info
CDOM/ADOM: Status Change Date: Close of Escrow Date: Off Market Date:	27 / 27 11/08/2017 11/07/2017 10/05/2017	List Price: Sold Price: Sold Price/SqFt: Loan Type: Loan Years: Payment Type: Buyr Concess to Sell: Sellr Concess to Buy: Closing Cost Split:		Special Lis	ting Cond: N/A
Listed by: HomeSmart (cril11)				

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flexmls Web Page 37 of 46

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Client Benert (19)

Client Report (18)	(18) 3430 N MOUNTAIN RDG 15, Mesa, AZ 8520	
	5673034 Residential Single I	Family - Detached Closed
	Beds/Baths: 5 / 3 Appro Bedrooms Plus: 5 Asses	ox Lot SqFt: 21,484 / County
	Approx SqFt: 4,275 / County Apx L	ot Size Range: 18,001 - 24,000 vision: SONORAN HEIGHTS
	Price/SqFt: \$140.32 UNIT	1 AT LAS SENDAS
	Pool: Both Private & Community Market	lunicipality: Mesa eting Name:
	Encoded Features: 53RXP3G3S Plann Exterior Stories: 2 Model	ed Cmty Name: I:
	# of Interior Levels: 2 Buildo Dwelling Type: Single Family - Hun E	er Name: Blandford Homes Block:
	Detached Map C	Code/Grid: P42 Number:
		School Dist #: 004 - Mesa Unified t
	Elementary School: Las Sendas High S Elementary School School	School: Red Mountain High I
	Jr. High School: Fremont Junior High School	

Cross Streets: Power Rd & McDowell Rd Directions: From Power Rd and McDowell Rd, head East on McDowell. Turn North (L) on Ridgecrest. Turn West (L) on Mountain Ridge. Turn West (L) on Sonoran Heights. Turn left once past gate. Home is on the left.

Public Remarks: Amazing, completely updated 5 bedroom 3 bath home in Las Sendas gated community on extra-large golf course culdesac lot, with pool and views of the Superstition Mtns. Home features modern, hardwood-look porcelain tile. Beautiful upgraded granite and backsplash in kitchen and bathrooms. Brand new white, soft close shaker cabinets. New stainless steel double oven and gas range. Master and guest baths with modern, tiled showers. Master with fireplace, sitting room, jacuzzi tub, and huge covered balcony with breathtaking views. Updated light and plumbing fixtures throughout. 3 car epoxy garage. New paint inside and out, and much more. Private, extra large lot with pool, waterfall, and fire pit, on an award winning golf course. Fabulous, large and luxurious Las Sendas home that won't last long!

Features	Room Details	Construction & Utilities	County, Tax and Financing
4,500 Garage Spaces: 3 Carport Spaces: 0 Total Covered Spaces: 3 Slab Parking Spaces: 3 Parking Features: Attch'd Gar Cabinets; RV Gate Pool - Private: Pool - Private Spa: None Horses: N Fireplace: Fireplace Master Bdr; Gas Fireplace Property Description: Golf Course Lot; Cul-De-Sac Lot;	Kitchen Features: Range/Oven Gas; Cook Top Gas; Disposal; Dishwasher; Built-in Microwave; Pantry; Granite Countertops; Kitchen Island Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks; Private Toilet Room; Tub with Jets Additional Bedroom: Mstr Bdr Walkin Clst; Mstr Bdrm Sitting Rm Laundry: Wshr/Dry HookUp Only Dining Area: Breakfast Bar; Dining in LR/GR Basement Y/N: N Sep Den/Office Y/N: N	Const - Finish: Stucco Construction: Frame - Wood Roofing: All Tile Fencing: View/Wrought Iron Cooling: Refrigeration Heating: Gas Heat Utilities: SRP; City Gas Water: City Water Sewer: Sewer - Public Energy/Green Feature: Ceiling Fan(s)	County Code: Maricopa Legal Description (Abbrev): LOT 15 SONORAN HEIGHTS UNIT 1 AT LAS SENDAS MCR 041016 AN: 219-19-179 Lot Number: 15 Town-Range-Section: 2N-7E-3 Cty Bk&Pg: Plat: Taxes/Yr: \$5,225/2017 Ownership: Fee Simple New Financing: Cash; VA; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Treat as Free&Clear Existing 1st Ln Trms: Disclosures: Seller Disc Avail; Agency Discl Req Possession: By Agreement
	Fees & Homeowner A	ssociation Information	
HOA Y/N: Y / \$332.64 / Quarterly HOA Transfer Fee: \$400	HOA Name: Las Sendas	HOA Telephone: 480-3	357-8780
HOA 2 Y/N: N / /			
HOA 3 Y/N: / /			
Association Fee Incl: Common Ar Assoc Rules/Info: Clubhouse/Rec		Rec Center Fee Y/N: N / / Rec Center Fee 2 Y/N: N / / Land Lease Fee Y/N: N / / PAD Fee Y/N: N / /	Ttl Mthly Fee Equiv: \$110.88 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2:\$0 \$

flexmls Web Page 38 of 46

Listing	Dates	Pricing and Sale Info		Listing Contract Info
CDOM/ADOM:	28 / 28	List Price:	\$599,900	Special Listing Cond: N/A
Status Change Date:	11/23/2017	Sold Price:	\$599,900	,
Close of Escrow Date:	11/22/2017	Sold Price/SqFt:	\$140.33	
Off Market Date:	11/09/2017	Loan Type:	Conventional	
		Loan Years:	30	
		Payment Type:	Fixed	
		Buyr Concess to Sell:	0 %	
		Sellr Concess to Buy:	2 %	
		Closing Cost Split:	Seller Assist - A	
Listed by: HomeSmart (cril01)			

Prepared by Chris and Michele Keith

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12/21/2017 2:48 PM

flexmls Web Page 39 of 46

Client Report (19) 7130 E SADDLEBACK ST 57, Mesa, AZ 85207 \$675,000 5658569 Residential Single Family - Detached Closed Beds/Baths: 4 / 3.5 Approx Lot SqFt: 12,284 / County Bedrooms Plus: 5 Assessor Approx SqFt: 3,410 / Owner Apx Lot Size Range: 10,001 -Price/SqFt: \$197.95 12,500 Subdivision: LAS SENDAS - golf Year Built: 2007 Pool: Both Private & Community Colony Encoded Features: 43.5FRDPSQO3G Tax Municipality: Mesa Marketing Name: Las Sendas **Exterior Stories: 1** Planned Cmty Name: Las Sendas # of Interior Levels: 1 Model: Custom home Dwelling Type: Single Family -Builder Name: Unknown Detached Dwelling Styles: Detached Hun Block: Map Code/Grid: P42 Bldg Number: Ele Sch Dist: 004 - Mesa Unified District High School Dist #: 004 - Mesa Elementary School: Las Sendas Unified District Elementary School High School: Red Mountain High Jr. High School: Fremont Junior High School School

Cross Streets: Power and Thomas (Eagle crest **Directions:** Turn onto Eagle Crest follow to second right. Right on Saddleback. Left into Golf Colony Gate. Thru gate straight to the end, go tight home is on the right.

Public Remarks: Gorgeous Las Sendas / Golf Colony single level custom home with guest casita. Beautiful high end upgrades thru out this executive home. Chefs kitchen features: custom cabinets, granite slab counter tops, gas 6 burner cook top, pot filler & island w/ prep sink. Wine / wet bar open to large family room. Formal living / dining room. 4 bedrooms, 3.5 baths, den w/ full casita. Master retreat features privacy, stunning master bathroom & walk in closet. Stone flooring*custom paint. Private, quiet backyard features: spa, pool, built in BBQ, putting green & mature landscaping. Las Sendas is a GATED / GOLF COURSE award winning community. Clubhouse, fitness center, 2 heated pools, spas, tennis, activities for all ages. Soon to come splash pad, pickle ball & lap pool. Restaurants & golf.

Features	Room Details	Construction & Utilities	County, Tax and Financing			
Approx SqFt Range: 3,001 - 3,500 Garage Spaces: 3 Carport Spaces: 0 Total Covered Spaces: 3 Slab Parking Spaces: 0 Parking Features: Electric Door Opener; Extnded Lngth Garage; RV Gate Pool - Private: Pool - Private Spa: Spa - Private Horses: N Fireplace: No Fireplace Landscaping: Desert Front; Desert Back; Auto Timer H2O Front; Auto Timer H2O Back Exterior Features: Separate Guest House; Patio; Covered Patio(s); Balcony/Deck(s); Private Street(s); Pvt Yrd(s)/Crtyrd(s); Built-in BBQ Features: 9+ Flat Ceilings; Wet Bar(s); No Interior Steps; Soft Water Loop; Drink Wtr Filter Sys Community Features: Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool; Community Pool Htd; Community Spa; Community Spa Htd; Gated Community; Golf Course; Workout Facility Flooring: Carpet; Stone Windows: Dual Pane	Kitchen Features: Cook Top Gas; Disposal; Dishwasher; Built- in Microwave; Refrigerator; Reverse Osmosis; Wall Oven(s); Multiple Ovens; Pantry; Walk-in Pantry; Granite Countertops; Kitchen Island Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks; Private Toilet Room Master Bedroom: Split Additional Bedroom: Separate Bdrm Exit; Mstr Bdr Walkin Clst; Othr Bdr Walkin Clst Laundry: Wshr/Dry HookUp Only; Inside Laundry Dining Area: Formal; Eat-in Kitchen; Breakfast Bar Basement Y/N: N Sep Den/Office Y/N: Y Other Rooms: Family Room; Guest Qtrs-Sep Entrn Items Updated: Ht/Cool Partial/Full: Full	Architecture: Santa Barbara/Tuscan Unit Style: All on One Level Const - Finish: Stucco; Stone Construction: Frame - Wood Roofing: All Tile Fencing: View/Wrought Iron; Block Cooling: Refrigeration Heating: Electric Heat Plumbing: Recirculation Pump Utilities: SRP; City Gas Water: City Water Sewer: Sewer - Public Services: City Services Technology: 3+ Exist Tele Lines; Cable TV Avail; HighSpd Intrnt Aval; Security Sys Owned Energy/Green Feature: Ceiling Fan(s); Multi-Zones	County Code: Maricopa Legal Description (Abbrev): LOT 57 GOLF COLONY AT LASSENDAS MCR 040441 AN: 219-17-065 Lot Number: 57 Town-Range-Section: 2N-7E-3 Cty Bk&Pg: Plat: Taxes/Yr: \$4,603/2016 Ownership: Fee Simple New Financing: Cash; VA; Conventional Total Asum Mnth Pmts: \$0 Down Payment: \$0 Existing 1st Loan: Conventional Existing 1st Ln Trms: Disclosures: Seller Disc Avail Possession: Close of Escrow			
	Fees & Homeowner A	ssociation Information				
HOA Y/N: Y / \$332.64 / Quarterly HOA Name: Las Sendas HOA Transfer Fee: \$155 HOA Prop Man Co Name: asFirst Servi						

flexmls Web Page 40 of 46

HOA 2 Y/N: N / /					
HOA 3 Y/N: / /		_		·	
Association Fee Incl: Col Assoc Rules/Info: Pets O Rental OK (See Rmks); Cl	K (See Rmrks); No\	/sble TrkTrlrRvBt; t; Prof Managed	Rec Center Fee Y/N: N / / Rec Center Fee 2 Y/N: N / / Land Lease Fee Y/N: N / / PAD Fee Y/N: N / /		Ttl Mthly Fee Equiv: \$110.88 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2:\$0 \$
Listing Dates		Pricing and Sale Info			Listing Contract Info
CDOM/ADOM: 4 / 9 Status Change Date: 11/10/2017 Close of Escrow Date: 11/09/2017 Off Market Date: 09/14/2017		List Price: Sold Price: Sold Price/SqFt: Loan Type: Loan Years: Payment Type: Buyr Concess to Sell: Sellr Concess to Buy:	0\$	Special Lis Reqd	sting Cond: N/A; Relo/Corp Aprvl

Listed by: Realty Executives (reax15)

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Closing Cost Split:

12/21/2017 2:48 PM

flexmls Web Page 41 of 46

Client Report (20)

3528 N BOULDER CANYON ST, Mesa, AZ 85207

\$735,000 Closed



5654385 Residential Beds/Baths: 4 / 3.5 Bedrooms Plus: 5 Approx SqFt: 3,739 / County Assessor

Price/SqFt: \$196.57 Year Built: 2007

Pool: Both Private & Community **Encoded Features:**

43.5RDXPSO3G3S Exterior Stories: 1 # of Interior Levels: 1

Dwelling Type: Single Family -

Detached

Dwelling Styles: Detached Ele Sch Dist: 004 - Mesa Unified

District

Elementary School: Las Sendas Elementary School

Jr. High School: Fremont Junior High School

Approx Lot SqFt: 11,050 / County

Assessor

Apx Lot Size Range: 10,001 - 12,500 Subdivision: LAS SENDAS Tax Municipality: Maricopa - COUNTY

Marketing Name: SUPERIOR

LOCATION!

Single Family - Detached

Planned Cmty Name: MOUNTAIN VILLAGE AT LAS SENDAS Model: RESIDENCE 5

Builder Name: BLANDFORD HOMES

Hun Block: Map Code/Grid: P42 Bldg Number:

High School Dist #: 004 - Mesa

Unified District

High School: Red Mountain High

School

Cross Streets: THOMAS(EAGLECREST) & POWER ROAD Directions: *POWER ROAD AND THOMAS/EAGLE CREST TURN Right INTO LAS SENDAS*Continue on Eagle Crest, to first gated subdivision on Right(Mountain Village)*Thru gate turn right on Boulder Canyon to 3528 on street en

Public Remarks: Absolutely stunning home in N.E Mesa's Las Sendas! Custom color palette with all new low profile carpet & fresh paint updated colors throughout! Most popular great-room plan has built-in media center & stone fireplace. Eat-in kitchen is complete with a plethora of cabinets & beautiful granite slab counters. Viking refrigerator w/stainless appliances & gas cook top! Walk-in Pantry between kitchen & formal dining room. Large office w/built in desks/bookcases. Master suite retreat has panoramic windows. Spa-like bath with his/her vanities and a separate soaking tub + snail shower. TWO spacious his/her walk-in closets! Huge Laundry Room! 3 MORE bedrooms/one w/ensuite bath. Resort style backyard features enormous putting green & additional synthetic grass. Fenced sparkling heated pool/spa.mor

Master	14'9' 21'9' Bedroom 2	14' 11'6'	Bedroom 3	14'3'	11'6'	Bedroom 4	17'6'	16'3'
Bedroom			Kitchen	27'6'	13'	Dining Room	15'	12'9'
Den	14' 15'6'		Great Room	22'	23'			

Approx SqFt Range: 3,501 -

Features

4,000

Garage Spaces: 3 Carport Spaces: 0 **Total Covered Spaces: 3** Slab Parking Spaces: 3 Parking Features: Dir Entry frm Garage: Electric Door Opener Pool - Private: Pool - Private; Fenced Pool; Heated Pool; Play Pool

Spa: Spa - Private Horses: N

Fireplace: 1 Fireplace; Other

(See Remarks) Property Description: City Light

View(s); Mountain View(s) Landscaping: Desert Front; Grass Back; Synthetic Grass Back, Yrd Wtring Sys Front, Yrd Wtring Sys Back, Auto Timer H2O Front; Auto Timer H2O Back Exterior Features: Patio; Covered Patio(s); Private Street

(s); Pvt Yrd(s)/Crtyrd(s); Childrens Play Area; Built-in BBQ Features: 9+ Flat Ceilings, No Interior Steps; Water Softener Owned; Drink Wtr Filter Sys **Community Features:**

Biking/Walking Path, Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool; Community Pool

Room Details

Kitchen Features: Cook Top Gas; Disposal; Dishwasher; Builtin Microwave; Refrigerator; Built In Recycling; Wall Oven(s); Pantry, Walk-in Pantry, Granite Countertops, Kitchen Island

Master Bathroom: Full Bth Master Bdrm: Separate Shwr & Tub, Double Sinks, Private Toilet

Room Additional Bedroom: Other Bdrm Split: Mstr Bdr Walkin Clst: Othr Bdr Walkin Clst; Mstr Bdrm

Sitting Rm Laundry: Wshr/Dry HookUp Only 220 V Dryer Hookup; Inside

Laundry Dining Area: Formal; Eat-in Kitchen; Breakfast Bar; Breakfast Room

Basement Y/N: N Sep Den/Office Y/N: Y Other Rooms: Great Room Items Updated: Floor Yr Updated: 2017; Floor Partial/Full: Partial; Pool Yr Updated: 2017;

Pool Partial/Full: Partial

Architecture: Santa

Barbara/Tuscan

Const - Finish: Painted; Stucco;

Construction & Utilities

Stone

Construction: Frame - Wood

Roofing: All Tile

Fencing: View/Wrought Iron; Block

Cooling: Refrigeration; HVAC

SEER Rating: 12

Heating: Electric Heat; Gas Heat Plumbing: Gas Hot Water Heater

Utilities: SRP; City Gas Water: City Water Sewer: Sewer - Public Services: City Services Technology: 3+ Exist Tele Lines;

Pre-Wire Srnd Snd; Cable TV Avail, HighSpd Intrnt Aval Energy/Green Feature: Ceiling

Fan(s); Multi-Zones

County, Tax and Financing

County Code: Maricopa Legal Description (Abbrev): LOT 32 MOUNTAIN VILLAGE AT LAS SENDAS MCR 076249

AN: 219-19-915 Lot Number: 32

Town-Range-Section: 2N-7E-31

Cty Bk&Pg:

Plat:

Taxes/Yr: \$5,845/2016 Ownership: Fee Simple New Financing: Cash; Conventional

Total Asum Mnth Pmts: \$0 Down Payment: \$0

Existing 1st Loan: Conventional; Treat as Free&Clear

Existing 1st Ln Trms: Non

Assumable

Disclosures: Seller Disc Avail;

Agency Discl Req

Miscellaneous: Home Warranty Possession: Close of Escrow

flexmls Web Page 42 of 46

Htd; Community Spa; Community Spa Htd; Gated Community; Golf Course; Near Bus Stop; Workout Facility Flooring: Carpet; Tile Windows: Sunscreen(s); Dual Pane; Low-E					
		Fees & Homeowner As	ssociation Information		
HOA Y/N: Y / \$332.64 / Quarterly HOA Transfer Fee: \$155	e: LAS SENDAS HOA Man Co Name: FIRST	ENDAS HOA HOA Telephone: 480-357-8780 Name: FIRST SERVICE RES. HOA Prop Man Co Tele: 480-551-4300			
HOA 2 Y/N: N / /					
HOA 3 Y/N: / /	İ				
Association Fee Incl: Common A Assoc Rules/Info: Pets OK (See Rental OK (See Rmks); VA Appro	Rmrks); NoV	/sble TrkTrlrRvBt;	Rec Center Fee Y/N: N Rec Center Fee 2 Y/N: Land Lease Fee Y/N: N PAD Fee Y/N: N / /	: N / /	Ttl Mthly Fee Equiv: \$110.88 Cap Imprv/Impact Fee: \$ 0 \$ Cap Impv/Impt Fee 2:\$0 \$
Listing Dates		Pricing an	d Sale Info	Listing Contract Info	
CDOM/ADOM: 45 / 45 Status Change Date: 11/16/201 Close of Escrow Date: 11/15/201 Off Market Date: 10/16/201	7	List Price: Sold Price: Sold Price/SqFt: Loan Type: Loan Years: Payment Type: Buyr Concess to Sell: Sellr Concess to Buy: Closing Cost Split:	\$735,000 \$196.58 Conventional 30 Fixed 0 \$	Special Lis	sting Cond: N/A
Listed by: Realty Executives (reax	117)				

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12/21/2017 2:48 PM

flexmls Web Page 43 of 46

Client Report (21)

7030 E SIERRA MORENA CIR, Mesa, AZ 85207

\$755,000 Closed



5580529 Residential

Beds/Baths: 4 / 3.5

Bedrooms Plus: 4

Approx SqFt: 3,739 / County

Assessor

Price/SqFt: \$201.92 Year Built: 2007

Pool: Both Private & Community Encoded Features: 43.5FRDXPS3G

Exterior Stories: 1
of Interior Levels: 1
Dwelling Type: Single Family -

Detached

Dwelling Styles: Detached

Ele Sch Dist: 004 - Mesa Unified District

Elementary School: Las Sendas Elementary School

Jr. High School: Fremont Junior High School

Approx Lot SqFt: 13,758 / County Assessor

Apx Lot Size Range: 12,501 - 15,000 Subdivision: MOUNTAIN VILLAGE

AT LAS SENDAS **Tax Municipality:** Maricopa -

COUNTY

Marketing Name:

Single Family - Detached

Planned Cmty Name: LAS SENDAS Model:

Builder Name: BLANDFORD Hun Block: Map Code/Grid: P42

High School Dist #: 004 - Mesa

Unified District

Bldg Number:

High School: Red Mountain High

School

Cross Streets: POWER AND THOMAS Directions: EAST ON THOMAS WHICH IS ALSO EAGLE CREST DRIVE. TURN RIGHT ONTO BOULDER CANYON (MOUNTAIN VILLAGE GATED ENTRANCE) TURN RIGHT PAST THE GATE AND THEN TURN LEFT ONTO SIERRA MORENA. HOME IS ON THE LEFT

Public Remarks: ABSOLUTELY STUNNING BLANDFORD SEMI-CUSTOM HOME LOCATED IN HIGHLY FAVORED, LAS SENDAS MASTER PLANNED COMMUNITY. NEGATIVE EDGE HEATED POOL, HOT TUB, MULTIPLE WATER FEATURES, PRIVATE COURTYARD, CUSTOM SHUTTERS THROUGHOUT, VERY OPEN FLOOR PLAN, CANTERRA STONE FIREPLACE, BBQ AND AMAZING BACKYARD WITH FIREPIT. GOURMET KITCHEN INCLUDES 6 BURNER GAS COOKTOP, SIDE BY SIDE STAINLESS FRIDGE, CUSTOM HOOD VENT, DOUBLE MICRO/OVEN COMBO, LARGE GRANITE ISLAND WITH BAR SEATING, CUSTOM MASTER SHOWER, EPOXY 3 CAR GARAGE, CUL-DE-SAC STREET. OUTSIDE VIEWS INCLUDE THE GOLF COURSE TO THE EAST, AND A RETENTION AREA TO THE NORTH, BEAUTIFUL SUNSETS TO THE WEST AND MOUNTAINOUS RANGES. COME AND SEE TODAY!

Room Details Construction & Utilities County, Tax and Financing **Features** Approx SqFt Range: 3,501 -Kitchen Features: Range/Oven Const - Finish: Painted; Stucco; County Code: Maricopa 4 000 Elec; Cook Top Gas; Disposal; Stone Legal Description (Abbrev): Garage Spaces: 3 Dishwasher, Built-in Microwave, Construction: Frame - Wood LOT 19 MOUNTAIN VILLAGE AT Carport Spaces: 0 Refrigerator; Reverse Osmosis; LAS SENDAS MCR 076249 Roofing: All Tile **Total Covered Spaces:** 3 Wall Oven(s); Pantry; Walk-in Fencing: View/Wrought Iron; AN: 219-19-902 Pantry; Granite Countertops; Slab Parking Spaces: 0 Lot Number: 19 Block Parking Features: Electric Door Kitchen Island Cooling: Refrigeration; Town-Range-Section: 2N-7E-30 Master Bathroom: Full Bth Cty Bk&Pg: Opener Programmable Thmstat Pool - Private: Pool - Private; Master Bdrm; Double Sinks; Heating: Electric Heat Plat: Private Toilet Room Heated Pool; Solar Pool Plumbing: Gas Hot Wtr – Tnklss Taxes/Yr: \$6,190/2016 Equipment Master Bedroom: Downstairs **Utilities: SRP** Ownership: Fee Simple Additional Bedroom: 2 Master Spa: Spa - Private; Spa - Heated Water: City Water New Financing: Cash; VA; FHA; Conventional Horses: N Bdrms; Mstr Bdr Walkin Clst Sewer: Sewer - Public Fireplace: 1 Fireplace; Fireplace Laundry: Wshr/Dry HookUp Only Services: City Services Total Asum Mnth Pmts: \$0 Living Rm; Gas Fireplace; Firepit Dining Area: Formal, Eat-in Technology: Pre-Wire Sat Dish; Down Payment: \$0 Property Description: Cul-De-Kitchen Cable TV Avail; Security Sys Existing 1st Loan: Treat as Sac Lot; Mountain View(s); Basement Y/N: N Free&Clear Sep Den/Office Y/N: N North/South Exposure Energy/Green Feature: Ceiling Existing 1st Ln Trms: Landscaping: Desert Front; Other Rooms: Family Room Fan(s); Multi-Zones Disclosures: Seller Disc Avail; Agency Discl Req Desert Back; Yrd Wtring Sys Possession: Close of Escrow Front; Yrd Wtring Sys Back; Auto Timer H2O Front; Auto Timer H2O Back Exterior Features: Patio: Built-in BBQ Features: Water Softener Owned Community Features: Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s): Community Pool Htd; Community Spa Htd; Gated Community; Golf Course; Handball/Racquetball Flooring: Carpet, Tile, Wood Windows: Sunscreen(s); Dual Pane

flexmls Web Page 44 of 46

Fees & Homeowner Association Information HOA Y/N: Y / \$332.64 / Quarterly **HOA Name:** LAS SENDAS **HOA Telephone:** 480-357-8780 HOA Transfer Fee: \$400 HOA 2 Y/N: N / / HOA 3 Y/N: / / Association Fee Incl: Common Area Maint Rec Center Fee Y/N: N / / Ttl Mthly Fee Equiv: \$110.88 Assoc Rules/Info: Pets OK (See Rmrks); Clubhouse/Rec Center; Monthly Cap Imprv/Impact Fee: \$ 0 \$ Rec Center Fee 2 Y/N: N / / Prof Managed Cap Impv/Impt Fee 2:\$0 \$ Land Lease Fee Y/N: N / / PAD Fee Y/N: N / / **Listing Dates Pricing and Sale Info Listing Contract Info** 252 / 252 \$799,900 CDOM/ADOM: List Price: Special Listing Cond: N/A Status Change Date: 12/01/2017 Sold Price: \$755,000 Sold Price/SqFt: Close of Escrow Date: 11/30/2017 \$201.93 Off Market Date: 12/01/2017 Loan Type: Conventional Loan Years: 30 Payment Type: Fixed Buyr Concess to Sell: 0\$ Sellr Concess to Buy: 0 \$ **Closing Cost Split:** Normal - N Listed by: Arizona Real Estate Professionals, LLC (azrp01)

Prepared by Chris and Michele Keith

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12/21/2017 2:48 © 2017 ARMLS PM and FBS. DMCA flexmls Web Page 45 of 46

Client Report (22)

4330 N BRIGHTON CIR, Mesa, AZ 85207

\$1,299,000



5600854 Residential

Beds/Baths: 5 / 6.5

Bedrooms Plus: 6

Approx SqFt: 6,133 / Appraiser

Price/SqFt: \$211.8

Year Built: 2004
Pool: Both Private & Community

Encoded Features: 56.5FRDXPSQAO4G4S Exterior Stories: 1 # of Interior Levels: 1

Dwelling Type: Single Family - Detached Sendas

Dwelling Styles: Detached

Single Family - Detached Closed

Approx Lot SqFt: 50,647 /
County Assessor
Apx Lot Size Range: 1 - 1.9

Acres

Subdivision: SUMMIT AT LAS

SENDAS
Tax Municipality: Mesa

Marketing Name: Summit at Las Sendas Planned Cmty Name: Las

Model: Custom
Builder Name: UNK
Hun Block:

Hun Block: Map Code/Grid: P42 Bldg Number:

Ele Sch Dist: 004 - Mesa Unified District Elementary School: Las Sendas

Elementary School

Jr. High School: Fremont Junior High School

High School Dist #: 004 - Mesa

Unified District

High School: Red Mountain High

School

Cross Streets: Power Rd. and Eagle Crest Drive Directions: From Power Rd. go east on Eagle Crest Dr. Turn left on N. Boulder Canyon into Summit Subdivision. Turn left on E. Summit Trail St. Turn Right on N. Brighton Circle, house is #4330 on the left.

Public Remarks: Magnificent custom home with breathtaking views of Red Mtn.& city lights. Elegant design features throughout this home. Enter thru beautiful courtyard w/water feature. Just inside you are greeted by stunning marble floors, gourmet kitchen w/SS appliances, granite counters, custom cabinetry, eat-in kitchen. Formal dining just off kitchen. Family room w/fireplace & wet bar, great for entertaining. Thru disappearing wall of glass enjoy your secluded backyard & patio w/negative edge pool, spa, BBQ & viewing deck. Key features include private casita, media room, and his & her offices. Grand master suite retreat w/fireplace, sitting area and stunning décor. Luxurious master bath sanctuary with large walk-in shower, jetted tub & more! Great garage w/epoxy floors for car enthusiast w/AC workshop.

Features Approx SqFt Range: 5,001+ Garage Spaces: 4 Carport Spaces: 0 Total Covered Spaces: 4 Slab Parking Spaces: 4 Parking Features: Attch'd Gar Cabinets; Dir Entry frm Garage; Electric Door Opener, Extnded Lngth Garage Pool - Private: Pool - Private; Fenced Pool; Heated Pool; Play Pool; Variable Speed Pump Spa: Spa - Private, Spa - Heated Horses: N Fireplace: 2 Fireplace; Fireplace Family Rm; Fireplace Master Bdr; Gas Fireplace, Firepit Property Description: Hillside Lot; Cul-De-Sac Lot; City Light View(s); Mountain View(s); North/South Exposure Landscaping: Gravel/Stone Front; Gravel/Stone Back; Desert Front; Desert Back; Synthetic Grass Back; Yrd Wtring Sys Front; Yrd Wtring Sys Back; Auto Timer H2O Front, Auto Timer H2O Back; Irrigation Front; Irrigation Back Exterior Features: Patio; Covered Patio(s), Balcony/Deck (s); Circular Drive; Pvt Yrd (s)/Crtyrd(s); Misting System; Built-in BBQ Features: Skylight(s); Vaulted Ceiling(s); 9+ Flat Ceilings;

Central Vacuum; Wet Bar(s);

Kitchen Features: Range/Oven Gas; Cook Top Gas; Disposal; Dishwasher, Built-in Microwave, Refrigerator; Reverse Osmosis; Built In Recycling; Multiple Ovens; Walk-in Pantry; Granite Countertops; Kitchen Island Master Bathroom: Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks; Private Toilet Room; Tub with Jets Master Bedroom: Split Additional Bedroom: Other Bdrm Split; Other Bdrm Dwnstrs; Separate Bdrm Exit: Mstr Bdr Walkin Clst; Othr Bdr Walkin Clst; Mstr Bdrm Sitting Rm Laundry: Wshr/Dry HookUp Only: Gas Dryer Hookup; Inside Laundry Dining Area: Formal, Eat-in Kitchen; Breakfast Bar; Dining in LR/GR; Breakfast Room Basement Y/N: N Sep Den/Office Y/N: Y Other Rooms: Family Room; Great Room, Guest Qtrs-Sep Entrn; Separate Workshop; Media Room Items Updated: Floor Yr Updated: 2015: Floor Partial/Full:

Partial; Pool Yr Updated: 2015;

Pool Partial/Full: Partial

Room Details

Stone Construction: Frame - Wood; Blown Cellulose Roofing: All Tile; Rolled Fencing: View/Wrought Iron, Block Cooling: Refrigeration; Programmable Thmstat Heating: Gas Heat; Wall/Floor Heat Plumbing: Recirculation Pump; Gas Hot Water Heater Utilities: SRP; City Gas Water: City Water Sewer: Sewer - Public Services: City Services Technology: 3+ Exist Tele Lines; Pre-Wire Srnd Snd; Pre-Wire Sat Dish; Cable TV Avail; HighSpd Intrnt Aval, Ntwrk Wrng Multi Rms; Security Sys Owned; Smart Home System Energy/Green Feature: Ceiling Fan(s); Multi-Zones

Construction & Utilities

Architecture: Spanish

Unit Style: All on One Level

Const - Finish: Painted; Stucco;

d; AN: 2
Lot N
Town
Cty E
Plat:
Taxe
Own
New
Conv
Total
Down
Exist
Freed
Exist
Discl
Agen
Poss

County Code: Maricopa Legal Description (Abbrev): LOT 27 SUMMIT AT LAS SENDAS MCR 055914 AN: 219-17-907 Lot Number: 27

Town-Range-Section: 2N-7E-30

County, Tax and Financing

Cty Bk&Pg:

Taxes/Yr: \$10,838/2016 Ownership: Fee Simple New Financing: Cash; Conventional

Total Asum Mnth Pmts: \$0 Total Encumbrance: \$0 Down Payment: \$0

Existing 1st Loan: Treat as

Free&Clear

Existing 1st Ln Trms: Disclosures: Seller Disc Avail; Agency Discl Req; None Possession: Close of Escrow flexmls Web Page 46 of 46

Roller Shields; No Interior Steps; Water Softener Owned Community Features: Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool; Community Pool Htd; Community Spa; Community Spa Htd; Gated Community; Golf Course; Workout Facility Add'l Property Use: None Flooring: Carpet; Laminate; Stone; Tile; Wood Windows: Sunscreen(s); Dual Pane; Mechanical Sun Shds; Tinted				
	Fees & Homeowner As	sociation Information		
110 A T F 6455	HOA Name: Las Sendas HOA Prop Man Co Name: First Se			57-8780 e: 480-551-4300
HOA 2 Y/N: N / /				
HOA 3 Y/N: / /				
Association Fee Incl: Common Area Assoc Rules/Info: Pets OK (See Rm Clubhouse/Rec Center; Club, Membe	nrks); NoVsble TrkTrlrRvBt; ership Opt; Prof Managed	Rec Center Fee Y/N: N Rec Center Fee 2 Y/N: Land Lease Fee Y/N: I PAD Fee Y/N: N //	N / / Cap Imp	r Fee Equiv: \$110.88 rv/Impact Fee: \$ 0 \$ v/Impt Fee 2:\$0 \$ cilities Distr: N
Listing Dates	Pricing and	d Sale Info	Listing (Contract Info
CDOM/ADOM: 210 / 210 Status Change Date: 12/01/2017 Close of Escrow Date: 11/30/2017 Off Market Date: 12/01/2017	List Price: Sold Price: Sold Price/SqFt: Loan Type: Loan Years: Payment Type: Buyr Concess to Sell: Sellr Concess to Buy: Closing Cost Split:		Special Listing Con	d: N/A
Listed by: Coldwell Banker Trails and	Paths (tppp01)			-

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