


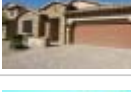












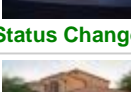


















## Client View

33 Properties

		Price / Status / MLS #	Subdivision	Bedrooms	Bathrooms	Approx SQFT	Pool	List/Sold Price Sqft	Cumulative DOM	Close of Escrow Date
1	 Status Change	<b>\$121,500</b> 7233 E Manning ST Mesa, AZ 85207 Closed / 4502730	Windsong at Las Sendas	3	2	1,362	None	89.21 / 89.21	61	05/03/2011
2		<b>\$155,000</b> 7254 E Northridge ST Mesa, AZ 85207 Closed / 4548901	Windsong at Las Sendas	3	2	1,372	Community	112.97 / 112.97	5	04/20/2011
3		<b>\$172,500</b> 3611 N BARRON CIR Mesa, AZ 85207 Closed / 4520577	Las Sendas	3	2.5	2,150	Private	87.91 / 80.23	37	04/28/2011
4		<b>\$193,000</b> 6904 E PORTIA ST Mesa, AZ 85207 Closed / 4525943	Vintage Hills at Las Sendas	3	2	1,567	Community	130.82 / 123.17	345	04/27/2011
5		<b>\$205,000</b> 3055 N RED MOUNTAIN -- 190 Mesa, AZ 85207 Closed / 4537823	Ironwood Pass Unit 2 at Las Sendas	3	2.5	2,150	Community	102.33 / 95.35	50	04/28/2011
6		<b>\$208,000</b> 3521 N BARRON -- Mesa, AZ 85207 Closed / 4463740	Las Sendas - Rolling Hills	3	2	1,756	Both	119.59 / 118.45	184	04/20/2011
7		<b>\$210,000</b> 7158 E NATHAN ST Mesa, AZ 85207 Closed / 4521873	Trailridge at Las Sendas	4	4	2,835	Community	79.37 / 74.07	107	04/29/2011
8		<b>\$217,500</b> 6937 E SIERRA MORENA CIR Mesa, AZ 85207 Closed / 4514146	LAS SENDAS	3	2	1,926	Community	103.32 / 112.93	60	04/30/2011
9		<b>\$230,000</b> 7161 E NATHAN ST Mesa, AZ 85207 Closed / 4544548	TRAILRIDGE AT LAS SENDAS	5	3	2,475	Community	96.93 / 92.93	7	04/15/2011
10		<b>\$232,000</b> 7240 E NANCE ST Mesa, AZ 85207 Closed / 4536820	Trailridge	4	3	2,835	None	84.3 / 81.83	13	04/07/2011
11		<b>\$235,000</b> 7422 E NORWOOD ST Mesa, AZ 85207 Closed / 4433972	Las Sendas	4	2.5	2,680	Both	93.02 / 87.69	263	04/15/2011
12		<b>\$235,000</b> 7252 E NANCE ST Mesa, AZ 85207 Closed / 4523621	Trailridge at Las Sendas	5	3	2,835	None	86.42 / 82.89	61	04/27/2011
13		<b>\$258,000</b> 4159 N STARRY PASS CIR Mesa, AZ 85207 Closed / 4529070	MOUNTAIN GATE AT LAS SENDAS	3	2	1,821	Community	147.72 / 141.68	81	04/15/2011
14		<b>\$265,000</b> 3749 N LADERA CIR Mesa, AZ 85207 Closed / 4535406	Las Sendas	4	2	2,370	Community	113.92 / 111.81	78	04/27/2011
15		<b>\$275,000</b> 6927 E SCARLET CIR Mesa, AZ 85207 Closed / 4517200	COBBLESTONE AT LAS SENDAS	4	4	2,835	Community	100.49 / 97	79	04/12/2011
16		<b>\$306,430</b> 3765 N BARRON ST Mesa, AZ 85207 Closed / 4557775	Las Sendas	4	2.5	2,446	Both	126.74 / 125.28	23	04/29/2011
17	 Status Change	<b>\$315,000</b> 4117 N TWILIGHT CIR Mesa, AZ 85207 Closed / 4455344	Las Sendas - Pinnacle Point	3	2	2,226	Both	146 / 141.51	228	05/04/2011
18		<b>\$330,000</b> 7548 E SANDIA CIR Mesa, AZ 85207 Closed / 4461475	Las Sendas	5	3	3,233	Both	106.71 / 102.07	189	04/20/2011

19		<b>\$365,000</b> 3430 N MOUNTAIN RIDGE -- 34 Mesa, AZ 85207 Closed / 4483348	Las Sendas	4	3	3,330	Both	117.12 / 109.61	175	04/22/2011
20		<b>\$382,500</b> 7130 E SADDLEBACK ST 42 Mesa, AZ 85207 Closed / 4458927	Las Sendas - Golf Colony	3	3	2,795	Community	153.49 / 136.85	154	04/15/2011
21	 <b>Status Change</b>	<b>\$400,000</b> 7743 E SAYAN ST Mesa, AZ 85207 Closed / 4554860	Las Sendas	3	2	2,226	Both	195.42 / 179.69	9	05/02/2011
22		<b>\$432,500</b> 4010 N TERRA MESA CIR Mesa, AZ 85207 Closed / 4531797	Las Sendas	3	2.5	2,309	Both	214.38 / 187.31	76	04/19/2011
23		<b>\$450,000</b> 7607 E TASMAN CIR Mesa, AZ 85207 Closed / 4504778	Las Sendas	5	3	3,655	Private	140.9 / 123.12	132	04/19/2011
24		<b>\$450,000</b> 4029 N STONE PEAK CIR Mesa, AZ 85207 Closed / 4535548	Las Sendas	4	3	3,000	Both	165.93 / 150	39	04/05/2011
25		<b>\$475,000</b> 7920 E Stonecliff CIR Mesa, AZ 85207 Closed / 4414934	Stonecliff at Las Sendas Mountain	3	3	2,798	Both	169.76 / 169.76	274	04/18/2011
26		<b>\$500,000</b> 3334 N STONE GULLY -- Mesa, AZ 85207 Closed / 4511271	Las Sendas	3	2	2,226	Both	233.56 / 224.62	104	04/06/2011
27		<b>\$601,000</b> 3951 N PINNACLE HILLS CIR Mesa, AZ 85207 Closed / 4316243	LAS SENDAS	5	4.5	5,021	Both	136.43 / 119.7	317	04/20/2011
28		<b>\$605,000</b> 4148 N STONE PEAK CIR Mesa, AZ 85207 Closed / 4519001	Las Sendas - Granite Preserve	3	3	3,017	Both	210.47 / 200.53	72	04/22/2011
29		<b>\$650,000</b> 8432 E VALLEY VISTA CIR Mesa, AZ 85207 Closed / 4505160	Las Sendas	3	4	3,508	Both	185.29 / 185.29	103	04/28/2011
30		<b>\$750,000</b> 3224 N LADERA CIR Mesa, AZ 85207 Closed / 4527419	LAS SENDAS	5	5	4,623	Private	162.23 / 162.23	12	04/22/2011
31		<b>\$875,000</b> 8008 E COPPER CANYON CIR Mesa, AZ 85207 Closed / 4461131	Las Sendas - Copper Canyon	5	6	5,601	Both	178.36 / 156.22	181	04/29/2011
32		<b>\$1,219,000</b> 8350 E VIEW CREST CIR Mesa, AZ 85207 Closed / 4457503	Las Sendas - Pinnacle Ridge	4	5	5,633	Both	230.6 / 216.4	228	04/27/2011
33		<b>\$1,475,000</b> 8414 E TETON CIR Mesa, AZ 85207 Closed / 4541849	Las Sendas	5	6.5	7,400	Private	202.7 / 199.32	205	04/29/2011

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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4502730	Residential	Single Family - Detached	Closed
<b>Beds/Baths:</b> 3 / 2 <b>SF:</b> 1,362 / Appraiser <b>Year Built:</b> 2001 <b>Pool:</b> None <b>EF:</b> 32FR2G <b>Approx Lot SqFt:</b> 4,119 / County Assessor <b>Apx Lot Size Range:</b> 1 - 7,500 <b>Level:</b> Single Level <b>Dwelling Type:</b> Single Family - Detached		<b>Subdivision:</b> Windsong at Las Sendas <b>Tax Municipality:</b> Mesa <b>Marketing Name:</b> <b>Planned Cmty Name:</b> <b>Model:</b> <b>Builder Name:</b> Maracay <b>Hun Block:</b> 0 S <b>Map Code/Grid:</b> Q40 <b>Bldg Number:</b>	
<b>Ele Sch Dist:</b> 004 - Mesa Unified District <b>Elementary School:</b> Las Sendas <b>Jr. High School:</b> Fremont		<b>High School Dist #:</b> 004 - Mesa Unified District <b>High School:</b> Red Mountain	

**Cross Streets:** McDowell & 202 **Directions:** E on McDowell, S on Ridgecrest, W on Norwood, S on Raven, W on Manning to HUD Home sign.

**Public Remarks:** HUD Home. Attractive 3 bedroom, 2 bath home with lots of gorgeous tile flooring, open modern floorplan, side entry garage, desert landscaping front and back, tile roof, block fencing & easy access to Red Mountain freeway. Full master bath. Energy efficient gas heat, multi-pane windows, ceiling fans and north/south exposure. 9 foot ceilings. Price Reduced.


Features	Room Details	Construction & Utilities	County, Tax and Financing
<b>Approx SqFt Range:</b> 1,201 - 1,400 <b>Parking:</b> 2 Car Garage <b>Pool - Private:</b> No Pool <b>Spa:</b> None <b>Horses:</b> N <b>Fireplace:</b> No Fireplace <b>Property Description:</b> North/South Exposure <b>Landscaping:</b> Desert Front; Desert Back <b>Exterior Features:</b> Covered Patio(s) <b>Features:</b> 9+ Flat Ceilings <b>Community Features:</b> Gated Community <b>Flooring:</b> Carpet; Tile	<b>Kitchen Features:</b> Range/Oven Elec; Disposal; Dishwasher <b>Master Bathroom:</b> Full Bth Master Bdrm <b>Laundry:</b> Inside Laundry <b>Dining Area:</b> Eat-in Kitchen <b>Other Rooms:</b> Family Room <b>Basement Description:</b> None	<b>Const - Finish:</b> Stucco <b>Construction:</b> Frame - Wood <b>Roofing:</b> All Tile <b>Fencing:</b> Block <b>Cooling:</b> Refrigeration <b>Heating:</b> Gas Heat <b>Utilities:</b> SRP <b>Water:</b> City Water <b>Sewer:</b> Other (See Remarks) <b>Energy/Green Feature:</b> Ceiling Fan(s); Multi-Pane Wndws	<b>County Code:</b> Maricopa <b>Legal Subdivision:</b> <b>AN:</b> 219-25-381 <b>Lot Number:</b> 52 <b>Town-Range-Section:</b> -- <b>Cty Bk&amp;Pg:</b> <b>Plat:</b> <b>Taxes/Yr:</b> \$1,154/2010 <b>Ownership:</b> Fee Simple <b>New Financing:</b> Cash; FHA; Conventional <b>Total Asum Mnth Pmts:</b> \$0 <b>Down Payment:</b> \$0 <b>Existing 1st Loan:</b> Treat as Free&Clear <b>Exist 1st Loan Terms:</b> <b>Disclosures:</b> Agency Discl Req <b>Possession:</b> Close of Escrow

**Fees & Homeowner Association Information**

<b>HOA Y/N:</b> Y <b>HOA Fee/Paid:</b> \$96 / Monthly <b>HOA Transfer Fee:</b> <b>HOA Name:</b> Las Sendas Comm <b>HOA Telephone:</b> 480-357-8780	<b>HOA 2 Y/N:</b> <b>HOA 2 Fee/Paid:</b> / <b>HOA 2 Transfer Fee:</b> <b>HOA 2 Name:</b> <b>HOA 2 Telephone:</b>	<b>Association Fee Incl:</b> Common Area Maint <b>Assoc Rules/Info:</b> Prof Managed	<b>Cap Imprv/Impact Fee:</b> 0 <b>Land Lease Fee:</b> \$0 <b>PAD Fee:</b> \$0
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Listing Dates	Pricing and Sale Info	Listing Contract Info
<b>CDOM/ADOM:</b> 61 / 61 <b>Close of Escrow Date:</b> 05/03/2011 <b>Off Market Date:</b> 02/03/2011	<b>List Price:</b> \$121,500 <b>Sold Price:</b> \$121,500 <b>Sold Price/SqFt:</b> \$89.21 <b>Loan Type:</b> Conventional <b>Loan Years:</b> 30 <b>Payment Type:</b> Fixed <b>Pnts Pd By Buyer:</b> 0 <b>Pnts Pd By Seller:</b> 0 <b>Closing Cost Split:</b> Normal - N	<b>Special Listing Cond:</b> HUD Owned Property

Listed by: West USA Realty Revelation (wsrr01)

	4548901 Residential Single Family - Detached Closed		
	<b>Beds/Baths:</b> 3 / 2 <b>SF:</b> 1,372 / County Assessor <b>Year Built:</b> 2002 <b>Pool:</b> Community <b>EF:</b> 32RX2G <b>Approx Lot SqFt:</b> 4,119 / County Assessor <b>Apx Lot Size Range:</b> 1 - 7,500 <b>Level:</b> Single Level <b>Dwelling Type:</b> Single Family - Detached		<b>Subdivision:</b> Windsong at Las Sendas <b>Tax Municipality:</b> Mesa <b>Marketing Name:</b> Windsong at Las Sendas <b>Planned Cmty Name:</b> Las Sendas <b>Model:</b> <b>Builder Name:</b> Maracay <b>Hun Block:</b> 2700 N <b>Map Code/Grid:</b> P42 <b>Bldg Number:</b>
	<b>Ele Sch Dist:</b> 004 - Mesa Unified District <b>Elementary School:</b> Las Sendas <b>Jr. High School:</b> Fremont	<b>High School Dist #:</b> 004 - Mesa Unified District <b>High School:</b> Red Mountain	

**Cross Streets:** Power & McDowell **Directions:** East to Ridgecrest (just over the 202). South to Norwood St and the Windsong gated entrance is on the right.

**Public Remarks:** Beautiful home nestled in the gated award winning golf course community of Las Sendas! Three bedrooms, 2 bathrooms, side entry 2 car garage. Split floor plan. Master has double sinks, walk-in closet and bay window. Kitchen is open and bright with raised panel cabinets, upgraded appliances, and pantry. New water softener and RO system installed in February. Pleasant covered patio with flagstone flooring and pathway to side gate. Home is lightly used and in exceptional condition. Ceiling fans. North South exposure. Community offers heated pool and spa, basketball, clubhouse, dog park, fitness center, tennis courts, walking trails, and security attendant. Home is VERY convenient to the freeway, shopping, and dining.

Features	Room Details	Construction & Utilities	County, Tax and Financing
<b>Approx SqFt Range:</b> 1,201 - 1,400 <b>Parking:</b> 2 Car Garage <b>Pool - Private:</b> No Pool <b>Spa:</b> None <b>Horses:</b> N <b>Fireplace:</b> 1 Fireplace; Gas Fireplace <b>Property Description:</b> North/South Exposure <b>Landscaping:</b> Desert Front; Yrd Wtring Sys Front; Yrd Wtring Sys Back; Auto Timer H2O Front; Auto Timer H2O Back <b>Exterior Features:</b> Covered Patio(s); Pvt Yrd(s)/Crtyrd(s) <b>Features:</b> 9+ Flat Ceilings; Water Softener Owned <b>Community Features:</b> Biking/Walking Path; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool; Community Pool Htd; Community Spa; Community Spa Htd; Gated Community; Golf Course <b>Flooring:</b> Carpet; Tile	<b>Kitchen Features:</b> Range/Oven Elec; Disposal; Dishwasher; Built-in Microwave; Refrigerator; Reverse Osmosis; Pantry <b>Master Bathroom:</b> Full Bth Master Bdrm; Double Sinks <b>Additional Bedroom:</b> Master Bdrm Split; Mstr Bdr Walkin Clst <b>Laundry:</b> Inside Laundry <b>Dining Area:</b> Eat-in Kitchen; Dining in LR/GR <b>Basement Description:</b> None	<b>Const - Finish:</b> Stucco <b>Construction:</b> Frame - Wood <b>Roofing:</b> All Tile <b>Fencing:</b> Block <b>Cooling:</b> Refrigeration <b>Heating:</b> Gas Heat <b>Utilities:</b> SRP; SW Gas <b>Water:</b> City Water <b>Sewer:</b> Sewer - Public <b>Services:</b> City Services <b>Technology:</b> Cable TV Avail; HighSpd Intrnt Aval; Security Sys Owned <b>Energy/Green Feature:</b> Ceiling Fan(s); Multi-Pane Wndws	<b>County Code:</b> Maricopa <b>Legal Subdivision:</b> <b>AN:</b> 219-25-447 <b>Lot Number:</b> 118 <b>Town-Range-Section:</b> -- <b>Cty Bk&amp;Pg:</b> <b>Plat:</b> <b>Taxes/Yr:</b> \$1,158/2010 <b>Ownership:</b> Fee Simple <b>New Financing:</b> Cash; VA; FHA; Conventional <b>Total Asum Mnth Pmts:</b> \$0 <b>Down Payment:</b> \$0 <b>Existing 1st Loan:</b> Conventional <b>Exist 1st Loan Terms:</b> <b>Disclosures:</b> Seller Disc Avail; Agency Discl Req <b>Possession:</b> Close of Escrow

**Fees & Homeowner Association Information**

<b>HOA Y/N:</b> Y <b>HOA Fee/Paid:</b> / Quarterly <b>HOA Transfer Fee:</b> <b>HOA Name:</b> Lsa Sendas/Windsong <b>HOA Telephone:</b> 480-551-4300	<b>HOA 2 Y/N:</b> <b>HOA 2 Fee/Paid:</b> / <b>HOA 2 Transfer Fee:</b> <b>HOA 2 Name:</b> <b>HOA 2 Telephone:</b>	<b>Association Fee Incl:</b> Common Area Maint <b>Assoc Rules/Info:</b> Pets OK (See Rmrks); Rental OK (See Rmrks); Clubhouse/Rec Center; FHA Approved Prjct; VA Approved Prjct; Prof Managed	<b>Cap Imprv/Impact Fee:</b> 0 <b>Land Lease Fee:</b> \$0 <b>PAD Fee:</b> \$0
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Listing Dates	Pricing and Sale Info	Listing Contract Info
<b>CDOM/ADOM:</b> 5 / 5 <b>Close of Escrow Date:</b> 04/20/2011 <b>Off Market Date:</b> 03/13/2011	<b>List Price:</b> \$155,000 <b>Sold Price:</b> \$155,000 <b>Sold Price/SqFt:</b> \$112.97 <b>Loan Type:</b> Conventional <b>Loan Years:</b> 30 <b>Payment Type:</b> Fixed <b>Pnts Pd By Buyer:</b> 0 <b>Pnts Pd By Seller:</b> 0 <b>Closing Cost Split:</b> Normal - N	<b>Special Listing Cond:</b> N/A


Listed by: Sw Realty & Property Management (swrl01)



Client Report (3)

3611 N BARRON CIR Mesa, AZ 85207

\$172,500

	4520577 Residential Single Family - Detached Closed	
	<b>Beds/Baths:</b> 3 / 2.5 <b>SF:</b> 2,150 / County Assessor <b>Year Built:</b> 1999 <b>Pool:</b> Private <b>EF:</b> 32.5RP2G <b>Approx Lot SqFt:</b> 5,940 / County Assessor <b>Apx Lot Size Range:</b> 1 - 7,500 <b>Level:</b> Two Levels <b>Dwelling Type:</b> Single Family - Detached	<b>Subdivision:</b> Las Sendas <b>Tax Municipality:</b> Mesa <b>Marketing Name:</b> <b>Planned Cmty Name:</b> <b>Model:</b> <b>Builder Name:</b> Blandford <b>Hun Block:</b> 3000 N <b>Map Code/Grid:</b> P42 <b>Bldg Number:</b>
	<b>Ele Sch Dist:</b> 004 - Mesa Unified District <b>Elementary School:</b> Las Sendas <b>Jr. High School:</b> Fremont	<b>High School Dist #:</b> 004 - Mesa Unified District <b>High School:</b> Red Mountain

**Cross Streets:** Power & Thomas/Eagle Crest **Directions:** East on Eagle Crest 1.7 miles, South on Mountain Ridge, East on E. Sierra Morena St, South on Barron Circle to property on left

**Public Remarks:** HUD Home, \*\*Price Reduction\*\* Beautiful Two Story 3 Bedroom 2.5 Bath home with pool. Carpet and Tile through. Big Backyard. Nice loft upstairs. HOA fee is \$96 per month, Per HUD square footage is 2,240, Repairs - Replace missing plumbing in kitchen, Replace missing thermostat, cap exposed wiring. Termite Inspection Recommended. Buyer to verify all info and room sizes.

Features	Room Details	Construction & Utilities	County, Tax and Financing
<b>Approx SqFt Range:</b> 2,001 - 2,250 <b>Parking:</b> 2 Car Garage <b>Pool - Private:</b> Pool - Private <b>Spa:</b> None <b>Horses:</b> N <b>Fireplace:</b> No Fireplace <b>Landscaping:</b> Desert Front; Desert Back <b>Flooring:</b> Carpet; Tile	<b>Kitchen Features:</b> Dishwasher <b>Master Bathroom:</b> Full Bth Master Bdrm <b>Laundry:</b> Wshr/Dry HookUp Only; Inside Laundry <b>Dining Area:</b> Dining in FR <b>Basement Description:</b> None	<b>Architecture:</b> Ranch <b>Unit Style:</b> Two Levels <b>Const - Finish:</b> Painted; Stucco <b>Construction:</b> Frame - Wood <b>Roofing:</b> All Tile <b>Fencing:</b> Block <b>Cooling:</b> Refrigeration <b>Heating:</b> Electric Heat <b>Utilities:</b> SRP <b>Water:</b> City Water <b>Sewer:</b> Sewer - Public	<b>County Code:</b> Maricopa <b>Legal Subdivision:</b> ROLLING HILLS AT LAS SENDAS <b>AN:</b> 219-20-060 <b>Lot Number:</b> 436 <b>Town-Range-Section:</b> 2N-7E-29 <b>Cty Bk&amp;Pg:</b> <b>Plat:</b> <b>Taxes/Yr:</b> \$2,198/2009 <b>Ownership:</b> Fee Simple <b>New Financing:</b> Cash; Conventional <b>Total Asum Mnth Pmts:</b> \$0 <b>Down Payment:</b> \$0 <b>Existing 1st Loan:</b> Treat as Free&Clear <b>Exist 1st Loan Terms:</b> <b>Disclosures:</b> Agency Discl Req <b>Possession:</b> Close of Escrow

#### Fees & Homeowner Association Information

<b>HOA Y/N:</b> Y <b>HOA Fee/Paid:</b> \$96 / Monthly <b>HOA Transfer Fee:</b> <b>HOA Name:</b> Rossmar + Graham <b>HOA Telephone:</b> 480-551-4300	<b>HOA 2 Y/N:</b> <b>HOA 2 Fee/Paid:</b> / <b>HOA 2 Transfer Fee:</b> <b>HOA 2 Name:</b> <b>HOA 2 Telephone:</b>	<b>Association Fee Incl:</b> Other (See Remarks) <b>Assoc Rules/Info:</b> Other (See Remarks)	<b>Cap Imprv/Impact Fee:</b> 0 <b>Land Lease Fee:</b> \$0 <b>PAD Fee:</b> \$0
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Listing Dates	Pricing and Sale Info	Listing Contract Info
<b>CDOM/ADOM:</b> 37 / 37 <b>Close of Escrow Date:</b> 04/28/2011 <b>Off Market Date:</b> 02/19/2011	<b>List Price:</b> \$189,000 <b>Sold Price:</b> \$172,500 <b>Sold Price/SqFt:</b> \$80.23 <b>Loan Type:</b> Cash <b>Loan Years:</b> 0 <b>Payment Type:</b> Fixed <b>Pnts Pd By Buyer:</b> 0 <b>Pnts Pd By Seller:</b> 0 <b>Closing Cost Split:</b> Normal - N	<b>Special Listing Cond:</b> HUD Owned Property

Listed by: Keller Williams Realty East Valley (kwev01)

Prepared by Chris and Michele Keith

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**DND2 ( D o N o t D isplay or D isclose ) - the data in fields marked with DND2 is confidential, for agent use only, and may not be shared with customers or clients in any manner whatsoever.**

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Client Report (4)

6904 E PORTIA ST Mesa, AZ 85207

\$193,000

	4525943 Residential Single Family - Detached Closed	
	<b>Beds/Baths:</b> 3 / 2 <b>SF:</b> 1,567 / County Assessor <b>Year Built:</b> 2005 <b>Pool:</b> Community <b>EF:</b> 32FR2G <b>Approx Lot SqFt:</b> 5,967 / County Assessor <b>Apx Lot Size Range:</b> 1 - 7,500 <b>Level:</b> Single Level <b>Dwelling Type:</b> Single Family - Detached	<b>Subdivision:</b> Vintage Hills at Las Sendas <b>Tax Municipality:</b> Mesa <b>Marketing Name:</b> Vintage Hills <b>Planned Cmty Name:</b> Las Sendas <b>Model:</b> Cactus Wren <b>Builder Name:</b> Blandford <b>Hun Block:</b> 1000 E <b>Map Code/Grid:</b> P42 <b>Bldg Number:</b>
	<b>Ele Sch Dist:</b> 004 - Mesa Unified District <b>Elementary School:</b> Las Sendas <b>Jr. High School:</b> Fremont	<b>High School Dist #:</b> 004 - Mesa Unified District <b>High School:</b> Red Mountain

**Cross Streets:** Power and Thomas (Eagle Crest) **Directions:** East on Eagle Crest; South on Red Mountain; West on Portia (gated entrance of Vintage Hills); West through gate to home on North Side.

**Public Remarks:** Traditional Sale!! Not and REO or Short Sale. Quick response and closing possible. This is a beautiful tuscan floor plan that feels brand new. Barely lived in and model like condition. Single level, split bedroom floor plan. Oversized tile and neutral carpet throughout. Water softener and drinking water filtration system included. Master suite features walk in closet, double sinks and separate shower and tub. Low maintenance desert landscape with watering system. Extended covered patio with North facing backyard. The front features beautiful stone and a paved driveway and walkway. Home is within walking distance to community pool, tennis, school and parks. This home is in perfect condition and a must see.

Features	Room Details	Construction & Utilities	County, Tax and Financing
<b>Approx SqFt Range:</b> 1,401 - 1,600 <b>Parking:</b> 2 Car Garage; Electric Door Opener <b>Pool - Private:</b> No Pool <b>Spa:</b> None <b>Horses:</b> N <b>Fireplace:</b> No Fireplace <b>Property Description:</b> North/South Exposure <b>Landscaping:</b> Desert Front; Desert Back; Yrd Wtring Sys Front; Yrd Wtring Sys Back <b>Exterior Features:</b> Covered Patio(s); Pvt Yrd(s)/Crtyrd(s) <b>Features:</b> Vaulted Ceiling(s); Water Softener Owned; Drink Wtr Filter Sys <b>Community Features:</b> Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool Htd; Community Spa Htd; Gated Community; Golf Course <b>Flooring:</b> Carpet; Tile	<b>Kitchen Features:</b> Range/Oven Elec; Disposal; Dishwasher; Built-in Microwave; Pantry <b>Master Bathroom:</b> Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks <b>Additional Bedroom:</b> Master Bdrm Split <b>Laundry:</b> Wshlr/Dry HookUp Only; Inside Laundry <b>Dining Area:</b> Eat-in Kitchen; Breakfast Bar <b>Other Rooms:</b> Family Room <b>Basement Description:</b> None	<b>Architecture:</b> Santa Barbara/Tuscan <b>Const - Finish:</b> Painted; Stucco <b>Construction:</b> Frame - Wood <b>Roofing:</b> All Tile <b>Fencing:</b> Block <b>Cooling:</b> Refrigeration <b>Heating:</b> Electric Heat <b>Utilities:</b> SRP; City Gas <b>Water:</b> City Water <b>Sewer:</b> Sewer - Public <b>Services:</b> City Services <b>Technology:</b> Sat Dish TV Ownd; Cable TV Avail; HighSpd Intrnt Aval <b>Energy/Green Feature:</b> Sunscreen(s); Ceiling Fan(s); Multi-Pane Wndws	<b>County Code:</b> Maricopa <b>Legal Subdivision:</b> VINTAGE HILLS AT LAS SENDAS <b>AN:</b> 219-19-800 <b>Lot Number:</b> 6 <b>Town-Range-Section:</b> 2N-7E-31 <b>Cty Bk&amp;Pg:</b> <b>Plat:</b> <b>Taxes/Yr:</b> \$1,415/2010 <b>Ownership:</b> Fee Simple <b>New Financing:</b> Cash; FHA; Conventional <b>Total Asum Mnth Pmts:</b> \$0 <b>Down Payment:</b> \$0 <b>Existing 1st Loan:</b> Treat as Free&Clear <b>Exist 1st Loan Terms:</b> <b>Disclosures:</b> Seller Disc Avail <b>Possession:</b> Close of Escrow

Fees & Homeowner Association Information			
<b>HOA Y/N:</b> Y <b>HOA Fee/Paid:</b> \$319 / Quarterly <b>HOA Transfer Fee:</b> <b>HOA Name:</b> Rossmar and Grahm <b>HOA Telephone:</b>	<b>HOA 2 Y/N:</b> <b>HOA 2 Fee/Paid:</b> / <b>HOA 2 Transfer Fee:</b> <b>HOA 2 Name:</b> <b>HOA 2 Telephone:</b>	<b>Association Fee Incl:</b> Common Area Maint; Street Maint <b>Assoc Rules/Info:</b> Pets OK (See Rmrks); NoVsble TrkTrlrRvBt; Rental OK (See Rmks); Clubhouse/Rec Center; Prof Managed	<b>Cap Imprv/Impact Fee:</b> 0 <b>Land Lease Fee:</b> \$0 <b>PAD Fee:</b> \$0

Listing Dates	Pricing and Sale Info	Listing Contract Info
<b>CDOM/ADOM:</b> 345 / 71 <b>Close of Escrow Date:</b> 04/27/2011 <b>Off Market Date:</b> 04/05/2011	<b>List Price:</b> \$205,000 <b>Sold Price:</b> \$193,000 <b>Sold Price/SqFt:</b> \$123.17 <b>Loan Type:</b> Cash <b>Loan Years:</b> 0 <b>Payment Type:</b> Other <b>Pnts Pd By Buyer:</b> 0 <b>Pnts Pd By Seller:</b> 0 <b>Closing Cost Split:</b> Normal - N	<b>Special Listing Cond:</b> N/A

Listed by: Coldwell Banker Residential Brokerage (cbrb12)

	4537823 Residential Single Family - Detached Closed	
	<b>Beds/Baths:</b> 3 / 2.5 <b>SF:</b> 2,150 / County Assessor <b>Year Built:</b> 1998 <b>Pool:</b> Community <b>EF:</b> 32.5RDO2G <b>Approx Lot SqFt:</b> 6,486 / County Assessor <b>Apx Lot Size Range:</b> 1 - 7,500 <b>Level:</b> Two Levels <b>Dwelling Type:</b> Single Family - Detached	<b>Subdivision:</b> Ironwood Pass Unit 2 at Las Sendas <b>Tax Municipality:</b> Mesa <b>Marketing Name:</b> Las Sendas <b>Planned Cmty Name:</b> Las Sendas <b>Model:</b> Night Hawk <b>Builder Name:</b> Blandford <b>Hun Block:</b> 300 N <b>Map Code/Grid:</b> P42 <b>Bldg Number:</b>
	<b>Ele Sch Dist:</b> 004 - Mesa Unified District <b>Elementary School:</b> Las Sendas <b>Jr. High School:</b> Fremont	<b>High School Dist #:</b> 004 - Mesa Unified District <b>High School:</b> Red Mountain

**Cross Streets:** Power Road & Thomas Road **Directions:** East(on Eagle Crest) to Red Mountain, (right turn) to Ironwood Pass gated subdivision across from Las Sendas Elementary, forward and right at T, house on left, unit 190.

**Public Remarks:** Las Sendas homes for sale feature this 3 bedroom 2 1/2 baths home WITH A LOFT, great room, formal and casual dining, covered patio, private large back yard with mountain views for relaxing & entertaining. TRADITIONAL SALE with pride of ownership! Move in ready. Near Las Sendas Elementary School and Las Sendas Golf Course with many bike and hiking trails, lighted parks, optional health club and more! Near shopping, restaurants, doctors, dentists, Saguaro Lake and bordering Tonto National Forest. Near the Loop 202 Red Mountain Freeway to Sky Harbor Airport, Phoenix Mesa Gateway Airport, Banner Baywood Hospital, Mesa Community College, Falcon Field Airport. A Golf Community. A gated community.

<b>Master Bedroom</b> 16 14	<b>Bedroom 2</b> 13 10 <b>Loft</b> 10 11	<b>Bedroom 3</b> 13 10 <b>Kitchen</b> 17 10 <b>Great Room</b> 15 9	<b>Dining Room</b> 11 10	<b>Living Room</b> 16 14
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Features	Room Details	Construction & Utilities	County, Tax and Financing
<b>Approx SqFt Range:</b> 2,001 - 2,250 <b>Parking:</b> 2 Car Garage; Electric Door Opener <b>Pool - Private:</b> No Pool <b>Spa:</b> None <b>Horses:</b> N <b>Fireplace:</b> No Fireplace <b>Property Description:</b> Mountain View (s); Adjacent to Wash; Borders Common Area <b>Landscaping:</b> 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 <b>Exterior Features:</b> Patio; Covered Patio(s) <b>Features:</b> Vaulted Ceiling(s); Water Softener Owned; Soft Water Loop; Drink Wtr Filter Sys <b>Community Features:</b> 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; Handball/Raquetball <b>Add'l Property Use:</b> None <b>Flooring:</b> Carpet; Tile	<b>Kitchen Features:</b> Range/Oven Gas; Cook Top Gas; Gas Stub for Range; Disposal; Dishwasher; Refrigerator; Reverse Osmosis; Pantry <b>Master Bathroom:</b> Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks <b>Additional Bedroom:</b> Master Bdrm Upstairs; Mstr Bdr Walkin Clst <b>Laundry:</b> Washer Included; Dryer Included; Inside Laundry <b>Dining Area:</b> Formal; Eat-in Kitchen; Breakfast Bar <b>Other Rooms:</b> Great Room; Loft <b>Basement Description:</b> None <b>Items Updated:</b> Ht/Cool Yr Updated: 2010; Ht/Cool Partial/Full: Partial	<b>Architecture:</b> Contemporary <b>Const - Finish:</b> Painted; Stucco <b>Construction:</b> Block <b>Roofing:</b> All Tile <b>Fencing:</b> View/Wrought Iron; Block <b>Cooling:</b> Refrigeration <b>Heating:</b> Electric Heat <b>Utilities:</b> SRP; City Gas <b>Water:</b> City Water <b>Sewer:</b> Sewer - Public; Sewer in & Cnctd <b>Services:</b> City Services <b>Technology:</b> 3+ Exist Tele Lines; Cable TV Avail; HighSpd Intrnt Aval <b>Energy/Green Feature:</b> Ceiling Fan(s); Multi-Pane Wndws; Multi-Zones	<b>County Code:</b> Maricopa <b>Legal Subdivision:</b> IRONWOOD PASS UNIT 2 AT LAS SENDAS <b>AN:</b> 219-19-126 <b>Lot Number:</b> 190 <b>Town-Range-Section:</b> 2N-7E-31 <b>Cty Bk&amp;Pg:</b> <b>Plat:</b> <b>Taxes/Yr:</b> \$1,660/2010 <b>Ownership:</b> Fee Simple <b>New Financing:</b> Cash; VA; FHA; Conventional <b>Total Asum Mnth Pmts:</b> \$0 <b>Down Payment:</b> \$0 <b>Existing 1st Loan:</b> Treat as Free&Clear <b>Exist 1st Loan Terms:</b> <b>Disclosures:</b> Seller Disc Avail; Agency Discl Req <b>Miscellaneous:</b> Home Warranty <b>Possession:</b> Close of Escrow

**Fees & Homeowner Association Information**

<b>HOA Y/N:</b> Y <b>HOA Fee/Paid:</b> \$316.8 / Quarterly <b>HOA Transfer Fee:</b> <b>HOA Name:</b> Las Sendas <b>HOA Telephone:</b> 480-357-8780	<b>HOA 2 Y/N:</b> <b>HOA 2 Fee/Paid:</b> / <b>HOA 2 Transfer Fee:</b> <b>HOA 2 Name:</b> <b>HOA 2 Telephone:</b>	<b>Association Fee Incl:</b> Common Area Maint; Street Maint <b>Assoc Rules/Info:</b> Pets OK (See Rmrks); NoVsble TrkTrlrVbT; Rental OK (See Rmks); Club, Membership Opt; FHA Approved Prjct; VA Approved Prjct; Prof Managed	<b>Rec Center:</b> N <b>Cap Imprv/Impact Fee:</b> 0 <b>Land Lease Fee:</b> \$0 <b>PAD Fee:</b> \$0
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Listing Dates	Pricing and Sale Info	Listing Contract Info
<b>CDOM/ADOM:</b> 50 / 50 <b>Close of Escrow Date:</b> 04/28/2011 <b>Off Market Date:</b> 04/06/2011	<b>List Price:</b> \$220,000 <b>Sold Price:</b> \$205,000 <b>Sold Price/SqFt:</b> \$95.35 <b>Loan Type:</b> Conventional <b>Loan Years:</b> 30 <b>Payment Type:</b> Fixed	<b>Special Listing Cond:</b> N/A

<b>Pnts Pd By Buyer:</b> 0
<b>Pnts Pd By Seller:</b> 0
<b>Closing Cost Split:</b> Normal - N


Listed by: Independence Realty Professionals, Inc. (irpi02)

Prepared by Chris and  
Michele Keith

*All information should be verified by the recipient and none is guaranteed as accurate by ARMLS.*  
**DND2 ( D o N ot D isplay or D isclose) - the data in fields marked with DND2 is confidential, for agent use only, and may not be shared with customers or clients in any manner whatsoever.**

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	4463740 Residential Single Family - Detached Closed	
	<b>Beds/Baths:</b> 3 / 2 <b>SF:</b> 1,756 / County Assessor <b>Year Built:</b> 1999 <b>Pool:</b> Both Private & Community <b>EF:</b> 32RXP2G <b>Approx Lot SqFt:</b> 5,664 / County Assessor <b>Apx Lot Size Range:</b> 1 - 7,500 <b>Level:</b> Single Level <b>Dwelling Type:</b> Single Family - Detached	<b>Subdivision:</b> Las Sendas - Rolling Hills <b>Tax Municipality:</b> Mesa <b>Marketing Name:</b> Las Sendas <b>Planned Cmty Name:</b> Las Sendas <b>Model:</b> Morning Dove <b>Builder Name:</b> Blandford Homes <b>Hun Block:</b> 7650 E <b>Map Code/Grid:</b> P42 <b>Bldg Number:</b>
	<b>Ele Sch Dist:</b> 004 - Mesa Unified District <b>Elementary School:</b> Las Sendas <b>Jr. High School:</b> Fremont	<b>High School Dist #:</b> 004 - Mesa Unified District <b>High School:</b> Red Mountain

**Cross Streets:** Power & McDowell **Directions:** E on McDowell, L on Ridgecrest, L on Mountain Ridge to 1st gate on R (Rolling Hills/Regina St.), W on Barron

**Public Remarks:** Fantastic Morning Dove model located in the master planned community of Las Sendas, situated on an interior lot with a natural desert area directly behind. This fabulous home features a Pebble-Tec play pool, ceramic tile, water softener, R/O system & upgraded kitchen. Enjoy Las Sendas living with its community pools, golf course, tennis courts, parks, ball fields & miles of walking/hiking trails! Las Sendas is located near Loop 202 Frwy, minutes from Sky Harbor Airport, downtown Phoenix & midtown Scottsdale.

Features	Room Details	Construction & Utilities	County, Tax and Financing
<b>Approx SqFt Range:</b> 1,601 - 1,800 <b>Parking:</b> 2 Car Garage; Electric Door Opener; Atch'd Gar Cabinets <b>Pool - Private:</b> Pool - Private; Play Pool <b>Spa:</b> None <b>Horses:</b> N <b>Fireplace:</b> 1 Fireplace; Fireplace Family Rm <b>Property Description:</b> Border Pres/Pub Lnd; Mountain View(s); Adjacent to Wash <b>Landscaping:</b> Desert Front; Desert Back; Yrd Wtring Sys Front; Yrd Wtring Sys Back <b>Exterior Features:</b> Patio; Covered Patio(s) <b>Features:</b> Skylight(s); No Interior Steps <b>Community Features:</b> Biking/Walking Path; Comm Tennis Court(s); Community Pool; Community Pool Htd; Community Spa; Community Spa Htd; Gated Community; Golf Course <b>Flooring:</b> Carpet; Tile	<b>Kitchen Features:</b> Range/Oven Gas; Disposal; Dishwasher; Built-in Microwave; Refrigerator; Reverse Osmosis; Kitchen Island <b>Master Bathroom:</b> Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks <b>Additional Bedroom:</b> Mstr Bdr Walkin Clist <b>Laundry:</b> Wshr/Dry HookUp Only; Inside Laundry <b>Dining Area:</b> Eat-in Kitchen; Breakfast Bar; Dining in LR/GR; Breakfast Room <b>Other Rooms:</b> Great Room <b>Basement Description:</b> None <b>Items Updated:</b> Pool Partial/Full: Full	<b>Architecture:</b> Santa Barbara/Tuscan <b>Const - Finish:</b> Painted; Stucco <b>Construction:</b> Frame - Wood <b>Roofing:</b> All Tile <b>Fencing:</b> Block <b>Cooling:</b> Refrigeration <b>Heating:</b> Gas Heat <b>Utilities:</b> SRP; City Gas <b>Water:</b> City Water <b>Sewer:</b> Sewer - Public <b>Services:</b> City Services <b>Technology:</b> Pre-Wire Srnd Snd; Cable TV Avail; HighSpd Intrnt Aval <b>Energy/Green Feature:</b> Ceiling Fan(s); Multi-Pane Wndws	<b>County Code:</b> Maricopa <b>Legal Subdivision:</b> ROLLING HILLS AT LAS SENDAS <b>AN:</b> 219-20-103 <b>Lot Number:</b> 479 <b>Town-Range-Section:</b> 2N-7E-32 <b>Cty Bk&amp;Pg:</b> 472-07 <b>Plat:</b> <b>Taxes/Yr:</b> \$1,570/2010 <b>Ownership:</b> Fee Simple <b>New Financing:</b> Cash; Conventional <b>Total Asum Mnth Pmts:</b> \$0 <b>Down Payment:</b> \$240,000 <b>Existing 1st Loan:</b> Treat as Free&Clear <b>Exist 1st Loan Terms:</b> Non Assumable <b>Disclosures:</b> None <b>Possession:</b> Close of Escrow

Fees & Homeowner Association Information			
<b>HOA Y/N:</b> Y <b>HOA Fee/Paid:</b> \$330 / Quarterly <b>HOA Transfer Fee:</b> \$350 <b>HOA Name:</b> Las Sendas <b>HOA Telephone:</b> 480-357-8780	<b>HOA 2 Y/N:</b> <b>HOA 2 Fee/Paid:</b> / <b>HOA 2 Transfer Fee:</b> <b>HOA 2 Name:</b> <b>HOA 2 Telephone:</b>	<b>Association Fee Incl:</b> Common Area Maint; Street Maint <b>Assoc Rules/Info:</b> Pets OK (See Rmrks); NoVsble TrkTrlrVbT; Rental OK (See Rmrks); Prof Managed	<b>Cap Imprv/Impact Fee:</b> 0 <b>Land Lease Fee:</b> \$0 <b>PAD Fee:</b> \$0

Listing Dates	Pricing and Sale Info	Listing Contract Info
<b>CDOM/ADOM:</b> 184 / 184 <b>Close of Escrow Date:</b> 04/20/2011 <b>Off Market Date:</b> 03/28/2011	<b>List Price:</b> \$210,000 <b>Sold Price:</b> \$208,000 <b>Sold Price/SqFt:</b> \$118.45 <b>Loan Type:</b> Conventional <b>Loan Years:</b> 30 <b>Payment Type:</b> Fixed <b>Pnts Pd By Buyer:</b> 0 <b>Pnts Pd By Seller:</b> 0 <b>Closing Cost Split:</b> Normal - N	<b>Special Listing Cond:</b> Short Sale Aprvl Req

Listed by: Realty Executives (reax92)

Client Report (7)

7158 E NATHAN ST Mesa, AZ 85207

\$210,000



4521873	Residential	Single Family - Detached	Closed
<b>Beds/Baths:</b> 4 / 4 <b>SF:</b> 2,835 / County Assessor <b>Year Built:</b> 2007 <b>Pool:</b> Community <b>EF:</b> 44FRO3G <b>Approx Lot SqFt:</b> 5,025 / County Assessor <b>Apx Lot Size Range:</b> 1 - 7,500 <b>Level:</b> Two Levels <b>Dwelling Type:</b> Single Family - Detached		<b>Subdivision:</b> Trailridge at Las Sendas <b>Tax Municipality:</b> Mesa <b>Marketing Name:</b> Trailridge at Las Sendas <b>Planned Cmty Name:</b> Las Sendas <b>Model:</b> <b>Builder Name:</b> Blanford <b>Hun Block:</b> 2010 E <b>Map Code/Grid:</b> Q42 <b>Bldg Number:</b>	
<b>Ele Sch Dist:</b> 004 - Mesa Unified District <b>Elementary School:</b> Las Sendas <b>Jr. High School:</b> Fremont		<b>High School Dist #:</b> 004 - Mesa Unified District <b>High School:</b> Red Mountain	

**Cross Streets:** Power and McDowell **Directions:** East on McDowell to Ridgecrest, W on Nance through gate, North to Nathan

**Public Remarks:** Large, beautiful, family home in a gated community in Las Sendas. 4 bedrooms, 4 baths with one bedroom and bath downstairs. Master and other bedrooms upstairs, each with it's own full bath and walk in closet. Upgrades galore with granite counters and five burner gas stove, huge upstairs loft and 3 car garage. A great home at a great price. Short sale approval required.

Features	Room Details	Construction & Utilities	County, Tax and Financing
<b>Approx SqFt Range:</b> 2,751 - 3,000 <b>Parking:</b> 3 Car Garage <b>Pool - Private:</b> No Pool <b>Spa:</b> None <b>Horses:</b> N <b>Fireplace:</b> No Fireplace <b>Property Description:</b> Corner Lot; Mountain View(s) <b>Landscaping:</b> Desert Front; Yrd Wtring Sys Front; Yrd Wtring Sys Back <b>Exterior Features:</b> Patio; Covered Patio(s) <b>Community Features:</b> Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool; Community Spa; Gated Community; Golf Course <b>Flooring:</b> Carpet; Tile	<b>Kitchen Features:</b> Cook Top Gas; Disposal; Pantry; Granite Countertops; Kitchen Island <b>Master Bathroom:</b> Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks <b>Additional Bedroom:</b> Master Bdrm Upstairs; Other Bdrm Dwnstrs <b>Laundry:</b> Inside Laundry <b>Dining Area:</b> Eat-in Kitchen; Breakfast Bar <b>Other Rooms:</b> Family Room; Loft <b>Basement Description:</b> None	<b>Architecture:</b> Spanish <b>Const - Finish:</b> Painted; Stucco <b>Construction:</b> Frame - Wood <b>Roofing:</b> All Tile <b>Fencing:</b> Block <b>Cooling:</b> Refrigeration <b>Heating:</b> Gas Heat <b>Utilities:</b> SRP; SW Gas <b>Water:</b> City Water <b>Sewer:</b> Sewer - Public <b>Services:</b> City Services <b>Technology:</b> Cable TV Avail; HighSpd Intrnt Aval <b>Energy/Green Feature:</b> Ceiling Fan(s); Multi-Pane Wndws	<b>County Code:</b> Maricopa <b>Legal Subdivision:</b> TRAILRIDGE AT LAS SENDAS <b>AN:</b> 219-25-749 <b>Lot Number:</b> 62 <b>Town-Range-Section:</b> 1N-7E-6 <b>Cty Bk&amp;Pg:</b> <b>Plat:</b> <b>Taxes/Yr:</b> \$2,263/2010 <b>Ownership:</b> Fee Simple <b>New Financing:</b> Cash; VA; FHA; Conventional <b>Total Asum Mnth Pmts:</b> \$0 <b>Down Payment:</b> \$0 <b>Existing 1st Loan:</b> Conventional <b>Exist 1st Loan Terms:</b> <b>Disclosures:</b> Seller Disc Avail <b>Possession:</b> Close of Escrow

#### Fees & Homeowner Association Information

<b>HOA Y/N:</b> Y <b>HOA Fee/Paid:</b> \$83 / Monthly <b>HOA Transfer Fee:</b> <b>HOA Name:</b> <b>HOA Telephone:</b>	<b>HOA 2 Y/N:</b> <b>HOA 2 Fee/Paid:</b> / <b>HOA 2 Transfer Fee:</b> <b>HOA 2 Name:</b> <b>HOA 2 Telephone:</b>	<b>Association Fee Incl:</b> Other (See Remarks) <b>Assoc Rules/Info:</b> Pets OK (See Rmrks); NoVsble TrkTrlrRvBt; Rental OK (See Rmks); Prof Managed	<b>Cap Imprv/Impact Fee:</b> 0 <b>Land Lease Fee:</b> \$0 <b>PAD Fee:</b> \$0
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Listing Dates	Pricing and Sale Info	Listing Contract Info
<b>CDOM/ADOM:</b> 107 / 107 <b>Close of Escrow Date:</b> 04/29/2011 <b>Off Market Date:</b> 05/02/2011	<b>List Price:</b> \$225,000 <b>Sold Price:</b> \$210,000 <b>Sold Price/SqFt:</b> \$74.07 <b>Loan Type:</b> Cash <b>Loan Years:</b> 0 <b>Payment Type:</b> Other <b>Pnts Pd By Buyer:</b> 0 <b>Pnts Pd By Seller:</b> 0 <b>Closing Cost Split:</b> Normal - N	<b>Special Listing Cond:</b> Pre-Foreclosure; Short Sale Aprvl Req

Listed by: Arizona Blue Sky Realty, LLC (aero01)

Prepared by Chris and Michele Keith

All information should be verified by the recipient and none is guaranteed as accurate by ARMLS.  
**DND2 (D o N or D isplay or D isclose) - the data in fields marked with DND2 is confidential, for agent use only, and may not be shared with customers or clients in any manner whatsoever.**

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4514146	Residential	Single Family - Detached	Closed
<b>Beds/Baths:</b> 3 / 2 <b>SF:</b> 1,926 / County Assessor <b>Year Built:</b> 2006 <b>Pool:</b> Community <b>EF:</b> 32FRO2G <b>Approx Lot SqFt:</b> 6,245 / County Assessor <b>Apx Lot Size Range:</b> 1 - 7,500 <b>Level:</b> Single Level <b>Dwelling Type:</b> Single Family - Detached		<b>Subdivision:</b> LAS SENDAS <b>Tax Municipality:</b> Mesa <b>Marketing Name:</b> COBBLESTONE AT LAS SENDAS <b>Planned Cmty Name:</b> LAS SENDAS <b>Model:</b> <b>Builder Name:</b> BLANDFORD <b>Hun Block:</b> 6900 N <b>Map Code/Grid:</b> P42 <b>Bldg Number:</b>	
<b>Ele Sch Dist:</b> 004 - Mesa Unified District <b>Elementary School:</b> Las Sendas <b>Jr. High School:</b> Fremont		<b>High School Dist #:</b> 004 - Mesa Unified District <b>High School:</b> Red Mountain	

**Cross Streets:** POWER AND EAGLE CREST **Directions:** TAKE 202 EAST TO POWER RD. GO LEFT NORTH TO EAGLE CREST GO RIGHT PAST WATERFALL TO FIRST LEFT. THROUGH GATE FIRST LEFT AT SONORAN HILLS AND NEXT LEFT AT SIERRA MORENA CIRCLE

**Public Remarks:** A BEAUTIFUL BLANDFORD HOME IN LAS SENDAS. 2006 BUILT AND A GREAT SPACIOUS LAYOUT. ALL PAVER DRIVEWAY AND COURTYARD AREA ENTERS INTO HIGH OPEN CEILING AND NICE UPGRADED KITCHEN. GRANITE SLABS, STAINLESS STEEL APPLIANCES, DARK CHERRY CABINETS AND A BIG SPACE IN THE EAT IN KITCHEN AREA. 3 BEDROOMS PLUS A DEN WITH FRENCH DOORS AND NICE WOODEN SHUTTERS THROUGHOUT THE HOME. COMMUNITY GOLF COURSE, POOLS, PLAYGROUNDS, WALKING AND BIKING TRAILS, TENNIS COURTS AND SO MUCH MORE!

Features	Room Details	Construction & Utilities	County, Tax and Financing
<b>Approx SqFt Range:</b> 1,801 - 2,000 <b>Parking:</b> 2 Car Garage <b>Pool - Private:</b> No Pool <b>Spa:</b> None <b>Horses:</b> N <b>Fireplace:</b> No Fireplace <b>Property Description:</b> Cul-De-Sac Lot; Corner Lot; North/South Exposure <b>Landscaping:</b> Desert Front; Desert Back; Yrd Wtring Sys Front; Yrd Wtring Sys Back <b>Exterior Features:</b> Covered Patio(s) <b>Features:</b> Vaulted Ceiling(s); 9+ Flat Ceilings <b>Community Features:</b> Biking/Walking Path; Children's Playgrnd; Comm Tennis Court(s); Community Pool; Community Pool Htd; Community Spa; Community Spa Htd; Gated Community; Golf Course <b>Flooring:</b> Carpet; Tile	<b>Kitchen Features:</b> Range/Oven Gas; Dishwasher; Built-in Microwave; Granite Countertops <b>Master Bathroom:</b> Full Bth Master Bdrm; Double Sinks <b>Laundry:</b> Wshr/Dry HookUp Only; Inside Laundry <b>Dining Area:</b> Eat-in Kitchen <b>Other Rooms:</b> Family Room; Den/Office <b>Basement Description:</b> None	<b>Architecture:</b> Ranch <b>Const - Finish:</b> Painted; Stucco <b>Construction:</b> Frame - Wood <b>Roofing:</b> All Tile <b>Fencing:</b> View/Wrought Iron; Block <b>Cooling:</b> Refrigeration <b>Heating:</b> Electric Heat <b>Utilities:</b> SRP; SW Gas <b>Water:</b> City Water <b>Sewer:</b> Sewer - Public <b>Technology:</b> Cable TV Avail; HighSpd Intrnt Aval <b>Energy/Green Feature:</b> Sunscreen(s); Ceiling Fan(s)	<b>County Code:</b> Maricopa <b>Legal Subdivision:</b> COBBLESTONE AT LAS SENDAS <b>AN:</b> 219-20-370 <b>Lot Number:</b> 50 <b>Town-Range-Section:</b> 2N-7E-30 <b>Cty Bk&amp;Pg:</b> <b>Plat:</b> <b>Taxes/Yr:</b> \$1,801/2009 <b>Ownership:</b> Fee Simple <b>New Financing:</b> Cash; VA; FHA; Conventional <b>Total Asum Mnth Pmts:</b> \$0 <b>Down Payment:</b> \$0 <b>Existing 1st Loan:</b> Conventional <b>Exist 1st Loan Terms:</b> <b>Disclosures:</b> Seller Disc Avail; Agency Discl Req <b>Possession:</b> Close of Escrow

**Fees & Homeowner Association Information**

<b>HOA Y/N:</b> Y <b>HOA Fee/Paid:</b> \$280 / Quarterly <b>HOA Transfer Fee:</b> <b>HOA Name:</b> <b>HOA Telephone:</b>	<b>HOA 2 Y/N:</b> <b>HOA 2 Fee/Paid:</b> / <b>HOA 2 Transfer Fee:</b> <b>HOA 2 Name:</b> <b>HOA 2 Telephone:</b>	<b>Association Fee Incl:</b> Common Area Maint <b>Assoc Rules/Info:</b> Prof Managed	<b>Cap Imprv/Impact Fee:</b> 0 <b>Land Lease Fee:</b> \$0 <b>PAD Fee:</b> \$0
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Listing Dates	Pricing and Sale Info	Listing Contract Info
<b>CDOM/ADOM:</b> 60 / 60 <b>Close of Escrow Date:</b> 04/30/2011 <b>Off Market Date:</b> 03/22/2011	<b>List Price:</b> \$199,000 <b>Sold Price:</b> \$217,500 <b>Sold Price/SqFt:</b> \$112.93 <b>Loan Type:</b> Conventional <b>Loan Years:</b> 30 <b>Payment Type:</b> Fixed <b>Pnts Pd By Buyer:</b> 0 <b>Pnts Pd By Seller:</b> 1 <b>Closing Cost Split:</b> Seller Assist - A	<b>Special Listing Cond:</b> Short Sale Aprvl Req


Listed by: Tom Schenck And Assoc., Inc (thaa01)



Client Report (9)

7161 E NATHAN ST Mesa, AZ 85207

\$230,000

	4544548	Residential	Single Family - Detached	Closed
	<b>Beds/Baths:</b> 5 / 3 <b>SF:</b> 2,475 / County Assessor <b>Year Built:</b> 2008 <b>Pool:</b> Community <b>EF:</b> 53FRD03G <b>Approx Lot SqFt:</b> 5,712 / County Assessor <b>Apx Lot Size Range:</b> 1 - 7,500 <b>Level:</b> Two Levels <b>Dwelling Type:</b> Single Family - Detached		<b>Subdivision:</b> TRAILRIDGE AT LAS SENDAS <b>Tax Municipality:</b> Mesa <b>Marketing Name:</b> TRAILRIDGE @ LAS SENDAS <b>Planned Cmty Name:</b> LAS SENDAS <b>Model:</b> <b>Builder Name:</b> BLANDFORD HOMES <b>Hun Block:</b> 2700 N <b>Map Code/Grid:</b> Q42 <b>Bldg Number:</b>	
	<b>Ele Sch Dist:</b> 004 - Mesa Unified District <b>Elementary School:</b> Las Sendas <b>Jr. High School:</b> Fremont		<b>High School Dist #:</b> 004 - Mesa Unified District <b>High School:</b> Red Mountain	

**Cross Streets:** POWER & MCDOWELL **Directions:** EAST ON MCDOWELL, SOUTH ON RIDGECREST, WEST ON NANCE, NORTH ON RAVEN, WEST ON NATHAN TO HOME.

**Public Remarks:** SPOTLESS & UPGRADED TUSCAN STYLE HOME WITH STONE TRIM & PAVED DRIVEWAY. GATED SUBDIVISION. GRANITE COUNTERTOPS. MAPLE CABINETRY. GAS COOKTOP. NEUTRAL DECOR. OVERSIZED TILE FLOORING IN ALL THE RIGHT PLACES. PLANTATION SHUTTERS. 4 BEDROOM + LOFT. 3 FULL BATHROOMS. 3 CAR GARAGE. LOCATED IN THE POPULAR LAS SENDAS MASTER PLANNED GOLF COMMUNITY WITH HEATED POOL, SPA AND SO MUCH MORE!

Features	Room Details	Construction & Utilities	County, Tax and Financing
<b>Approx SqFt Range:</b> 2,251 - 2,500 <b>Parking:</b> 3 Car Garage; Electric Door Opener <b>Pool - Private:</b> No Pool <b>Spa:</b> None <b>Horses:</b> N <b>Fireplace:</b> No Fireplace <b>Property Description:</b> North/South Exposure <b>Landscaping:</b> Yrd Wtring Sys Front; Yrd Wtring Sys Back <b>Exterior Features:</b> Patio; Covered Patio(s) <b>Features:</b> Vaulted Ceiling(s); 9+ Flat Ceilings <b>Community Features:</b> 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; Handball/Raquetball <b>Flooring:</b> Carpet; Tile	<b>Kitchen Features:</b> Cook Top Gas; Disposal; Dishwasher; Built-in Microwave; Refrigerator; Pantry; Granite Countertops; Kitchen Island <b>Master Bathroom:</b> Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks <b>Additional Bedroom:</b> Master Bdrm Upstairs; Other Bdrm Dwnstrs; Mstr Bdr Walkin Clst; Othr Bdr Walkin Clst <b>Laundry:</b> Washer Included; Dryer Included; Inside Laundry <b>Dining Area:</b> Formal; Eat-in Kitchen; Breakfast Bar <b>Other Rooms:</b> Family Room; Loft <b>Basement Description:</b> None	<b>Architecture:</b> Santa Barbara/Tuscan <b>Const - Finish:</b> Stucco; Stone <b>Construction:</b> Frame - Wood <b>Roofing:</b> All Tile <b>Fencing:</b> Block <b>Cooling:</b> Refrigeration <b>Heating:</b> Gas Heat <b>Utilities:</b> SRP; City Gas <b>Water:</b> City Water <b>Sewer:</b> Sewer - Public; Sewer in & Cnctd <b>Technology:</b> Cable TV Avail; HighSpd Intrnt Aval <b>Energy/Green Feature:</b> Ceiling Fan(s); Multi-Pane Wndws; Multi-Zones	<b>County Code:</b> Maricopa <b>Legal Subdivision:</b> TRAILRIDGE AT LAS SENDAS <b>AN:</b> 219-25-753 <b>Lot Number:</b> 66 <b>Town-Range-Section:</b> 1N-7E-6 <b>Cty Bk&amp;Pg:</b> <b>Plat:</b> <b>Taxes/Yr:</b> \$1,761/2010 <b>Ownership:</b> Fee Simple <b>New Financing:</b> Cash; FHA; Conventional <b>Total Asum Mnth Pmts:</b> \$0 <b>Down Payment:</b> \$0 <b>Existing 1st Loan:</b> Treat as Free&Clear <b>Exist 1st Loan Terms:</b> <b>Disclosures:</b> Seller Disc Avail; Agency Discl Req <b>Possession:</b> By Agreement

#### Fees & Homeowner Association Information

<b>HOA Y/N:</b> Y <b>HOA Fee/Paid:</b> \$317 / Quarterly <b>HOA Transfer Fee:</b> <b>HOA Name:</b> <b>HOA Telephone:</b> 480-357-8780	<b>HOA 2 Y/N:</b> <b>HOA 2 Fee/Paid:</b> / <b>HOA 2 Transfer Fee:</b> <b>HOA 2 Name:</b> <b>HOA 2 Telephone:</b>	<b>Association Fee Incl:</b> Common Area Maint; Street Maint <b>Assoc Rules/Info:</b> Pets OK (See Rmrks); NoVsble TrkTrlrVvBt; Prof Managed	<b>Cap Imprv/Impact Fee:</b> 0 <b>Land Lease Fee:</b> \$0 <b>PAD Fee:</b> \$0
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Listing Dates	Pricing and Sale Info	Listing Contract Info
<b>CDOM/ADOM:</b> 7 / 7 <b>Close of Escrow Date:</b> 04/15/2011 <b>Off Market Date:</b> 03/07/2011	<b>List Price:</b> \$239,900 <b>Sold Price:</b> \$230,000 <b>Sold Price/SqFt:</b> \$92.93 <b>Loan Type:</b> Conventional <b>Loan Years:</b> 30 <b>Payment Type:</b> Fixed <b>Pnts Pd By Buyer:</b> 0 <b>Pnts Pd By Seller:</b> 0 <b>Closing Cost Split:</b> Normal - N	<b>Special Listing Cond:</b> N/A

Listed by: ProSmart Realty (psmt01)

Prepared by Chris and Michele Keith

*All information should be verified by the recipient and none is guaranteed as accurate by ARMLS.*  
**DND2 ( D o N o t D isplay or D isclose ) - the data in fields marked with DND2 is confidential, for agent use only, and may not be shared with customers or clients in any manner whatsoever.**

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8:49 PM





4536820	Residential	Single Family - Detached	Closed
<b>Beds/Baths:</b> 4 / 3 <b>SF:</b> 2,835 / County Assessor <b>Year Built:</b> 2007 <b>Pool:</b> None <b>EF:</b> 43RO2.5G <b>Approx Lot SqFt:</b> 4,808 / County Assessor <b>Apx Lot Size Range:</b> 1 - 7,500 <b>Level:</b> Two Levels <b>Dwelling Type:</b> Single Family - Detached		<b>Subdivision:</b> Trailridge <b>Tax Municipality:</b> Mesa <b>Marketing Name:</b> <b>Planned Cmty Name:</b> <b>Model:</b> <b>Builder Name:</b> Blandford Homes <b>Hun Block:</b> 3000 N <b>Map Code/Grid:</b> Q42 <b>Bldg Number:</b>	
<b>Ele Sch Dist:</b> 004 - Mesa Unified District <b>Elementary School:</b> Las Sendas <b>Jr. High School:</b> Fremont		<b>High School Dist #:</b> 004 - Mesa Unified District <b>High School:</b> Red Mountain	

**Cross Streets:** McDowell Rd & Power Rd **Directions:** EAST on McDowell Rd, SOUTH on Ridgecrest, WEST on Raven, SOUTH on Nance St to property.

**Public Remarks:** LENDER OWNED. This 4 bed/3 bath home has an eat-in kitchen, breakfast bar, island, den/office, double sinks in bathroom, ceiling fans, double sinks and separate shower and tub in master bathroom, and a covered patio. Sold "As Is". Seller makes no warranties on appliances.

Features	Room Details	Construction & Utilities	County, Tax and Financing
<b>Approx SqFt Range:</b> 2,751 - 3,000 <b>Parking:</b> 2.5 Car Garage <b>Pool - Private:</b> No Pool <b>Spa:</b> None <b>Horses:</b> N <b>Fireplace:</b> No Fireplace <b>Landscaping:</b> Gravel/Stone Front <b>Exterior Features:</b> Covered Patio(s)	<b>Kitchen Features:</b> Range/Oven Elec; Dishwasher <b>Master Bathroom:</b> Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks <b>Laundry:</b> Wshr/Dry HookUp Only <b>Dining Area:</b> Eat-in Kitchen; Breakfast Bar <b>Other Rooms:</b> Den/Office <b>Basement Description:</b> None	<b>Const - Finish:</b> Painted; Stucco <b>Construction:</b> Frame - Wood <b>Roofing:</b> All Tile <b>Fencing:</b> Block <b>Cooling:</b> Refrigeration <b>Heating:</b> Gas Heat <b>Utilities:</b> SRP; SW Gas <b>Water:</b> City Water <b>Sewer:</b> Sewer - Public <b>Energy/Green Feature:</b> Ceiling Fan(s)	<b>County Code:</b> Maricopa <b>Legal Subdivision:</b> TRAILRIDGE AT LAS SENDAS <b>AN:</b> 219-25-779 <b>Lot Number:</b> 92 <b>Town-Range-Section:</b> 1N-7E-6 <b>Cty Bk&amp;Pg:</b> <b>Plat:</b> <b>Taxes/Yr:</b> \$1,892/2010 <b>Ownership:</b> Fee Simple <b>New Financing:</b> Cash; VA; FHA; Conventional <b>Total Asum Mnth Pmts:</b> \$0 <b>Down Payment:</b> \$0 <b>Existing 1st Loan:</b> Treat as Free&Clear <b>Exist 1st Loan Terms:</b> <b>Disclosures:</b> None <b>Possession:</b> Close of Escrow

**Fees & Homeowner Association Information**

<b>HOA Y/N:</b> Y <b>HOA Fee/Paid:</b> \$300 / Quarterly <b>HOA Transfer Fee:</b> <b>HOA Name:</b> Las Sendas Comm Asso <b>HOA Telephone:</b> (480) 829-7400	<b>HOA 2 Y/N:</b> <b>HOA 2 Fee/Paid:</b> / <b>HOA 2 Transfer Fee:</b> <b>HOA 2 Name:</b> <b>HOA 2 Telephone:</b>	<b>Association Fee Incl:</b> Common Area Maint <b>Assoc Rules/Info:</b> Prof Managed	<b>Cap Imprv/Impact Fee:</b> 0 <b>Land Lease Fee:</b> \$0 <b>PAD Fee:</b> \$0
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Listing Dates	Pricing and Sale Info	Listing Contract Info
<b>CDOM/ADOM:</b> 13 / 13 <b>Close of Escrow Date:</b> 04/07/2011 <b>Off Market Date:</b> 02/25/2011	<b>List Price:</b> \$239,000 <b>Sold Price:</b> \$232,000 <b>Sold Price/SqFt:</b> \$81.83 <b>Loan Type:</b> Conventional <b>Loan Years:</b> 30 <b>Payment Type:</b> Fixed <b>Pnts Pd By Buyer:</b> 0 <b>Pnts Pd By Seller:</b> 3 <b>Closing Cost Split:</b> Seller Assist - A	<b>Special Listing Cond:</b> Lender Owned Prop

Listed by: RE/MAX Fine Properties (rmfp03)

	4433972 Residential Single Family - Detached Closed	
	<b>Beds/Baths:</b> 4 / 2.5 <b>SF:</b> 2,680 / County Assessor <b>Year Built:</b> 2001 <b>Pool:</b> Both Private & Community <b>EF:</b> 42.5RXPT03G <b>Approx Lot SqFt:</b> 8,714 / County Assessor <b>Apx Lot Size Range:</b> 7,501 - 10,000 <b>Level:</b> Two Levels <b>Dwelling Type:</b> Single Family - Detached	<b>Subdivision:</b> Las Sendas <b>Tax Municipality:</b> Mesa <b>Marketing Name:</b> <b>Planned Cmty Name:</b> <b>Model:</b> Ivory <b>Builder Name:</b> Fulton <b>Hun Block:</b> 2600 N <b>Map Code/Grid:</b> P42 <b>Bldg Number:</b>
	<b>Ele Sch Dist:</b> 004 - Mesa Unified District <b>Elementary School:</b> Las Sendas <b>Jr. High School:</b> Fremont	<b>High School Dist #:</b> 004 - Mesa Unified District <b>High School:</b> Red Mountain

**Cross Streets:** Power & Mc Dowell **Directions:** E on McDowell, S on Ridgecrest, E on Norwood...follow to home on left

**Public Remarks:** Beautiful home with a stunning private backyard. Over sized lot/RV gate! Beautiful self cleaning/pebble tec pool with water feature, wonderful entertaining area, patio's carefree grassy area, covered patio w/spiral to deck. Wonderful open kitchen to great room, over sized stone electric fireplace, tile flooring, crown molding. Large master suite w/french doors to deck & private balcony. Game room/office off bedrooms w/gas FP. 3 bedrooms off bonus room. Las Sendas has excelling schools/2 community pools/spa/sport courts/tennis/club house/fitness center. Close to the 202/shopping/dining & Tonto National Forest.

Features	Room Details	Construction & Utilities	County, Tax and Financing
<b>Approx SqFt Range:</b> 2,501 - 2,750 <b>Parking:</b> 3 Car Garage; Electric Door Opener <b>RV Parking:</b> RV Gate <b>Pool - Private:</b> Pool - Private <b>Spa:</b> None <b>Horses:</b> N <b>Fireplace:</b> 2 Fireplace; Gas Fireplace; Other (See Remarks) <b>Landscaping:</b> Desert Front; Yrd Wtring Sys Front; Yrd Wtring Sys Back <b>Exterior Features:</b> Pvt Tennis Court(s); Sport Court(s); Patio; Covered Patio(s); Balcony/Deck(s); Private Street(s); Childrens Play Area <b>Features:</b> Water Softener Owned; Drink Wtr Filter Sys <b>Community Features:</b> Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool; Community Pool Htd; Community Spa; Community Spa Htd; Golf Course <b>Flooring:</b> Carpet; Tile	<b>Kitchen Features:</b> Disposal; Dishwasher; Pantry <b>Master Bathroom:</b> Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks <b>Additional Bedroom:</b> Othr Bdr Walkin Clst <b>Laundry:</b> Wshr/Dry HookUp Only <b>Dining Area:</b> Breakfast Bar; Dining in LR/GR <b>Other Rooms:</b> Great Room; Den/Office; Bonus/Game Room <b>Basement Description:</b> None <b>Items Updated:</b> Pool Partial/Full: Full	<b>Architecture:</b> Territorial/Santa Fe <b>Const - Finish:</b> Stucco <b>Construction:</b> Frame - Wood <b>Roofing:</b> All Tile <b>Fencing:</b> Block <b>Cooling:</b> Refrigeration <b>Heating:</b> Gas Heat <b>Utilities:</b> SRP <b>Water:</b> City Water <b>Sewer:</b> Sewer - Public <b>Services:</b> City Services <b>Technology:</b> 3+ Exist Tele Lines; Cable TV Avail <b>Energy/Green Feature:</b> Ceiling Fan(s); Multi-Pane Wndws; Multi-Zones	<b>County Code:</b> Maricopa <b>Legal Subdivision:</b> GRAYFOX AT LAS SENDAS <b>AN:</b> 219-25-572 <b>Lot Number:</b> 104 <b>Town-Range-Section:</b> 1N-7E-6 <b>Cty Bk&amp;Pg:</b> <b>Plat:</b> <b>Taxes/Yr:</b> \$2,024/2009 <b>Ownership:</b> Fee Simple <b>New Financing:</b> Cash; VA; Conventional <b>Total Asum Mnth Pmts:</b> \$0 <b>Down Payment:</b> \$0 <b>Existing 1st Loan:</b> Conventional <b>Exist 1st Loan Terms:</b> <b>Disclosures:</b> Seller Disc Avail; Agency Discl Req <b>Possession:</b> Close of Escrow

Fees & Homeowner Association Information			
<b>HOA Y/N:</b> Y <b>HOA Fee/Paid:</b> \$291 / Quarterly <b>HOA Transfer Fee:</b> <b>HOA Name:</b> <b>HOA Telephone:</b> 480-357-8780	<b>HOA 2 Y/N:</b> <b>HOA 2 Fee/Paid:</b> / <b>HOA 2 Transfer Fee:</b> <b>HOA 2 Name:</b> <b>HOA 2 Telephone:</b>	<b>Association Fee Incl:</b> Common Area Maint; Street Maint <b>Assoc Rules/Info:</b> Pets OK (See Rmrks); NoVsble TrkTrlrVvBt; Rental OK (See Rmks); Clubhouse/Rec Center; Prof Managed	<b>Cap Imprv/Impact Fee:</b> 0 <b>Land Lease Fee:</b> \$0 <b>PAD Fee:</b> \$0

Listing Dates	Pricing and Sale Info	Listing Contract Info
<b>CDOM/ADOM:</b> 263 / 263 <b>Close of Escrow Date:</b> 04/15/2011 <b>Off Market Date:</b> 03/22/2011	<b>List Price:</b> \$249,282 <b>Sold Price:</b> \$235,000 <b>Sold Price/SqFt:</b> \$87.69 <b>Loan Type:</b> FHA <b>Loan Years:</b> 30 <b>Payment Type:</b> Fixed <b>Pnts Pd By Buyer:</b> 0 <b>Pnts Pd By Seller:</b> 0 <b>Closing Cost Split:</b> Normal - N	<b>Special Listing Cond:</b> Short Sale Aprvl Req

Listed by: Realty Executives (reax15)



4523621	Residential	Single Family - Detached	Closed
<b>Beds/Baths:</b> 5 / 3 <b>SF:</b> 2,835 / County Assessor <b>Year Built:</b> 2007 <b>Pool:</b> None <b>EF:</b> 53FRD2G <b>Approx Lot SqFt:</b> 5,508 / County Assessor <b>Apx Lot Size Range:</b> 1 - 7,500 <b>Level:</b> Two Levels <b>Dwelling Type:</b> Single Family - Detached		<b>Subdivision:</b> Trailridge at Las Sendas <b>Tax Municipality:</b> Mesa <b>Marketing Name:</b> <b>Planned Cmty Name:</b> <b>Model:</b> <b>Builder Name:</b> Blandford Homes <b>Hun Block:</b> 7200 E <b>Map Code/Grid:</b> P42 <b>Bldg Number:</b>	
<b>Ele Sch Dist:</b> 004 - Mesa Unified District <b>Elementary School:</b> Las Sendas <b>Jr. High School:</b> Fremont		<b>High School Dist #:</b> 004 - Mesa Unified District <b>High School:</b> Red Mountain	

**Cross Streets:** Power & McDowell **Directions:** East on McDowell, Right onto N Ridgecrest, Right onto N Raven, Right onto E Nance, property is on the right side.

**Public Remarks:** Beautifully built home featuring gorgeous rod iron entry gate that welcomes you into a lovely family room, large living/dining room, Gourmet Kitchen featuring stainless steel appliances, granite countertops, tile, and wood flooring throughout with carpeted rooms, neutral paint tones and well maintained home that make this floorplan truly functional. All facts, figures and measurements to be verified by buyer, including those in the MLS. This is a Fannie Mae HomePath Property. Purchase this property for as little as 3% down! This property is approved for HomePath Mortgage and HomePath Renovation Mortgage Financing. Please contact agent for more information.

Features	Room Details	Construction & Utilities	County, Tax and Financing
<b>Approx SqFt Range:</b> 2,501 - 2,750 <b>Parking:</b> 2 Car Garage <b>Pool - Private:</b> No Pool <b>Spa:</b> None <b>Horses:</b> N <b>Fireplace:</b> No Fireplace <b>Landscaping:</b> Desert Front; Desert Back; Yrd Wtring Sys Front; Yrd Wtring Sys Back <b>Exterior Features:</b> Patio; Covered Patio(s); Built-in BBQ <b>Features:</b> Vaulted Ceiling(s) <b>Add'l Property Use:</b> None <b>Flooring:</b> Carpet; Tile; Wood	<b>Kitchen Features:</b> Range/Oven Elec; Disposal; Dishwasher <b>Master Bathroom:</b> Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks <b>Laundry:</b> Wshr/Dry HookUp Only <b>Dining Area:</b> Formal; Eat-in Kitchen; Dining in LR/GR <b>Other Rooms:</b> Family Room <b>Basement Description:</b> None	<b>Const - Finish:</b> Painted; Stucco <b>Construction:</b> Frame - Wood <b>Roofing:</b> All Tile <b>Fencing:</b> Block <b>Cooling:</b> Refrigeration <b>Heating:</b> Gas Heat <b>Utilities:</b> SRP; City Gas <b>Water:</b> City Water <b>Sewer:</b> Sewer - Public; Sewer in & Cnctd <b>Technology:</b> Cable TV Avail <b>Energy/Green Feature:</b> Ceiling Fan(s); Multi-Pane Wndws	<b>County Code:</b> Maricopa <b>Legal Subdivision:</b> TRAILRIDGE AT LAS SENDAS <b>AN:</b> 219-25-782 <b>Lot Number:</b> 95 <b>Town-Range-Section:</b> 1N-7E-6 <b>Cty Bk&amp;Pg:</b> <b>Plat:</b> <b>Taxes/Yr:</b> \$1,927.62/2010 <b>Ownership:</b> Fee Simple <b>New Financing:</b> Cash; VA; FHA; Conventional <b>Total Asum Mnth Pmts:</b> \$0 <b>Down Payment:</b> \$0 <b>Existing 1st Loan:</b> Treat as Free&Clear <b>Exist 1st Loan Terms:</b> <b>Disclosures:</b> Agency Discl Req <b>Possession:</b> Close of Escrow

**Fees & Homeowner Association Information**

<b>HOA Y/N:</b> Y <b>HOA Fee/Paid:</b> \$316.8 / <b>HOA Transfer Fee:</b> <b>HOA Name:</b> <b>HOA Telephone:</b>	<b>HOA 2 Y/N:</b> <b>HOA 2 Fee/Paid:</b> / <b>HOA 2 Transfer Fee:</b> <b>HOA 2 Name:</b> <b>HOA 2 Telephone:</b>	<b>Association Fee Incl:</b> Other (See Remarks) <b>Assoc Rules/Info:</b> Prof Managed	<b>Cap Imprv/Impact Fee:</b> 0 <b>Land Lease Fee:</b> \$0 <b>PAD Fee:</b> \$0
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Listing Dates	Pricing and Sale Info	Listing Contract Info
<b>CDOM/ADOM:</b> 61 / 62 <b>Close of Escrow Date:</b> 04/27/2011 <b>Off Market Date:</b> 03/21/2011	<b>List Price:</b> \$245,000 <b>Sold Price:</b> \$235,000 <b>Sold Price/SqFt:</b> \$82.89 <b>Loan Type:</b> FHA <b>Loan Years:</b> 30 <b>Payment Type:</b> Fixed <b>Pnts Pd By Buyer:</b> 0 <b>Pnts Pd By Seller:</b> 3 <b>Closing Cost Split:</b> Seller Assist - A	<b>Special Listing Cond:</b> Lender Owned Prop

Listed by: RE/MAX Mosaic Properties (mosp01)





4529070	Residential	Single Family - Detached	Closed
<b>Beds/Baths:</b> 3 / 2 <b>SF:</b> 1,821 / Builder <b>Year Built:</b> 2001 <b>Pool:</b> Community <b>EF:</b> 32FRD03G <b>Approx Lot SqFt:</b> 7,823 / County Assessor <b>Apx Lot Size Range:</b> 7,501 - 10,000 <b>Level:</b> Single Level <b>Dwelling Type:</b> Single Family - Detached		<b>Subdivision:</b> MOUNTAIN GATE AT LAS SENDAS <b>Tax Municipality:</b> Mesa <b>Marketing Name:</b> MOUNTAIN GATE <b>Planned Cmty Name:</b> LAS SENDAS <b>Model:</b> ACACIA <b>Builder Name:</b> BLANDFORD HOMES <b>Hun Block:</b> 6900 E <b>Map Code/Grid:</b> P42 <b>Bldg Number:</b>	
<b>Ele Sch Dist:</b> 004 - Mesa Unified District <b>Elementary School:</b> Las Sendas <b>Jr. High School:</b> Fremont		<b>High School Dist #:</b> 004 - Mesa Unified District <b>High School:</b> Red Mountain	

**Cross Streets:** Loop 202/Power Road **Directions:** From 202 East,L on Power to Thomas (Eaglecrest),R on Eaglecrest to Mountain Gate Enclave (Desert Oasis Street),thru gate to Wolf Canyon Circle,R on Wolf Canyon to Starry Pass,R on Starry Pass to home.

**Public Remarks:** REGULAR SALE PRICED FOR QUICK CLOSE. Elegant single-level home spotlessly kept by original owners. Popular Acacia plan with no steps. Airy & bright with neutral colors. High vaulted ceilings in LR, DR, FR, Kit, MBR & 10' ceilings in other BR's and den. Beautiful custom draperies with fanlights. Granite countertops recently added to KIT.Cul-de-Sac lot with large, low-maintenance backyard looking to mountains & backing to wash for privacy. Covered rear patio for entertaining and fun putting green. Patio furniture & BBQ conveys with home. Great lock 'N leave or retirement home. HURRY - THIS ONE WON'T LAST!

<b>Master Bedroom</b>	13.4	14.6	<b>Bedroom 2</b>	10.4	10.6	<b>Bedroom 3</b>	10.4	10.6	<b>Living Room</b>	14	20
<b>Den</b>	10.10	10	<b>Family Room</b>	13.8	21	<b>Kitchen</b>	9.6	10.4			

Features	Room Details	Construction & Utilities	County, Tax and Financing
<b>Approx SqFt Range:</b> 1,801 - 2,000 <b>Parking:</b> 3 Car Garage; Electric Door Opener; Attch'd Gar Cabinets; Other (See Remarks) <b>Pool - Private:</b> No Pool <b>Spa:</b> None <b>Horses:</b> N <b>Fireplace:</b> No Fireplace <b>Property Description:</b> Cul-De-Sac Lot; Mountain View(s); Adjacent to Wash; Borders Common Area <b>Landscaping:</b> Desert Front; Desert Back; Yrd Wtring Sys Front; Yrd Wtring Sys Back <b>Exterior Features:</b> Patio; Covered Patio(s); Private Street(s); Pvt Yrd (s)/Crtyrd(s) <b>Features:</b> Vaulted Ceiling(s); 9+ Flat Ceilings; No Interior Steps; Water Softener Owned; Drink Wtr Filter Sys <b>Community Features:</b> Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool Htd; Community Spa Htd; Concierge; Gated Community; Golf Course; On-Site Guard; Transportation Svcs <b>Flooring:</b> Carpet; Linoleum; Tile <b>Accessibility Feat.:</b> Zero-Grade Entry; Hallways 36in+ Wide	<b>Kitchen Features:</b> Range/Oven Elec; Disposal; Dishwasher; Built-in Microwave; Refrigerator; Pantry; Kitchen Island <b>Master Bathroom:</b> Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks <b>Additional Bedroom:</b> Master Bdrm Dwnstrs; Other Bdrm Dwnstrs; Mstr Bdr Walkin Clst <b>Laundry:</b> Washer Included; Dryer Included; Inside Laundry <b>Dining Area:</b> Formal; Dining in LR/GR <b>Other Rooms:</b> Family Room; Den/Office <b>Basement Description:</b> None <b>Items Updated:</b> Kitchen Yr Updated: 2007; Kitchen Partial/Full: Partial	<b>Architecture:</b> Other (See Remarks) <b>Unit Style:</b> All on One Level <b>Const - Finish:</b> Stucco <b>Construction:</b> Block; Frame - Wood <b>Roofing:</b> All Tile <b>Fencing:</b> Block; Other (See Remarks) <b>Cooling:</b> Refrigeration <b>Heating:</b> Electric Heat <b>Utilities:</b> SRP; City Gas; Other (See Remarks) <b>Water:</b> City Water <b>Sewer:</b> Sewer - Public <b>Services:</b> City Services <b>Technology:</b> 3+ Exist Tele Lines; Cable TV Avail; HighSpd Intrnt Aval; Ntwrk Wrng Multi Rms <b>Energy/Green Feature:</b> Ceiling Fan(s); Multi-Pane Wndws	<b>County Code:</b> Maricopa <b>Legal Subdivision:</b> MOUNTAIN GATE AT LAS SENDAS <b>AN:</b> 219-17-826 <b>Lot Number:</b> 589 <b>Town-Range-Section:</b> 2N-7E-29 <b>Cty Bk&amp;Pg:</b> <b>Plat:</b> <b>Taxes/Yr:</b> \$1,653/2010 <b>Ownership:</b> Fee Simple <b>New Financing:</b> Cash; FHA; Conventional <b>Total Asum Mnth Pmts:</b> \$0 <b>Down Payment:</b> \$0 <b>Existing 1st Loan:</b> Other (See Remarks) <b>Exist 1st Loan Terms:</b> Non Assumable <b>Disclosures:</b> Seller Disc Avail; Agency Discl Req <b>Possession:</b> Close of Escrow

**Fees & Homeowner Association Information**

<b>HOA Y/N:</b> Y <b>HOA Fee/Paid:</b> \$316 / Quarterly <b>HOA Transfer Fee:</b> <b>HOA Name:</b> <b>HOA Telephone:</b>	<b>HOA 2 Y/N:</b> <b>HOA 2 Fee/Paid:</b> / <b>HOA 2 Transfer Fee:</b> <b>HOA 2 Name:</b> <b>HOA 2 Telephone:</b>	<b>Association Fee Incl:</b> Sewer; Garbage Collection; Street Maint <b>Assoc Rules/Info:</b> Pets OK (See Rmrks); NoVsble TrkTrlrVbT; Rental OK (See Rmks); Clubhouse/Rec Center; Club, Membership Opt; Prof Managed	<b>Cap Imprv/Impact Fee:</b> 0 <b>Land Lease Fee:</b> \$0 <b>PAD Fee:</b> \$0
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Listing Dates	Pricing and Sale Info	Listing Contract Info
<b>CDOM/ADOM:</b> 81 / 81 <b>Close of Escrow Date:</b> 04/15/2011 <b>Off Market Date:</b> 04/19/2011	<b>List Price:</b> \$269,000 <b>Sold Price:</b> \$258,000 <b>Sold Price/SqFt:</b> \$141.68 <b>Loan Type:</b> Conventional <b>Loan Years:</b> 30 <b>Payment Type:</b> Fixed <b>Pnts Pd By Buyer:</b> 1 <b>Pnts Pd By Seller:</b> 0 <b>Closing Cost Split:</b> Normal - N	<b>Special Listing Cond:</b> N/A



Listed by: Russ Lyon Sotheby's International Realty (lyon18)

Prepared by Chris and  
Michele Keith

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Client Report (14)

3749 N LADERA CIR Mesa, AZ 85207

\$265,000



4535406	Residential	Single Family - Detached	Closed
<b>Beds/Baths:</b> 4 / 2 <b>SF:</b> 2,370 / County Assessor <b>Year Built:</b> 2001 <b>Pool:</b> Community <b>EF:</b> 42FRD3G <b>Approx Lot SqFt:</b> 8,845 / County Assessor <b>Apx Lot Size Range:</b> 7,501 - 10,000 <b>Level:</b> Single Level <b>Dwelling Type:</b> Single Family - Detached		<b>Subdivision:</b> Las Sendas <b>Tax Municipality:</b> Mesa <b>Marketing Name:</b> Echo Canyon <b>Planned Cmty Name:</b> Las Sendas <b>Model:</b> Ironwood <b>Builder Name:</b> Blandford <b>Hun Block:</b> 7975 E <b>Map Code/Grid:</b> P42 <b>Bldg Number:</b>	
<b>Ele Sch Dist:</b> 004 - Mesa Unified District <b>Elementary School:</b> Las Sendas <b>Jr. High School:</b> Fremont		<b>High School Dist #:</b> 004 - Mesa Unified District <b>High School:</b> Red Mountain	

**Cross Streets:** Power/Thomas **Directions:** East on Thomas, which becomes Eagle Crest to 80th St. Left to Echo Canyon Subdivision on right, Right on Ladera, Right on N Ladera Circle to home on left

**Public Remarks:** Beautiful open floor plan in the gated community of Las Sendas. This home shows pride of ownership and is move in ready. Features new laminated hardwood flooring throughout and tile in the bathrooms. Spacious kitchen with plenty of counter space, kitchen nook with bay window, formal living/dinning. Plantation shutters, vaulted ceilings, arches and pot shelves add style and elegance. Large back yard with built in BBQ and plenty of room for a pool. Award winning Las Sendas offers private 18 hole golf course, club house, work-out facility, heated pools, tennis and more

Features	Room Details	Construction & Utilities	County, Tax and Financing
<b>Approx SqFt Range:</b> 2,251 - 2,500 <b>Parking:</b> 3 Car Garage <b>Pool - Private:</b> No Pool <b>Spa:</b> None <b>Horses:</b> N <b>Fireplace:</b> No Fireplace <b>Property Description:</b> Border Pres/Pub Lnd; North/South Exposure <b>Landscaping:</b> Yrd Wtring Sys Front; Yrd Wtring Sys Back <b>Exterior Features:</b> Patio; Covered Patio(s); Built-in BBQ <b>Features:</b> Vaulted Ceiling(s); 9+ Flat Ceilings; No Interior Steps; Water Softener Owned; Drink Wtr Filter Sys <b>Community Features:</b> 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; Handball/Raquetball <b>Flooring:</b> Laminate; Tile	<b>Kitchen Features:</b> Range/Oven Gas; Cook Top Gas <b>Master Bathroom:</b> Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks <b>Laundry:</b> Wshtr/Dry HookUp Only <b>Dining Area:</b> Formal; Eat-in Kitchen; Breakfast Bar <b>Other Rooms:</b> Family Room <b>Basement Description:</b> None <b>Items Updated:</b> Floor Yr Updated: 2009	<b>Architecture:</b> Ranch <b>Unit Style:</b> All on One Level <b>Const - Finish:</b> Painted; Stucco <b>Construction:</b> Frame - Wood <b>Roofing:</b> All Tile <b>Fencing:</b> Block <b>Cooling:</b> Refrigeration <b>Heating:</b> Electric Heat <b>Utilities:</b> SRP; City Gas <b>Water:</b> City Water <b>Sewer:</b> Sewer - Public <b>Services:</b> City Services <b>Technology:</b> 3+ Exist Tele Lines; Cable TV Avail; HighSpd Intrnt Aval; Security Sys Owned <b>Energy/Green Feature:</b> Sunscreen(s); Ceiling Fan(s); Multi-Pane Wndws	<b>County Code:</b> Maricopa <b>Legal Subdivision:</b> ECHO CANYON PHASE 1 AT LAS SENDAS <b>AN:</b> 219-18-369 <b>Lot Number:</b> 15 <b>Town-Range-Section:</b> 2N-7E-29 <b>Cty Bk&amp;Pg:</b> <b>Plat:</b> <b>Taxes/Yr:</b> \$2,044.3/2010 <b>Ownership:</b> Fee Simple <b>New Financing:</b> Cash; VA; FHA; Conventional <b>Total Asum Mnth Pmts:</b> \$0 <b>Down Payment:</b> \$0 <b>Existing 1st Loan:</b> Treat as Free&Clear <b>Exist 1st Loan Terms:</b> Non Assumable <b>Disclosures:</b> Seller Disc Avail; Agency Discl Req <b>Possession:</b> Close of Escrow

#### Fees & Homeowner Association Information

<b>HOA Y/N:</b> Y <b>HOA Fee/Paid:</b> \$270 / Quarterly <b>HOA Transfer Fee:</b> <b>HOA Name:</b> <b>HOA Telephone:</b>	<b>HOA 2 Y/N:</b> <b>HOA 2 Fee/Paid:</b> / <b>HOA 2 Transfer Fee:</b> <b>HOA 2 Name:</b> <b>HOA 2 Telephone:</b>	<b>Association Fee Incl:</b> Common Area Maint <b>Assoc Rules/Info:</b> Pets OK (See Rmrks)	<b>Cap Imprv/Impact Fee:</b> 0 <b>Land Lease Fee:</b> \$0 <b>PAD Fee:</b> \$0
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Listing Dates	Pricing and Sale Info	Listing Contract Info
<b>CDOM/ADOM:</b> 78 / 78 <b>Close of Escrow Date:</b> 04/27/2011 <b>Off Market Date:</b> 04/29/2011	<b>List Price:</b> \$270,000 <b>Sold Price:</b> \$265,000 <b>Sold Price/SqFt:</b> \$111.81 <b>Loan Type:</b> Cash <b>Loan Years:</b> 0 <b>Payment Type:</b> Other <b>Pnts Pd By Buyer:</b> 0 <b>Pnts Pd By Seller:</b> 0 <b>Closing Cost Split:</b> Normal - N	<b>Special Listing Cond:</b> Short Sale Aprvl Req

Listed by: Coldwell Banker Trails & Paths Premier Properties (tppp01)

Prepared by Chris and Michele Keith

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Client Report (15)

6927 E SCARLET CIR Mesa, AZ 85207

\$275,000



4517200	Residential	Single Family - Detached	Closed
<b>Beds/Baths:</b> 4 / 4 <b>SF:</b> 2,835 / County Assessor <b>Year Built:</b> 2006 <b>Pool:</b> Community <b>EF:</b> 44RXO3G <b>Approx Lot SqFt:</b> 6,243 / County Assessor <b>Apx Lot Size Range:</b> 1 - 7,500 <b>Level:</b> Two Levels <b>Dwelling Type:</b> Single Family - Detached		<b>Subdivision:</b> COBBLESTONE AT LAS SENDAS <b>Tax Municipality:</b> Mesa <b>Marketing Name:</b> <b>Planned Cmty Name:</b> <b>Model:</b> <b>Builder Name:</b> Blandford Homes <b>Hun Block:</b> 6900 E <b>Map Code/Grid:</b> P42 <b>Bldg Number:</b>	
<b>Ele Sch Dist:</b> 004 - Mesa Unified District <b>Elementary School:</b> Las Sendas <b>Jr. High School:</b> Fremont		<b>High School Dist #:</b> 004 - Mesa Unified District <b>High School:</b> Red Mountain	

**Cross Streets:** POWER RD & MCDOWELL RD **Directions:** North on Power Rd, east on Eagle Crest Dr, west on Sayan St, north on Sonoran Hills Rd, East on Scarlet to property.

**Public Remarks:** Beautiful and Super spacious and move in ready home!!! Kitchen features granite countertops and matching stainless steel appliances; gas range, refrigerator, dishwasher and microwave. Berber carpet in all bedrooms and staircase. Master bathroom features separate tub and shower with mountain views!! This property is eligible under the Freddie Mac First Look Initiative through 01/24/2011

Features	Room Details	Construction & Utilities	County, Tax and Financing
<b>Approx SqFt Range:</b> 2,751 - 3,000 <b>Parking:</b> 3 Car Garage; Tandem Garage; Extnded Lngth Garage <b>Pool - Private:</b> No Pool <b>Spa:</b> None <b>Horses:</b> N <b>Fireplace:</b> 1 Fireplace; Fireplace Family Rm; Gas Fireplace <b>Property Description:</b> Cul-De-Sac Lot; Mountain View(s); North/South Exposure <b>Landscaping:</b> Desert Front; Natural Desert Back <b>Exterior Features:</b> Patio; Covered Patio(s); Balcony/Deck(s); Private Street(s); Pvt Yrd(s)/Crtyrd(s) <b>Features:</b> 9+ Flat Ceilings <b>Community Features:</b> Community Pool; Community Spa; Gated Community; Golf Course <b>Flooring:</b> Carpet; Tile	<b>Kitchen Features:</b> Range/Oven Gas; Disposal; Dishwasher; Built-in Microwave; Pantry; Granite Countertops; Kitchen Island <b>Master Bathroom:</b> Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks <b>Additional Bedroom:</b> Master Bdrm Split; Master Bdrm Upstairs; Mstr Bdr Walkin Clst <b>Laundry:</b> Wshr/Dry HookUp Only; Inside Laundry <b>Dining Area:</b> Eat-in Kitchen; Breakfast Bar <b>Other Rooms:</b> Great Room; Den/Office <b>Basement Description:</b> None	<b>Const - Finish:</b> Painted; Stucco <b>Construction:</b> Frame - Wood <b>Roofing:</b> All Tile <b>Fencing:</b> View/Wrought Iron; Block <b>Cooling:</b> Refrigeration <b>Heating:</b> Electric Heat; Gas Heat <b>Utilities:</b> SRP; SW Gas <b>Water:</b> City Water <b>Sewer:</b> Sewer - Public <b>Services:</b> City Services <b>Technology:</b> Cable TV Avail; HighSpd Intrnt Aval <b>Energy/Green Feature:</b> Multi-Pane Wndws	<b>County Code:</b> Maricopa <b>Legal Subdivision:</b> COBBLESTONE AT LAS SENDAS <b>AN:</b> 219-20-322 <b>Lot Number:</b> 2 <b>Town-Range-Section:</b> 2N-7E-30 <b>Cty Bk&amp;Pg:</b> <b>Plat:</b> <b>Taxes/Yr:</b> \$2,231.7/2010 <b>Ownership:</b> Fee Simple <b>New Financing:</b> Cash; VA; FHA; Conventional <b>Total Asum Mnth Pmts:</b> \$0 <b>Total Encumbrance:</b> \$0 <b>Down Payment:</b> \$0 <b>Existing 1st Loan:</b> Treat as Free&Clear <b>Exist 1st Loan Terms:</b> <b>Disclosures:</b> Agency Discl Req <b>Possession:</b> Close of Escrow

#### Fees & Homeowner Association Information

<b>HOA Y/N:</b> Y <b>HOA Fee/Paid:</b> \$316.9 / Quarterly <b>HOA Transfer Fee:</b> <b>HOA Name:</b> <b>HOA Telephone:</b> 480-325-4618	<b>HOA 2 Y/N:</b> <b>HOA 2 Fee/Paid:</b> / <b>HOA 2 Transfer Fee:</b> <b>HOA 2 Name:</b> <b>HOA 2 Telephone:</b>	<b>Association Fee Incl:</b> Common Area Maint <b>Assoc Rules/Info:</b> Prof Managed	<b>Cap Imprv/Impact Fee:</b> 0 <b>Land Lease Fee:</b> \$0 <b>PAD Fee:</b> \$0
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Listing Dates	Pricing and Sale Info	Listing Contract Info
<b>CDOM/ADOM:</b> 79 / 50 <b>Close of Escrow Date:</b> 04/12/2011 <b>Off Market Date:</b> 03/24/2011	<b>List Price:</b> \$284,900 <b>Sold Price:</b> \$275,000 <b>Sold Price/SqFt:</b> \$97 <b>Loan Type:</b> Conventional <b>Loan Years:</b> 30 <b>Payment Type:</b> Other <b>Pnts Pd By Buyer:</b> 0 <b>Pnts Pd By Seller:</b> 3 <b>Closing Cost Split:</b> Seller Assist - A	<b>Special Listing Cond:</b> Lender Owned Prop

Listed by: Excellent Equities, LLC (rmee01)

Prepared by Chris and Michele Keith


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Client Report (16)

3765 N BARRON ST Mesa, AZ 85207

\$306,430

	4557775 Residential Single Family - Detached Closed	
	<b>Beds/Baths:</b> 4 / 2.5 <b>SF:</b> 2,446 / County Assessor <b>Year Built:</b> 1999 <b>Pool:</b> Both Private & Community <b>EF:</b> 42.5FRXPSO3G <b>Approx Lot SqFt:</b> 7,860 / County Assessor <b>Apx Lot Size Range:</b> 7,501 - 10,000 <b>Level:</b> Two Levels <b>Dwelling Type:</b> Single Family - Detached	<b>Subdivision:</b> Las Sendas <b>Tax Municipality:</b> Mesa <b>Marketing Name:</b> <b>Planned Cmty Name:</b> <b>Model:</b> <b>Builder Name:</b> Blanford <b>Hun Block:</b> 7600 E <b>Map Code/Grid:</b> P42 <b>Bldg Number:</b>
	<b>Ele Sch Dist:</b> 004 - Mesa Unified District <b>Elementary School:</b> Las Sendas <b>Jr. High School:</b> Fremont	<b>High School Dist #:</b> 004 - Mesa Unified District <b>High School:</b> Red Mountain

**Cross Streets:** Thomas and Power **Directions:** Enter Las Sendas at Thomas, follow Eagle Crest, Right on Saddleback to end. Through gate, left on Barron

**Public Remarks:** Beautiful Las Sendas Oasis! This 4 bedroom 2.5 bath has it all. Master bedroom downstairs, koi pond, beautiful private swimming pool with fireplace grilling area. Adding to it all home has brand new granite counter tops throughout kitchen and bathrooms. Fresh two-toned paint on exterior and interior of home to go along with brand new carpet. Move in Ready.

Features	Room Details	Construction & Utilities	County, Tax and Financing
<b>Approx SqFt Range:</b> 2,251 - 2,500 <b>Parking:</b> 3 Car Garage; Electric Door Opener <b>Pool - Private:</b> Pool - Private; Play Pool <b>Spa:</b> Spa - Private <b>Horses:</b> N <b>Fireplace:</b> 1 Fireplace; Two Way Fireplace <b>Property Description:</b> City Light View (s); Mountain View(s); Borders Common Area <b>Landscaping:</b> Desert Front; Desert Back; Yrd Wtring Sys Front; Yrd Wtring Sys Back <b>Exterior Features:</b> Covered Patio(s); Balcony/Deck(s); Built-in BBQ <b>Features:</b> Vaulted Ceiling(s) <b>Community Features:</b> Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool; Community Spa; Gated Community; Golf Course <b>Add'l Property Use:</b> None <b>Flooring:</b> Carpet; Tile	<b>Kitchen Features:</b> Range/Oven Elec; Cook Top Elec; Disposal; Dishwasher; Built-in Microwave; Refrigerator; Granite Countertops; Kitchen Island <b>Master Bathroom:</b> Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks <b>Additional Bedroom:</b> Master Bdrm Dwnstrs; Mstr Bdr Walkin Clst <b>Laundry:</b> Wshr/Dry HookUp Only <b>Dining Area:</b> Eat-in Kitchen <b>Other Rooms:</b> Family Room; Den/Office; Loft <b>Basement Description:</b> None	<b>Const - Finish:</b> Painted; Stucco <b>Construction:</b> Block; Frame - Wood <b>Roofing:</b> All Tile <b>Fencing:</b> View/Wrought Iron; Block <b>Cooling:</b> Refrigeration <b>Heating:</b> Electric Heat <b>Utilities:</b> SRP; City Gas <b>Water:</b> City Water <b>Sewer:</b> Sewer - Public <b>Services:</b> City Services <b>Technology:</b> Cable TV Avail; HighSpd Intrnt Aval <b>Energy/Green Feature:</b> Sunscreen(s); Ceiling Fan(s); Multi-Pane Wndws	<b>County Code:</b> Maricopa <b>Legal Subdivision:</b> HIGHLANDS AT LAS SENDAS <b>AN:</b> 219-18-083 <b>Lot Number:</b> 325 <b>Town-Range-Section:</b> 2N-7E-29 <b>Cty Bk&amp;Pg:</b> <b>Plat:</b> <b>Taxes/Yr:</b> \$1,936/2010 <b>Ownership:</b> Fee Simple <b>New Financing:</b> Cash; VA; FHA; Conventional <b>Total Asum Mnth Pmts:</b> \$0 <b>Down Payment:</b> \$0 <b>Existing 1st Loan:</b> Treat as Free&Clear <b>Exist 1st Loan Terms:</b> <b>Disclosures:</b> Agency Discl Req <b>Possession:</b> Close of Escrow

#### Fees & Homeowner Association Information

<b>HOA Y/N:</b> Y <b>HOA Fee/Paid:</b> \$106 / Monthly <b>HOA Transfer Fee:</b> <b>HOA Name:</b> <b>HOA Telephone:</b>	<b>HOA 2 Y/N:</b> <b>HOA 2 Fee/Paid:</b> / <b>HOA 2 Transfer Fee:</b> <b>HOA 2 Name:</b> <b>HOA 2 Telephone:</b>	<b>Association Fee Incl:</b> Common Area Maint <b>Assoc Rules/Info:</b> Pets OK (See Rmrks)	<b>Cap Imprv/Impact Fee:</b> 0 <b>Land Lease Fee:</b> \$0 <b>PAD Fee:</b> \$0
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Listing Dates	Pricing and Sale Info	Listing Contract Info
<b>CDOM/ADOM:</b> 23 / 23 <b>Close of Escrow Date:</b> 04/29/2011 <b>Off Market Date:</b> 04/16/2011	<b>List Price:</b> \$310,000 <b>Sold Price:</b> \$306,430 <b>Sold Price/SqFt:</b> \$125.28 <b>Loan Type:</b> Cash <b>Loan Years:</b> 0 <b>Payment Type:</b> Balloon <b>Pnts Pd By Buyer:</b> 0 <b>Pnts Pd By Seller:</b> 0 <b>Closing Cost Split:</b> Normal - N	<b>Special Listing Cond:</b> N/A

Listed by: Call Realty, Inc. (crty02)

Prepared by Chris and Michele Keith

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4455344	Residential	Single Family - Detached	Closed
<b>Beds/Baths:</b> 3 / 2 <b>SF:</b> 2,226 / County Assessor <b>Year Built:</b> 2002 <b>Pool:</b> Both Private & Community <b>EF:</b> 32RDXP3G <b>Approx Lot SqFt:</b> 12,021 / County Assessor <b>Apx Lot Size Range:</b> 10,001 - 12,500 <b>Level:</b> Single Level <b>Dwelling Type:</b> Single Family - Detached		<b>Subdivision:</b> Las Sendas - Pinnacle Point <b>Tax Municipality:</b> <b>Marketing Name:</b> <b>Planned Cmty Name:</b> <b>Model:</b> Sagewood -Great room <b>Builder Name:</b> Blandford <b>Hun Block:</b> 7675 E <b>Map Code/Grid:</b> P42 <b>Bldg Number:</b>	
<b>Ele Sch Dist:</b> 004 - Mesa Unified District <b>Elementary School:</b> Las Sendas <b>Jr. High School:</b> Fremont		<b>High School Dist #:</b> 004 - Mesa Unified District <b>High School:</b> Red Mountain	

**Cross Streets:** Power & Thomas/Eagle Crest **Directions:** E then N on Eagle Crest for 1.6 miles \* S at Deserts Gate (Pinnacle Point community) \* E on Torrey Point \* N on Twilight to property

**Public Remarks:** Popular Sagewood great room floor plan. Available for sale or lease purchase (\$1,995 MLS 4486602) Super clean with tile throughout main living areas. Spacious kitchen features loads of cabinets & counter space, island, gas range, built-in oven & microwave, and large pantry. Generous master suite with dual sinks, separate shower & tub. Wood shutters throughout. Extra-large cul-de-sac home site with pool, grassy play area, fenced-in dog run, large covered patio, mature landscaping, and mountain views. Full-sized 3-car garage with epoxy flooring & built-in cabinets plus overhead storage. This is a MUST-SEE home.

<b>Master Bedroom</b>	17	14	<b>Bedroom 2</b>	12	11	<b>Bedroom 3</b>	13	11	<b>Dining Room</b>	15	9
						<b>Kitchen</b>	15	13			
						<b>Great Room</b>	25	22			

Features	Room Details	Construction & Utilities	County, Tax and Financing
<b>Approx SqFt Range:</b> 2,001 - 2,250 <b>Parking:</b> 3 Car Garage; Electric Door Opener; Atch'd Gar Cabinets <b>Pool - Private:</b> Pool - Private; Play Pool <b>Spa:</b> None <b>Horses:</b> N <b>Fireplace:</b> 1 Fireplace; Fireplace Family Rm <b>Property Description:</b> Mountain View (s); Borders Common Area <b>Landscaping:</b> Yrd Wtring Sys Front; Yrd Wtring Sys Back <b>Exterior Features:</b> Patio; Covered Patio(s); Private Street(s) <b>Features:</b> Vaulted Ceiling(s); No Interior Steps; Water Softener Owned; Drink Wtr Filter Sys <b>Community Features:</b> 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 <b>Flooring:</b> Carpet; Tile	<b>Kitchen Features:</b> Disposal; Dishwasher; Pantry; Kitchen Island <b>Master Bathroom:</b> Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks <b>Additional Bedroom:</b> Master Bdrm Split; Mstr Bdr Walkin Clst <b>Laundry:</b> Wshr/Dry HookUp Only; Inside Laundry <b>Dining Area:</b> Formal; Breakfast Bar; Breakfast Room <b>Other Rooms:</b> Great Room <b>Basement Description:</b> None <b>Items Updated:</b> Floor Yr Updated: 2003; Floor Partial/Full: Partial	<b>Architecture:</b> Ranch <b>Const - Finish:</b> Stucco <b>Construction:</b> Frame - Wood <b>Roofing:</b> All Tile <b>Fencing:</b> View/Wrought Iron; Block <b>Cooling:</b> Refrigeration <b>Heating:</b> Electric Heat <b>Utilities:</b> SRP; City Gas <b>Water:</b> City Water <b>Sewer:</b> Sewer - Public; Sewer in & Cnctd <b>Services:</b> City Services <b>Technology:</b> 3+ Exist Tele Lines; Cable TV Avail; HighSpd Intrnt Aval; Security Sys Owned <b>Energy/Green Feature:</b> Sunscreen(s); Ceiling Fan(s); Multi-Pane Wndws	<b>County Code:</b> Maricopa <b>Legal Subdivision:</b> PINNACLE POINT AT LAS SENDAS <b>AN:</b> 219-18-346 <b>Lot Number:</b> 68 <b>Town-Range-Section:</b> 2N-7E-29 <b>Cty Bk&amp;Pg:</b> <b>Plat:</b> <b>Taxes/Yr:</b> \$2,476/2009 <b>Ownership:</b> Fee Simple <b>New Financing:</b> Cash; VA; Conventional <b>Total Asum Mnth Pmts:</b> \$0 <b>Down Payment:</b> \$0 <b>Existing 1st Loan:</b> Conventional <b>Exist 1st Loan Terms:</b> <b>Disclosures:</b> Seller Disc Avail; Agency Discl Req <b>Possession:</b> Close of Escrow

Fees & Homeowner Association Information			
<b>HOA Y/N:</b> Y <b>HOA Fee/Paid:</b> \$225 / Quarterly <b>HOA Transfer Fee:</b> <b>HOA Name:</b> Las Sendas HOA <b>HOA Telephone:</b>	<b>HOA 2 Y/N:</b> <b>HOA 2 Fee/Paid:</b> / <b>HOA 2 Transfer Fee:</b> <b>HOA 2 Name:</b> <b>HOA 2 Telephone:</b>	<b>Association Fee Incl:</b> Common Area Maint; Street Maint <b>Assoc Rules/Info:</b> FHA Approved Prjct; VA Approved Prjct; Prof Managed	<b>Cap Imprv/Impact Fee:</b> 0 <b>Land Lease Fee:</b> \$0 <b>PAD Fee:</b> \$0

Listing Dates	Pricing and Sale Info	Listing Contract Info
<b>CDOM/ADOM:</b> 228 / 228 <b>Close of Escrow Date:</b> 05/04/2011 <b>Off Market Date:</b> 03/25/2011	<b>List Price:</b> \$325,000 <b>Sold Price:</b> \$315,000 <b>Sold Price/SqFt:</b> \$141.51 <b>Loan Type:</b> Conventional <b>Loan Years:</b> 30 <b>Payment Type:</b> Fixed <b>Pnts Pd By Buyer:</b> 0 <b>Pnts Pd By Seller:</b> 0 <b>Closing Cost Split:</b> Normal - N	<b>Special Listing Cond:</b> N/A

Listed by: Casteel Real Estate Professionals (cprc01)



Client Report (18)

7548 E SANDIA CIR Mesa, AZ 85207

\$330,000



4461475 Residential Single Family - Detached Closed

**Beds/Baths:** 5 / 3  
**SF:** 3,233 / County Assessor  
**Year Built:** 1999  
**Pool:** Both Private & Community  
**EF:** 53FRDXPS3G  
**Approx Lot SqFt:** 13,781 / County Assessor  
**Apx Lot Size Range:** 10,001 - 12,500  
**Level:** Two Levels  
**Dwelling Type:** Single Family - Detached

**Subdivision:** Las Sendas  
**Tax Municipality:** Maricopa - COUNTY  
**Marketing Name:** Canyon Creek  
**Planned Cmty Name:** Las Sendas  
**Model:** Sunset Vista  
**Builder Name:** Blandford  
**Hun Block:** 7000 E  
**Map Code/Grid:** P42  
**Bldg Number:**

**Ele Sch Dist:** 004 - Mesa Unified District  
**Elementary School:** Las Sendas  
**Jr. High School:** Fremont

**High School Dist #:** 004 - Mesa Unified District  
**High School:** Red Mountain

**Cross Streets:** Power & Thomas **Directions:** Enter E on Thomas (Eagle Crest) into Las Sendas. Right onto Saddleback, Left at entrance of Canyon Creek, Thru gate, Right onto Sandia Circle

**Public Remarks:** Beautiful Sunset Vista Model on a huge lot at an exceptional price! An excellent floorplan offering a large eat in kitchen with GRANITE counters & raised panel maple cabinets w/ a warm cherry finish. Kitchen opens to an expansive family room large enough to accommodate a billiard/ game table as well as your family room furnishings. 2 Bedrooms & 1 full bath down. You'll love the large master suite & the mountain views from the balcony! 2 addtl LARGE bedrms & 1 addtl bath up. Be sure to check out the RESORT like BACK YARD! Fully extended covered patio, pebble finish pool, spa, built in BBQ, landscape lighting, 2 grassy areas & gorgeous mature trees & shrubs give this retreat a VERY PRIVATE look & feel. Formal dining off kitchen opens to a step down formal living area.

Features	Room Details	Construction & Utilities	County, Tax and Financing
<p><b>Approx SqFt Range:</b> 3,001 - 3,500  <b>Parking:</b> 3 Car Garage  <b>Pool - Private:</b> Pool - Private; Fenced Pool; Heated Pool  <b>Spa:</b> Spa - Private; Spa - Heated  <b>Horses:</b> N  <b>Fireplace:</b> Gas Fireplace; Exterior Fireplace  <b>Property Description:</b> Cul-De-Sac Lot; Mountain View(s); North/South Exposure; Adjacent to Wash; Borders Common Area  <b>Landscaping:</b> Desert Front; Desert Back; Grass Back; Yrd Wtring Sys Front; Yrd Wtring Sys Back  <b>Exterior Features:</b> Covered Patio(s); Balcony/Deck(s); Childrens Play Area  <b>Features:</b> Vaulted Ceiling(s); 9+ Flat Ceilings; Water Softener Owned  <b>Community Features:</b> Biking/Walking Path; Children's Playgrnd; Comm Tennis Court(s); Community Pool Htd; Community Spa Htd; Gated Community; Golf Course  <b>Flooring:</b> Carpet; Tile</p>	<p><b>Kitchen Features:</b> Range/Oven Elec; Disposal; Dishwasher; Built-in Microwave; Walk-in Pantry; Kitchen Island  <b>Master Bathroom:</b> Full Bth Master Bdrm; Separate Shwr &amp; Tub; Double Sinks  <b>Additional Bedroom:</b> Master Bdrm Split; Master Bdrm Upstairs; Other Bdrm Dwnstrs; Mstr Bdr Walkin Clst; Othr Bdr Walkin Clst  <b>Laundry:</b> Wshr/Dry HookUp Only; Inside Laundry  <b>Dining Area:</b> Formal; Eat-in Kitchen  <b>Other Rooms:</b> Family Room  <b>Basement Description:</b> None</p>	<p><b>Unit Style:</b> Two Levels  <b>Const - Finish:</b> Painted; Stucco  <b>Construction:</b> Frame - Wood  <b>Roofing:</b> All Tile  <b>Fencing:</b> View/Wrought Iron; Block  <b>Cooling:</b> Refrigeration  <b>Heating:</b> Electric Heat  <b>Utilities:</b> SRP; City Gas  <b>Water:</b> City Water  <b>Sewer:</b> Sewer - Public  <b>Services:</b> City Services  <b>Technology:</b> Cable TV Avail; HighSpd Intrnt Aval  <b>Energy/Green Feature:</b> Sunscreen(s); Ceiling Fan(s); Multi-Pane Wndws</p>	<p><b>County Code:</b> Maricopa  <b>Legal Subdivision:</b> CANYON CREEK AT LAS SENDAS  <b>AN:</b> 219-17-483  <b>Lot Number:</b> 245  <b>Town-Range-Section:</b> 2N-7E-29  <b>Cty Bk&amp;Pg:</b> 219-17-483  <b>Plat:</b>  <b>Taxes/Yr:</b> \$2,835/2009  <b>Ownership:</b> Fee Simple  <b>New Financing:</b> Cash; Conventional  <b>Total Asum Mnth Pmts:</b> \$0  <b>Down Payment:</b> \$0  <b>Existing 1st Loan:</b> Treat as Free&amp;Clear  <b>Exist 1st Loan Terms:</b>  <b>Disclosures:</b> Seller Disc Avail  <b>Possession:</b> Close of Escrow</p>

## Fees &amp; Homeowner Association Information

<p><b>HOA Y/N:</b> Y  <b>HOA Fee/Paid:</b> \$270 / Quarterly  <b>HOA Transfer Fee:</b>  <b>HOA Name:</b> Las Sendas HOA/AAM  <b>HOA Telephone:</b> 602-906-4940</p>	<p><b>HOA 2 Y/N:</b>  <b>HOA 2 Fee/Paid:</b> /  <b>HOA 2 Transfer Fee:</b>  <b>HOA 2 Name:</b>  <b>HOA 2 Telephone:</b></p>	<p><b>Association Fee Incl:</b> Common Area Maint; Street Maint  <b>Assoc Rules/Info:</b> Pets OK (See Rmrks); NoVsble TrkTrlrVbT; Rental OK (See Rmrks); Clubhouse/Rec Center; Club, Membership Opt; Prof Managed</p>	<p><b>Cap Imprv/Impact Fee:</b> 0  <b>Land Lease Fee:</b> \$0  <b>PAD Fee:</b> \$0</p>
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Listing Dates	Pricing and Sale Info	Listing Contract Info
<p><b>CDOM/ADOM:</b> 189 / 187  <b>Close of Escrow Date:</b> 04/20/2011  <b>Off Market Date:</b> 03/28/2011</p>	<p><b>List Price:</b> \$345,000  <b>Sold Price:</b> \$330,000  <b>Sold Price/SqFt:</b> \$102.07  <b>Loan Type:</b> Conventional  <b>Loan Years:</b> 30  <b>Payment Type:</b> Fixed  <b>Pnts Pd By Buyer:</b> 0  <b>Pnts Pd By Seller:</b> 0  <b>Closing Cost Split:</b> Normal - N</p>	<p><b>Special Listing Cond:</b> Short Sale Aprvl Req</p>

Listed by: Coldwell Banker Residential Brokerage (cbrb12)







4483348	Residential	Single Family - Detached	Closed
<b>Beds/Baths:</b> 4 / 3 <b>SF:</b> 3,330 / County Assessor <b>Year Built:</b> 1996 <b>Pool:</b> Both Private & Community <b>EF:</b> 43FRDPSO3G <b>Approx Lot SqFt:</b> 9,823 / County Assessor <b>Apx Lot Size Range:</b> 7,501 - 10,000 <b>Level:</b> Single Level <b>Dwelling Type:</b> Single Family - Detached		<b>Subdivision:</b> Las Sendas <b>Tax Municipality:</b> Mesa <b>Marketing Name:</b> Sonoran Heights <b>Planned Cmty Name:</b> Las Sendas <b>Model:</b> Galaxy <b>Builder Name:</b> Blandford <b>Hun Block:</b> 3400 N <b>Map Code/Grid:</b> P42 <b>Bldg Number:</b>	
<b>Ele Sch Dist:</b> 004 - Mesa Unified District <b>Elementary School:</b> Las Sendas <b>Jr. High School:</b> Fremont		<b>High School Dist #:</b> 004 - Mesa Unified District <b>High School:</b> Red Mountain	

**Cross Streets:** Power & McDowell **Directions:** East on McDowell to light at Ridgecrest. North to Mountain Ridge. East to third gate on right at 3430 (Sonoran Heights). Proceed through gate stay to the right to lot 34.

**Public Remarks:** NOW @ \$117. a square foot on the golf course!! You have got to be kidding! How could you go wrong! Gated Las Sendas!Premier golf community in Mesa AZ! Semi-private course, join or pay as you play. This home well maintained by former custom home builder! Spacious open floor plan with neutral colors, perfect for family or winter visitor with frequent guests! Views! Your very own mountain! Sparkling pool and beautiful entertaining patio.

<b>Master Bedroom</b>	30 14	<b>Bedroom 2</b>	13 11	<b>Bedroom 3</b>	14 14	<b>Bedroom 4</b>	16 15	<b>Living Room</b>	17 15
		<b>Family Room</b>	24 17	<b>Kitchen</b>	14 12	<b>Dining Room</b>	15 12		

Features	Room Details	Construction & Utilities	County, Tax and Financing
<b>Approx SqFt Range:</b> 3,001 - 3,500 <b>Parking:</b> 3 Car Garage; Electric Door Opener <b>Pool - Private:</b> Pool - Private; Heated Pool; Play Pool <b>Spa:</b> Spa - Private; Spa - Heated <b>Horses:</b> N <b>Fireplace:</b> No Fireplace <b>Property Description:</b> Golf Course Lot; City Light View(s); Mountain View(s); North/South Exposure; Adjacent to Wash; Borders Common Area <b>Landscaping:</b> Desert Front; Desert Back; Yrd Wtring Sys Front; Yrd Wtring Sys Back <b>Exterior Features:</b> Patio; Covered Patio(s); Private Street(s); Built-in BBQ <b>Features:</b> Skylight(s); Vaulted Ceiling (s); Intercom; No Interior Steps <b>Community Features:</b> Biking/Walking Path; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool Htd; Community Spa Htd; Gated Community; Golf Course <b>Flooring:</b> Carpet; Tile	<b>Kitchen Features:</b> Range/Oven Elec; Cook Top Gas; Disposal; Dishwasher; Built-in Microwave; Refrigerator; Wall Oven(s); Pantry; Walk-in Pantry; Granite Countertops; Kitchen Island <b>Master Bathroom:</b> Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks <b>Additional Bedroom:</b> Master Bdrm Split; Other Bdrm Split; Separate Bdrm Exit; Mstr Bdr Walkin Clst; Othr Bdr Walkin Clst; Mstr Bdrm Sitting Rm <b>Laundry:</b> Wshr/Dry HookUp Only; Inside Laundry <b>Dining Area:</b> Formal; Eat-in Kitchen; Breakfast Bar; Breakfast Room <b>Other Rooms:</b> Family Room; Great Room; Den/Office; Bonus/Game Room; Media Room <b>Basement Description:</b> None	<b>Architecture:</b> Ranch <b>Const - Finish:</b> Painted; Stucco <b>Construction:</b> Block; Frame - Wood <b>Roofing:</b> All Tile <b>Fencing:</b> View/Wrought Iron <b>Cooling:</b> Refrigeration <b>Heating:</b> Electric Heat <b>Utilities:</b> SRP; City Gas <b>Water:</b> City Water <b>Sewer:</b> Sewer - Public <b>Services:</b> City Services <b>Technology:</b> Cable TV Avail; HighSpd Intrnt Aval; Security Sys Owned <b>Energy/Green Feature:</b> Sunscreen(s); Ceiling Fan(s); Multi-Pane Wndws; Multi-Zones	<b>County Code:</b> Maricopa <b>Legal Subdivision:</b> SONORAN HEIGHTS UNIT 1 AT LAS SENDAS <b>AN:</b> 219-19-198 <b>Lot Number:</b> 34 <b>Town-Range-Section:</b> 2N-7E-31 <b>Cty Bk&amp;Pg:</b> <b>Plat:</b> <b>Taxes/Yr:</b> \$2,980/2010 <b>Ownership:</b> Fee Simple <b>New Financing:</b> Cash; Conventional <b>Total Asum Mnth Pmts:</b> \$0 <b>Down Payment:</b> \$0 <b>Existing 1st Loan:</b> Treat as Free&Clear <b>Exist 1st Loan Terms:</b> <b>Disclosures:</b> Seller Disc Avail <b>Possession:</b> Close of Escrow


**Fees & Homeowner Association Information**

<b>HOA Y/N:</b> Y <b>HOA Fee/Paid:</b> \$288 / Quarterly <b>HOA Transfer Fee:</b> \$265 <b>HOA Name:</b> <b>HOA Telephone:</b>	<b>HOA 2 Y/N:</b> <b>HOA 2 Fee/Paid:</b> / <b>HOA 2 Transfer Fee:</b> <b>HOA 2 Name:</b> <b>HOA 2 Telephone:</b>	<b>Association Fee Incl:</b> Common Area Maint; Street Maint; Other (See Remarks) <b>Assoc Rules/Info:</b> Pets OK (See Rmrks); NoVsble TrkTrlrVbT; Clubhouse/Rec Center; Club; Membership Opt; Prof Managed	<b>Cap Imprv/Impact Fee:</b> 0 <b>Land Lease Fee:</b> \$0 <b>PAD Fee:</b> \$0
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Listing Dates	Pricing and Sale Info	Listing Contract Info
<b>CDOM/ADOM:</b> 175 / 176 <b>Close of Escrow Date:</b> 04/22/2011 <b>Off Market Date:</b> 04/20/2011	<b>List Price:</b> \$390,000 <b>Sold Price:</b> \$365,000 <b>Sold Price/SqFt:</b> \$109.61 <b>Loan Type:</b> Cash <b>Loan Years:</b> 0 <b>Payment Type:</b> Other <b>Pnts Pd By Buyer:</b> 0 <b>Pnts Pd By Seller:</b> 0 <b>Closing Cost Split:</b> Buyer - B	<b>Special Listing Cond:</b> Pre-Foreclosure; Short Sale Aprvl Req

Listed by: Club Realty (club21)

*with customers or clients in any manner whatsoever.*

	4458927 Residential Single Family - Detached Closed	
	<b>Beds/Baths:</b> 3 / 3 <b>SF:</b> 2,795 / County Assessor <b>Year Built:</b> 1998 <b>Pool:</b> Community <b>EF:</b> 33RDXO3G <b>Approx Lot SqFt:</b> 15,172 / County Assessor <b>Apx Lot Size Range:</b> 15,001 - 18,000 <b>Level:</b> Single Level <b>Dwelling Type:</b> Single Family - Detached	<b>Subdivision:</b> Las Sendas - Golf Colony <b>Tax Municipality:</b> <b>Marketing Name:</b> Las Sendas <b>Planned Cmty Name:</b> Las Sendas <b>Model:</b> Custom <b>Builder Name:</b> Nu Vista <b>Hun Block:</b> 5800 N <b>Map Code/Grid:</b> P42 <b>Bldg Number:</b>
	<b>Ele Sch Dist:</b> 004 - Mesa Unified District <b>Elementary School:</b> Las Sendas <b>Jr. High School:</b> Fremont	<b>High School Dist #:</b> 004 - Mesa Unified District <b>High School:</b> Red Mountain

**Cross Streets:** Power & Thomas **Directions:** E on Eagle Crest (Thomas), R on Saddleback, L at Golf Colony gate, first R to home on left

**Public Remarks:** Territorial home in Las Sendas' Golf Colony! Single-level home with spiral staircase leading to balcony, with incredible views of Red Mountain, Fountain Hills, and the entire Valley! This home boasts custom features such as a custom-designed kitchen, Travertine tile in the bath, saltillo tile T/O to match the Southwest decor, custom front door, and an open floor plan. Easy-maintenance back yard and oversized patio to enjoy the Arizona sunsets. Las Sendas offers championship golf, heated community pools and spas, sport courts, walking/hiking trails, parks, ball fields, and more, just minutes from shopping, dining, the Loop 202 Freeway, Sky Harbor Airport, downtown Phoenix, and midtown Scottsdale.

Features	Room Details	Construction & Utilities	County, Tax and Financing
<b>Approx SqFt Range:</b> 2,751 - 3,000 <b>Parking:</b> 3 Car Garage; Electric Door Opener <b>Pool - Private:</b> No Pool <b>Spa:</b> None <b>Horses:</b> N <b>Fireplace:</b> 1 Fireplace; Fireplace Family Rm <b>Property Description:</b> City Light View (s); Mountain View(s); North/South Exposure <b>Landscaping:</b> Desert Front; Desert Back <b>Exterior Features:</b> Patio; Covered Patio(s) <b>Features:</b> No Interior Steps <b>Community Features:</b> Biking/Walking Path; Comm Tennis Court(s); Community Pool; Community Pool Htd; Community Spa; Community Spa Htd; Gated Community; Golf Course <b>Flooring:</b> Carpet; Tile	<b>Kitchen Features:</b> Cook Top Elec; Disposal; Dishwasher; Built-in Microwave; Refrigerator; Wall Oven(s); Walk-in Pantry; Non-laminate Counter; Kitchen Island <b>Master Bathroom:</b> Full Bth Master Bdrm; Double Sinks <b>Additional Bedroom:</b> Master Bdrm Split; Mstr Bdr Walkin Clst; Othr Bdr Walkin Clst <b>Laundry:</b> Wshtr/Dry HookUp Only; Inside Laundry <b>Dining Area:</b> Formal; Breakfast Bar; Breakfast Room <b>Other Rooms:</b> Great Room; Library-Blt-in Bkce <b>Basement Description:</b> None	<b>Architecture:</b> Territorial/Santa Fe <b>Const - Finish:</b> Painted; Stucco <b>Construction:</b> Frame - Wood <b>Roofing:</b> Rolled <b>Fencing:</b> Partial <b>Cooling:</b> Refrigeration <b>Heating:</b> Electric Heat <b>Utilities:</b> SRP <b>Water:</b> City Water <b>Sewer:</b> Sewer - Public <b>Technology:</b> 3+ Exist Tele Lines; Cable TV Avail; HighSpd Intrnt Aval; Security Sys Owned <b>Energy/Green Feature:</b> Ceiling Fan(s); Multi-Pane Wndws	<b>County Code:</b> Maricopa <b>Legal Subdivision:</b> GOLF COLONY AT LAS SENDAS <b>AN:</b> 219-17-050 <b>Lot Number:</b> 42 <b>Town-Range-Section:</b> 2N-7E-30 <b>Cty Bk&amp;Pg:</b> 40441 <b>Plat:</b> <b>Taxes/Yr:</b> \$3,165/2009 <b>Ownership:</b> Fee Simple <b>New Financing:</b> Cash; Conventional <b>Total Asum Mnth Pmts:</b> \$0 <b>Total Encumbrance:</b> \$0 <b>Down Payment:</b> \$429,000 <b>Existing 1st Loan:</b> Treat as Free&Clear <b>Exist 1st Loan Terms:</b> Non Assumable <b>Disclosures:</b> Seller Disc Avail; Agency Discl Req <b>Possession:</b> By Agreement

**Fees & Homeowner Association Information**

<b>HOA Y/N:</b> Y <b>HOA Fee/Paid:</b> / Quarterly <b>HOA Transfer Fee:</b> \$350 <b>HOA Name:</b> Las Sendas <b>HOA Telephone:</b> 480-357-8780	<b>HOA 2 Y/N:</b> <b>HOA 2 Fee/Paid:</b> / <b>HOA 2 Transfer Fee:</b> <b>HOA 2 Name:</b> <b>HOA 2 Telephone:</b>	<b>Association Fee Incl:</b> Common Area Maint; Street Maint <b>Assoc Rules/Info:</b> Pets OK (See Rmrks); NoVsble TrkTrlrRVBt; Rental OK (See Rmks); Club, Membership Opt	<b>Cap Imprv/Impact Fee:</b> 0 <b>Land Lease Fee:</b> \$0 <b>PAD Fee:</b> \$0
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Listing Dates	Pricing and Sale Info	Listing Contract Info
<b>CDOM/ADOM:</b> 154 / 154 <b>Close of Escrow Date:</b> 04/15/2011 <b>Off Market Date:</b> 02/15/2011	<b>List Price:</b> \$429,000 <b>Sold Price:</b> \$382,500 <b>Sold Price/SqFt:</b> \$136.85 <b>Loan Type:</b> Cash <b>Loan Years:</b> 0 <b>Payment Type:</b> Other <b>Pnts Pd By Buyer:</b> 0 <b>Pnts Pd By Seller:</b> 0 <b>Closing Cost Split:</b> Normal - N	<b>Special Listing Cond:</b> N/A

Listed by: Realty Executives (reax92)



4554860	Residential	Single Family - Detached	Closed
<b>Beds/Baths:</b> 3 / 2 <b>SF:</b> 2,226 / County Assessor <b>Year Built:</b> 1999 <b>Pool:</b> Both Private & Community <b>EF:</b> 32RDXPSO2.5G <b>Approx Lot SqFt:</b> 9,523 / County Assessor <b>Apx Lot Size Range:</b> 7,501 - 10,000 <b>Level:</b> Single Level <b>Dwelling Type:</b> Single Family - Detached		<b>Subdivision:</b> Las Sendas <b>Tax Municipality:</b> Mesa <b>Marketing Name:</b> The Highlands <b>Planned Cmty Name:</b> Las Sendas <b>Model:</b> Sagewood <b>Builder Name:</b> Blandford <b>Hun Block:</b> 3675 N <b>Map Code/Grid:</b> P42 <b>Bldg Number:</b>	
<b>Ele Sch Dist:</b> 004 - Mesa Unified District <b>Elementary School:</b> Las Sendas <b>Jr. High School:</b> Fremont		<b>High School Dist #:</b> 004 - Mesa Unified District <b>High School:</b> Red Mountain	

**Cross Streets:** Power & Eagle Crest Drive **Directions:** East on Eagle Crest Drive; Right on Saddleback; At Mountain Ridge go straight into the Highlands; Right on Barron; Curves left and than turns into Sayan; Continue to home down on your Right.

**Public Remarks:** Spectacular views of the golf course, city lights & mountain views. This Sagewood model is warm & inviting. Formal living room opens to a den/office. Open and bright formal dining room. Family room with fireplace & built-in entertainment niches. Kitchen with center island, breakfast bar, desk & lots of cabinets & counter space. Backyard paradise with a pebble-tec pool, spa & waterfall. Covered patio & additional sitting areas. Shuffle board court for entertaining. View deck to enjoy those evening sunsets, golf course, city lights & mountain views. Las Sendas has 2 community pools, tennis, golf, parks & walking trails. Close to shopping, restaurants, & new 202 for easy access to Sky Harbor Airport.

<b>Master Bedroom</b>	14 16	<b>Bedroom 2</b>	12 11	<b>Bedroom 3</b>	12 11	<b>Dining Room</b>	10 14
<b>Den</b>	13 13	<b>Family Room</b>	13 20	<b>Kitchen</b>	12 20		

Features	Room Details	Construction & Utilities	County, Tax and Financing
<b>Approx SqFt Range:</b> 2,001 - 2,250 <b>Parking:</b> 2.5 Car Garage; Electric Door Opener <b>Pool - Private:</b> Pool - Private; Heated Pool; Play Pool <b>Spa:</b> Spa - Private; Spa - Heated <b>Horses:</b> N <b>Fireplace:</b> 1 Fireplace; Fireplace Family Rm <b>Property Description:</b> City Light View (s); Mountain View(s); North/South Exposure <b>Landscaping:</b> 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 <b>Exterior Features:</b> Patio; Covered Patio(s); Balcony/Deck(s); Private Street(s) <b>Features:</b> Vaulted Ceiling(s); No Interior Steps; Water Softener Owned; Drink Wtr Filter Sys <b>Community Features:</b> Biking/Walking Path; Children's Playgrnd; Clubhouse/Rec Room; Comm Tennis Court(s); Community Pool Htd; Community Spa Htd; Gated Community; Golf Course <b>Flooring:</b> Carpet; Tile	<b>Kitchen Features:</b> Range/Oven Gas; Dishwasher; Built-in Microwave; Reverse Osmosis; Kitchen Island <b>Master Bathroom:</b> Full Bth Master Bdrm; Separate Shwr & Tub; Double Sinks; Tubs with Jets <b>Additional Bedroom:</b> Master Bdrm Split; Mstr Bdr Walkin Clst <b>Laundry:</b> Wshr/Dry HookUp Only; Inside Laundry <b>Dining Area:</b> Formal; Eat-in Kitchen; Breakfast Bar <b>Other Rooms:</b> Den/Office <b>Basement Description:</b> None	<b>Const - Finish:</b> Painted; Stucco <b>Construction:</b> Frame - Wood <b>Roofing:</b> All Tile <b>Fencing:</b> View/Wrought Iron; Block <b>Cooling:</b> Refrigeration <b>Heating:</b> Electric Heat <b>Utilities:</b> SRP; City Gas <b>Water:</b> City Water <b>Sewer:</b> Sewer - Public <b>Services:</b> City Services <b>Technology:</b> Pre-Wire Sat Dish; Cable TV Avail; HighSpd Intrnt Aval; Ntwrk Wrng One Room; Security Sys Owned <b>Energy/Green Feature:</b> Sunscreen(s); Ceiling Fan(s); Multi-Pane Wndws	<b>County Code:</b> Maricopa <b>Legal Subdivision:</b> HIGHLANDS AT LAS SENDAS <b>AN:</b> 219-18-035 <b>Lot Number:</b> 277 <b>Town-Range-Section:</b> 2N-7E-29 <b>Cty Bk&amp;Pg:</b> <b>Plat:</b> <b>Taxes/Yr:</b> \$2,030/2010 <b>Ownership:</b> Fee Simple <b>New Financing:</b> Cash; Conventional <b>Total Asum Mnth Pmts:</b> \$0 <b>Down Payment:</b> \$0 <b>Existing 1st Loan:</b> Other (See Remarks) <b>Exist 1st Loan Terms:</b> Non Assumable <b>Disclosures:</b> Seller Disc Avail; Agency Discl Req <b>Possession:</b> Close of Escrow

**Fees & Homeowner Association Information**

<b>HOA Y/N:</b> Y <b>HOA Fee/Paid:</b> \$316.8 / Quarterly <b>HOA Transfer Fee:</b> <b>HOA Name:</b> <b>HOA Telephone:</b>	<b>HOA 2 Y/N:</b> <b>HOA 2 Fee/Paid:</b> / <b>HOA 2 Transfer Fee:</b> <b>HOA 2 Name:</b> <b>HOA 2 Telephone:</b>	<b>Association Fee Incl:</b> Common Area Maint; Street Maint <b>Assoc Rules/Info:</b> Pets OK (See Rmrks); NoVsble TrkTrlrVbT; Rental OK (See Rmks); Clubhouse/Rec Center; Prof Managed	<b>Cap Imprv/Impact Fee:</b> 0 <b>Land Lease Fee:</b> \$0 <b>PAD Fee:</b> \$0
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Listing Dates	Pricing and Sale Info	Listing Contract Info
<b>CDOM/ADOM:</b> 9 / 9 <b>Close of Escrow Date:</b> 05/02/2011 <b>Off Market Date:</b> 03/27/2011	<b>List Price:</b> \$435,000 <b>Sold Price:</b> \$400,000 <b>Sold Price/SqFt:</b> \$179.69 <b>Loan Type:</b> Cash <b>Loan Years:</b> 0 <b>Payment Type:</b> Other <b>Pnts Pd By Buyer:</b> 0	<b>Special Listing Cond:</b> N/A



<b>Pnts Pd By Seller:</b> 0
<b>Closing Cost Split:</b> Normal - N

Listed by: Coldwell Banker Trails & Paths Premier Properties (tppp01)

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Prepared by Chris and Michele Keith