

SALES STUDY PERIOD  
JULY 1, 2015 - JUNE 30, 2018

**2019 REAPPRAISAL  
ECONOMIC AREA 6:  
CB SOUTH CONDOMINIUMS**

ACCOUNT NUMBER	UNIT #	SALE DATE	ADJUSTED SALE PRICE	TIME ADJUSTED SALE PRICE	CONDO SQ FT	TASP PER SQ FT	BASEMENT SQ FT	GARAGE SQ FT	UNIT CONDITION	UNIT QUALITY	BUILDING CONDITION	BUILDING QUALITY	EFFECTIVE YEAR BUILT
<b>BROOKSIDE CONDOS - 294 SHAVANO ST</b>													
<a href="#">R025034</a>	1	7/13/2015	\$187,500	\$259,688	465	\$330	495	-	Average	Fair	Average	Fair	1981
<b>CASCADILLA CONDOMINIUMS - 410 CASCADILLA ST</b>													
<a href="#">R041417</a>	B	4/13/2018	\$400,000	\$408,800	1,316	\$311	-	256	Average	Average	Average	Average	2000
<b>CEMENT CREEK CONDOS: EAST RIVER BLDG - 3 ELCHO AVE</b>													
<a href="#">R015299</a>	3	8/27/2015	\$119,900	\$164,743	788	\$209	-	242	Average	Fair	Average	Fair	1982
<a href="#">R015298</a>	2	10/1/2015	\$140,000	\$189,280	788	\$240	-	242	Average	Fair	Average	Fair	1982
<a href="#">R015301</a>	5	10/15/2015	\$150,900	\$204,017	788	\$259	-	242	Average	Average	Average	Fair	1982
<a href="#">R015304</a>	8	11/28/2016	\$195,000	\$235,755	788	\$299	-	242	Average	Good	Average	Fair	1982
<a href="#">R015303</a>	7	11/18/2016	\$203,000	\$245,427	788	\$311	-	242	Average	Average	Average	Fair	1982
<b>CEMENT CREEK CONDOS: WATERFALL CREEK BLDG - 2 ELCHO AVE</b>													
<a href="#">R024711</a>	11	12/8/2017	\$315,000	\$335,790	1,562	\$215	-	440	Average	Average	Average	Fair	1979
<a href="#">R015321</a>	9	2/13/2018	\$275,000	\$287,100	1,227	\$234	-	418	Average	Average	Average	Fair	1979
<b>DOUBLETOP CLUSTER CONDOS - 217 GILLASPEY AVE</b>													
<a href="#">R015333</a>	4	6/2/2016	\$250,000	\$316,000	1,961	\$161	-	-	Average	Average	Average	Fair	1978
<a href="#">R015331</a>	2	7/21/2016	\$220,000	\$275,660	1,037	\$266	-	-	Good	Average	Average	Fair	1984
<b>ESCALANTE CONDOS - 86 ESCALANTE ST</b>													
<a href="#">R032694</a>	2	4/14/2017	\$315,000	\$363,510	1,084	\$335	-	242	Average	Good	Average	Fair	1994

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<b>GLACIER CONDOMINIUMS - 145 TEOCALLI RD</b>													
<a href="#">R015337</a>	4	8/3/2015	\$115,000	\$158,010	676	\$234	-	-	Average	Fair	Average	Fair	1980
<a href="#">R015335</a>	2	9/4/2015	\$125,000	\$170,375	676	\$252	-	-	Average	Fair	Average	Fair	1980
<a href="#">R015334</a>	1	9/2/2016	\$155,000	\$190,805	676	\$282	-	-	Average	Fair	Average	Fair	1980
<a href="#">R015336</a>	3	12/19/2017	\$200,000	\$213,200	676	\$315	-	-	Average	Average	Average	Fair	1980
<b>GREENWOOD CONDOS - 189 SHAVANO ST</b>													
<a href="#">R042867</a>	A	8/11/2017	\$435,000	\$482,850	1,988	\$243	-	319	Average	Average	Average	Average	2001
<a href="#">R042868</a>	B	6/5/2017	\$415,000	\$469,780	1,925	\$244	-	324	Good	Good	Average	Average	2002
<b>KENNEBEC CONDOMINIUMS - 166 CASCADILLA ST</b>													
<a href="#">R041917</a>	A	12/12/2016	\$395,000	\$473,210	1,643	\$288	-	-	Good	Good	Average	Average	2001
<b>MEADOW VISTA CONDOMINIUMS - 283 &amp; 311 CEMENT CREEK RD</b>													
<a href="#">R044149</a>	F	08/10/15	\$362,000	\$497,388	1,814	\$274		466	Good	Good	Average	Good	2005
<a href="#">R044145</a>	B	10/13/15	\$350,000	\$473,200	1,480	\$320		511	Good	Good	Average	Good	2005
<b>MOUNTAIN VALLEY CONDOMINIUMS - 121 PACKER WAY</b>													
<a href="#">R015287</a>	2	8/24/2016	\$414,000	\$514,188	1,660	\$310	-	-	Average	Good	Average	Fair	1983
<b>NOBBIE CREEK CONDOMINIUMS - 256 ESCALANTE ST</b>													
<a href="#">R015489</a>	2	7/13/2015	\$289,000	\$400,265	1,422	\$281	-	-	Average	Average	Average	Fair	1979
<a href="#">R015492</a>	1	6/1/2017	\$315,000	\$356,580	1,422	\$251	-	-	Average	Average	Average	Fair	1979

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<b>NORTH STAR CONDOS PHASE 1 - 148 ELCHO AVE</b>													
<a href="#">R031344</a>	3	10/26/2017	\$220,000	\$239,360	878	\$273	-	220	Average	Fair	Average	Fair	1993
<a href="#">R031346</a>	5	3/10/2016	\$215,000	\$278,855	878	\$318	-	220	Average	Fair	Average	Fair	1993
<a href="#">R031342</a>	1	10/22/2015	\$210,000	\$283,920	878	\$323	-	220	Average	Fair	Average	Fair	1993
<a href="#">R031347</a>	6	9/4/2015	\$212,500	\$289,638	878	\$330	-	220	Average	Average	Average	Fair	1993
<b>NORTH STAR CONDOS PHASE 2 - 148 ELCHO AVE</b>													
<a href="#">R042471</a>	14	12/14/2017	\$260,000	\$277,160	1,063	\$198	518	-	Good	Good	Average	Fair	2002
<a href="#">R042477</a>	20	4/4/2018	\$296,000	\$302,512	1,062	\$218	497	-	Good	Good	Average	Fair	2007
<b>PINES CONDOMINIUMS - 476 CASCADILLA ST</b>													
<a href="#">R015290</a>	2	9/28/2017	\$230,000	\$252,770	808	\$313	-	-	Good	Average	Average	Average	1979
<b>RED MOUNTAIN VISTA CONDOS - 148 TEOCALLI RD</b>													
<a href="#">R041332</a>	B	7/15/2016	\$325,000	\$407,225	1,612	\$253	-	465	Below Average	Fair	Average	Fair	2000
<b>ROUND MOUNTAIN CONDOMINIUMS - 137 ESCALANTE ST</b>													
<a href="#">R015361</a>	A	9/8/2015	\$261,000	\$355,743	1,060	\$336	-	-	Average	Average	Average	Fair	1999
<b>TASSINONG CONDOMINIUMS - 137 ESCALANTE ST</b>													
<a href="#">R072595</a>	R2	1/26/2018	\$185,000	\$195,175	694	\$281	-	-	Excellent	Good	Excellent	Good	2017
<a href="#">R072594</a>	R1	12/15/2017	\$240,000	\$255,840	891	\$287	-	-	Excellent	Good	Excellent	Good	2017
<a href="#">R072596</a>	R3	12/15/2017	\$249,000	\$265,434	900	\$295	-	-	Excellent	Good	Excellent	Good	2017
<b>TREY VAN CONDOS - 36 ENDNER PL</b>													
<a href="#">R031887</a>	3	9/1/2017	\$485,000	\$533,015	1,920	\$278	-	-	Average	Good	Average	Average	1995