

# Apartments

Specialty Area: 100

*Commercial Revalue for 2024 Assessment Roll*



**King County**

**Department of Assessments**

*Setting values, serving the community, and pursuing excellence*

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# King County

## Department of Assessments

King Street Center  
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*John Wilson*  
**Assessor**

Dear Property Owners,

Our field appraisers work hard throughout the year to visit properties in neighborhoods across King County. As a result, new commercial and residential valuation notices are mailed as values are completed. We value your property at its "true and fair value," reflecting its highest and best use as prescribed by state law (RCW 84.40.030; WAC 458-07-030).

We continue to work to implement your feedback and ensure we provide you with accurate and timely information. We have made significant improvements to our website and online tools to make interacting with us easier. The following report summarizes the results of the assessments for your area. Additionally, I have provided a brief tutorial on our property assessment process. It is meant to provide you with background information about our process and the basis for your area assessments.

Fairness, accuracy, and transparency set the foundation for an effective and accountable government. I am pleased to continue to incorporate your input as we make ongoing improvements to serve you. Our goal is to ensure that every taxpayer is treated fairly and equitably.

Our office is here to serve you. Please don't hesitate to contact us if you have any questions, comments, or concerns about the property assessment process and how it relates to your property.

In Service,

John Wilson  
King County Assessor

# How Property Is Valued

King County along with Washington's 38 other counties use mass appraisal techniques to value all real property each year for property assessment purposes.

## What Are Mass Appraisal Techniques?

In King County, the Mass Appraisal process incorporates statistical testing, generally accepted valuation methods, and a set of property characteristics for approximately 700,000 residential, commercial and industrial properties. More specifically for commercial property, the Assessor breaks up King County into geographic or specialty (i.e., apartments, office buildings, warehouses, retail centers, etc.) market areas and annually develops valuation models using one or more of the three standards appraisal indicators of value: Cost, Sales Comparison (market) and Income. For most commercial properties the income approach is the primary indicator of value. The results of the models are then applied to all properties within the same geographic or specialty area.

## Are Properties Inspected?

All property in King County is physically inspected at least once during each six-year cycle. Each year our appraisers inspect a different geographic neighborhood. An inspection is frequently an external observation of the property to confirm whether the property has changed by adding new improvements or shows signs of deterioration more than normal for the property's age. From the property inspections we update our property assessment records for each property. In cases where an appraiser has a question, they will approach the occupant to make contact with the property owner or leave a card requesting the taxpayer contact them.

### RCW 84.40.025 - Access to property

For the purpose of assessment and valuation of all taxable property in each county, any real or personal property in each county shall be subject to visitation, investigation, examination, discovery, and listing at any reasonable time by the county assessor of the county or by any employee thereof designated for this purpose by the assessor.

In any case of refusal to such access, the assessor shall request assistance from the department of revenue which may invoke the power granted by chapter [84.08](#) RCW.

## How are Individual Commercial Properties Valued?

The Assessor collects a large amount of data regarding commercial properties: cost of construction, sales of property, and prevailing levels of rent, operating expenses, and capitalization rates. Statistical analysis is conducted to establish relationships between factors that might influence the value of commercial property. Lastly, valuation models are built and applied to the individual properties. For income producing properties, the following are basic steps employed for the income approach:

1. Estimate potential gross income from rent
2. Add miscellaneous income
3. Deduct for vacancy and credit loss to get the effective gross income
4. Determine typical operating expenses
5. Deduct operating expenses to get the net operating income
6. Select the proper capitalization rate
7. Capitalize the net operating income into an estimated property value

## How is Assessment Uniformity Achieved?

The Assessor achieves uniformity of assessments for apartments through statistical analysis of rents, operating expenses, vacancy and credit loss collections and capitalization rates which are uniformly applied to similarly-situated commercial properties. Rate tables are generated annually that identify specific rates based on location, age, property type, improvement class, and quality grade. Rate tables are annually calibrated and updated based on surveys and collection of data from local real estate brokers, professional trade publications, and regional financial data sources. With up-to-date market rates we are able to uniformly apply the results to properties based on their unique set of attributes.

Where there is a sufficient number of sales, assessment staff may generate a ratio study to measure uniformity mathematically through the use of a coefficient of dispersion (COD). A COD is developed to measure for and show the uniformity of predicted property assessments. We have adopted the Property Assessment Standards prescribed by the International Association of Assessing Officers (IAAO) that may be reviewed at [www.IAAO.org](http://www.IAAO.org). The following is the target COD range that applies to apartments in King County based on standards set by IAAO:

Type of Property - General	Type of Property - Specific	COD Range
Single-family Residential (including residential condominiums)	Newer or more homogeneous areas	5.0 to 10.0
Single-family Residential	Older or more heterogeneous areas	5.0 to 15.0
Other residential	Rural, seasonal, recreational, manufactured housing, 2-4-unit housing	5.0 to 20.0
Income-Producing Properties	Larger areas represented by samples	5.0 to 15.0
Income-Producing Properties	Smaller areas represented by smaller samples	5.0 to 20.0
Vacant Land		5.0 to 25.0
Other Real and Personal Property		Varies with local conditions

Source: IAAO, *Standard on Ratio Studies - 2013, Table 1-3. www.IAAO.org*

More results of the statistical testing process are found within the attached area report.

## Requirements of State Law

Within Washington property is required to be revalued each year to market value based on its highest and best use. (RCW 84.41.030; 84.40.030; and WAC 458-07-030). Washington Courts have interpreted fair market value as the amount of money a buyer, willing but not obligated to buy, would pay to a seller willing but not obligated to sell. Highest and Best Use is simply viewed as the most profitable use that a property can be legally used for. In cases where a property is underutilized by a property owner, it still must be valued at its highest and best use.

## Appraisal Area Reports

The following area report summarizes the property assessment activities and results for a general market area. The area report is meant to comply with state law for appraisal documentation purposes as well as provide the public with insight into the mass appraisal process.

# Executive Summary Report

## Apartments; Specialty Area: 100

### Sales Summary

Appraisal Date: January 1, 2024  
 Sale Summary: Sales Used: 819 (All); 772 (Ratio Study)  
 Sales Dates: Jan., 2021 – Dec., 2023

### Ratio Study Summary

Sales – Improved Ratio and Uniformity Summary					
	Mean Assessed Value	Mean Sale Price	Weighted Mean Ratio	COD	COV
2023 Value	\$12,517,500	\$11,989,600	1.044	11.41%	15.33%
2024 Value	\$11,356,200	\$11,989,600	0.947	10.37%	14.22%
Change	(\$1,161,300)		-0.097	-1.04%	-1.11%
% Change	-9.28%		-9.29%	-9.11%	-7.24%

COD (coefficient of dispersion) and COV (coefficient of variation) are measures of uniformity. The lower the number the better the uniformity. See Glossary of Terms for definitions. The ratio, COD and COV have been improved.

### Sales Used in Analysis

A list of all the sales used for any kind of analysis is provided in the addenda to this report. These are all improved sales and were verified as fair market transactions. Most of these sales are used in the ratio study, while some are excluded for various reasons, as indicated on the list. Sales were adjusted for time to the appraisal date of January 1, 2024. The ratio type used is the weighted mean ratio. The Ratio Study Analysis indicates the proposed values will result in an improvement in assessment level, uniformity, and equity. The weighted mean ratio of the proposed values is within the IAAO recommended standards (0.90 to 1.10). The values recommended in this report reflect current apartment market parameters as of the valuation date of January 1, 2024. The proposed values improve the weighted mean ratio, COD, and COV. It is recommended they be posted for the 2024 assessment year.

### Population – Value Summary Data

The following table summarizes the percent change to total value from the previous assessment year to the current, per region and for the entire County. As the purpose of this table is to demonstrate the change from year to year reflected by market activity, the following parcels have been excluded from the count: parcels with no value select at the time of this report, low-income parcels, and new construction parcels. Low Income parcels were excluded because, as of the date of this report, those parcels have yet to receive their restricted values, such as have been recorded for those same parcels from the previous year. The low-income restricted values are pending as of the date of this report. Current assessment year new construction parcels may or may not have had some level of new construction activity associated with them last year, but these parcels are excluded in order to render a comparison of values based on market change only. New construction activity is summarized in a future section of this report.

Percent Change - Total Values	
Region	% Change
Central / North	-9.27%
South	-1.66%
East	-10.33%
County	-7.97%

The following table summarizes value change percentage ranges for apartment parcels. The exclusions applied to the preceding table also apply here. About 85% of the parcels decreased or showed no change in value, with most decreases in the 0.01% to 9.9% range. A value decrease of 10% or greater represented the next most numerous of categories. About 15% of properties increased in value, with most of those increasing less than 10%. Around 2% of all the increases were from 20% and higher. This can be for a variety of reasons, including new-valuation method, inclusion in an economic unit, declassification from low-income to market-rate, bringing historically low value up to market, high change to land value for a vacant parcel, etc.

Summary of Improved Value Changes		
Change Type	Range	% Properties
Decreased	(10.0%) -	35.00%
Decreased	(.01%) - (9.9%)	39.56%
No change		10.90%
Increased	UP TO 9.9%	11.09%
Increased	10.0% – 19.9%	1.63%
Increased	20.0% – 29.9%	0.34%
Increased	30% +	1.49%

### New Construction

As of the date of this report the value of new construction is \$2,418,476,317. The following table summarizes the totals for King County, the three regions and the top two neighborhoods in each of those regions. **There remain several parcels with new construction permits that have not been valued as of the date of this report.**

Construction Summary			
Region	New Construction	Top 2 Neighborhoods Per Region	New Construction
Central / North	\$1,447,966,598	Regrade	\$352,519,870
		Central District	\$173,465,264
South	\$457,442,099	Rainier Valley	\$216,591,377
		Renton Highlands	\$84,941,430
East	\$513,067,620	Redmond	\$137,315,500
		Totem Lake	\$116,315,834
County	\$2,418,476,317		

## Appraisal Information

### Sales Verification and Data Collection

Sales data are taken from real estate excise tax affidavits. Sales are verified as valid market sales by personal contact with involved parties, questionnaires, or various published sources. The Assessor uses sales dating to three years before the appraisal date. They are adjusted for time to the appraisal date. Sales as old as five years can appear on an individual property's worksheet for information purposes. The older sales are not used in our analysis, however.

### Approaches to Value

The income approach, sales comparison approach, and cost approach were considered in the appraisal of apartments in the county.

The income approach is the capitalization of net operating income into an indicated value. The income approach is generally given significant weight.

The sales comparison approach compares sold properties to any given subject property in order to determine an indicated value. The sales comparison approach is given significant weight. Usually four comparable sales are selected for each property. In addition to the direct comparison the Assessor also develops a multiple regression equation that is derived from all of the sales in the data base.

The cost approach is rarely, if ever, used in establishing our values. This is because of the difficulty in establishing an appropriate amount for depreciation. The cost approach frequently differs from the other approaches to value by a large amount.

### Land Value

Land values are determined by the geographic area appraisers. The apartment appraisers determine a total value for each property and the difference between that and the land value is the improvement value. If the total value is less than the land value, that indicates that the improvements no longer represent the highest and best use of the property. In those cases the improvements are said to be obsolesced and a token value of \$1,000 are assessed against them.

## Identification of the Area

### Name or Designation: Apartments, Specialty Area 100

This report contains data pertinent to the annual revalue of Apartment properties. The Specialty Area is 100. It encompasses apartments in all of King County. The apartment specialty includes apartments with 4 or more units, condominium complexes that are operated as apartment complexes, some mixed-use properties with commercial area less than 25% of the total net rentable area, and vacant land parcels that are associated with apartments. Apartments subject to low-income restrictions are valued using a different methodology. The methodology is described in the state Department of Revenue's *Low-Income Housing Valuation Guide*. Unless stated otherwise, the statistical data in this report include the low-income properties.

### Area Description

There are 14,615 parcels (major-minor sequences) in the King County Apartments Specialty, with 14,133 of those representing actual tax-payer accounts. The remainder are administrative parcels – global condominium parcels (328) and meta-parcels which consolidate two or more improved parcels (154). The following table summarizes the parcel and account inventory.

Inventory - Parcels and Accounts					
	Parcels		Accounts		Regular Accts
	<b>14,615</b>		<b>14,133</b>		<b>10,429</b>
Global Condo	328			Singular Imp	8,945
Consolidated	154	Condo Minors	3,704	Consol Imp	483
Accounts	<b>14,133</b>	Regular Accts	<b>10,429</b>	Vacant	<b>1,000</b>

Taxpayer accounts can be condominium minors (3,704) - residential or commercial units, or regular accounts (10,429), which can be improved stand-alone complexes (8,945), or consolidations of parcels into economic units for valuation reasons (483). See Glossary of Terms. There are also 1,000 vacant land parcels associated with and/or supporting apartment properties. Amongst all the parcels herein described, 230 are currently designated for low-income apartment use.

The inventory may also be viewed as projects (complexes) and residential units. A project may range from a stand-alone 4-plex to a multi-building, multi-parcel complex. The total quantity of projects is the sum of all the global condos, all the consolidated parcels, and all the improved regular accounts that are singular (not combined with others). To date, there are 9,427 apartment projects, with a total of 349,884 units.

Inventory - Projects and Units		
	Projects	Units
Total	<u>9,427</u>	<u>349,884</u>
Global Condo	328	27,115
Consolidated	154	26,182
Singular Imps	8,945	296,587

The distribution of apartment projects by age, age-category, units and unit category is shown below.

Inventory - Distribution by Age and Size					
Age of Project			Size of Project		
Year Built	% of Total Properties	% of Total Units	Number of Units	% of Total Properties	Year Built (Avg)
1900 – 1919	9.42%	3.34%	0 – 4	24.64%	1965
1920 – 1929	5.19%	2.79%	5 – 9	24.50%	1962
1930 – 1939	0.79%	0.51%	10 – 19	16.77%	1965
1940 – 1949	1.78%	1.29%	20 – 49	15.78%	1970
1950 – 1959	11.54%	3.47%	50 – 99	8.05%	1989
1960 – 1969	20.30%	11.24%	100 – 199	5.84%	1998
1970 – 1979	13.32%	7.77%	200 – 499	4.17%	2004
1980 – 1989	15.05%	14.91%	500 – 999	0.21%	2004
1990 – 1999	6.65%	8.39%	1,000+	0.03%	2020
2000 – 2009	5.34%	10.01%	Weighted	By Projects	1971
2010 – 2024	10.62%	36.27%	Weighted	By Units	1992



The above table concludes that the average year built of inventory, as weighted by number of projects within a unit category, is 1971; however, the average age of inventory, as weighted by total number of units in an age category is 1992. This is reinforced by the fact that approximately 55% of the total units were built since 1990, with 45% of the units having been built prior to 1990. The highest percentage of total units, 36.27%, were built between 2010 and 2024. As can be seen, the larger apartment projects, as measured by unit count, tend to have been built in the last 25 years.

The following table displays the five largest projects, by unit count, per region.

Inventory - Five Largest Projects Per Region			
Region	Project	Units	Year Built
Central	SEATTLE HOUSE	1130	2023
	ONNI-SLU - APARTMENTS	1097	2018
	1200 STEWART	1050	2018
	HARBOR STEPS	761	1997
	Via6 APARTMENTS	654	2012
South	AVANA STAR LAKE	750	1988
	SIGNATURE POINTE APARTMENTS	633	1990
	SOLERA APARTMENTS	590	2022
	CENTRAL FLATS	576	1986
	ALCOVE AT SEAHURST	543	1948
East	WOODIN CREEK	778	2018
	NEWCASTLE COMMONS	671	2017
	ESTERRA - PARKSIDE	664	2018
	NORTH - ASPECT APARTMENTS	650	2019
	SHOREWOOD HEIGHTS	645	1949

Nine of the 15 projects, or about 65% of the total units represented above, have been built since 2012.

The apartment parcel population is divided, for appraisal purposes, into three regions: Central (1), South (2), East (3). The following table delineates the neighborhoods per region, and the count of **projects** per neighborhood:

Project Inventory - Regions and Neighborhoods								
R 1 NHD	NHD Name	Total Projects	R 2 NHD	NHD Name	Total Projects	R 3 NHD	NHD Name	Total Projects
5	Downtown	42	160	Seward Park	10	340	Mercer Island	25
10	Regrade	87	165	Skyway	36	350	Issaquah	96
15	LQA	221	170	Rainier Valley	311	355	Kennydale	12
20	SLU	66	175	Beacon Hill	154	360	Bellevue W	102
30	International	36	185	Georgetown	60	365	Bellevue E	161
35	CD	239	195	White Center	59	370	Kirkland	149
40	Mad / Leschi	44	200	Highland Park	76	380	Totem Lake	76
45	QA	183	205	Westwood	117	385	Bothell	83
50	NQA	81	215	High Point	38	400	Kenmore	66
55	Westlake	58	220	Delridge	39	425	Woodinville	25
60	Roanoke	198	240	Des Moines	194	430	Redmond	154
65	C Hill East	538	245	Burien	235			
70	Belmont	312	250	Boulevard Park	125			
75	Magnolia	63	255	SeaTac	56			
80	Interbay	195	270	Federal Way	251			
85	First Hill	143	285	Auburn S	177			
90	Greenwood	414	290	Auburn N	226			
95	Lake City	224	295	Algona	59			
100	Northgate	151	300	Enum / B Dmnd	96			
110	University	344	305	Kent Valley	129			
115	Wallingford	222	310	Cov / Maple Val	17			
125	Wedgewood	94	315	Renton	139			
130	Fremont	216	320	Benson / East Hill	127			
135	Leary	59	325	Tukwila	63			
140	Ballard E	144	330	Renton Highlands	109			
145	Ballard W	280	440	Carnation	14			
150	Greenlake	187	460	Duvall	19			
155	Phinney	53	465	Snoqualmie	48			
225	Junction	199	475	Vashon	19			
230	Alki / Faunt	131						
235	Admiral	80						
415	Shoreline E	105						
420	Shoreline W	66						
<b>R 1 Total: 5,475</b>			<b>R 2 Total: 3,003</b>			<b>R 3 Total: 949</b>		

Nearly all the apartments in King County are in the Urban Growth area which is the western portion of the county lying west of a meandering north-south line encompassing Woodinville, Redmond, Issaquah, Renton, Kent, and Auburn. It also includes some areas to the east like Maple Valley and North Bend.

## Maps

General and Regional apartment area maps are included in the Addenda. More detailed Assessor's maps showing individual parcels are located at the offices of the King Street Center. Maps are also available when looking up individual properties on the Assessor's website using eReal Property.

<https://blue.kingcounty.com/Assessor/eRealProperty/default.aspx>

## Analysis of Data and Conclusions

Effective Date of Appraisal: 01/01/2024. New construction is valued as of 07/31/2024

Date of Appraisal Report: 07/31/2024

### Purpose

The purpose of the mass appraisal is to determine and set the annual revaluation, represented by market value, of Apartment properties in King County.

### Appraisal Team Members – Modeling and Valuation

Thomas Bradbury, Kent Walter and Joshua Rubin performed the analysis of the parameters to be used in the apartment appraisal models. Thomas Bradbury, Yuen Chen, Greg Count, Valerie Dreas, Avi Epstein, Mathew Franz, Christopher Guballa, Mary Guballa, Angela Hegedus, Matthew Huff, Ryan Jimenez, Matt Landry, Scott Mansfield, Scott Mar, Nick Moody, Andrew Murray, Miriam Nazario, Diane Owings, Ed Pangan, Lori Sorrell, Joshua Rubin, John Sheaffer, Burke Shethar, Lori Sorrell, Trevor Swedberg, Levy Tugade, and Rick Welch valued the parcels and placed them in Ready to Post status. Kent Walter, Senior Appraiser, provided oversight to the process.

### Physical Inspection Identification

The following Apartment neighborhoods were physically inspected for the 2024 assessment year: 075, 080, 100, 110, 115, 200, 245, 295, 300. A list of parcels physically inspected is presented in the Addenda at the end of this report.

### Highest and Best Use Analysis

**As if vacant:** Market analysis of the county, together with current zoning and current anticipated use patterns, indicate the highest and best use of most of the appraised parcels as multi-family use or mixed-use. Any opinion not consistent with this is specifically noted in our records and considered in the valuation of the specific parcel. Land values are set by the geographic area appraisers.

**As if improved:** Based on neighborhood trends, both demographic and current development patterns, the existing buildings represent the highest and best use of most sites. The existing use will continue until land value, in its highest and best use, exceeds the sum of the value of the entire property in its existing use and the cost to remove the improvements. In those properties where the property is not at its highest and best use, a token value of \$1,000 is assigned to the improvements.

### Standards and Measurement of Data Accuracy

Each sale was verified with the buyer, seller, real estate agent or tenant when possible. Current data were verified and corrected when necessary, via field inspection.

### Scope of the Appraisal

- All three approaches to value were considered in this appraisal, although the cost approach was rarely, if ever, used.
- Sales from Jan. 2021 through Dec. 2023 were used for ratio analysis.
- Sales were adjusted for time to the appraisal date of 01/01/2024.

- This report intends to meet the requirements of the Uniform Standards of Professional Appraisal Practice, Standards 5 and 6.

## **Approaches to Value – Detail**

### Income Approach

Rent: Apartment rent, in the form of actual and asking rates per month, is collected in the field, online, from appeals, and from published sources. Multiple regression analysis was performed on the rents and was used to assign rents to each unit type in each property. Typical variables used in the multiple regression equation for rent assignment addressed such characteristics as:

1. Age
2. Quality
3. Actual or asking rent
4. Elevator
5. Location
6. Pool
7. Unit Type and Size
8. Building views
9. Condition

For mixed-use properties commercial rents were directly determined from the geo-area commercial income tables and applied to the commercial area of the project.

Other Income: This is a yearly figure attributed to each property, composed mostly from parking fees and income from common laundry facilities. Also included is moorage and miscellaneous charges, such as late fees and forfeited deposits.

Rent and Other Income combine to express potential gross income (PGI).

Vacancy and Credit Loss: (VCL) is an amount of income, expressed as a rate, deducted from each property's PGI. It is composed mostly of typical market vacancy – a rate tailored per neighborhood and property characteristics (age, size). Included in VCL is also an allowance for credit loss, which is a form of effective vacancy, equating to incentives (e.g., temporary free rent). VCL rates are typically derived from market studies and operating statements. For mixed-use properties commercial VCL rates were directly determined from the geo-area commercial income tables and applied to the commercial area of the project.

The figure resulting from the reduction of PGI by the VCL rate is the effective gross income (EGI).

Operating Expenses: (OEX) is expressed as a percentage of EGI. The rate represents a total amount of expenses (which can also be expressed as expenses per unit). Included in OEX are property taxes, utilities, and other major typical operating costs. The Assessor also includes in this figure an allowance for yearly reserves for future capital expenditures. VCL rates are typically derived from market studies and operating statements. For mixed-use properties commercial OEX rates were directly determined from the geo-area commercial income tables and applied to the commercial area of the project.

The figure resulting from the reduction of EGI by the OEX rate is the net operating income (NOI).

Capitalization Rates: Capitalization rate information is gathered from a variety of published sources as well as directly from sales. Generally, about 30-40% of the sales in the Assessor's sales file have capitalization rates associated with them. The capitalization rates are adjusted for quality, condition, and view. For mixed-use properties commercial cap rates were directly determined from the geo-area commercial income tables and applied to the commercial area of the project.

The income approach indication of value is derived by dividing the NOI by the capitalization rate.

Sales Comparison Approach

Since January 2021 there have been 35 apartment sales of \$500,000 per unit or higher.

Summary of Top Sales - Last Three Years					
By Price Range		Top Six in the County			
Prices per Unit	Sales	Prices per Unit	Project	NHD	Sale Year
\$700,000 +	4	\$861,265	WEST EDGE TOWER	Downtown	2022
		\$806,037	BLU BELLEVUE	Bellevue West	2021
\$600,000 - \$699,000	8	\$767,519	ALTON HEARTWOOD	Issaquah	2022
		\$707,487	CERASA APTS	Bellevue West	2021
\$500,000 - \$599,000	23	\$699,002	KIARA	South Lake Union	2022
		\$698,517	ASCENT SLU AND MARLOWE	South Lake Union	2021

Four comparable sales are selected for each apartment property by the County’s computer-assisted mass appraisal (CAMA) application. The value-select appraiser can also manually select sales if desired. The sales are adjusted for time and various property characteristics such as age, number of units, average unit size, quality, condition, view, and location.

EMV

The other indicator of value derived from the sales data is the Estimated Market Value (EMV) indicator. A multiple regression equation is also developed from, using the trended sales prices, and typically these variables:

1. Age
2. Quality
3. Condition
4. Airport Noise
5. Average unit size
6. Location
7. Commercial area
8. View
9. Number of units

The CAMA system applies the resulting multiple regression equation to each property to estimate market value.

**Valuation of Low-income Apartments**

Included in the apartment specialty are 230 parcels designated for operation / use as low-income apartments. These properties are valued in accordance with guidelines issued by the Washington State Department of Revenue. The steps to be used are as follows:

1. Determine the unrestricted market value.
2. Determine the owner’s restricted leased fee value.
3. Determine the owner’s positive leasehold reversion value (number 1 minus number 2 above).
4. Determine the present value of the owner’s positive leasehold reversion.
5. Determine the restricted-use value (number 2 plus number 4 above). This would be the assessed value.

If the low-income agreement for a property specifies specific rents, then those are used. If not, then tables published by the Washington State Housing Finance Commission are used. The tables list maximum rents by unit type for different household income levels. The Assessor uses rents that are somewhat lower than the table rents to recognize the fact properties typically are unable to actually achieve the maximum allowed. The vacancy and credit loss figures used are lower than the figures used in market rate apartments. Expenses are increased to a level higher than the expenses used for market rate apartments. The capitalization rate used is increased by adding a change rate as required by the Washington State Department of Revenue guidelines.

## Valuation of Student Housing

Off-campus housing that is focused on students leasing on a per bed basis. Typically, they are privately owned. Property will provide furnished apartments with the latest modern amenities such as a hot tub, pool, fitness center, bike storage and related maintenance space, concierge service, secure mail/ package storage, study areas, and possibly a coffee shop. Typically located within blocks of a college/university. Units often contain separately locked bedrooms, and bedrooms can contain one or more beds.

Previously included in the valuation of traditional apartments, the King County Department of Assessments recognized separating these parcels out as student housing. These parcels are valued on a per bed basis using markets rents, vacancy, operating expenses, and capitalization rates via direct capitalization.

## Model Validation

### Reconciliation and/or validation study of calibrated value models

Appraisers made a review of the appropriateness of the application of the valuation models (approaches to value, described previously) before final value was selected for each parcel. The appraiser can change parameters used in the income approach, such as, rent, expenses, vacancy and credit loss, and capitalization rate if better information becomes available at the time of value selection. An appraiser may also change the comparable sales that were used. Appraisers make the determination of value based on the appraiser’s judgment of the appropriateness of the method for each property. Properties are further reviewed when, for example, proposed value change is outside of a certain range, parcels are part of an economic unit, there has been recent building permit activity, or a recent board decision has occurred for a prior value. The following table summarizes the dispersion of value selection by approach to value. An administrative review of the selected values was made by the following Senior Appraisers: Kent Walter, Marie Ramirez, Andrew Murray, Nick Moody.

Summary of Value Select Methods	
Method	% Selected
Income	41.25%
Sales	11.61%
EMV	6.93%
Weighted	26.51%
Cost	0.17%
Land + \$1,000	2.23%
Other	11.29%

### Total Value Conclusions, Recommendations and Validation:

Appraiser judgment prevails in all decisions regarding individual parcel valuation. A value is selected based on general and specific data pertaining to the parcel, the neighborhood, and the market. The Appraiser determines which available value estimate is appropriate and may adjust for particular characteristics and conditions.

A final ratio study was done using the proposed values after revaluation. The results appear on the following page. Application of the total value model, described above, results in improvement in measures of equity among individual properties. The weighted mean ratio, COV (coefficient of variation), the COD (coefficient of dispersion), and the PRD (price-related differential) all improved.

The following table presents the total change in the Apartment Specialty population value, as of the date of this report, from the previous assessment year to the current. As with previous value-comparison tables presented in this report, the following parcels have been excluded from the count: parcels with no value select at the time of this report, low-income parcels, and new construction parcels.

	Land	Improvements	Total
2023 Value	\$26,835,456,081	\$74,599,615,632	\$101,435,071,713
2024 Value	\$27,371,916,567	\$65,977,684,241	\$93,349,600,808
Difference	\$536,460,486	(\$8,621,931,391)	(\$8,085,470,905)
% Change	2.00%	-11.56%	-7.97%

It is recommended the proposed values be posted.

### Ratio Studies Analysis

Ratio studies were done for the entire county using the values in place before the valuation work and another one for the proposed values for the 2024 assessment (taxes payable 2025). The results are in the addenda. The sale prices in both studies were time trended.

# Specialty Area 100 – Apartments – Ratio Study Reports

## PRE-REVALUE RATIO ANALYSIS

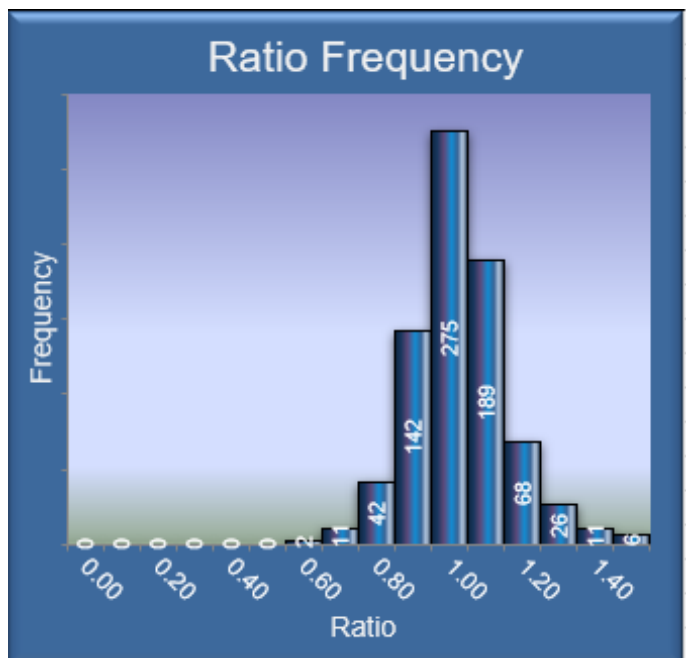
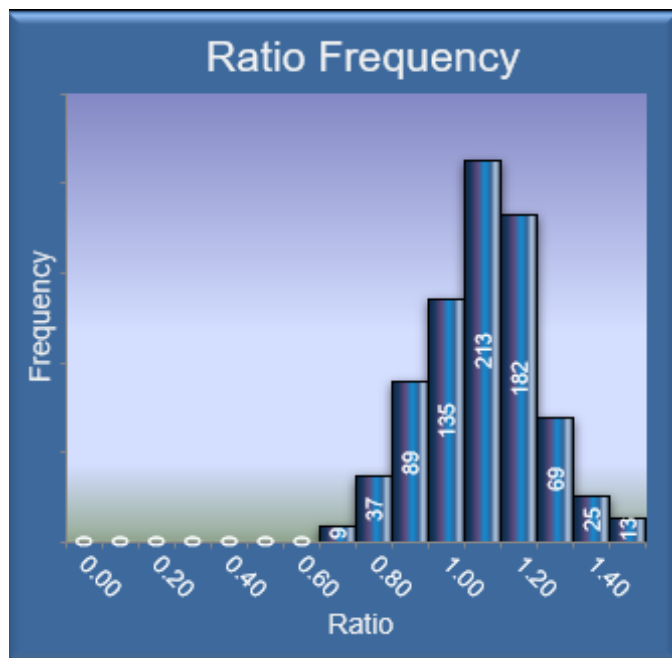
Pre-revalue ratio analysis compares time adjusted sales from 2021 through 2023 in relation to the previous assessed values as of 1/1/2023.

PRE-REVALUE RATIO SAMPLE STATISTICS	
Sample size (n)	772
Mean Assessed Value	\$12,517,500
Mean Adj. Sales Price	\$11,989,600
Standard Deviation AV	\$31,877,022
Standard Deviation SP	\$30,192,784
ASSESSMENT LEVEL	
Arithmetic Mean Ratio	1.05
Median Ratio	1.06
Weighted Mean Ratio	1.044
UNIFORMITY	
Lowest ratio	0.6216
Highest ratio:	2.0080
Coefficient of Dispersion	11.41%
Standard Deviation	0.1611
Coefficient of Variation	15.33%
Price Related Differential (PRD)	1.01

## POST-REVALUE RATIO ANALYSIS

Post revalue ratio analysis compares time adjusted sales from 2021 through 2023 in relation of the current assessed values as of 1/1/2024.

POST-REVALUE RATIO SAMPLE STATISTICS	
Sample size (n)	772
Mean Assessed Value	\$11,356,200
Mean Adj. Sales Price	\$11,989,600
Standard Deviation AV	\$28,177,108
Standard Deviation SP	\$30,192,784
ASSESSMENT LEVEL	
Arithmetic Mean Ratio	0.98
Median Ratio	0.969
Weighted Mean Ratio	0.947
UNIFORMITY	
Lowest ratio	0.5361
Highest ratio:	2.0080
Coefficient of Dispersion	10.37%
Standard Deviation	0.1393
Coefficient of Variation	14.22%
Price Related Differential (PRD)	1.03





# USPAP Compliance

## Client and Intended Use of the Appraisal:

This mass appraisal report is intended for use by the public, King County Assessor and other agencies or departments administering or confirming ad valorem property taxes. Use of this report by others for other purposes is not intended by the appraiser. The use of this appraisal, analyses and conclusions is limited to the administration of ad valorem property taxes in accordance with Washington State law. As such it is written in concise form to minimize paperwork. The assessor intends that this report conform to the Uniform Standards of Professional Appraisal Practice (USPAP) requirements for a mass appraisal report as stated in USPAP Standards 5 and 6. To fully understand this report the reader may need to refer to the Assessor's Property Record Files, Assessors Real Property Data Base, separate studies, Assessor's Procedures, Assessor's field maps, Revalue Plan and the statutes.

The purpose of this report is to explain and document the methods, data and analysis used in the revaluation of King County. King County is on a six-year physical inspection cycle with annual statistical updates. The revaluation plan is approved by Washington State Department of Revenue. The Revaluation Plan is subject to their periodic review.

## Definition and date of value estimate:

### Market Value

The basis of all assessments is the true and fair value of property. True and fair value means market value (Spokane etc. R. Company v. Spokane County, 75 Wash. 72 (1913); Mason County Overtaxed, Inc. v. Mason County, 62 Wn. 2d (1963); AGO 57-58, No. 2, 1/8/57; AGO 65-66, No. 65, 12/31/65).

The true and fair value of a property in money for property tax valuation purposes is its "market value" or amount of money a buyer willing but not obligated to buy would pay for it to a seller willing but not obligated to sell. In arriving at a determination of such value, the assessing officer can consider only those factors which can within reason be said to affect the price in negotiations between a willing purchaser and a willing seller, and he must consider all of such factors. (AGO 65,66, No. 65, 12/31/65)

Retrospective market values are reported herein because the date of the report is subsequent to the effective date of valuation. The analysis reflects market conditions that existed on the effective date of appraisal.

### Highest and Best Use

#### **RCW 84.40.030**

*All property shall be valued at one hundred percent of its true and fair value in money and assessed on the same basis unless specifically provided otherwise by law.*

*An assessment may not be determined by a method that assumes a land usage or highest and best use not permitted, for that property being appraised, under existing zoning or land use planning ordinances or statutes or other government restrictions.*

## USPAP Compliance (Continued)

### **WAC 458-07-030 (3) True and fair value -- Highest and best use.**

*Unless specifically provided otherwise by statute, all property shall be valued on the basis of its highest and best use for assessment purposes. Highest and best use is the most profitable, likely use to which a property can be put. It is the use which will yield the highest return on the owner's investment. Any reasonable use to which the property may be put may be taken into consideration and if it is peculiarly adapted to some particular use, that fact may be taken into consideration. Uses that are within the realm of possibility, but not reasonably probable of occurrence, shall not be considered in valuing property at its highest and best use.*

If a property is particularly adapted to some particular use this fact may be taken into consideration in estimating the highest and best use. (Samish Gun Club v. Skagit County, 118 Wash. 578 (1922))

The present use of the property may constitute its highest and best use. The appraiser shall, however, consider the uses to which similar property similarly located is being put. (Finch v. Grays Harbor County, 121 Wash. 486 (1922))

The fact that the owner of the property chooses to use it for less productive purposes than similar land is being used shall be ignored in the highest and best use estimate. (Samish Gun Club v. Skagit County, 118 Wash. 578 (1922))

Where land has been classified or zoned as to its use, the county assessor may consider this fact, but he shall not be bound to such zoning in exercising his judgment as to the highest and best use of the property. (AGO 63-64, No. 107, 6/6/64)

### **Date of Value Estimate**

#### **RCW 84.36.005**

*All property now existing, or that is hereafter created or brought into this state, shall be subject to assessment and taxation for state, county, and other taxing district purposes, upon equalized valuations thereof, fixed with reference thereto on the first day of January at twelve o'clock meridian in each year, excepting such as is exempted from taxation by law.*

#### **RCW 36.21.080**

*The county assessor is authorized to place any property that is increased in value due to construction or alteration for which a building permit was issued, or should have been issued, under chapter 19.27, 19.27A, or 19.28 RCW or other laws providing for building permits on the assessment rolls for the purposes of tax levy up to August 31st of each year. The assessed valuation of the property shall be considered as of July 31st of that year.*

Reference should be made to the property card or computer file as to when each property was valued. Sales consummating before and after the appraisal date may be used and are analyzed as to their indication of value at the date of valuation. If market conditions have changed then the appraisal will state a logical cutoff date after which no market date is used as an indicator of value.

## USPAP Compliance (Continued)

### Property Rights Appraised: Fee Simple

#### **Wash Constitution Article 7 § 1 Taxation:**

*All taxes shall be uniform upon the same class of property within the territorial limits of the authority levying the tax and shall be levied and collected for public purposes only. The word "property" as used herein shall mean and include everything, whether tangible or intangible, subject to ownership. All real estate shall constitute one class.*

#### **Trimble v. Seattle, 231 U.S. 683, 689, 58 L. Ed. 435, 34 S. Ct. 218 (1914)**

*...the entire [fee] estate is to be assessed and taxed as a unit...*

#### **Folsom v. Spokane County, 111 Wn. 2d 256 (1988)**

*...the ultimate appraisal should endeavor to arrive at the fair market value of the property as if it were an unencumbered fee...*

#### **The Dictionary of Real Estate Appraisal, 3rd Addition, Appraisal Institute.**

*Absolute ownership unencumbered by any other interest or estate, subject only to the limitations imposed by the governmental powers of taxation, eminent domain, police power, and escheat.*

### Assumptions and Limiting Conditions:

1. No opinion as to title is rendered. Data on ownership and legal description were obtained from public records. Title is assumed to be marketable and free and clear of all liens and encumbrances, easements and restrictions unless shown on maps or property record files. The property is appraised assuming it to be under responsible ownership and competent management and available for its highest and best use.
2. No engineering survey has been made by the appraiser. Except as specifically stated, data relative to size and area were taken from sources considered reliable, and no encroachment of real property improvements is assumed to exist.
3. No responsibility for hidden defects or conformity to specific governmental requirements, such as fire, building and safety, earthquake, or occupancy codes, can be assumed without provision of specific professional or governmental inspections.
4. Rental areas herein discussed have been calculated in accord with generally accepted industry standards.
5. The projections included in this report are utilized to assist in the valuation process and are based on current market conditions and anticipated short term supply demand factors. Therefore, the projections are subject to changes in future conditions that cannot be accurately predicted by the appraiser and could affect the future income or value projections.
6. The property is assumed uncontaminated unless the owner comes forward to the Assessor and provides other information.
7. The appraiser is not qualified to detect the existence of potentially hazardous material which may or may not be present on or near the property. The existence of such substances may have an effect on the value of the property. No consideration has been given in this analysis to any potential diminution in value should such hazardous materials be found (unless specifically noted). We urge the taxpayer to retain an expert in the field and submit data affecting value to the assessor.

## USPAP Compliance (Continued)

8. No opinion is intended to be expressed for legal matters or that would require specialized investigation or knowledge beyond that ordinarily employed by real estate appraisers, although such matters may be discussed in the report.
9. Maps, plats and exhibits included herein are for illustration only, as an aid in visualizing matters discussed within the report. They should not be considered as surveys or relied upon for any other purpose.
10. The appraisal is the valuation of the fee simple interest. Unless shown on the Assessor's parcel maps, easements adversely affecting property value were not considered.
11. An attempt to segregate personal property from the real estate in this appraisal has been made.
12. Items which are considered to be "typical finish" and generally included in a real property transfer, but are legally considered leasehold improvements are included in the valuation unless otherwise noted.
13. The movable equipment and/or fixtures have not been appraised as part of the real estate. The identifiable permanently fixed equipment has been appraised in accordance with RCW 84.04.090 and WAC 458-12-010.
14. I have considered the effect of value of those anticipated public and private improvements of which I have common knowledge. I can make no special effort to contact the various jurisdictions to determine the extent of their public improvements.
15. Exterior inspections were made of all properties in the physical inspection areas (outlined in the body of the report) however; due to lack of access and time few received interior inspections.

### Scope of Work Performed:

Research and analyses performed are identified in the body of the revaluation report. The assessor has no access to title reports and other documents. Because of legal limitations we did not research such items as easements, restrictions, encumbrances, leases, reservations, covenants, contracts, declarations and special assessments. Disclosure of interior home features and, actual income and expenses by property owners is not a requirement by law therefore attempts to obtain and analyze this information are not always successful. The mass appraisal performed must be completed in the time limits indicated in the Revaluation Plan and as budgeted. The scope of work performed, and disclosure of research and analyses not performed are identified throughout the body of the report.

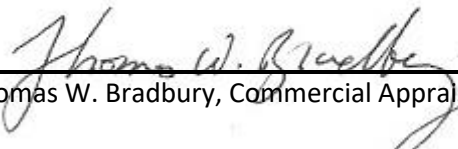
### Certification:

I certify that, to the best of my knowledge and belief:

- The statements of fact contained in this report are true and correct
- The report analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions and are my personal, impartial, and unbiased professional analyses, opinions, and conclusions.
- I have no present or prospective interest in the property that is the subject of this report and no personal interest with respect to the parties involved.
- I have no bias with respect to the property that is the subject of this report or to the parties involved.
- My engagement in this assignment was not contingent upon developing or reporting predetermined results.
- My compensation for completing this assignment is not contingent upon the development or reporting of predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.

## USPAP Compliance (Continued)

- My analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the Uniform Standards of Professional Appraisal Practice.
- The area(s) physically inspected for purposes of this revaluation are outlined in the body of this report.
- The individuals listed below were part of the “appraisal team” and provided significant real property appraisal assistance to the person signing this certification. Any services regarding the subject area performed by the appraiser within the prior three years, as an appraiser or in any other capacity is listed adjacent their name.
- To the best of my knowledge the following services were performed by the appraisal team within the subject area in the last three years:
  - Appraisal Team Members: Joe Arnold, Thomas Bradbury, Yuen Chen, Greg Count, Valerie Dreas, Avi Epstein, Mathew Franz, Christopher Guballa, Mary Guballa, Angela Hegedus, Matthew Huff, Ryan Jimenez, Matt Landry, Scott Mansfield, Scott Mar, Nick Moody, Andrew Murray, Miriam Nazario, Diane Owings, Ed Pangan, Steven Roberts, Joshua Rubin, Chris Savage, John Sheaffer, Burke Shethar, Lori Sorrell, Trevor Swedberg, Levy Tugade, Rick Welch.
  - Services:
    - Physical Inspection and Data Collection
    - Sales Verification
    - Appeals Response Preparation / Review
    - Appeal Hearing Attendance
    - Land and Total Valuation
    - New Construction Evaluation
    - Model, Value and Report review
- Any services regarding the subject area performed by me within the prior three years, as an appraiser or in any other capacity is listed adjacent to my name.
- To the best of my knowledge the following services were performed by me within the subject area in the last three years:
  - Physical Inspection and Data Collection
  - Sales Verification
  - Appeals Response Preparation / Review
  - Annual Model Development and Report Preparation
  - Land and Total Valuation
  - New Construction Evaluation

  
Thomas W. Bradbury, Commercial Appraiser II

7/31/2024  
Date



## King County

### Department of Assessments

King Street Center.  
201 South Jackson Street, Room 708  
Seattle, WA 98104  
(206) 296-7300 FAX (206) 296-0595  
Email: [assessor.info@kingcounty.gov](mailto:assessor.info@kingcounty.gov)

## John Wilson Assessor

As we start preparations for the 2024 property assessments, it is helpful to remember that the mission and work of the Assessor's Office sets the foundation for efficient and effective government and is vital to ensure adequate funding for services in our communities. Maintaining the public's confidence in our property tax system requires that we build on a track record of fairness, equity, and uniformity in property assessments. Though we face ongoing economic challenges, I challenge each of us to seek out strategies for continuous improvement in our business processes.

Please follow these standards as you perform your tasks.

- Use all appropriate mass appraisal techniques as stated in Washington State Laws, Washington State Administrative Codes, Uniform Standards of Professional Appraisal Practice (USPAP), and accepted International Association of Assessing Officers (IAAO) standards and practices.
- Work with your supervisor on the development of the annual valuation plan and develop the scope of work for your portion of appraisal work assigned, including physical inspections and statistical updates of properties.
- Where applicable, validate the correctness of physical characteristics and sales of all vacant and improved properties.
- Appraise land as if vacant and available for development to its highest and best use. The improvements are to be valued at their contribution to the total in compliance with applicable laws, codes, and DOR guidelines. The Jurisdictional Exception is applied in cases where Federal, State, or local laws or regulations preclude compliance with USPAP.
- Develop and validate valuation models as delineated by IAAO standards: Standard on Mass Appraisal of Real Property and Standard on Ratio Studies. Apply models uniformly to sold and unsold properties so that ratio statistics can be accurately inferred for the entire population.
- Time adjust sales to January 1, 2024, in conformance with generally accepted appraisal practices.
- Prepare written reports in compliance with USPAP Standard 6 for Mass Appraisals. The intended users of your appraisals and the written reports include the public, the Assessor, the Boards of Equalization and Tax Appeals, and potentially other governmental jurisdictions. The intended use of the appraisals and the written reports is the administration of ad valorem property taxation.

Thank you for your continued hard work on behalf of our office and the taxpayers of King County. Your dedication to accurate and fair assessments is why our office is one of the best in the nation.

John Wilson  
King County Assessor

# **Addenda**

**Sales Lists,**

**Physical Inspection Parcel List,**

**Specialty Area Maps,**

**Glossary of Terms**

Sales Used In Analysis

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
225	246190	0890	13,125	3092999	\$4,848,250	1/2/2021	369	LORRAINE APTS	1	Y	Used in Ratio Study
240	250060	0198	7,440	3093096	\$1,485,000	1/4/2021	200	11 UNIT - VASHON VUE APTS	1	Y	Used in Ratio Study
115	193130	0570	3,192	3096682	\$1,207,000	1/15/2021	378	4 PLEX	1	Y	Used in Ratio Study
300	089800	0005	7,800	3095033	\$1,200,000	1/17/2021	154	10 UNIT - ROOSEVELT AVENUE	1	Y	Used in Ratio Study
270	132202	0030	3,600	3100296	\$655,000	1/19/2021	182	4 PLEX - FENNESSEY (2 OF 2)	1	Y	Used in Ratio Study
270	132202	0660	3,600	3100301	\$655,000	1/19/2021	182	4 PLEX - FENNESSEY (1 OF2)	1	Y	Used in Ratio Study
300	132006	9217	3,056	3095635	\$795,000	1/19/2021	260	4 PLEX - BOUFFARD	1	Y	Used in Ratio Study
365	262505	9042	482,962	3095195	\$279,100,000	1/19/2021	578	HYDE SQUARE APARTMENTS	1	Y	Used in Ratio Study
065	600350	1460	2,873	3095714	\$1,584,500	1/20/2021	552	5-UNIT APT	1	Y	Used in Ratio Study
070	684770	0360	10,942	3096109	\$4,500,000	1/21/2021	411	THE BELLEVUE	1	Y	Used in Ratio Study
090	099300	0345	5,801	3095919	\$1,877,550	1/22/2021	324	7 apartment units	1	Y	Used in Ratio Study
325	295490	0355	3,640	3097270	\$922,000	1/22/2021	253	4 PLEX- BRAR	1	Y	Used in Ratio Study
050	744300	0725	3,120	3096687	\$1,100,000	1/25/2021	353	FOUR-PLEX	1	Y	Used in Ratio Study
035	331950	1215	123,436	3096600	\$72,325,000	1/26/2021	586	BELL JACKSON STREET	7	Y	Used in Ratio Study
315	552920	0000	8,801	3096533	\$3,200,000	1/26/2021	364	8 UNIT - MILL AVENUE CONDOS	1	Y	Used in Ratio Study
270	132202	0470	2,784	3097420	\$669,500	1/27/2021	240	4 PLEX - ZHAO	1	Y	Used in Ratio Study
270	132202	0450	3,904	3098999	\$710,000	1/28/2021	182	4 PLEX - REYNOLDS	1	Y	Used in Ratio Study
090	645030	0505	3,660	3097652	\$1,485,040	2/1/2021	406	5-PLEX	1	Y	Used in Ratio Study
305	132204	9230	4,690	3098111	\$1,055,000	2/3/2021	225	4 PLEX - HILLMAN	1	Y	Used in Ratio Study
095	766370	0374	6,236	3100158	\$1,731,000	2/8/2021	278	APARTMENT BLDG (10 UNITS)	1	Y	Used in Ratio Study
140	276790	0685	2,760	3099181	\$1,372,000	2/11/2021	497	FOURPLEX	1	Y	Used in Ratio Study
240	360300	0151	3,628	3101475	\$900,000	2/12/2021	248	4 PLEX - SUKPRASERT	1	Y	Used in Ratio Study
315	722400	0390	1,870	3100452	\$500,000	2/12/2021	267	3 UNIT - 228 PELLY	1	Y	NOT in Ratio - Trans to Res
320	073820	0050	8,278	3099544	\$2,050,000	2/12/2021	248	9-UNIT - SCORPIO	1	Y	Used in Ratio Study



**Sales Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
015	545730	0020	8,430	3100927	\$4,300,000	2/13/2021	510	VALI LOA	1	Y	Used in Ratio Study
290	540900	0040	3,100	3101930	\$784,950	2/16/2021	253	4 PLEX - DJSSVA	1	Y	Used in Ratio Study
145	276760	1365	2,816	3101077	\$910,000	2/18/2021	323	4-PLEX (CONV SING FA RES)	1	Y	Used in Ratio Study
415	050800	0010	3,382	3101969	\$951,000	2/22/2021	281	FOUR-PLEX	1	Y	Used in Ratio Study
110	092504	9209	5,530	3102065	\$2,300,000	2/23/2021	416	RAVENNA APTS	1	Y	Used in Ratio Study
315	722450	0285	3,760	3101465	\$1,070,000	2/23/2021	285	5 UNIT - RENTON LANDING	1	Y	Used in Ratio Study
270	255817	0100	3,325	3108603	\$675,000	2/25/2021	203	4 PLEX - KODAVATI	1	Y	Used in Ratio Study
370	376430	0015	4,400	3104470	\$1,830,000	3/1/2021	416	4-PLEX & SFR	1	Y	Used in Ratio Study
110	674670	0975	14,251	3103531	\$5,300,000	3/5/2021	372	UNIVERSITY APARTMENTS/MOTEL	1	Y	Used in Ratio Study
290	289174	0060	4,000	3104094	\$854,800	3/5/2021	214	4 PLEX - AUBURN 4	1	Y	NOT in Ratio - First of re-sale
315	135230	0660	3,840	3103806	\$1,105,000	3/5/2021	288	4 PLEX - LI	1	Y	Used in Ratio Study
250	562420	0434	3,232	3103995	\$750,000	3/9/2021	232	4-PLEX	1	Y	Used in Ratio Study
140	276790	0265	4,940	3105424	\$1,600,000	3/13/2021	324	KOS APARTMENTS	1	Y	Used in Ratio Study
145	276760	4130	5,411	3106760	\$3,000,000	3/14/2021	554	7 UNIT APARTMENT HOUSE	1	Y	Used in Ratio Study
270	132202	0680	3,600	3108020	\$620,000	3/16/2021	172	4 PLEX - DECKER (1 OF 2)	1	Y	Used in Ratio Study
060	290220	0560	7,415	3105694	\$3,550,000	3/17/2021	479	VIGNETTE APARTMENTS	1	Y	Used in Ratio Study
060	290220	0225	7,496	3105750	\$3,750,000	3/18/2021	500	EIGHT UNIT APT	1	Y	Used in Ratio Study
235	011700	0320	11,288	3106272	\$4,300,000	3/18/2021	381	ARCTIC MANOR	1	Y	Used in Ratio Study
255	207680	0010	3,996	3110126	\$800,000	3/18/2021	200	4 PLEX - SINGH	1	Y	Used in Ratio Study
070	684870	0065	22,669	3105814	\$18,316,354	3/19/2021	808	The Clay Apartments	1	34	NOT in Ratio - Use changed after sale
130	197220	2815	31,246	3105887	\$21,350,000	3/19/2021	683	THE PORTAL - MIXED USE APARTMENT	1	Y	Used in Ratio Study
090	614560	0935	3,890	3107391	\$1,095,000	3/23/2021	281	4-PLEX	1	Y	Used in Ratio Study
145	602150	3463	5,680	3109818	\$2,085,000	3/24/2021	367	BAL - CREST APTS	1	Y	Used in Ratio Study
270	132202	0590	3,600	3107844	\$660,000	3/24/2021	183	4 PLEX - DECKER (2 OF 2)	1	Y	Used in Ratio Study

**Sales Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
290	333990	0175	17,944	3107142	\$4,170,000	3/24/2021	232	12 UNIT - CAVALIER COURT	2	Y	Used in Ratio Study
065	095500	0040	4,476	3107836	\$2,047,900	3/25/2021	458	6 PLEX	1	Y	NOT in Ratio - MAINT; Imp change
290	512540	0445	3,000	3108461	\$760,000	3/25/2021	253	4 PLEX - SINGH	1	Y	Used in Ratio Study
130	569350	0230	5,380	3108155	\$2,650,000	3/29/2021	493	COLETTE APTS	1	Y	Used in Ratio Study
130	569350	0260	7,200	3108143	\$3,050,000	3/29/2021	424	APARTMENTS	1	Y	Used in Ratio Study
230	762220	0100	2,382	3108814	\$1,060,000	3/31/2021	445	4-PLEX	1	Y	Used in Ratio Study
325	004300	0263	3,654	3110394	\$1,050,000	4/7/2021	287	4 PLEX - CTW	1	Y	Used in Ratio Study
145	276760	5125	4,800	3111176	\$2,300,000	4/9/2021	479	MULTI RES	1	Y	Used in Ratio Study
145	751850	8880	5,625	3110727	\$2,100,000	4/9/2021	373	11 UNIT APT	1	Y	Used in Ratio Study
205	249220	0015	2,500	3113983	\$828,000	4/9/2021	331	4 PLEX	1	Y	Used in Ratio Study
305	346280	0240	3,290	3114765	\$945,000	4/9/2021	287	FOURPLEX	1	Y	NOT in Ratio - First of re-sale
080	277060	4600	5,168	3111987	\$1,775,000	4/14/2021	343	FOUR PLEX	1	Y	Used in Ratio Study
050	197220	6040	25,996	3112614	\$6,600,000	4/19/2021	254	22 UNIT MULTIFAMILY BUILDING W/GROUND LEVEL COMMERCIAL	1	Y	Used in Ratio Study
315	722400	0285	3,597	3112707	\$1,200,000	4/19/2021	334	5 UNIT - 1010 SRISAI	1	Y	Used in Ratio Study
340	545380	0010	8,300	3112734	\$4,050,000	4/19/2021	488	ISLAND LANAI	1	Y	Used in Ratio Study
240	272420	0935	3,740	3114307	\$867,000	4/21/2021	232	4 PLEX - JACOB	1	Y	Used in Ratio Study
290	554730	0230	2,850	3113347	\$1,060,700	4/21/2021	372	6 UNIT - D STREET 7	1	26	NOT in Ratio - Imp changed after sale
065	685270	0256	3,318	3113608	\$1,417,000	4/22/2021	427	APARTMENTS	1	Y	Used in Ratio Study
300	084400	0090	3,030	3115233	\$840,000	4/22/2021	277	4 PLEX - HEMMINGER	1	Y	Used in Ratio Study
070	684820	0805	11,560	3115282	\$4,900,000	4/27/2021	424	WINDSOR ARMS APTS	1	Y	Used in Ratio Study
090	645030	0450	2,486	3115331	\$855,000	4/28/2021	344	FOUR PLEX	1	Y	Used in Ratio Study
240	250060	0150	3,196	3115466	\$875,000	4/29/2021	274	4 PLEX - MOORE J	1	Y	NOT in Ratio - First of re-sale
380	894441	0010	137,800	3114730	\$88,300,000	4/29/2021	641	BELL TOTEM LAKE	1	Y	Used in Ratio Study

**Sales Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
250	092304	9008	93,383	3115107	\$19,100,000	4/30/2021	205	ARBOUR COURT	1	Y	Used in Ratio Study
145	276760	4280	5,268	3118786	\$2,700,000	5/3/2021	513	7 UNIT APARTMENT	1	Y	Used in Ratio Study
205	430220	0115	3,607	3116664	\$1,100,000	5/3/2021	305	FOURPLEX	1	Y	Used in Ratio Study
090	074800	0015	4,840	3117229	\$2,400,000	5/5/2021	496	LANDOVER FLATS a 9 UNIT APT	1	Y	Used in Ratio Study
115	051000	0785	4,650	3117044	\$1,870,000	5/6/2021	402	GILEAD APTS	1	Y	Used in Ratio Study
285	080840	0020	4,440	3119136	\$926,250	5/6/2021	209	APT'S	1	Y	NOT in Ratio - MAINT; Imp change
045	701120	1415	7,004	3117263	\$2,900,000	5/7/2021	414	SEVEN UNIT APARTMENT	1	Y	Used in Ratio Study
110	409230	1665	2,400	3117272	\$1,260,000	5/10/2021	525	4-PLEX	1	Y	Used in Ratio Study
245	072304	9213	20,072	3117675	\$6,120,000	5/10/2021	305	WESTERLY	1	Y	Used in Ratio Study
325	004300	0262	3,654	3121744	\$1,071,000	5/10/2021	293	4 PLEX - AFRIN	1	Y	Used in Ratio Study
270	332204	9157	22,931	3118213	\$4,675,000	5/11/2021	204	BLUE RIDGE APTS	1	Y	Used in Ratio Study
050	524480	0120	2,550	3120023	\$1,146,000	5/13/2021	449	4 PLEX	1	Y	Used in Ratio Study
240	929290	0190	2,716	3119134	\$763,500	5/14/2021	281	4 PLEX - BELAGODU	1	Y	Used in Ratio Study
035	936360	0240	2,400	3122235	\$1,315,000	5/18/2021	548	4 PLEX	1	Y	Used in Ratio Study
115	569450	1180	4,172	3119735	\$1,915,000	5/19/2021	459	FOURPLEX	1	Y	Used in Ratio Study
235	927620	0050	5,199	3121467	\$1,950,000	5/19/2021	375	APTS	1	Y	Used in Ratio Study
240	092204	9378	3,572	3120480	\$840,000	5/19/2021	235	TIBURON SOUTH	1	Y	Used in Ratio Study
205	935290	0005	5,188	3122241	\$1,000,000	5/20/2021	193	Fourplex	1	Y	Used in Ratio Study
290	289177	0190	3,806	3121296	\$800,000	5/20/2021	210	FOURPLEX	1	Y	Used in Ratio Study
015	545730	0705	13,374	3120471	\$5,806,000	5/21/2021	434	ALOHA ST APTS	1	Y	Used in Ratio Study
195	072304	9579	4,392	3124632	\$925,000	5/21/2021	211	6 - UNIT APT	1	Y	Used in Ratio Study
250	042304	9034	13,140	3120138	\$3,150,000	5/21/2021	240	GLEN CREST APTS - 18 UNITS	1	Y	Used in Ratio Study
110	717480	0864	3,656	3121479	\$1,400,000	5/24/2021	383	6 UNIT	1	Y	Used in Ratio Study
240	092204	9376	3,572	3121669	\$840,000	5/24/2021	235	4 PLEX - TIBURON SOUTH	1	Y	Used in Ratio Study
330	722750	0585	3,232	3124657	\$825,000	5/24/2021	255	5-PLEX	1	Y	Used in Ratio Study
185	700620	0590	7,452	3122260	\$2,080,000	5/28/2021	279	BOEING FIELD APTS	1	Y	Used in Ratio Study

**Sales Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
305	222204	9018	191,536	3121623	\$57,250,000	5/28/2021	299	AVANA WEST HILL APARTMENTS	1	Y	Used in Ratio Study
140	276760	0625	4,736	3122365	\$2,100,000	6/1/2021	443	"BON FIVE" - 5 UNIT APT	1	Y	Used in Ratio Study
175	539360	0355	2,488	3126938	\$850,000	6/2/2021	342	4-PLEX	1	Y	Used in Ratio Study
195	630340	0210	2,976	3123540	\$773,650	6/2/2021	260	4-PLEX	1	Y	Used in Ratio Study
240	092204	9375	3,572	3123285	\$840,000	6/2/2021	235	4 UNIT - TIBURON SOUTH	1	Y	Used in Ratio Study
290	289177	0240	3,806	3123313	\$900,000	6/2/2021	236	FOURPLEX	1	Y	Used in Ratio Study
145	780390	0000	8,740	3123804	\$4,325,000	6/3/2021	495	6000 NORTHWEST	1	Y	Used in Ratio Study
015	545780	0490	2,382	3124376	\$1,335,000	6/4/2021	560	4-PLEX	1	Y	Used in Ratio Study
015	387690	0090	3,684	3124712	\$2,710,000	6/8/2021	736	The Roy 10 UNIT APARTMENT CONVERSION	1	Y	Used in Ratio Study
110	409230	1400	5,539	3123709	\$1,938,000	6/8/2021	350	6 UNIT APT BLDG	1	Y	Used in Ratio Study
315	322305	9040	54,578	3124245	\$13,000,000	6/8/2021	238	AVAYA AT TOWN CENTER	1	Y	Used in Ratio Study
090	643100	0965	4,320	3125199	\$1,394,200	6/9/2021	323	6 UNIT APT	1	Y	Used in Ratio Study
115	408330	5155	2,688	3124806	\$1,295,000	6/9/2021	482	THE PICCOLO APTS	1	Y	Used in Ratio Study
330	722750	0570	8,771	3124906	\$2,455,000	6/9/2021	280	SUNSET VISTA APTS	1	Y	Used in Ratio Study
400	618170	0100	8,729	3125241	\$3,503,000	6/9/2021	401	THE NORTHSHORE APTS	1	Y	Used in Ratio Study
130	569350	1170	5,029	3127128	\$2,200,000	6/16/2021	437	APARTMENT	1	Y	Used in Ratio Study
070	181780	0015	23,832	3128058	\$9,350,000	6/17/2021	392	BOYLSTON PLACE	1	Y	Used in Ratio Study
115	051000	2225	14,076	3126073	\$8,500,000	6/17/2021	604	LISA CAROL APTS	1	Y	Used in Ratio Study
270	787621	0000	6,318	3127288	\$1,900,000	6/17/2021	301	6 UNIT - SOUNDVIEW II CONDOS	1	Y	Used in Ratio Study
305	132204	9171	12,744	3127647	\$2,650,000	6/18/2021	208	8 UNIT - STATE AVE (1 OF 2)	2	Y	Used in Ratio Study
430	022505	9093	211,450	3127060	\$97,700,000	6/22/2021	462	REDMOND PLACE APTS	1	Y	Used in Ratio Study
285	302105	9090	3,235	3130493	\$876,000	6/25/2021	271	4-PLEX	1	Y	Used in Ratio Study
115	408380	3110	8,450	3134874	\$4,000,000	6/28/2021	473	WALLINGFORD ARMS	1	Y	Used in Ratio Study
230	431570	0670	3,648	3129603	\$1,287,500	6/28/2021	353	PARK APTS	1	Y	Used in Ratio Study
050	524480	0590	4,214	3135096	\$1,530,000	6/29/2021	363	Koledin Apartments	1	Y	Used in Ratio Study

Sales Used In Analysis

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
060	195970	2650	8,224	3130101	\$3,405,000	6/29/2021	414	APARTMENT	2	Y	NOT in Ratio - First of re-sale
145	276760	4005	2,548	3129943	\$1,160,000	6/30/2021	455	4 PLEX	1	Y	Used in Ratio Study
145	276760	0535	8,578	3130733	\$3,800,000	7/1/2021	443	TUDOR MANOR	1	Y	Used in Ratio Study
360	529120	0005	200,345	3129840	\$170,000,000	7/1/2021	849	BRIO APTS (Core)	1	Y	Used in Ratio Study
015	545780	1195	4,640	3130515	\$2,400,000	7/2/2021	517	ELLIOTT VIEW APTS	1	Y	Used in Ratio Study
065	339502	0000	6,415	3131420	\$3,050,000	7/7/2021	475	HOLLY MANOR CONDOMINIUM	1	Y	Used in Ratio Study
080	277060	4070	5,808	3130481	\$2,400,000	7/7/2021	413	MIA CASA	1	Y	Used in Ratio Study
315	000720	0073	87,117	3132011	\$40,000,000	7/9/2021	459	95 BURNETT (RHA)	2	34	NOT in Ratio - Use changed after sale
360	522330	0005	200,161	3131224	\$142,303,159	7/9/2021	711	MAIN STREET FLATS	1	Y	Used in Ratio Study
360	868280	0004	141,131	3131225	\$90,307,774	7/9/2021	640	MAIN STREET FLATS PHASE 2	1	Y	Used in Ratio Study
320	247330	0120	3,738	3132607	\$995,000	7/11/2021	266	4-PLEX - YANG	1	Y	Used in Ratio Study
115	952110	1630	3,000	3131897	\$1,325,000	7/12/2021	442	5-UNIT APT BLDG	1	Y	Used in Ratio Study
415	741770	0240	12,386	3131663	\$4,300,000	7/12/2021	347	THE BALLINGER APTS	1	Y	Used in Ratio Study
130	193030	0210	3,916	3132624	\$1,572,000	7/13/2021	401	5 UNIT APT HOUSE	1	Y	Used in Ratio Study
290	512540	0450	3,000	3132493	\$844,000	7/14/2021	281	FOUR-PLEX	1	Y	Used in Ratio Study
285	426101	0040	2,352	3134539	\$630,000	7/19/2021	268	FOUR-PLEX	1	Y	Used in Ratio Study
465	784920	0300	3,464	3134391	\$1,000,000	7/20/2021	289	4-PLEX	1	Y	Used in Ratio Study
110	717480	0305	4,352	3134131	\$1,675,000	7/21/2021	385	LEE ANNE APTS	1	Y	Used in Ratio Study
125	186890	1680	3,038	3134903	\$1,355,000	7/21/2021	446	APT	1	Y	Used in Ratio Study
170	392990	0050	3,805	3136029	\$1,500,000	7/23/2021	394	4-PLEX	1	Y	Used in Ratio Study
145	872840	0000	4,082	3135282	\$2,115,750	7/27/2021	518	2640 N W 56TH STREET(0005) CONDOMINIUM	1	Y	Used in Ratio Study
060	290220	0475	3,456	3136259	\$1,450,000	7/28/2021	420	Two Duplexes	1	Y	Used in Ratio Study
060	290220	0476	3,456	3136260	\$1,450,000	7/28/2021	420	Two Duplexes	1	Y	Used in Ratio Study

**Sales Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
230	431570	0565	2,558	3137864	\$1,200,000	7/28/2021	469	FOUR UNIT APT	1	Y	Used in Ratio Study
245	190000	0180	3,870	3136031	\$818,000	7/28/2021	211	FOUR PLEX	1	Y	NOT in Ratio - First of re-sale
020	198320	0605	377,829	3136076	\$302,749,999	7/29/2021	801	ASCENT SLU AND MARLOWE-ECON UNITS - 0610, 0615, 0625, 0626	5	Y	Used in Ratio Study
065	225450	0650	2,785	3137212	\$1,225,000	7/29/2021	440	APARTMENT	1	Y	Used in Ratio Study
070	684770	0410	18,483	3136343	\$18,000,000	7/30/2021	974	Oslo	1	Y	Used in Ratio Study
290	289174	0280	3,528	3137574	\$1,045,000	7/30/2021	296	4 PLEX	1	Y	Used in Ratio Study
365	342505	9059	66,000	3136853	\$27,500,000	8/1/2021	417	EASTON COURT	1	Y	Used in Ratio Study
285	192105	9231	5,083	3138547	\$950,000	8/3/2021	187	8-UNIT APT	1	Y	Used in Ratio Study
115	783480	0010	3,850	3137581	\$1,750,000	8/4/2021	455	APARTMENTS & RETAIL	1	Y	Used in Ratio Study
290	289177	0060	3,806	3137576	\$850,000	8/4/2021	223	FOURPLEX	1	Y	Used in Ratio Study
290	289177	0160	3,806	3138114	\$935,000	8/4/2021	246	FOURPLEX	1	Y	Used in Ratio Study
270	252103	9053	148,195	3137926	\$38,776,000	8/5/2021	262	UNION APARTMENTS	1	Y	Used in Ratio Study
305	192205	9074	184,078	3138663	\$46,674,000	8/5/2021	254	ROW APARTMENTS	1	Y	Used in Ratio Study
095	766370	0821	43,112	3139073	\$12,000,000	8/6/2021	278	HILLCOURT APTS	1	Y	Used in Ratio Study
430	022505	9103	147,478	3138257	\$105,500,000	8/10/2021	715	ZEPHYR ON THE PARK APTS	1	Y	Used in Ratio Study
270	797880	0300	42,855	3139499	\$13,085,000	8/11/2021	305	Arbor Woods	1	Y	Used in Ratio Study
030	524780	0100	28,990	3139411	\$17,555,000	8/16/2021	606	80 MAIN	1	Y	NOT in Ratio - First of re-sale
050	197220	5760	5,976	3146162	\$3,000,000	8/16/2021	502	APARTMENT BLDG 9 UNITS	1	Y	Used in Ratio Study
145	285610	0005	6,643	3141147	\$2,150,900	8/17/2021	324	10 UNIT APT	1	Y	Used in Ratio Study
305	232204	9093	258,420	3140063	\$113,000,000	8/18/2021	437	ETHOS KENT (2 OF 2)	2	Y	Used in Ratio Study
325	222304	9003	150,250	3140620	\$52,000,000	8/18/2021	346	BOULEVARD @ SOUTH STATION	1	Y	Used in Ratio Study
305	182205	9016	277,050	3141253	\$90,150,000	8/19/2021	325	CHANDLER BAY (2 OF 2)	2	Y	Used in Ratio Study
330	722780	0620	2,620	3145879	\$845,000	8/19/2021	323	4-PLEX	1	Y	Used in Ratio Study

**Sales Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
080	277160	2485	7,210	3141418	\$2,940,250	8/21/2021	408	NINE UNIT APARTMENT	1	Y	Used in Ratio Study
095	890250	0155	7,650	3141902	\$2,040,000	8/24/2021	267	AGENA APTS	1	Y	Used in Ratio Study
035	713230	0350	55,447	3141591	\$28,775,000	8/25/2021	519	999 HIAWATHA APARTMENTS	6	Y	Used in Ratio Study
065	808090	0095	11,808	3141539	\$4,200,000	8/25/2021	356	LA QUINTA APTS	1	Y	NOT in Ratio - Trans to Res
170	806600	0046	4,547	3142006	\$1,300,000	8/25/2021	286	FOURPLEX	1	Y	Used in Ratio Study
195	630340	0303	3,500	3141353	\$972,100	8/25/2021	278	FOURPLEX (4-2BD)	1	Y	Used in Ratio Study
245	072304	9225	35,841	3142330	\$11,150,000	8/26/2021	311	ALCOVE APTS	1	Y	Used in Ratio Study
035	982820	1265	13,080	3142251	\$4,900,000	8/27/2021	375	HAZEL PLAZA minor -1240 associated in prior sale	2	Y	Used in Ratio Study
065	600350	1365	10,207	3142513	\$5,050,000	8/27/2021	495	Mykonos Apartments	1	Y	Used in Ratio Study
085	197820	0230	16,172	3142451	\$6,300,000	8/27/2021	390	TERRI ANNE APT	1	Y	Used in Ratio Study
140	276770	4390	4,800	3143055	\$1,640,000	8/27/2021	342	THERESA ANN	1	Y	Used in Ratio Study
140	276770	4395	4,684	3143056	\$1,530,000	8/27/2021	327	BELL CHATEAU	1	Y	Used in Ratio Study
430	720246	0000	8,970	3142898	\$3,763,000	8/27/2021	420	REDMOND VIEW CONDOMINIUM	1	Y	NOT in Ratio - Parcel Killed
200	211470	0425	3,816	3148616	\$2,025,000	8/29/2021	531	6-PLEX	1	Y	Used in Ratio Study
245	202304	9022	138,076	3143212	\$46,000,000	8/30/2021	333	Discovery Landing	2	Y	Used in Ratio Study
290	333990	0826	4,500	3143946	\$950,000	8/31/2021	211	FOUR-PLEX	1	Y	Used in Ratio Study
290	554730	0250	4,582	3144094	\$998,250	9/1/2021	218	APARTMENT	1	Y	Used in Ratio Study
430	644890	0050	188,851	3143206	\$131,500,000	9/1/2021	696	NIGHTINGALE APTS	1	Y	Used in Ratio Study
360	154510	0126	109,201	3143817	\$109,000,000	9/2/2021	998	BLU BELLEVUE	1	Y	Used in Ratio Study
040	255819	0000	2,207	3143826	\$1,760,000	9/3/2021	797	FIRESIDE TERRACE(0005) CONDOMINIUM	1	Y	Used in Ratio Study
170	333600	0310	3,100	3144928	\$850,000	9/4/2021	274	FOURPLEX	1	Y	Used in Ratio Study
065	983120	0640	53,877	3145121	\$33,500,000	9/9/2021	622	700 Broadway	1	Y	Used in Ratio Study
085	219760	0460	64,083	3145113	\$34,850,000	9/9/2021	544	Vantage Park at First Hill	1	Y	Used in Ratio Study

**Sales Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
085	859040	0870	19,140	3145115	\$9,500,000	9/10/2021	496	ENVOY APARTMENTS	1	Y	Used in Ratio Study
115	408330	3770	5,180	3145122	\$1,925,000	9/10/2021	372	APARTMENT	1	Y	Used in Ratio Study
325	004100	0545	9,720	3144642	\$2,362,000	9/10/2021	243	6 UNITS - AIRHART (2 OF 2)	2	Y	Used in Ratio Study
140	292270	0505	5,099	3146233	\$2,250,000	9/13/2021	441	8th Avenue Place	1	Y	Used in Ratio Study
145	444980	0575	6,080	3146143	\$1,843,000	9/14/2021	303	8 UNIT APT	1	Y	Used in Ratio Study
250	535720	0063	3,531	3149412	\$810,000	9/14/2021	229	FOURPLEX	1	Y	Used in Ratio Study
350	884390	0328	3,220	3146312	\$1,280,000	9/14/2021	398	4-PLEX	1	Y	Used in Ratio Study
240	929290	0230	2,716	3146551	\$718,000	9/16/2021	264	FOURPLEX	1	Y	Used in Ratio Study
300	888060	0090	4,100	3149526	\$840,000	9/16/2021	205	4 PLEX - CHRISTIANSON	1	Y	Used in Ratio Study
045	168940	1385	8,692	3147084	\$3,750,000	9/17/2021	431	FORREST MANOR APTS	1	Y	Used in Ratio Study
080	277160	1305	3,688	3146674	\$1,600,000	9/18/2021	434	FOUR PLEX	1	Y	Used in Ratio Study
090	099300	0920	3,500	3147179	\$1,475,000	9/20/2021	421	4-Plex	1	Y	Used in Ratio Study
240	929290	0120	3,136	3147405	\$730,000	9/20/2021	233	FOURPLEX	1	Y	Used in Ratio Study
370	302605	9232	4,975	3151409	\$2,250,000	9/20/2021	452	VILLAGE PLAZA	1	34	NOT in Ratio - Use changed after sale
295	335340	1338	3,848	3148417	\$804,000	9/22/2021	209	FOURPLEX	1	Y	Used in Ratio Study
400	791400	0010	204,890	3147163	\$98,000,000	9/22/2021	478	THE SPENCER 68 (ECON UNIT)	2	Y	Used in Ratio Study
115	397540	0025	2,420	3147690	\$1,250,000	9/24/2021	517	5 UNIT APT	1	Y	Used in Ratio Study
145	117600	1200	7,568	3150085	\$2,500,000	9/27/2021	330	BREAKWATER APTS	1	Y	NOT in Ratio - First of re-sale
365	342505	9023	270,312	3148947	\$144,000,000	9/28/2021	533	THE RIDGEDALE (ECON UNIT)	3	Y	Used in Ratio Study
420	072604	9070	126,235	3149209	\$74,000,000	9/29/2021	586	GEO	1	Y	Used in Ratio Study
355	052305	9076	159,215	3149500	\$93,754,569	9/30/2021	589	THE BRISTOL AT SOUTHPORT I (ECON UNIT)	1	Y	Used in Ratio Study
355	082305	9055	170,966	3149501	\$97,245,431	9/30/2021	569	THE BRISTOL AT SOUTHPORT II (ECON UNIT)	1	Y	Used in Ratio Study
400	357980	0510	4,980	3150511	\$1,600,000	10/1/2021	321	4-UNIT APT	1	Y	Used in Ratio Study



**Sales Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
065	600300	1670	2,872	3150639	\$1,125,000	10/4/2021	392	La Quinta	1	Y	Used in Ratio Study
065	600300	1675	2,840	3150636	\$1,125,000	10/4/2021	396	La Quinta	1	Y	Used in Ratio Study
300	089901	0060	3,552	3150661	\$852,100	10/4/2021	240	4 PLEX - SUY (1 of 2)	2	Y	Used in Ratio Study
220	177310	1925	2,960	3158211	\$1,000,000	10/11/2021	338	FOURPLEX	1	Y	Used in Ratio Study
065	722850	0255	61,338	3151448	\$41,500,000	10/12/2021	677	The Central	1	Y	Used in Ratio Study
095	382170	0037	3,024	3152506	\$1,025,000	10/12/2021	339	FOUR PLEX	1	Y	Used in Ratio Study
290	289177	0170	3,806	3152755	\$1,060,000	10/12/2021	279	FOURPLEX	1	Y	Used in Ratio Study
095	145360	1380	177,161	3151793	\$84,000,000	10/13/2021	474	SOLARA APTS	1	Y	Used in Ratio Study
095	382170	0035	3,024	3152528	\$1,025,000	10/13/2021	339	FOUR PLEX	1	Y	Used in Ratio Study
005	066000	0900	123,753	3152887	\$64,000,000	10/14/2021	517	TOWER 801 APARTMENTS	1	Y	Used in Ratio Study
065	949770	0050	3,250	3152454	\$1,837,750	10/14/2021	565	4-Plex	1	Y	Used in Ratio Study
035	721740	0540	29,875	3153206	\$18,500,000	10/15/2021	619	STENCIL APARTMENTS	2	Y	Used in Ratio Study
075	503630	0290	50,409	3153126	\$19,450,000	10/15/2021	386	MAGNOLIA APARTMENTS	2	Y	Used in Ratio Study
200	797260	4755	3,332	3157767	\$985,000	10/15/2021	296	APARTMENTS	1	Y	Used in Ratio Study
215	006500	0015	6,000	3155739	\$1,750,000	10/15/2021	292	Palm Apartments	1	Y	Used in Ratio Study
250	004000	0073	2,450	3153056	\$662,150	10/15/2021	270	THE WILD GOOSE APT	1	Y	Used in Ratio Study
250	004000	0076	2,450	3153074	\$662,150	10/15/2021	270	APT	1	Y	Used in Ratio Study
145	285610	0035	5,584	3156092	\$1,900,000	10/16/2021	340	7 UNIT APT	1	Y	Used in Ratio Study
110	881640	0645	12,712	3153076	\$3,985,000	10/18/2021	313	DEVOE BLDG-17 APTS & OFFICES	1	Y	NOT in Ratio - First of re-sale
415	397170	1305	4,560	3155318	\$1,060,000	10/18/2021	232	FOURPLEX	1	Y	Used in Ratio Study
045	168940	0900	7,613	3153312	\$3,300,000	10/19/2021	433	CASCADIAN APTS	1	Y	Used in Ratio Study
170	110500	0600	5,562	3153527	\$2,026,110	10/19/2021	364	WILLOW APTS	1	Y	Used in Ratio Study
170	110800	0235	4,582	3153621	\$1,664,642	10/19/2021	363	SIX UNIT APARTMENT	1	Y	Used in Ratio Study
110	522630	0130	9,639	3153605	\$9,400,000	10/20/2021	975	THE AVE APARTMENTS	1	Y	Used in Ratio Study
290	289174	0290	3,528	3155597	\$1,120,000	10/20/2021	317	4 PLEX	1	Y	Used in Ratio Study
305	232204	9034	306,314	3153296	\$141,100,000	10/20/2021	461	MIDTOWN SIXTY-FOUR	1	Y	Used in Ratio Study

**Sales Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
090	016400	0222	79,597	3154597	\$27,550,000	10/22/2021	346	Amesbury Court Apts	1	Y	Used in Ratio Study
290	289174	0060	4,000	3154852	\$935,856	10/22/2021	234	4 PLEX	1	Y	Used in Ratio Study
240	360240	0160	4,162	3155423	\$1,200,500	10/25/2021	288	IOLANI APT	1	Y	Used in Ratio Study
320	202205	9264	3,392	3155906	\$1,050,000	10/25/2021	310	4-PLEX - BEEKEN (2 OF 2)	1	Y	Used in Ratio Study
320	202205	9265	3,392	3155931	\$1,050,000	10/25/2021	310	4-PLEX - BEEKEN (1 OF 2)	1	Y	Used in Ratio Study
075	277060	6845	5,080	3155474	\$1,900,000	10/26/2021	374	8 UNIT APT	1	Y	Used in Ratio Study
415	616390	0761	86,481	3155121	\$51,000,000	10/26/2021	590	GREEN LEAF SHORELINE	1	Y	Used in Ratio Study
080	277060	3760	3,600	3155759	\$1,480,000	10/27/2021	411	6 UNIT APT	1	Y	Used in Ratio Study
290	289174	0120	3,528	3158457	\$965,000	10/27/2021	274	4 PLEX - BOCK	1	Y	Used in Ratio Study
145	276770	0400	4,186	3155441	\$1,900,000	10/28/2021	454	Ballard 5 Apartments	1	Y	Used in Ratio Study
365	282405	9080	57,971	3155601	\$26,750,000	10/28/2021	461	TRIA APARTMENTS	1	Y	Used in Ratio Study
010	065400	0305	91,183	3157182	\$62,000,000	11/1/2021	680	Arthouse	1	Y	Used in Ratio Study
045	609650	0030	3,800	3156280	\$1,930,600	11/2/2021	508	4-PLEX	1	Y	Used in Ratio Study
070	684820	0140	10,708	3158654	\$4,025,000	11/2/2021	376	Bel 15	1	Y	Used in Ratio Study
085	750250	0061	17,360	3156327	\$7,995,000	11/2/2021	461	ST JOHNS APT & STORE	1	Y	Used in Ratio Study
240	929290	0220	2,646	3157793	\$871,000	11/2/2021	329	FOURPLEX	1	Y	Used in Ratio Study
220	177310	0115	3,350	3157871	\$930,000	11/3/2021	278	4-Plex	1	Y	Used in Ratio Study
465	803620	0365	3,588	3157851	\$1,260,000	11/3/2021	351	4 PLEX	1	Y	Used in Ratio Study
255	537980	1040	38,402	3157337	\$8,900,000	11/4/2021	232	SKYLINE PARK VILLA	1	Y	Used in Ratio Study
130	193130	1110	4,464	3157761	\$1,800,000	11/5/2021	403	6 UNIT APT HOUSE	1	Y	Used in Ratio Study
130	193130	1255	5,643	3157246	\$3,100,000	11/5/2021	549	CAROL APTS & New 4-Plex (2017)	1	Y	Used in Ratio Study
240	929290	0240	2,896	3157215	\$900,000	11/7/2021	311	FOURPLEX	1	Y	Used in Ratio Study
115	952110	1425	6,530	3160486	\$2,747,500	11/9/2021	421	MULTIPLE RESIDENCE	1	Y	Used in Ratio Study
320	247330	0040	3,738	3158541	\$959,400	11/12/2021	257	4-PLEX - YANA	1	Y	Used in Ratio Study
230	299780	0105	5,274	3158705	\$2,124,100	11/15/2021	403	6 UNIT APT	1	Y	Used in Ratio Study
085	197820	0470	206,836	3158811	\$120,000,000	11/16/2021	580	PANORAMA HOUSE APTS	1	Y	Used in Ratio Study

**Sales Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
130	569350	0885	6,123	3161681	\$2,950,000	11/16/2021	482	SUNNYSIDE APARTMENTS	1	Y	Used in Ratio Study
035	331950	0380	10,060	3160011	\$3,747,500	11/17/2021	373	MAIN PLACE APTS	1	Y	Used in Ratio Study
075	423540	0585	13,854	3159925	\$5,300,000	11/17/2021	383	16 UNIT APT	1	Y	Used in Ratio Study
100	510040	3256	17,150	3159003	\$7,280,000	11/17/2021	424	MARCO APARTMENTS	1	Y	Used in Ratio Study
315	784030	0050	2,864	3161019	\$1,100,000	11/17/2021	384	4 UNIT APT	1	Y	Used in Ratio Study
125	318010	0035	6,598	3159876	\$2,200,000	11/18/2021	333	CEDRUS APTS	1	Y	Used in Ratio Study
225	762570	4460	28,493	3160173	\$12,375,000	11/18/2021	434	IVY COURT VIEW APARTMENTS	1	Y	Used in Ratio Study
065	600350	2035	6,984	3161288	\$2,800,000	11/23/2021	401	AZALEA APTS	1	Y	Used in Ratio Study
115	030700	0000	8,798	3162571	\$3,730,000	11/23/2021	424	AURORA TERRACE (0005) CONDOMINIUM	1	Y	Used in Ratio Study
140	305270	0100	4,000	3163599	\$1,450,000	11/23/2021	363	MULTI RES	1	Y	Used in Ratio Study
170	150900	0000	3,717	3162079	\$1,200,000	11/23/2021	323	CHAN CONDOMINIUM	1	Y	Used in Ratio Study
195	721140	1225	4,336	3161216	\$1,200,000	11/23/2021	277	4-PLEX & RES	1	Y	Used in Ratio Study
015	545780	1280	6,920	3161065	\$3,250,000	11/24/2021	470	CAMELIA COURT APARTMENTS	1	Y	Used in Ratio Study
205	798540	0121	3,260	3164195	\$960,000	11/24/2021	294	4 PLEX	1	Y	Used in Ratio Study
150	952810	4325	6,838	3161581	\$4,250,000	11/29/2021	622	11 UNIT APT	1	Y	Used in Ratio Study
065	330370	0030	23,023	3161777	\$16,717,533	12/1/2021	726	STREAM 15	1	Y	Used in Ratio Study
070	684820	0825	36,000	3161838	\$25,432,467	12/1/2021	706	STREAM BELMONT	1	Y	Used in Ratio Study
240	929290	0280	2,716	3164649	\$760,000	12/1/2021	280	FOURPLEX	1	Y	Used in Ratio Study
300	262006	9175	3,441	3162251	\$980,000	12/1/2021	285	4 PLEX - TONER	1	Y	Used in Ratio Study
465	092308	9037	42,800	3162105	\$15,500,000	12/1/2021	362	MOUNT SI APARTMENT HOMES	2	Y	Used in Ratio Study
070	684820	0775	28,583	3162971	\$15,000,000	12/6/2021	525	BELMONT COURT APARTMENTS	1	Y	Used in Ratio Study
175	367940	0110	5,234	3162484	\$1,925,000	12/6/2021	368	ELMA APTS	1	Y	Used in Ratio Study
240	272420	1465	2,976	3163504	\$886,500	12/6/2021	298	4-PLEX	1	Y	Used in Ratio Study

**Sales Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
090	630000	0653	5,192	3164022	\$1,750,000	12/7/2021	337	ED JOHN APTS	1	Y	Used in Ratio Study
090	926720	0155	17,876	3164314	\$7,500,000	12/7/2021	420	APARTMENT	1	Y	Used in Ratio Study
110	409230	2105	24,520	3162758	\$15,800,000	12/7/2021	644	STUDIO 7	2	Y	Used in Ratio Study
315	783930	0125	2,928	3164656	\$1,055,000	12/8/2021	360	FOUR PLEX	1	Y	Used in Ratio Study
095	510140	0525	3,984	3164085	\$1,895,000	12/9/2021	476	FOURPLEX	1	Y	Used in Ratio Study
100	679810	0790	6,900	3164192	\$2,100,000	12/10/2021	304	8 UNIT APARTMENT	1	Y	Used in Ratio Study
290	289174	0270	4,062	3165094	\$1,126,000	12/10/2021	277	4 PLEX - ALBERT	1	Y	Used in Ratio Study
290	333990	1340	4,789	3164564	\$900,000	12/10/2021	188	FOUR-PLEX	1	Y	Used in Ratio Study
290	333990	1345	4,789	3164518	\$900,000	12/10/2021	188	FOUR-PLEX	1	Y	Used in Ratio Study
290	333990	1350	4,789	3164530	\$900,000	12/10/2021	188	FOUR-PLEX	1	Y	Used in Ratio Study
225	762570	0455	8,482	3165445	\$3,000,000	12/13/2021	354	LA RAE APT & CLINIC	1	Y	Used in Ratio Study
230	015100	0045	3,960	3164556	\$1,924,500	12/13/2021	486	THE SURF APTS	1	Y	Used in Ratio Study
245	202304	9028	20,184	3164272	\$4,375,000	12/13/2021	217	THE WALLACE ARMS APTS	1	Y	Used in Ratio Study
380	387636	0020	5,000	3164601	\$1,900,000	12/13/2021	380	KINGSCOURT 2 (4-PLEX)	1	Y	Used in Ratio Study
145	047600	0050	16,182	3164354	\$7,250,000	12/14/2021	448	10 UNIT APT	2	Y	Used in Ratio Study
205	798540	0120	5,405	3164266	\$1,500,000	12/14/2021	278	7 UNITS	1	Y	Used in Ratio Study
240	250060	0153	3,196	3166037	\$957,990	12/14/2021	300	4-PLEX	1	Y	Used in Ratio Study
305	192205	9276	7,176	3164945	\$1,920,000	12/14/2021	268	12 UNIT - TERRACE VIEW APT	1	Y	Used in Ratio Study
325	022310	0080	137,326	3164187	\$85,000,000	12/14/2021	619	MARVELLE @ SOUTHCENTER	1	Y	Used in Ratio Study
240	250060	0165	11,736	3165000	\$2,500,000	12/15/2021	213	12 UNIT - VALIANT ARMS	1	Y	Used in Ratio Study
290	894413	0000	111,660	3164685	\$33,000,000	12/16/2021	296	RIVER'S EDGE CONDOS	2	Y	Used in Ratio Study
300	857604	1710	168,814	3165097	\$68,000,000	12/16/2021	403	VILLAGES AT TEN TRAILS	2	Y	Used in Ratio Study
090	229140	0400	26,404	3166417	\$7,760,000	12/17/2021	294	2-9 UNIT APT	3	Y	Used in Ratio Study
425	212605	9238	111,513	3165341	\$49,500,000	12/20/2021	444	SANCERRE	1	Y	Used in Ratio Study
110	409230	1185	14,135	3165488	\$16,000,000	12/21/2021	1132	54-Unit SEDU Apartment Building	1	Y	Used in Ratio Study
250	098500	0800	9,000	3166077	\$3,060,000	12/21/2021	340	CASCADE VUE UNIT 1	4	Y	Used in Ratio Study

**Sales Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
040	411460	1380	63,000	3167651	\$31,100,000	12/22/2021	494	Avana on the Lake	2	Y	Used in Ratio Study
065	366750	0135	3,080	3166912	\$1,380,000	12/22/2021	448	APTS	1	Y	Used in Ratio Study
065	366750	0140	3,080	3167024	\$1,380,000	12/22/2021	448	APTS	1	Y	Used in Ratio Study
290	289174	0240	3,528	3167415	\$802,760	12/22/2021	228	4 PLEX - PATE	1	Y	Used in Ratio Study
015	387990	1050	36,830	3167038	\$13,370,000	12/23/2021	363	HALMARK APTS-1	2	Y	Used in Ratio Study
150	952810	0935	4,608	3166654	\$1,670,000	12/23/2021	362	LAGO VERDE	1	Y	Used in Ratio Study
245	783580	0370	8,704	3166276	\$2,200,000	12/23/2021	253	8 UNIT APARTMENT	1	Y	Used in Ratio Study
320	073820	0080	14,904	3167041	\$4,000,000	12/23/2021	268	18-UNIT TWIN CREST APARTMENTS	1	Y	Used in Ratio Study
360	369980	0060	113,407	3165869	\$109,000,000	12/23/2021	961	Cerasa Apartments	1	Y	Used in Ratio Study
170	272404	9160	10,946	3166931	\$2,730,000	12/27/2021	249	THE EVERGREEN APTS	2	Y	Used in Ratio Study
430	122505	9064	7,745	3166810	\$3,200,000	12/27/2021	413	CASCADIA APTS	1	Y	Used in Ratio Study
060	195970	3185	3,867	3166890	\$1,950,000	12/28/2021	504	4 Plex	1	Y	Used in Ratio Study
065	942140	0035	18,775	3166443	\$15,050,000	12/28/2021	802	Barcelo Homes Apartments	1	Y	Used in Ratio Study
245	322304	9311	65,724	3166981	\$22,000,000	12/28/2021	335	TERRACE VIEW APT	1	Y	Used in Ratio Study
005	766620	2540	155,592	3166848	\$107,500,000	12/29/2021	691	Griffis Waterfront	1	Y	Used in Ratio Study
015	387990	1715	81,982	3166704	\$47,600,000	12/29/2021	581	Canvas Apartments	5	Y	Used in Ratio Study
145	276770	0711	74,771	3166645	\$53,543,000	12/29/2021	716	KEELSON BALLARD	1	Y	Used in Ratio Study
045	173230	0005	26,817	3166777	\$10,610,000	12/30/2021	396	GALER CREST APTS & RETAIL	1	Y	Used in Ratio Study
320	162680	0005	4,032	3168724	\$1,300,000	1/5/2022	322	4-PLEX - KUMAR	1	Y	Used in Ratio Study
225	082600	0145	4,340	3168158	\$1,645,000	1/6/2022	379	HALLMARK APARTMENTS	1	Y	Used in Ratio Study
330	922590	0025	26,042	3167890	\$5,520,000	1/6/2022	212	VALLE VISTA APTS	1	Y	Used in Ratio Study
095	156810	0165	5,561	3170134	\$2,355,000	1/7/2022	423	APARTMENT 6 units	1	Y	Used in Ratio Study
415	367050	0260	20,680	3169463	\$6,100,000	1/7/2022	295	BLUE STONE APTS	1	Y	Used in Ratio Study
315	172305	9137	2,184	3168386	\$1,000,000	1/10/2022	458	4 PLEX - S&Y	1	Y	Used in Ratio Study
175	308600	2470	13,904	3168368	\$5,200,000	1/11/2022	374	KENMARK N	2	Y	Used in Ratio Study
045	173280	0905	7,830	3169845	\$3,400,000	1/12/2022	434	MAYWOOD	1	Y	Used in Ratio Study

**Sales Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
090	026300	0361	7,024	3168900	\$2,400,000	1/12/2022	342	10 UNIT APT	1	Y	Used in Ratio Study
145	276760	4840	2,448	3169623	\$1,195,000	1/13/2022	488	5 UNIT APT	1	Y	Used in Ratio Study
090	186540	0015	3,174	3172419	\$1,370,000	1/14/2022	432	FOURPLEX	1	Y	Used in Ratio Study
095	344800	0015	10,296	3169760	\$2,600,000	1/14/2022	253	APARTMENT BLDG 15 UNITS	1	Y	Used in Ratio Study
055	930130	1300	4,972	3169521	\$2,350,000	1/18/2022	473	6 UNIT APT	1	Y	Used in Ratio Study
060	290220	0310	9,934	3169144	\$5,000,000	1/18/2022	503	2020 At Lake Union	1	Y	Used in Ratio Study
130	952110	0566	4,150	3169173	\$1,545,000	1/18/2022	372	5 UNIT APT	1	Y	Used in Ratio Study
155	287710	0111	3,162	3170538	\$1,585,000	1/19/2022	501	FOUR PLEX	1	Y	Used in Ratio Study
035	341660	0825	8,109	3170322	\$4,200,000	1/23/2022	518	Leschi Lakeview Apts.	1	Y	Used in Ratio Study
065	600350	1931	17,288	3170631	\$6,450,000	1/25/2022	373	APARTMENT	1	Y	NOT in Ratio - First of re-sale
250	562420	0438	3,232	3170846	\$882,000	1/25/2022	273	4-PLEX	1	Y	Used in Ratio Study
225	386990	0045	6,443	3171219	\$2,135,000	1/26/2022	331	Apartment	1	Y	Used in Ratio Study
320	073820	0020	3,912	3170567	\$1,200,000	1/27/2022	307	6-UNIT RIVERIA APARTMENTS (1 OF2)	1	Y	Used in Ratio Study
320	073820	0030	3,912	3170688	\$1,200,000	1/27/2022	307	6-UNIT RIVERIA APARTMENTS (2 OF 2)	1	Y	Used in Ratio Study
320	073820	0090	11,056	3170548	\$2,800,000	1/27/2022	253	14 UNIT - RIVERIA APARTMENTS	1	Y	Used in Ratio Study
430	720241	0132	240,448	3170355	\$173,000,000	1/27/2022	719	TALISMAN APARTMENTS	1	Y	Used in Ratio Study
080	277060	3825	13,760	3170879	\$4,655,000	1/28/2022	338	BARRETT WEST APTS	1	Y	Used in Ratio Study
085	197820	0720	173,172	3170593	\$106,500,000	1/28/2022	615	Coppins Well	1	Y	Used in Ratio Study
100	082000	0099	13,077	3170784	\$4,725,000	1/31/2022	361	PINEHURST WEST APARTMENTS	1	26	NOT in Ratio - Imp changed after sale
240	725920	0071	215,040	3170851	\$66,100,000	1/31/2022	307	SKYVIEW3322	1	Y	Used in Ratio Study
170	541410	0070	11,934	3171936	\$9,950,000	2/4/2022	834	Vale Apartments	1	Y	Used in Ratio Study
090	682410	0108	7,622	3172129	\$2,650,000	2/7/2022	348	12-UNIT APT	1	Y	Used in Ratio Study
255	537980	1270	9,280	3173947	\$2,550,000	2/7/2022	275	16 UNIT - JULIANNE APTS	1	Y	Used in Ratio Study

**Sales Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
365	793330	0110	1,312,768	3171757	\$175,000,000	2/7/2022	133	SPRING DISTRICT MASTER	2	Y	Used in Ratio Study
045	701120	0585	4,806	3172253	\$2,355,000	2/8/2022	490	EIGHT UNIT APARTMENT	1	Y	Used in Ratio Study
420	072604	9198	166,676	3174696	\$90,250,000	2/9/2022	541	PACELINE APTS (formerly Tyee Apts)	2	Y	Used in Ratio Study
075	503630	0955	33,587	3174073	\$13,970,000	2/10/2022	416	MARINWOOD APTS	1	Y	Used in Ratio Study
305	182205	9015	441,280	3172930	\$149,000,000	2/10/2022	338	Central Flats	1	Y	Used in Ratio Study
005	197570	0480	344,826	3173975	\$293,000,000	2/11/2022	850	WEST EDGE TOWER	1	Y	Used in Ratio Study
140	045200	0770	2,764	3175161	\$1,387,500	2/11/2022	502	4 PLEX	1	Y	Used in Ratio Study
140	045200	0780	2,764	3175174	\$1,387,500	2/11/2022	502	4 PLEX	1	Y	Used in Ratio Study
200	211470	0430	6,492	3178695	\$2,413,000	2/11/2022	372	JO DE LEE 1	2	Y	Used in Ratio Study
230	431570	0570	4,538	3172698	\$1,622,000	2/14/2022	357	5 UNIT APT. BLDG.	1	Y	Used in Ratio Study
315	784130	0375	2,674	3174388	\$825,000	2/14/2022	309	4 PLEX - Gockel	1	Y	Used in Ratio Study
235	032400	0405	6,808	3173421	\$2,890,000	2/15/2022	425	Essex Apartments	1	Y	Used in Ratio Study
250	562420	0442	3,232	3175177	\$860,000	2/15/2022	266	4-PLEX - NGO	1	Y	Used in Ratio Study
290	289174	0100	4,000	3176088	\$1,225,000	2/16/2022	306	4 PLEX - BINIAM	1	Y	Used in Ratio Study
175	388190	0185	12,376	3173674	\$9,300,000	2/18/2022	751	Sea Mar Community Health Apts	1	Y	Used in Ratio Study
305	919710	0322	3,992	3174415	\$950,000	2/18/2022	238	4 PLEX - KENT 4	1	Y	NOT in Ratio - First of re-sale
305	919710	0323	3,992	3174430	\$950,000	2/18/2022	238	4 PLEX - WA PROP 9	1	Y	NOT in Ratio - First of re-sale
225	338990	0305	10,658	3174238	\$4,175,000	2/22/2022	392	MAISON ROYALE	1	Y	Used in Ratio Study
290	333990	0761	11,808	3174216	\$2,675,000	2/22/2022	227	16 UNIT - PINEHURST (4 OF 4)	4	Y	Used in Ratio Study
300	142700	0130	3,742	3176112	\$1,056,000	2/22/2022	282	4 PLEX - MENDEZ	1	Y	Used in Ratio Study
080	277060	0560	3,816	3174682	\$1,525,000	2/24/2022	400	4 PLEX	1	Y	Used in Ratio Study
130	197220	0452	3,300	3175014	\$1,500,000	2/24/2022	455	5 UNIT APARTMENT	1	Y	Used in Ratio Study
305	346280	0240	3,290	3176655	\$1,101,350	2/25/2022	335	4 PLEX - WA PROP 10	1	Y	NOT in Ratio - First of re-sale

### Sales Used In Analysis

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
110	881640	1065	13,103	3175281	\$4,195,000	3/1/2022	320	COSTAS/APTS/U SEAFOOD	1	Y	Used in Ratio Study
245	190000	0200	3,430	3178078	\$940,000	3/1/2022	274	FOUR UNIT APARTMENT	1	Y	Used in Ratio Study
185	334740	0070	3,150	3182794	\$875,000	3/2/2022	278	4-PLEX	1	Y	Used in Ratio Study
205	249120	1035	3,080	3179922	\$980,000	3/2/2022	318	4-PLEX	1	Y	Used in Ratio Study
110	881640	0860	6,604	3177975	\$4,850,000	3/8/2022	734	12 unit apt	1	Y	Used in Ratio Study
145	276760	4290	3,611	3177581	\$1,576,000	3/10/2022	436	5 UNIT APARTMENT	1	Y	Used in Ratio Study
145	285610	0070	3,492	3177497	\$1,450,000	3/11/2022	415	THE ELIZABETH APTS	1	Y	Used in Ratio Study
320	282205	9133	2,490	3177979	\$749,950	3/11/2022	301	4-PLEX - WONG	1	Y	Used in Ratio Study
305	919710	0200	15,987	3178886	\$4,050,000	3/14/2022	253	DAVIS APARTMENTS (1 OF 2)	2	Y	Used in Ratio Study
330	722750	0600	3,080	3177923	\$1,100,000	3/14/2022	357	4-PLEX	1	Y	NOT in Ratio - First of re-sale
070	872560	0560	6,343	3178023	\$2,660,000	3/15/2022	419	CONISTON APTS	1	Y	Used in Ratio Study
330	245720	0197	2,514	3192358	\$860,000	3/15/2022	342	4-PLEX	1	Y	Used in Ratio Study
170	333600	0285	2,108	3178307	\$900,000	3/16/2022	427	4 PLEX	1	Y	Used in Ratio Study
175	149830	0730	4,855	3179693	\$3,965,000	3/17/2022	817	2119 13th Ave S Apartments	1	Y	Used in Ratio Study
065	600350	2060	5,835	3182597	\$2,648,000	3/21/2022	454	APARTMENTS	1	Y	Used in Ratio Study
090	101500	0065	1,990	3180797	\$1,025,000	3/21/2022	515	4-PLEX	1	Y	Used in Ratio Study
080	277060	4020	2,506	3180992	\$1,300,000	3/22/2022	519	FIVE UNIT APARTMENT	1	Y	Used in Ratio Study
150	336240	1571	5,330	3179905	\$2,600,000	3/23/2022	488	LindenHaus	1	Y	Used in Ratio Study
225	762570	0445	7,980	3179940	\$2,485,000	3/24/2022	311	6 Apartments and 1st floor offices	1	Y	Used in Ratio Study
270	552900	0110	4,008	3183438	\$1,310,000	3/28/2022	327	4 PLEX SYED	1	Y	Used in Ratio Study
165	122304	9029	12,864	3182493	\$4,027,000	3/31/2022	313	16 UNIT - SKYWAY PARK APARTMENTS	1	Y	NOT in Ratio - MAINT; Imp change
290	917260	0010	2,024	3183140	\$808,000	4/4/2022	399	4 PLEX - ZANGENAH	1	Y	Used in Ratio Study
090	291970	0075	4,900	3182411	\$1,950,000	4/5/2022	398	5-Units Apartment Building & 2 Units Townhouse Building	1	Y	Used in Ratio Study



Sales Used In Analysis

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
230	352403	9007	3,410	3182725	\$1,300,000	4/5/2022	381	4-PLEX (CEDAR LANE)	1	Y	Used in Ratio Study
230	352403	9195	3,410	3182966	\$1,265,000	4/5/2022	371	4-PLEX	1	Y	Used in Ratio Study
145	751850	8820	2,391	3183793	\$1,300,000	4/6/2022	544	4-PLEX	1	Y	Used in Ratio Study
145	276760	4940	4,956	3190094	\$1,630,000	4/7/2022	329	6 UNIT APT	1	Y	Used in Ratio Study
185	788360	3855	2,888	3182759	\$925,000	4/7/2022	320	4-plex	1	Y	Used in Ratio Study
255	537980	1260	30,711	3184744	\$6,900,000	4/9/2022	225	INNSBRUCK APTS	1	Y	Used in Ratio Study
085	880490	0955	20,140	3183460	\$8,250,000	4/11/2022	410	MANCHESTER ARMS	1	Y	Used in Ratio Study
110	717480	0595	4,560	3183757	\$2,295,000	4/12/2022	503	Clara Antoinette apartments	1	Y	Used in Ratio Study
245	182304	9137	464,695	3183184	\$119,150,000	4/12/2022	256	ALCOVE AT SEAHURST	3	Y	Used in Ratio Study
090	431070	1375	14,204	3183683	\$5,600,000	4/13/2022	394	APTS	1	Y	Used in Ratio Study
285	302105	9258	103,770	3183534	\$23,810,000	4/13/2022	229	WINDSOR PARK (7 OF 10)	10	Y	Used in Ratio Study
115	193130	0400	10,075	3184104	\$3,875,000	4/14/2022	385	APARTMENT	1	Y	Used in Ratio Study
420	728390	0640	6,986	3186319	\$2,800,000	4/14/2022	401	RICHMOND HIGHLANDS APTS	1	Y	Used in Ratio Study
010	256076	0000	0	3187082	\$90,000	4/15/2022	000	FIRST LIGHT PARKADE	2	Y	NOT in Ratio - Sale of condo parking
010	256076	3970	0	3187388	\$90,000	4/15/2022	000	FIRST LIGHT PARKADE	1	Y	NOT in Ratio - Sale of condo parking
045	545780	1685	9,996	3185889	\$4,350,000	4/15/2022	435	TUDOR APTS	1	Y	Used in Ratio Study
225	095200	6040	32,600	3185400	\$25,360,500	4/19/2022	778	Junction Landing	2	Y	Used in Ratio Study
225	095200	6070	46,923	3185635	\$32,939,500	4/19/2022	702	JUNCTION FLATS (Associated Minors -6080 & -6090)	3	Y	Used in Ratio Study
285	302105	9260	4,976	3185627	\$925,000	4/20/2022	186	4 PLEX - ROGOWAY	1	Y	Used in Ratio Study
320	405120	0000	78,040	3184847	\$17,000,000	4/20/2022	218	LAKE MERIDIAN SHORES CONDOMINIUM	1	Y	Used in Ratio Study
420	530610	0045	30,472	3185279	\$8,900,000	4/20/2022	292	VILLAGE VISTA	2	Y	Used in Ratio Study
245	122200	0052	3,820	3185386	\$980,000	4/21/2022	257	FOUR UNIT APARTMENT	1	Y	Used in Ratio Study
245	122200	0054	3,820	3185387	\$980,000	4/21/2022	257	FOUR UNIT APARTMENT	1	Y	Used in Ratio Study

**Sales Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
095	344800	1425	12,110	3187208	\$3,250,000	4/28/2022	268	MELINDA ARMS	1	Y	Used in Ratio Study
010	256076	1600	0	3189379	\$90,000	4/29/2022	000	FIRST LIGHT PARKADE	1	Y	NOT in Ratio - Sale of condo parking
010	256076	2220	0	3189387	\$90,000	4/29/2022	000	FIRST LIGHT PARKADE	1	Y	NOT in Ratio - Sale of condo parking
115	197220	2245	14,514	3187123	\$14,500,000	4/29/2022	999	INSPIRE APARTMENTS (SEDU)	1	Y	Used in Ratio Study
225	762570	4470	18,661	3187739	\$6,700,000	4/29/2022	359	MARNAE APTS	1	Y	Used in Ratio Study
155	952310	1585	10,745	3188650	\$5,400,000	5/3/2022	503	BUGGE APARTMENTS	1	Y	Used in Ratio Study
360	239960	0050	44,372	3188075	\$33,100,000	5/4/2022	746	THE BAXTER (IMPS) (Dist C)	2	Y	Used in Ratio Study
095	510140	4385	6,170	3188892	\$2,095,000	5/5/2022	340	APARTMENT	1	Y	Used in Ratio Study
350	202406	9027	63,289	3187980	\$30,400,000	5/5/2022	480	BENTLEY HOUSE	1	Y	Used in Ratio Study
015	387990	0295	21,820	3188972	\$7,800,000	5/7/2022	357	FAIRVIEW APTS	1	Y	Used in Ratio Study
065	600300	1600	10,260	3189390	\$4,675,000	5/10/2022	456	Hollywood Apartments	1	Y	Used in Ratio Study
045	423290	0190	4,739	3189236	\$1,450,000	5/11/2022	306	4 plex	1	Y	Used in Ratio Study
035	713230	0065	96,472	3190235	\$54,500,000	5/13/2022	565	Muir Apartments-formerly N HABIT	4	Y	Used in Ratio Study
330	722750	0615	4,590	3190284	\$1,560,000	5/13/2022	340	7-UNIT APT	1	Y	Used in Ratio Study
100	292604	9460	11,351	3195705	\$4,350,000	5/16/2022	383	ROOSEVELT HEIGHTS APARTMENT	1	Y	Used in Ratio Study
300	262006	9051	7,224	3190992	\$1,550,000	5/16/2022	215	14 UNIT - CLOWDER	1	Y	Used in Ratio Study
420	728390	0644	6,690	3190916	\$2,500,000	5/16/2022	374	RICHMOND HIGHLANDS APTS	1	Y	Used in Ratio Study
115	803270	0190	2,720	3190917	\$1,500,000	5/17/2022	551	4 PLEX	1	Y	Used in Ratio Study
430	022505	9114	8,840	3192768	\$5,190,000	5/18/2022	587	REDMOND 12	1	Y	Used in Ratio Study
070	521720	0005	33,179	3191292	\$14,250,000	5/19/2022	429	VELO APARTMENTS	1	Y	Used in Ratio Study
060	290220	0906	30,749	3190923	\$25,200,000	5/20/2022	820	SHELTON EASTLAKE APARTMENTS	3	Y	Used in Ratio Study
235	432120	0640	4,089	3192809	\$1,998,000	5/20/2022	489	4 UNIT APT	1	Y	Used in Ratio Study

**Sales Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
170	266050	0297	2,736	3191486	\$937,000	5/21/2022	342	4-PLEX	1	Y	Used in Ratio Study
245	122100	0385	6,091	3191361	\$1,560,000	5/23/2022	256	THE VILLAGE HOUSE	1	Y	Used in Ratio Study
205	948570	0201	3,248	3193127	\$1,225,000	5/24/2022	377	4-PLEX	1	Y	Used in Ratio Study
250	535720	0075	16,212	3194844	\$3,095,000	5/24/2022	191	ARBUTUS APARTMENTS	1	Y	Used in Ratio Study
440	865830	3330	2,568	3192330	\$770,000	5/24/2022	300	5-UNIT APT	1	Y	NOT in Ratio - MAINT; Imp change
080	277060	2110	3,720	3192559	\$1,660,000	5/25/2022	446	FOUR PLEX	1	Y	Used in Ratio Study
130	952110	1030	18,403	3191698	\$20,400,000	5/25/2022	1109	Aurora 48 Apartment	2	Y	Used in Ratio Study
320	756080	0025	153,464	3191683	\$61,000,000	5/25/2022	397	CASCADIA AT FAIRWOOD LANDING	1	Y	Used in Ratio Study
320	052205	9252	5,214	3193401	\$2,200,000	5/26/2022	422	6-UNIT - N 83RD PROPERTIES	1	Y	Used in Ratio Study
055	880790	0315	37,718	3192803	\$20,050,000	5/31/2022	532	June of South Lake Union (main)	2	Y	Used in Ratio Study
175	396440	0215	5,512	3194936	\$1,900,000	5/31/2022	345	PARKLAND APTS	1	Y	Used in Ratio Study
245	302304	9366	29,688	3193993	\$9,775,000	5/31/2022	329	ASPIRE 160 - ECON UNIT	3	Y	Used in Ratio Study
245	783580	0148	42,750	3192793	\$10,450,000	5/31/2022	244	QUEENS VIEW APTS	1	Y	Used in Ratio Study
065	181380	0035	3,376	3198448	\$1,998,500	6/1/2022	592	Caldwell Apartments	1	Y	Used in Ratio Study
090	292270	0005	3,216	3193065	\$1,180,000	6/1/2022	367	5-UNIT APT	1	Y	Used in Ratio Study
320	292205	9046	146,309	3193367	\$52,000,000	6/1/2022	355	IRWIN PARK APARTMENTS	1	Y	Used in Ratio Study
070	684820	0236	7,891	3193597	\$5,800,000	6/2/2022	735	Summit Chalet	1	Y	Used in Ratio Study
070	684820	0186	6,257	3196163	\$2,550,800	6/3/2022	408	APARTMENT 7 units	1	Y	Used in Ratio Study
255	102204	9065	9,282	3194344	\$2,290,000	6/3/2022	247	9 UNIT - CASA BELLA	1	Y	Used in Ratio Study
245	292304	9099	25,200	3194300	\$7,220,000	6/6/2022	287	LA CHATEAU APTS	2	Y	Used in Ratio Study
205	249120	1040	3,080	3195813	\$1,000,000	6/7/2022	325	4-PLEX	1	Y	Used in Ratio Study
230	532310	0075	18,396	3194660	\$8,900,000	6/8/2022	484	BEACH LANDING APARTMENTS	1	Y	Used in Ratio Study
070	684820	0165	8,540	3194919	\$3,150,000	6/9/2022	369	SUMMIT CREST	1	Y	Used in Ratio Study

Sales Used In Analysis

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
245	182304	9210	3,290	3194922	\$1,080,000	6/9/2022	328	SOUTHWESTER-4PLEX	1	Y	Used in Ratio Study
070	684820	0265	6,200	3196812	\$2,837,500	6/10/2022	458	WHITTIER HALL	1	Y	Used in Ratio Study
380	292605	9076	8,520	3198467	\$3,500,000	6/13/2022	411	JUANITA RIDGE (4-PLEX)	2	Y	Used in Ratio Study
090	915810	0140	3,156	3196436	\$1,325,000	6/14/2022	420	FOURPLEX	1	Y	Used in Ratio Study
145	047600	0190	13,950	3203025	\$5,250,000	6/14/2022	376	NOREG	2	Y	Used in Ratio Study
035	786170	0000	2,756	3196793	\$1,598,800	6/15/2022	580	SOPHIA CONDOMINIUM	1	Y	Used in Ratio Study
090	682410	0103	4,020	3196665	\$1,360,000	6/15/2022	338	FOUR-PLEX	1	Y	Used in Ratio Study
115	569450	0365	4,040	3196747	\$1,680,000	6/15/2022	416	LA SIENNA APARTMENTS	1	Y	Used in Ratio Study
150	062504	9243	2,800	3199248	\$1,450,000	6/15/2022	518	FOURPLEX	1	Y	Used in Ratio Study
145	276760	0290	7,544	3196156	\$3,625,000	6/16/2022	481	NEUTRA APT	1	Y	Used in Ratio Study
170	170290	0706	9,790	3196159	\$3,025,000	6/17/2022	309	The Dolores	1	Y	Used in Ratio Study
250	562420	0436	21,480	3196471	\$5,200,000	6/17/2022	242	PARK DES MOINES APTS	1	Y	Used in Ratio Study
250	562420	0774	4,900	3196843	\$1,200,000	6/17/2022	245	VINH Apt	1	Y	Used in Ratio Study
195	630340	0955	3,112	3198038	\$1,300,000	6/23/2022	418	FOURPLEX (4-2BD)	1	Y	Used in Ratio Study
080	277160	1550	4,044	3197502	\$1,903,000	6/27/2022	471	SIX UNIT APARTMENT	1	Y	Used in Ratio Study
110	114200	1100	22,440	3201330	\$9,000,000	6/27/2022	401	CAMPUS APT	1	Y	Used in Ratio Study
110	114200	1140	50,426	3201328	\$24,000,000	6/27/2022	476	UNIVERSITY MANOR APARTMENTS	1	Y	Used in Ratio Study
130	197220	0630	1,970	3197851	\$1,415,000	6/28/2022	718	FOURPLEX	1	Y	NOT in Ratio - MAINT; Imp change
150	336240	1015	6,630	3199034	\$3,050,000	6/28/2022	460	WAGONWHEEL APTS	1	Y	Used in Ratio Study
020	684970	0100	131,414	3197939	\$90,000,000	6/29/2022	685	ALLEY 24 APTS (NORTH TOWER)	2	Y	Used in Ratio Study
060	409090	0000	6,930	3198609	\$2,935,000	6/30/2022	424	LAKE UNION VISTA	1	Y	Used in Ratio Study
270	252103	9060	105,091	3198455	\$35,750,000	6/30/2022	340	ALIGN APARTMENTS	1	Y	Used in Ratio Study
350	242405	9138	391,464	3198356	\$204,250,000	6/30/2022	522	THE OVERLOOK AT LAKEMONT	1	Y	Used in Ratio Study
070	880490	1115	14,380	3198500	\$6,114,000	7/1/2022	425	The Mercury	1	Y	Used in Ratio Study

### Sales Used In Analysis

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
035	872662	0010	870	3200968	\$321,000	7/5/2022	369	20 SPRUCE CONDOMINIUM	1	Y	Used in Ratio Study
035	872662	0020	870	3200967	\$321,000	7/5/2022	369	20 SPRUCE CONDOMINIUM	1	Y	Used in Ratio Study
270	787680	0050	3,920	3200001	\$1,000,000	7/5/2022	255	4 PLEX HNR	1	Y	NOT in Ratio - First of re-sale
130	569400	0090	9,420	3199271	\$4,128,960	7/6/2022	438	APARTMENT	1	Y	Used in Ratio Study
350	363036	0040	135,934	3199663	\$103,750,000	7/7/2022	763	ALTON HEARTWOOD	1	Y	Used in Ratio Study
370	282605	9085	323,689	3199206	\$242,000,000	7/7/2022	748	UPLUND AT TOTEM LAKE	1	Y	Used in Ratio Study
270	255817	0020	5,276	3201338	\$1,350,000	7/11/2022	256	7 UNIT TWIN CEDARS	1	Y	Used in Ratio Study
270	255817	0040	5,276	3200486	\$1,300,000	7/11/2022	246	7 UNIT FIRCREST	1	Y	Used in Ratio Study
075	503630	0350	45,078	3200262	\$20,750,000	7/13/2022	460	THE CAVANAUGH	1	Y	Used in Ratio Study
015	545780	0505	4,080	3202253	\$1,905,000	7/14/2022	467	7 UNIT APARTMENT	1	Y	Used in Ratio Study
150	288320	0395	2,970	3200754	\$2,155,000	7/14/2022	726	6 UNIT APT	1	Y	Used in Ratio Study
195	062304	9397	10,080	3200996	\$3,300,000	7/14/2022	327	Powell Apts	1	Y	Used in Ratio Study
300	142700	0070	3,576	3201852	\$900,000	7/14/2022	252	4 PLEX - EILLIS-WANG	1	Y	Used in Ratio Study
245	202304	9197	18,600	3200910	\$5,350,000	7/15/2022	288	PRINCESS ANNE	2	Y	Used in Ratio Study
250	562420	0631	176,988	3200677	\$78,250,000	7/15/2022	442	PARK SOUTH APTS	2	Y	Used in Ratio Study
070	684820	0725	4,640	3201323	\$3,335,431	7/18/2022	719	ROSELAWN APARTMENTS	1	Y	Used in Ratio Study
365	109910	0406	6,950	3201517	\$3,850,000	7/20/2022	554	BRIERWOOD APTS	1	Y	Used in Ratio Study
125	042504	9047	56,886	3202025	\$32,250,000	7/26/2022	567	MOD APARTMENTS	1	Y	Used in Ratio Study
090	229140	0245	4,388	3202835	\$1,600,000	7/27/2022	365	D & I APTS	1	Y	Used in Ratio Study
110	227650	0030	5,576	3202305	\$2,100,000	7/27/2022	377	LAUREL APTS	1	Y	Used in Ratio Study
245	122000	0225	8,208	3202456	\$2,350,000	7/27/2022	286	WOODLANDS	1	Y	Used in Ratio Study
355	334330	0800	109,200	3202306	\$53,000,000	7/27/2022	485	CEDAR RIM APTS	1	Y	Used in Ratio Study
170	795030	1680	3,952	3206087	\$1,000,000	7/28/2022	253	4-PLEX	1	Y	Used in Ratio Study
095	382170	0080	52,742	3203681	\$18,000,000	7/29/2022	341	Andante APTS -68 UNITS & OFFICES	1	Y	Used in Ratio Study
145	751850	0960	4,480	3202654	\$2,321,600	7/29/2022	518	9 UNIT APT	1	Y	Used in Ratio Study
110	409230	0940	12,540	3203294	\$5,000,000	7/30/2022	399	AVALON APARTMENTS	1	Y	Used in Ratio Study

**Sales Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
300	534340	0110	4,092	3204588	\$965,000	8/1/2022	236	4 PLEX - SMITH	1	Y	Used in Ratio Study
300	534340	0070	4,092	3204265	\$995,000	8/2/2022	243	4 PLEX - VISHWANATHAN	1	Y	Used in Ratio Study
145	276760	4780	34,492	3203457	\$20,000,000	8/4/2022	580	Etta Ballard Apartment aka SAGE APARTMENTS	1	Y	Used in Ratio Study
010	069500	0245	96,855	3203636	\$69,000,000	8/5/2022	712	TWENTY NINE HUNDRED ON FIRST	1	Y	Used in Ratio Study
370	082505	9246	8,496	3204882	\$5,200,000	8/5/2022	612	9-UNIT APT	2	Y	Used in Ratio Study
205	088000	0014	3,900	3204938	\$900,000	8/9/2022	231	4-Plex	1	Y	Used in Ratio Study
070	880490	0755	10,500	3204239	\$3,875,000	8/10/2022	369	KENSINGTON APTS	1	Y	Used in Ratio Study
035	034200	0055	3,392	3204937	\$1,850,000	8/11/2022	545	628-6 UNIT	1	Y	Used in Ratio Study
145	276770	0020	4,384	3204868	\$1,785,000	8/11/2022	407	THE PINES APT	1	Y	Used in Ratio Study
110	881640	0550	23,936	3204740	\$8,350,000	8/12/2022	349	IRO APARTMENTS - 24 UNITS	1	Y	Used in Ratio Study
385	052605	9024	6,940	3205358	\$2,800,000	8/15/2022	403	HILLCREST APARTMENTS	1	Y	Used in Ratio Study
175	308600	3250	88,974	3205158	\$65,500,000	8/16/2022	736	COLINA EAST	3	Y	Used in Ratio Study
065	600350	0699	18,666	3206065	\$12,000,000	8/17/2022	643	1711 Apts.	1	Y	Used in Ratio Study
185	788360	7705	11,045	3205655	\$4,250,000	8/17/2022	385	VIVIR APARTMENTS	1	Y	Used in Ratio Study
090	026300	0260	14,064	3205932	\$4,000,000	8/18/2022	284	TAMARIND	1	Y	Used in Ratio Study
100	572450	0575	9,540	3207610	\$3,100,000	8/19/2022	325	VISTA APARTMENTS	1	Y	Used in Ratio Study
065	266300	0101	4,710	3206420	\$3,647,000	8/22/2022	774	THE VILLA	1	Y	Used in Ratio Study
155	085000	0360	3,600	3207261	\$1,347,500	8/24/2022	374	MULTIPLE RESIDENCE	1	Y	Used in Ratio Study
070	684770	0345	29,727	3206740	\$14,532,000	8/25/2022	489	ERAWAN APTS	1	Y	Used in Ratio Study
110	674670	0835	2,555	3207625	\$1,500,000	8/25/2022	587	4-PLEX	1	Y	Used in Ratio Study
420	072604	9313	4,280	3210414	\$1,130,000	8/25/2022	264	4 PLEX	1	Y	Used in Ratio Study
075	682110	0645	14,772	3207132	\$5,800,000	8/26/2022	393	FOUNTAIN PLAZA APT (0650 ALSO)	2	Y	Used in Ratio Study
250	042304	9036	51,704	3207671	\$13,300,000	8/29/2022	257	RIVERVIEW WEST APTS	1	Y	Used in Ratio Study
465	803620	0325	3,380	3209017	\$1,500,000	9/2/2022	444	4-PLEX	1	Y	Used in Ratio Study

**Sales Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
170	110500	0115	44,700	3208410	\$13,125,000	9/5/2022	294	GRAHAM PLACE APTS	1	Y	Used in Ratio Study
045	168940	0905	6,208	3209143	\$3,200,000	9/8/2022	515	Newton Apartments	1	Y	Used in Ratio Study
090	336290	0315	2,824	3209443	\$1,250,000	9/13/2022	443	6 UNIT APT	1	Y	Used in Ratio Study
255	207680	0020	3,630	3209653	\$1,000,000	9/13/2022	275	4 PLEX - LEE	1	Y	Used in Ratio Study
035	303720	0106	15,537	3214034	\$7,460,000	9/14/2022	480	Hill Vista Apartments formerly Stella	1	Y	Used in Ratio Study
290	333990	0005	144,920	3209614	\$44,500,000	9/14/2022	307	reNEW Lea Hill	1	Y	NOT in Ratio - MAINT; Imp change
220	177310	0750	3,716	3210858	\$1,300,000	9/16/2022	350	FOURPLEX	1	Y	Used in Ratio Study
140	276820	0045	6,428	3210987	\$3,050,000	9/21/2022	474	10 UNIT APT	1	Y	Used in Ratio Study
090	164650	1360	3,578	3212173	\$1,100,400	9/27/2022	308	5 Units Apartment	1	Y	Used in Ratio Study
165	023200	0003	16,879	3211986	\$4,050,000	9/27/2022	240	SKYLINE APTS	1	Y	Used in Ratio Study
140	045800	0030	28,406	3211801	\$12,800,000	9/28/2022	451	NOBA	1	Y	Used in Ratio Study
145	751850	0220	56,161	3211834	\$28,700,000	9/28/2022	511	BELAY APARTMENTS	1	Y	Used in Ratio Study
225	612660	0890	3,480	3212520	\$1,343,000	9/28/2022	386	4-PLEX	1	Y	Used in Ratio Study
330	102305	9301	199,124	3211914	\$79,750,000	9/29/2022	401	THE RENTON SAGE (ECON UNIT)	2	Y	Used in Ratio Study
430	112505	9010	160,632	3211826	\$79,000,000	9/29/2022	492	SKYLINE REDMOND	1	Y	Used in Ratio Study
125	039450	0141	4,570	3213132	\$1,950,000	10/3/2022	427	SAND POINT PL 4-PLEX	1	Y	Used in Ratio Study
365	803570	0210	4,774	3213339	\$2,020,000	10/4/2022	423	STONERIDGE	1	Y	Used in Ratio Study
090	614010	0015	22,900	3213111	\$6,950,000	10/5/2022	303	OLYMPIC VIEW APTS	1	Y	Used in Ratio Study
115	197220	2521	4,375	3212821	\$2,230,000	10/5/2022	510	4-PLEX	1	Y	Used in Ratio Study
070	314860	0150	5,894	3213067	\$4,800,000	10/7/2022	814	CAPITOL CORE	1	Y	Used in Ratio Study
115	917860	1635	3,570	3213948	\$1,650,000	10/11/2022	462	APARTMENTS	1	Y	Used in Ratio Study
070	684820	0116	10,584	3214200	\$3,819,363	10/13/2022	361	Thomas Park View formerly The Snowden	1	Y	Used in Ratio Study
070	684820	0120	11,639	3214198	\$4,886,792	10/13/2022	420	THE THOMAS PARK	1	Y	Used in Ratio Study
070	684820	0156	16,723	3214201	\$6,315,806	10/13/2022	378	THOMAS PARK RIDGE	1	Y	Used in Ratio Study

**Sales Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
090	643150	0321	6,180	3214125	\$2,225,000	10/13/2022	360	PAULA MARIE APARTMENTS	1	Y	Used in Ratio Study
235	011700	0390	7,452	3213998	\$2,100,000	10/13/2022	282	APT 9-UNIT	1	Y	Used in Ratio Study
430	112505	9023	70,203	3213794	\$71,300,000	10/13/2022	1016	THE KNOLL REDMOND	2	Y	Used in Ratio Study
060	290220	0045	5,343	3214224	\$2,868,000	10/15/2022	537	THE BRONS	1	Y	Used in Ratio Study
065	982870	2610	11,010	3216292	\$3,700,000	10/17/2022	336	CATALINA APTS	1	Y	Used in Ratio Study
080	277060	0520	3,832	3219269	\$1,770,000	10/17/2022	462	4 PLEX	1	Y	Used in Ratio Study
070	872560	0285	9,760	3215165	\$5,100,000	10/18/2022	523	Muse Seattle	1	Y	Used in Ratio Study
015	545830	0270	27,728	3214744	\$23,427,279	10/20/2022	845	Alloy Apartments	1	34	NOT in Ratio - Use changed after sale
060	290220	0276	5,984	3214749	\$6,482,136	10/20/2022	1083	SEDU Apartment	1	34	NOT in Ratio - Use changed after sale
130	193030	1150	8,107	3214767	\$3,875,000	10/20/2022	478	12 UNIT APT	1	Y	Used in Ratio Study
150	052504	9044	15,819	3214753	\$13,890,864	10/20/2022	878	BROOKLYN 65 (SEDU Apartment)	1	Y	Used in Ratio Study
150	952810	2180	21,666	3214748	\$18,955,257	10/20/2022	875	LUNA APARTMENTS (71 Units)	1	34	NOT in Ratio - Use changed after sale
150	952810	2885	19,315	3214745	\$19,441,378	10/20/2022	1007	Track 66 Apartments	1	34	NOT in Ratio - Use changed after sale
225	338990	0195	14,210	3214746	\$14,201,422	10/20/2022	999	VEGA APARTMENTS	1	34	NOT in Ratio - Use changed after sale
020	348180	0055	149,233	3214902	\$104,000,000	10/21/2022	697	624 YALE	2	Y	Used in Ratio Study
045	186110	0325	3,472	3215995	\$1,725,250	10/21/2022	497	SIX UNIT APARTMENT	1	Y	Used in Ratio Study
285	302105	9354	3,952	3216093	\$850,000	10/21/2022	215	4 PLEX - CLARK	1	Y	Used in Ratio Study
350	102406	9018	249,570	3215174	\$114,200,000	10/21/2022	458	MADISON SAMMAMISH	1	Y	Used in Ratio Study
235	873240	0000	6,537	3216333	\$1,850,000	11/1/2022	283	TWO THOUSAND CALIF. AVE SW(0005) CONDOMINIUM	1	Y	Used in Ratio Study
285	314160	0200	4,480	3216180	\$950,000	11/1/2022	212	8 UNIT - 110 10TH	1	Y	Used in Ratio Study
150	336240	0105	4,100	3216607	\$1,825,000	11/4/2022	445	6 UNIT APT	1	Y	Used in Ratio Study
225	762570	3355	5,406	3217396	\$3,000,000	11/7/2022	555	12-UNIT APT	1	Y	Used in Ratio Study



**Sales Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
080	277060	3505	6,519	3219205	\$2,400,000	11/9/2022	368	Posada Apartments	1	Y	Used in Ratio Study
110	881640	0645	12,712	3219935	\$4,950,000	11/10/2022	389	DEVOE BLDG-17 APTS & OFFICES	1	Y	Used in Ratio Study
245	192304	9253	4,684	3218877	\$1,317,500	11/10/2022	281	APT	1	Y	Used in Ratio Study
195	630340	0195	3,136	3217613	\$1,005,000	11/11/2022	320	4-PLEX	1	Y	Used in Ratio Study
465	784920	0245	1,812	3217663	\$1,065,000	11/11/2022	588	5-UNIT APT	1	Y	Used in Ratio Study
140	276770	4935	8,704	3217522	\$4,900,000	11/14/2022	563	RAVENSWOOD APTS	1	Y	Used in Ratio Study
010	256076	2750	0	3220482	\$90,000	11/15/2022	000	FIRST LIGHT PARKADE	1	Y	NOT in Ratio - Sale of condo parking
010	256076	4270	0	3219842	\$90,000	11/15/2022	000	FIRST LIGHT PARKADE	1	Y	NOT in Ratio - Sale of condo parking
350	182406	9145	184,140	3217602	\$78,500,000	11/15/2022	426	LAKEMONT ORCHARD (IMPS)	3	Y	Used in Ratio Study
440	865830	2390	6,640	3218580	\$1,475,000	11/15/2022	222	TWIN FIRS	1	Y	Used in Ratio Study
270	255817	0070	5,320	3219943	\$1,225,000	11/17/2022	230	6 UNIT KOLLARS	1	Y	Used in Ratio Study
425	092605	9062	27,523	3219740	\$14,127,200	11/17/2022	513	EAGLE'S RIDGE APARTMENTS	1	Y	Used in Ratio Study
240	272420	1290	4,920	3219209	\$1,173,000	11/22/2022	238	4 PLEX - 5 STAR	1	Y	Used in Ratio Study
225	095200	2065	6,137	3218537	\$2,800,000	11/23/2022	456	ANDOVER APARTMENTS	1	Y	Used in Ratio Study
320	172205	9147	87,819	3218983	\$23,500,000	11/30/2022	268	HIGHLAND GREEN APTS	1	Y	Used in Ratio Study
065	685170	0285	17,860	3219319	\$5,900,000	12/1/2022	330	CASA NITA APTS	1	Y	Used in Ratio Study
235	149330	0005	5,890	3219508	\$2,520,000	12/1/2022	428	Admiral Flats	1	Y	Used in Ratio Study
245	122200	0053	26,125	3221784	\$6,725,000	12/5/2022	257	SUNWOOD APTS	1	Y	Used in Ratio Study
365	092405	9247	3,504	3221301	\$1,550,000	12/7/2022	442	4-PLEX	1	Y	Used in Ratio Study
225	301030	1105	7,572	3221127	\$2,500,000	12/8/2022	330	VILLA LISA APT	1	Y	Used in Ratio Study
245	374460	0680	12,585	3220735	\$2,600,000	12/8/2022	207	GENESIS APTS	1	Y	Used in Ratio Study
225	762570	1325	20,446	3221245	\$5,500,000	12/9/2022	269	SUNSET VISTA APTS	1	Y	Used in Ratio Study
185	732790	0670	7,832	3220417	\$2,100,000	12/12/2022	268	11 UNIT APT	1	Y	Used in Ratio Study

**Sales Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
020	198620	0320	533,398	3220566	\$322,700,000	12/13/2022	605	KIARA w/-0310	2	Y	Used in Ratio Study
115	420690	0885	5,040	3221434	\$2,775,000	12/14/2022	551	APARTMENT	1	Y	Used in Ratio Study
080	277160	0855	9,338	3221508	\$4,620,000	12/20/2022	495	THE BLUFF APT	1	Y	Used in Ratio Study
010	256076	3360	0	3222341	\$90,000	12/28/2022	000	FIRST LIGHT PARKADE	1	Y	NOT in Ratio - Sale of condo parking
430	074200	0045	11,154	3222178	\$4,475,000	12/28/2022	401	REDMOND CREST 14 UNIT	1	Y	Used in Ratio Study
245	121900	0540	4,200	3222927	\$1,100,000	1/4/2023	262	LORHEIM APT	1	Y	Used in Ratio Study
350	282406	9080	16,249	3223549	\$7,300,000	1/5/2023	449	ISSAQUAH VALLEY PLACE	1	Y	Used in Ratio Study
045	616990	1115	8,400	3223166	\$3,400,000	1/6/2023	405	Llennodo Apartments	1	Y	Used in Ratio Study
380	806310	0000	4,344	3223269	\$1,700,000	1/6/2023	391	STUDIO EIGHT (0005) CONDOMINIUM	1	Y	Used in Ratio Study
145	276760	4170	11,596	3224027	\$8,000,000	1/14/2023	690	Alano Living Apartment Building	1	Y	Used in Ratio Study
110	717270	0036	4,900	3224788	\$1,600,000	1/19/2023	327	PARKSIDE APTS	1	Y	Used in Ratio Study
250	092304	9237	29,946	3224280	\$6,000,000	1/20/2023	200	COUNTRY SQUIRE APTS	1	Y	Used in Ratio Study
350	282406	9143	9,624	3224756	\$2,950,000	1/24/2023	307	ALPEN VIEW	1	Y	Used in Ratio Study
145	276760	4880	12,234	3224753	\$5,900,000	1/25/2023	482	BELCOURT APARTMENTS	1	Y	Used in Ratio Study
225	757920	0395	121,089	3224639	\$48,500,000	1/27/2023	401	BROADSTONE SKY (Associated Minors -0375, -0385, -0415)	4	Y	Used in Ratio Study
095	766370	0880	18,592	3225150	\$5,325,000	1/31/2023	286	URBAN NORTH APARTMENTS	1	Y	Used in Ratio Study
175	138980	0105	10,984	3225403	\$9,750,000	2/1/2023	888	The CoCo Apartments	1	Y	Used in Ratio Study
270	172104	9130	31,092	3225304	\$6,225,000	2/1/2023	200	WESTBORO APTS	1	Y	Used in Ratio Study
080	277060	1925	3,170	3225259	\$1,725,000	2/2/2023	544	Nuovo-formerly MERRIHEW APTS	1	Y	Used in Ratio Study
315	783930	0130	2,930	3225923	\$830,000	2/8/2023	283	4 PLEX - KUNOVSKY (1 OF 2)	1	Y	Used in Ratio Study
110	881640	0350	10,950	3226249	\$3,500,000	2/12/2023	320	UNIVERSITY WAY APTS	1	Y	Used in Ratio Study
055	352890	1115	17,680	3227035	\$8,000,000	2/16/2023	452	TARA APTS	1	Y	Used in Ratio Study

**Sales Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
290	182105	9179	3,250	3226955	\$875,000	2/16/2023	269	6 UNIT - CURA	1	Y	Used in Ratio Study
370	169240	0095	5,348	3226869	\$2,547,225	2/16/2023	476	5-UNIT APT	1	Y	Used in Ratio Study
065	600350	0665	25,994	3237726	\$11,600,000	2/17/2023	446	ROOSEVELT APARTMENTS	1	Y	Used in Ratio Study
080	277060	4885	7,107	3227257	\$1,755,000	2/17/2023	247	CANAL APTS	1	Y	Used in Ratio Study
150	952810	4310	5,350	3227953	\$2,220,000	2/26/2023	415	KAREN APTS	1	Y	Used in Ratio Study
095	766370	0303	5,600	3228281	\$1,500,000	2/27/2023	268	APARTMENT BLDG 8 UNITS	1	Y	Used in Ratio Study
270	132202	0300	3,904	3227891	\$945,000	2/27/2023	242	4 PLEX LAMOUREA	1	Y	Used in Ratio Study
305	917960	0910	1,580	3228792	\$470,000	2/27/2023	297	4 PLEX - SEVERO	1	Y	Used in Ratio Study
010	065600	0220	82,818	3228660	\$37,500,000	3/6/2023	453	206 Bell	1	Y	Used in Ratio Study
300	981570	0030	9,982	3228892	\$1,900,000	3/8/2023	190	19 UNITS - TOWN VILLA	1	Y	Used in Ratio Study
015	224950	0295	18,804	3230420	\$7,300,000	3/16/2023	388	THE EDGE APTS	1	Y	Used in Ratio Study
370	082505	9267	114,244	3229879	\$63,540,000	3/16/2023	556	128 ON STATE (IMPS)	2	Y	Used in Ratio Study
010	256076	1130	0	3235759	\$45,000	3/17/2023	000	FIRST LIGHT PARKADE	1	Y	NOT in Ratio - Sale of condo parking
010	256076	1140	0	3235770	\$45,000	3/17/2023	000	FIRST LIGHT PARKADE	1	Y	NOT in Ratio - Sale of condo parking
010	256076	2720	0	3230508	\$90,000	3/17/2023	000	FIRST LIGHT PARKADE	1	Y	NOT in Ratio - Sale of condo parking
085	880490	0940	8,870	3231108	\$3,400,000	3/24/2023	383	APARTMENT	1	Y	Used in Ratio Study
100	952237	0000	2,890	3230868	\$1,400,000	3/24/2023	484	WOODLAND GROVE	1	Y	Used in Ratio Study
295	719810	0040	3,822	3231797	\$716,000	3/26/2023	187	4 PLEX - AWAN	1	Y	Used in Ratio Study
475	322303	9150	8,534	3231812	\$2,560,000	3/28/2023	300	4-PLEX	3	Y	Used in Ratio Study
115	408330	5420	3,200	3232578	\$1,400,000	3/30/2023	438	APARTMENT	1	Y	Used in Ratio Study
145	276760	4476	3,440	3232163	\$1,235,000	3/31/2023	359	Four-Plex	1	Y	Used in Ratio Study
065	685070	0005	31,500	3231975	\$7,050,000	4/1/2023	224	ELLEN BERT APTS	1	Y	Used in Ratio Study
095	156810	0250	6,860	3232443	\$1,690,800	4/4/2023	246	8 UNIT APT	1	Y	Used in Ratio Study
030	524780	0100	28,990	3232238	\$15,060,000	4/5/2023	519	80 MAIN	1	Y	Used in Ratio Study
245	122000	1130	5,648	3232648	\$1,325,000	4/7/2023	235	Mare Cate Apt	1	Y	Used in Ratio Study

Sales Used In Analysis

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
245	312304	9011	36,280	3233370	\$9,925,000	4/10/2023	274	MANHATTEN APTS	1	Y	Used in Ratio Study
090	290928	0000	4,858	3233497	\$2,215,000	4/12/2023	456	GREENLAKE VISTA	1	Y	Used in Ratio Study
060	290220	0285	5,755	3233273	\$2,375,000	4/13/2023	413	7 UNIT APT	1	Y	Used in Ratio Study
100	292604	9503	49,412	3234812	\$13,150,000	4/13/2023	266	ROOSEVELT RIDGE APARTMENTS	2	Y	NOT in Ratio - MAINT; Imp change
140	045200	1640	3,108	3233558	\$1,295,000	4/13/2023	417	FOURPLEX	1	Y	Used in Ratio Study
285	192105	9173	8,721	3234189	\$2,000,000	4/21/2023	229	12 UNIT - TARI-LYN COURT	1	Y	Used in Ratio Study
130	569350	0150	3,120	3235259	\$1,350,000	4/25/2023	433	FOURPLEX	1	Y	Used in Ratio Study
285	715330	0020	3,560	3235449	\$785,000	4/26/2023	221	4 PLEX - BHUVNESH	1	Y	Used in Ratio Study
430	012505	9060	42,000	3235004	\$15,235,950	4/27/2023	363	HERITAGE GREENS APTS	1	Y	Used in Ratio Study
145	276760	5150	4,800	3236772	\$2,125,000	5/6/2023	443	MULTI RES	1	Y	Used in Ratio Study
155	952310	1586	3,747	3236999	\$2,071,000	5/9/2023	553	APARTMENTS	1	Y	Used in Ratio Study
175	754830	0195	3,240	3238133	\$604,990	5/9/2023	187	4-PLEX	1	Y	NOT in Ratio - First of re-sale
245	192304	9239	2,900	3237602	\$849,400	5/10/2023	293	4 PLEX APARTMENTS	1	Y	Used in Ratio Study
115	408330	6645	8,166	3237539	\$4,000,000	5/11/2023	490	VIRGETTA APARTMENT	1	Y	Used in Ratio Study
140	047500	0060	3,620	3237073	\$1,435,000	5/11/2023	396	4-Plex	1	Y	Used in Ratio Study
185	788360	4255	2,304	3237426	\$803,000	5/11/2023	349	4 PLEX	1	Y	Used in Ratio Study
240	250060	0150	3,196	3238509	\$1,000,000	5/11/2023	313	4 PLEX - CARDENAS	1	Y	Used in Ratio Study
080	277160	3445	4,382	3237356	\$2,065,000	5/12/2023	471	LYNN VIEW APT	1	Y	Used in Ratio Study
110	674670	0280	5,200	3238115	\$2,150,000	5/17/2023	413	GALBRAITH APARTMENTS	1	Y	Used in Ratio Study
230	156310	0070	9,506	3239361	\$3,800,000	5/19/2023	400	BEACHWOOD APARTMENTS	1	Y	Used in Ratio Study
110	717480	0115	14,175	3240131	\$5,800,000	5/23/2023	409	BARBI LYN APT 20 UNITS	1	Y	Used in Ratio Study
090	242603	9161	32,220	3239619	\$9,250,000	5/26/2023	287	EMERALD PLACE	1	Y	Used in Ratio Study
130	812970	0620	2,948	3239377	\$1,770,000	5/26/2023	600	6 PLEX	1	Y	Used in Ratio Study
170	786800	0005	5,540	3239763	\$2,000,000	5/30/2023	361	8-UNIT APT	1	Y	Used in Ratio Study
065	423240	0545	13,160	3239613	\$5,000,000	5/31/2023	380	FREDONIA APTS	1	Y	Used in Ratio Study

**Sales Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
140	122503	9002	6,750	3239811	\$2,750,000	5/31/2023	407	GILMAN PARK PLAZA-16 UNITS	1	Y	Used in Ratio Study
245	189940	0160	3,936	3240019	\$1,219,444	6/1/2023	310	4 - PLEX	1	Y	Used in Ratio Study
110	674670	2120	15,212	3240989	\$8,500,000	6/2/2023	559	Sagamore Apartments	1	Y	Used in Ratio Study
225	762570	3365	25,538	3240345	\$12,200,000	6/2/2023	478	24 UNIT APARTMENT/1ST FL OFFICE	1	Y	Used in Ratio Study
080	277060	3680	5,872	3242500	\$1,800,000	6/5/2023	307	Fairseas Apartments	1	Y	Used in Ratio Study
065	685070	0015	6,312	3240635	\$2,500,000	6/6/2023	396	LISMORE APTS	1	Y	Used in Ratio Study
320	322305	9154	114,736	3240754	\$41,500,000	6/6/2023	362	WESTVIEW VILLAGE (2 OF 3)	3	Y	Used in Ratio Study
065	225450	1370	3,702	3241219	\$2,150,000	6/9/2023	581	1419 EAST UNION STREET APARTMENTS	1	Y	Used in Ratio Study
185	273410	0345	3,960	3241158	\$1,600,000	6/9/2023	404	6- Unit Apt	1	Y	Used in Ratio Study
430	779290	0035	115,830	3241738	\$53,950,000	6/12/2023	466	DELANO APARTMENTS (ECON UNIT)	2	Y	Used in Ratio Study
130	197220	0600	5,050	3242203	\$1,550,000	6/13/2023	307	6 UNIT APARTMENT	1	Y	Used in Ratio Study
305	346280	0240	3,290	3241801	\$1,220,000	6/13/2023	371	4 PLEX - BOOPALAN	1	Y	Used in Ratio Study
035	796010	0355	3,780	3241525	\$1,450,000	6/14/2023	384	Cherry Court Apartments	1	Y	Used in Ratio Study
430	152505	9037	194,548	3241590	\$103,000,000	6/14/2023	529	THE LAKES APARTMENTS	1	Y	Used in Ratio Study
430	122505	9093	74,153	3242589	\$46,500,000	6/16/2023	627	ARIA	1	Y	Used in Ratio Study
140	276810	0535	6,168	3242689	\$2,000,000	6/20/2023	324	8 UNIT APT	1	Y	Used in Ratio Study
245	202304	9493	7,974	3242778	\$1,950,000	6/20/2023	245	CHERRY LEE APTS	1	Y	Used in Ratio Study
070	216390	0205	7,381	3242968	\$3,000,000	6/22/2023	406	PARKROSE TERRACE	1	Y	Used in Ratio Study
045	173230	0060	5,998	3243379	\$2,250,000	6/26/2023	375	TOP O THE STEPS APTS	1	Y	Used in Ratio Study
245	121900	0145	3,491	3244060	\$955,000	6/26/2023	274	4 UNIT APT W/SFR	2	Y	Used in Ratio Study
270	787680	0050	3,920	3243473	\$1,150,000	6/26/2023	293	4 PLEX - NEELY	1	Y	Used in Ratio Study
225	246190	0860	22,322	3243950	\$11,850,000	6/27/2023	531	ELIKAI APTS	1	Y	Used in Ratio Study
155	675870	0010	7,132	3244930	\$3,000,000	6/28/2023	421	APARTMENT HOUSE	1	Y	Used in Ratio Study
240	360060	0395	4,050	3244148	\$950,000	6/28/2023	235	4 PLEX - MECONNEN	1	Y	Used in Ratio Study

**Sales Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
150	952810	4545	5,364	3245711	\$2,450,000	7/5/2023	457	6 UNIT APARTMENT	1	Y	Used in Ratio Study
125	042504	9065	20,148	3246784	\$7,100,000	7/7/2023	352	Raleigh Court Apts	1	Y	Used in Ratio Study
205	431920	0670	2,444	3245320	\$1,149,000	7/8/2023	470	4-PLEX	1	Y	Used in Ratio Study
060	195970	2650	7,846	3245088	\$2,525,000	7/10/2023	322	APARTMENT	2	Y	Used in Ratio Study
125	243670	0720	5,510	3245949	\$2,608,000	7/13/2023	473	Hawthorne Place	1	Y	Used in Ratio Study
225	082600	0135	11,284	3246617	\$4,700,000	7/13/2023	417	WESTERNAIRE APARTMENTS	1	Y	Used in Ratio Study
245	374460	0340	15,808	3245936	\$2,977,000	7/13/2023	188	WESTERLY II	1	Y	Used in Ratio Study
110	717270	0037	6,177	3245995	\$2,250,000	7/14/2023	364	PARKWAY	1	Y	Used in Ratio Study
150	952810	4435	4,216	3246927	\$2,120,000	7/20/2023	503	6 UNIT APT	1	Y	Used in Ratio Study
125	797420	0021	9,302	3247468	\$3,100,000	7/25/2023	333	TERRACE VIEW BLDG #7	1	Y	Used in Ratio Study
270	132201	0210	4,096	3248341	\$1,000,000	7/28/2023	244	4 PLEX - CRISPO	1	Y	Used in Ratio Study
185	788360	3026	1,955	3247953	\$789,000	7/31/2023	404	4-PLEX	1	Y	Used in Ratio Study
225	929730	0870	2,871	3248227	\$1,240,000	8/1/2023	432	Hamilton	1	Y	Used in Ratio Study
145	276760	3115	4,168	3248979	\$1,900,000	8/2/2023	456	6 UNIT MULTI RES	1	Y	Used in Ratio Study
285	302105	9315	4,064	3249628	\$800,000	8/4/2023	197	4 PLEX - MOULDEN 2 OF 2	1	Y	Used in Ratio Study
060	290220	0035	9,626	3249318	\$4,050,000	8/7/2023	421	ALDORA APARTMENTS	1	Y	Used in Ratio Study
285	302105	9213	4,064	3249632	\$800,000	8/7/2023	197	4 PLEX - MOULDEN	1	Y	Used in Ratio Study
130	193030	0351	5,090	3249525	\$2,000,000	8/10/2023	393	SHILO APTS	1	Y	Used in Ratio Study
240	082204	9162	4,368	3249362	\$1,335,000	8/10/2023	306	7 UNIT - LANDMARK	1	Y	Used in Ratio Study
090	291570	0000	9,192	3249999	\$3,200,000	8/14/2023	348	GREENWOOD AVE NORTH(0005) CONDOMINIUM	1	Y	Used in Ratio Study
305	919710	0322	3,992	3249809	\$1,150,000	8/14/2023	288	4 PLEX - METRO FIRST (2 OF 2)	1	Y	Used in Ratio Study
305	919710	0323	3,992	3249819	\$1,150,000	8/14/2023	288	4 PLEX - METRO FIRST	1	Y	Used in Ratio Study
225	762570	4485	6,160	3250601	\$2,250,000	8/16/2023	365	8 UNIT APARTMENT	1	Y	Used in Ratio Study
250	004000	0310	3,142	3250342	\$750,500	8/16/2023	239	TRIPLEX & RESIDENCE	1	Y	Used in Ratio Study
295	335340	0300	5,556	3251099	\$1,370,000	8/16/2023	247	6 UNIT - SOUTH KING	1	Y	Used in Ratio Study

**Sales Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
415	402410	0137	15,556	3250123	\$4,800,000	8/16/2023	309	NORTH FOREST APTS	4	Y	Used in Ratio Study
430	927070	0010	224,151	3250987	\$125,000,000	8/16/2023	558	RADIATE APARTMENTS	1	Y	Used in Ratio Study
240	272420	1400	2,976	3250813	\$730,000	8/17/2023	245	4 PLEX - CASCADIA	1	Y	Used in Ratio Study
315	000720	0172	22,440	3251372	\$5,560,000	8/17/2023	248	MAGNUSON COURT APTS	1	Y	Used in Ratio Study
035	125020	0715	4,057	3251643	\$2,026,300	8/21/2023	499	LOIS LANE APARTMENTS	1	Y	Used in Ratio Study
145	117600	1200	7,568	3251161	\$2,900,000	8/22/2023	383	BREAKWATER APTS	1	Y	Used in Ratio Study
195	630340	0180	5,226	3251761	\$1,600,000	8/23/2023	306	TWO(4- PLEXES)2SFR(10UNITS TOTAL)	1	Y	Used in Ratio Study
090	431070	1525	15,045	3252088	\$4,545,000	8/29/2023	302	CAROLYN COURT APTS	1	Y	Used in Ratio Study
205	789980	0935	8,772	3252290	\$2,400,000	8/30/2023	274	LEEWARD APTS	1	Y	Used in Ratio Study
065	600350	1931	17,288	3252678	\$8,527,000	9/5/2023	493	APARTMENT	1	Y	Used in Ratio Study
270	176150	0200	113,624	3254259	\$32,400,000	9/8/2023	285	Trellis Apartments	2	Y	Used in Ratio Study
145	276760	3555	10,839	3253516	\$4,347,563	9/13/2023	401	13-UNIT APARTMENT	1	Y	Used in Ratio Study
175	754830	0195	3,240	3253752	\$1,175,000	9/13/2023	363	4-PLEX	1	Y	NOT in Ratio - Imp changed after sale
305	917960	0650	3,216	3253605	\$880,000	9/14/2023	274	4 PLEX - THNNAI	1	Y	Used in Ratio Study
065	600300	0170	29,169	3254903	\$28,500,000	9/19/2023	977	Solis Apartments-Former Frans Chocolate Factory	1	Y	Used in Ratio Study
285	101800	0330	4,840	3255329	\$1,175,000	9/20/2023	243	5 UNIT - VILLA VELEZ	1	Y	Used in Ratio Study
015	198920	0815	120,629	3254800	\$60,100,000	9/21/2023	498	HARRISON SQUARE APARTMENTS	1	Y	Used in Ratio Study
060	290220	0805	7,458	3255497	\$3,250,000	9/24/2023	436	8-UNIT APT	1	Y	Used in Ratio Study
045	173180	0790	4,500	3255506	\$1,950,000	9/25/2023	433	LA VISTA APT	1	Y	Used in Ratio Study
365	803570	0120	4,785	3258281	\$2,150,000	9/25/2023	449	STONERIDGE	1	Y	Used in Ratio Study
100	082000	0005	3,780	3255826	\$1,250,000	9/26/2023	331	Fourplex	1	Y	NOT in Ratio - Imp changed after sale
240	082204	9092	57,802	3255837	\$15,850,000	9/26/2023	274	SPINNAKER LANDING APTS	1	Y	Used in Ratio Study
240	082204	9177	67,746	3255838	\$18,500,000	9/26/2023	273	REGATTA APARTMENTS	1	Y	Used in Ratio Study

**Sales Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
235	570850	0505	6,386	3255345	\$2,230,000	9/27/2023	349	DONNA J APTS	1	Y	Used in Ratio Study
305	414095	0060	268,604	3256540	\$80,000,000	10/2/2023	298	RENEW WATER'S EDGE	1	Y	Used in Ratio Study
295	335340	2870	3,496	3256388	\$950,000	10/3/2023	272	4 PLEX - WASHBURN	1	Y	Used in Ratio Study
245	122000	1205	14,400	3256246	\$3,500,000	10/4/2023	243	THE ROCKERY EAST	2	Y	Used in Ratio Study
290	664871	0151	3,756	3260609	\$930,000	10/4/2023	248	4 PLEX - BROOKS	1	Y	Used in Ratio Study
145	276760	2705	4,288	3257012	\$2,101,625	10/5/2023	490	BERGEN APTS	1	Y	Used in Ratio Study
245	189940	0085	3,516	3259475	\$1,020,000	10/6/2023	290	4-PLEX	1	Y	Used in Ratio Study
045	168940	0545	3,648	3257048	\$1,950,000	10/10/2023	535	4 UNIT APT	1	Y	Used in Ratio Study
080	277060	4843	4,600	3257149	\$1,800,000	10/10/2023	391	Emerson Apts.	1	Y	Used in Ratio Study
135	796420	0000	19,957	3256999	\$11,000,000	10/10/2023	551	THE CAMERON	1	Y	Used in Ratio Study
070	216390	0280	5,716	3257586	\$2,400,000	10/11/2023	420	6-PLEX & DUPLEX	1	Y	Used in Ratio Study
065	330370	0395	3,568	3257290	\$1,540,000	10/12/2023	432	4-PLEX	1	Y	Used in Ratio Study
060	195970	1365	49,440	3257892	\$22,000,000	10/13/2023	445	CORONADO APT	3	Y	Used in Ratio Study
245	182304	9034	5,400	3257672	\$1,225,000	10/16/2023	227	ALEXANDER'S APTS	1	Y	Used in Ratio Study
240	272420	1315	4,920	3257896	\$985,000	10/17/2023	200	4 PLEX - KARAMCHAND	1	Y	Used in Ratio Study
155	952110	0480	3,725	3258042	\$1,500,000	10/18/2023	403	MULTIPLE RESIDENCE	1	Y	Used in Ratio Study
350	342406	9196	6,620	3258133	\$2,600,000	10/18/2023	393	COLBY APTS (IMPS)	2	Y	Used in Ratio Study
045	545780	1905	6,350	3258241	\$2,600,000	10/19/2023	409	GREENBRIER APARTMENTS	1	Y	Used in Ratio Study
085	859040	0485	60,542	3258460	\$26,900,000	10/19/2023	444	SEVENTH & JAMES	1	Y	Used in Ratio Study
245	122000	1250	5,972	3258087	\$1,425,843	10/19/2023	239	HAZLE MAES	1	Y	Used in Ratio Study
235	011700	0305	4,648	3258937	\$1,625,000	10/26/2023	350	CONVERTED HOUSE -- 5 PLEX	1	Y	Used in Ratio Study
115	193130	0080	5,500	3259561	\$2,062,000	10/30/2023	375	CARACOL	1	Y	Used in Ratio Study
115	569450	0625	40,800	3260072	\$12,064,000	11/2/2023	296	WALLINGFORD MIRABELLA	1	Y	Used in Ratio Study
185	788360	0850	3,320	3260282	\$1,156,160	11/7/2023	348	4-PLEX	1	Y	Used in Ratio Study
110	881640	0515	7,862	3260476	\$6,775,000	11/9/2023	862	15TH AVENUE APARTMENTS	1	Y	Used in Ratio Study
035	936360	0154	3,954	3261411	\$1,673,000	11/16/2023	423	4 PLEX	1	Y	Used in Ratio Study



**Sales Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
240	782720	0030	2,600	3262580	\$871,150	11/16/2023	335	4 PLEX - MASESE	1	Y	Used in Ratio Study
330	722780	1720	3,024	3261392	\$950,000	11/16/2023	314	4-PLEX	1	Y	Used in Ratio Study
225	232403	9084	5,424	3261597	\$2,100,000	11/20/2023	387	SOUND BREEZE	1	Y	Used in Ratio Study
075	423540	0695	2,732	3263091	\$1,020,000	11/30/2023	373	5 UNIT APT	1	Y	Used in Ratio Study
350	884390	0215	19,270	3263089	\$8,000,000	11/30/2023	415	ISSAQUAH GARDENS APARTMENTS	1	Y	Used in Ratio Study
250	562420	0517	29,529	3264282	\$4,450,000	12/11/2023	151	CITY VIEW APTS	1	Y	Used in Ratio Study
145	276770	0270	92,125	3265549	\$45,150,000	12/12/2023	490	The Wilcox formerly MODERA BALLARD	1	Y	Used in Ratio Study
360	052405	9144	37,900	3263925	\$16,100,000	12/12/2023	425	BELLEFIELD MANOR APTS	1	Y	Used in Ratio Study
295	335340	1335	3,648	3264042	\$930,000	12/13/2023	255	4 PLEX - SHEN	1	Y	Used in Ratio Study
245	190000	0180	3,870	3264347	\$1,142,000	12/14/2023	295	4-PLEX - SIKKA	1	Y	Used in Ratio Study
225	762570	0021	2,988	3264744	\$1,250,000	12/18/2023	418	4 PLEX	1	Y	Used in Ratio Study
225	762570	0024	2,988	3264748	\$1,250,000	12/18/2023	418	4 - PLEX	1	Y	Used in Ratio Study
085	750250	0018	20,741	3264827	\$8,040,000	12/20/2023	388	The Ludlow formerly MILLER - WARNER APTS	1	Y	Used in Ratio Study
085	750250	0020	5,820	3264828	\$2,010,000	12/20/2023	345	MILLER APTS	1	Y	Used in Ratio Study
135	276770	1595	4,200	3265147	\$1,875,000	12/20/2023	446	PARADISE PLACE	1	Y	Used in Ratio Study
045	081100	0080	9,243	3266699	\$4,400,000	12/21/2023	476	Kerry Gardens apartments	1	Y	Used in Ratio Study
225	082600	0095	3,256	3265094	\$1,500,000	12/21/2023	461	BRUCE APARTMENTS	1	Y	Used in Ratio Study
245	670720	0040	6,048	3265161	\$1,700,000	12/21/2023	281	JULES APTS	1	Y	Used in Ratio Study
320	352305	9001	441,018	3264971	\$107,000,000	12/21/2023	243	THE CARRIAGES AT FAIRWOOD DOWNS	1	Y	Used in Ratio Study
440	865730	0090	3,136	3265947	\$935,000	12/21/2023	298	4-PLEX	1	Y	Used in Ratio Study
440	865730	0095	3,136	3265959	\$935,000	12/21/2023	298	4-PLEX	1	Y	Used in Ratio Study
440	865730	0100	3,126	3266083	\$935,000	12/21/2023	299	4-PLEX	1	Y	Used in Ratio Study
170	392990	0010	350,302	3265262	\$97,000,000	12/22/2023	277	ALTA ARLO APARTMENTS	2	Y	Used in Ratio Study
145	276760	2635	10,136	3265824	\$3,600,000	12/26/2023	355	DALY MANOR 16 UNIT	1	Y	Used in Ratio Study

Sales Used In Analysis

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
295	954300	0090	4,440	3265671	\$940,000	12/26/2023	212	4 PLEX - BLAIM	1	Y	Used in Ratio Study
295	362104	9084	3,536	3266255	\$970,000	12/27/2023	274	4 PLEX - GIAMPAPA (2 OF 2)	1	Y	Used in Ratio Study
340	545380	0020	20,600	3265896	\$6,613,120	12/27/2023	321	MERCER TOWER	1	Y	Used in Ratio Study
300	089901	0070	3,552	3269325	\$1,000,000	12/30/2023	282	4 PLEX - BARR	1	Y	Used in Ratio Study

**Sales NOT Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
255	092204	9309	4,100	3116364	\$43,275	1/5/2021	\$10.55	Apartment	1	68	Non-gov't to gov't
175	766010	0060	3,468	3094753	\$220,000	1/13/2021	\$63.44	APARTMENTS	1	17	Non-profit organization
300	089800	0005	7,800	3182835	\$1,200,000	1/17/2021	\$153.85	10 UNIT - ROOSEVELT AVENUE	1		Duplicate affidavit
065	723460	0700	8,495	3095959	\$2,747,525	1/25/2021	\$323.43	Capitol Crest Apts	1	7	Questionable per sales identificatio
325	004300	0263	3,654	3098126	\$515,000	2/4/2021	\$140.94	4-PLEX	1	15	No market exposure
330	311990	0011	33,368	3098844	\$4,515,000	2/8/2021	\$135.31	SUNSET EDGE TOWNHOMES (-0005 IS PRIMARY)	3	63	Sale price updated by sales id group
350	128790	0000	34,399	3099031	\$9,000,000	2/12/2021	\$261.64	CALABRIA AT TALUS	1	15	No market exposure
255	024600	0058	3,192	3113567	\$9,900	2/18/2021	\$3.10	APTS	1	68	Non-gov't to gov't
285	302105	9225	27,990	3105019	\$3,000	2/19/2021	\$0.11	ALTERA APT HOMES	1	24	Easement or right-of-way
110	717480	0590	3,806	3100772	\$1,199,400	2/23/2021	\$315.13	JO ANN	1	51	Related party, friend, or neighbor
240	929290	0070	2,896	3102103	\$460,000	2/25/2021	\$158.84	4 PLEX - 2716	1	15	No market exposure
370	390010	0580	2,700	3108148	\$1,900,000	3/18/2021	\$703.70	4 PLEX	1		Land sale; parcel merged then killed
365	981050	0850	1,208	3107135	\$495,000	3/22/2021	\$409.77	YARROWOOD HIGHLANDS CONDOMINIUM	1	51	Related party, friend, or neighbor
370	390010	0565	2,700	3108160	\$3,000,000	3/25/2021	\$1,111.11	4 PLEX	1		Land sale; parcel merged
085	639008	0030	258,215	3116747	\$60,000	3/31/2021	\$0.23	THE DANFORTH	3	24	Easement or right-of-way
255	537980	1270	9,280	3112658	\$8,900	3/31/2021	\$0.96	JULIANNE APTS	1	68	Non-gov't to gov't
240	215640	0367	3,428	3109552	\$900,000	4/2/2021	\$262.54	4-PLEX	1	68	Non-gov't to gov't
170	027200	0515	3,528	3115453	\$1,110,000	4/5/2021	\$314.63	4-PLEX	1	15	No market exposure

**Sales NOT Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
115	182504	9012	3,900	3113324	\$10	4/13/2021	\$0.00	4-PLEX	1	11	Corporate affiliates
170	249995	0020	0	3112052	\$3,723,838	4/15/2021	\$0.00	FCV	1	51	Related party, friend, or neighbor
420	728390	0720	219,928	3115267	\$3,400,000	4/19/2021	\$15.46	AURORA AVE N APARTMENT	2	29	Seg/merge after sale; not in ratio
110	717480	0070	4,352	3125321	\$20,000	4/27/2021	\$4.60	4-PLEX	1	18	Quit claim deed
075	423540	1075	15,240	3116310	\$2,900,000	4/29/2021	\$190.29	18 - UNIT APT	1	46	Non-representative sale
350	282406	9110	3,200	3116953	\$1,266,500	5/6/2021	\$395.78	4-PLEX	1	51	Related party, friend, or neighbor
290	289174	0130	3,528	3126633	\$643,000	5/14/2021	\$182.26	4 PLEX	1	11	Corporate affiliates
030	094200	1090	6,552	3119557	\$3,050,000	5/17/2021	\$465.51	The Argyle formerly JEFFERSON APTS	1	68	Non-gov't to gov't
285	192105	9092	43,730	3126832	\$2,500	5/21/2021	\$0.06	GREEN RIVER HOMES	1	24	Easement or right-of-way
350	282406	9080	16,249	3122355	\$4,910,000	5/24/2021	\$302.17	ISSAQUAH VALLEY PLACE	1	15	No market exposure
360	868280	0065	13,100	3120979	\$8,700,000	5/24/2021	\$664.12	GLENCOURT	1	51	Related party, friend, or neighbor
245	121900	0104	5,984	3123675	\$750,000	5/25/2021	\$125.33	6 UNIT APT	1	51	Related party, friend, or neighbor
365	162405	9134	15,944	3123652	\$2,775,000	6/3/2021	\$174.05	MAR ANN APARTMENT	1	22	Partial interest (1/3, 1/2, etc.)
065	722850	2570	3,330	3125252	\$1,000,000	6/9/2021	\$300.30	Rosada	1	15	No market exposure
365	793330	0040	793,142	3124526	\$85,000,000	6/10/2021	\$107.17	SPRING DISTRICT MASTER THE	1		Sale of commercial condo unit
175	713330	0260	1,880	3129274	\$481,000	6/29/2021	\$255.85	Triplex (see fourplex on minor 0265 - same owner)	1	51	Related party, friend, or neighbor
110	092504	9076	14,617	3129467	\$12,200,000	6/30/2021	\$834.64	FIFTY TWO APARTMENTS	1	70	Building Only; not in ratio

**Sales NOT Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
365	022405	9019	14,512	3129020	\$6,888,000	6/30/2021	\$474.64	ROBINS GLEN APTS	1	15	No market exposure
045	352890	1185	3,582	3130964	\$750,000	7/2/2021	\$209.38	APARTMENT	1	63	Sale price updated by sales id group
365	793330	0050	1,288,448	3132247	\$169,366,897	7/15/2021	\$131.45	SPRING DISTRICT MASTER THE	1	69	Net Lease Sale; not in ratio
365	793330	0130	620,284	3132248	\$94,133,103	7/15/2021	\$151.76	SPRING DISTRICT MASTER THE	1	69	Net Lease Sale; not in ratio
060	290220	0700	5,616	3133559	\$606,000	7/16/2021	\$107.91	8 UNIT APT	1	22	Partial interest (1/3, 1/2, etc.)
095	882290	0970	4,484	3133464	\$1,130,000	7/19/2021	\$252.01	GLENDO APTS	1	15	No market exposure
145	276760	4495	5,400	3133666	\$2,100,000	7/20/2021	\$388.89	APARTMENT	1	51	Related party, friend, or neighbor
305	232204	9093	258,420	3140062	\$24,860,000	8/18/2021	\$96.20	ETHOS KENT (2 OF 2)	2	11	Corporate affiliates
070	983120	0315	14,916	3143284	\$8,100,000	9/1/2021	\$543.04	740 Harvard Ave	1	63	Sale price updated by sales id group
400	414010	0110	3,816	3167566	\$4,400	9/7/2021	\$1.15	4-PLEX	1	68	Non-gov't to gov't
045	168940	1260	11,445	3148620	\$342,060	9/16/2021	\$29.89	CRESTVIEW CO-OP	1	63	Sale price updated by sales id group
270	768280	0230	95,965	3147463	\$28,186,000	9/20/2021	\$293.71	BLVD APARTMENTS	1	54	Affordable housing sales
370	082505	9241	16,704	3147321	\$10,300,000	9/20/2021	\$616.62	SUNDOWN APTS - ECON UNIT	2	15	No market exposure
355	082305	9055	170,966	3149499	\$4,500,000	9/30/2021	\$26.32	THE BRISTOL II @ SOUTHPORT	1	22	Partial interest (1/3, 1/2, etc.)
065	600300	1695	4,515	3150638	\$1,500,000	10/4/2021	\$332.23	The Victoria	1	59	Bulk portfolio sale
380	202605	9031	45,980	3175466	\$252,700	10/13/2021	\$5.50	JUANITA BROOK APTS	1	68	Non-gov't to gov't
240	215640	0122	60,328	3152505	\$21,000,000	10/15/2021	\$348.10	MARINA CLUB APTS	1	54	Affordable housing sales
030	524780	1970	24,200	3153632	\$295,170	10/20/2021	\$12.20	N P HOTEL & MANEKI RESTAURANT	1	42	Development rights to cnty,cty,or pr

**Sales NOT Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
030	524780	0985	32,062	3155868	\$32,000,000	10/25/2021	\$998.07	CANTON LOFTS-w/minor -0995	2	68	Non-gov't to gov't
030	524780	1060	16,902	3158146	\$646,200	10/29/2021	\$38.23	UNION HOTEL APARTMENTS	1	67	Gov't to non-gov't
340	072405	9115	545,436	3158324	\$267,451,992	11/8/2021	\$490.35	SHOREWOOD HEIGHTS	1	11	Corporate affiliates
005	066000	2125	305,032	3159410	\$4,200,000	11/17/2021	\$13.77	KINECTS	1	51	Related party, friend, or neighbor
170	150900	0020	1,179	3162078	\$400,000	11/23/2021	\$339.27	CHAN CONDOMINIUM	1	22	Partial interest (1/3, 1/2, etc.)
170	150900	0030	1,339	3162088	\$400,000	11/23/2021	\$298.73	CHAN CONDOMINIUM	1	22	Partial interest (1/3, 1/2, etc.)
315	783930	0125	2,928	3184883	\$80,000	12/8/2021	\$27.32	4 PLEX - ZHANG	1	20	Correction deed
365	883890	0086	3,712	3166137	\$1,900,000	12/13/2021	\$511.85	4-PLEX	1	51	Related party, friend, or neighbor
065	685270	0490	9,709	3165050	\$10,975,000	12/17/2021	\$1,130.39	Apartments	2	54	Affordable housing sales
070	685070	0480	15,493	3165108	\$16,000,000	12/17/2021	\$1,032.72	420 Boylston Ave E	1	54	Affordable housing sales
090	643150	0350	10,770	3165912	\$3,220,000	12/17/2021	\$298.98	VILLA BOITANO II	1	51	Related party, friend, or neighbor
090	952410	0115	6,557	3167725	\$3,900,000	12/20/2021	\$594.78	New 23 SEDU Apt Building	1	22	Partial interest (1/3, 1/2, etc.)
385	237420	0030	206,249	3174141	\$45,749	12/22/2021	\$0.22	BOULEVARD PLACE SENIOR LIVING	1	68	Non-gov't to gov't
205	789980	0530	11,050	3167036	\$5,500,000	12/23/2021	\$497.74	32 Unit Apartment	1	56	Builder or developer sales
035	331950	0750	53,811	3167034	\$15,300,000	12/28/2021	\$284.33	Squire Park Plaza	1	17	Non-profit organization
065	600350	2025	16,744	3167174	\$1,382,215	12/28/2021	\$82.55	The Dublin formerly CHATEAU MARGAUX	1	52	Statement to dor

**Sales NOT Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
110	871460	0050	6,300	3168430	\$3,200,000	1/5/2022	\$507.94	COWEN PARK APTS	1	51	Related party, friend, or neighbor
315	783930	0050	2,739	3169528	\$850,000	1/19/2022	\$310.33	4 PLEX - FIELDS	1	22	Partial interest (1/3, 1/2, etc.)
145	276760	0270	6,030	3171412	\$2,200,000	1/28/2022	\$364.84	10 UNIT APT	1	51	Related party, friend, or neighbor
110	409230	1795	4,050	3175094	\$2,550,000	2/1/2022	\$629.63	6-PLEX (Pingkit Court)	1	36	Plottage
370	141330	0010	15,972	3171893	\$7,800,000	2/7/2022	\$488.35	BAYSHORE VISTA	1	11	Corporate affiliates
240	162204	9202	58,892	3173880	\$15,095,316	2/15/2022	\$256.32	CHELSEA BY THE BAY	1	22	Partial interest (1/3, 1/2, etc.)
070	216390	0345	2,400	3177896	\$1,399,400	3/8/2022	\$583.08	4-PLEX	1	51	Related party, friend, or neighbor
380	272605	9107	94,413	3187509	\$25,200	4/6/2022	\$0.27	CEDAR HEIGHTS APT HOMES	1	24	Easement or right-of-way
150	952810	1165	7,765	3183041	\$1,824,000	4/7/2022	\$234.90	9 UNIT APT	1	22	Partial interest (1/3, 1/2, etc.)
125	536320	0136	2,800	3185183	\$1,310,000	4/13/2022	\$467.86	FOUR PLEX	1	23	Forced sale
175	524880	0630	2,645	3187180	\$354,037	4/28/2022	\$133.85	4-PLEX	1	38	Divorce
060	408630	0110	12,800	3187073	\$1,375,000	4/29/2022	\$107.42	VILLA APT	1	22	Partial interest (1/3, 1/2, etc.)
060	408630	0110	12,800	3187074	\$1,375,000	4/29/2022	\$107.42	VILLA APT	1	22	Partial interest (1/3, 1/2, etc.)
145	276770	0045	4,590	3188885	\$825,000	4/30/2022	\$179.74	KARI APTS	1	22	Partial interest (1/3, 1/2, etc.)
380	292605	9076	4,268	3189304	\$23,350	5/4/2022	\$5.47	JUANITA RIDGE (4-PLEX)	1	24	Easement or right-of-way
020	198320	0345	41,600	3188839	\$29,050,000	5/10/2022	\$698.32	FOX & FINCH APARTMENTS	1	51	Related party, friend, or neighbor
060	290220	0825	6,250	3194273	\$2,975,000	5/26/2022	\$476.00	6-UNIT APT	1	2	1031 trade
035	684070	0355	3,854	3198958	\$2,132,500	6/6/2022	\$553.32	APTS	1	30	Historic property

**Sales NOT Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
150	913710	1731	11,647	3194846	\$4,958,000	6/7/2022	\$425.69	18 UNIT APT	1	51	Related party, friend, or neighbor
170	272404	9001	20,528	3195485	\$6,400,000	6/8/2022	\$311.77	THE ARCHES APTS	1	54	Affordable housing sales
185	788360	8611	4,680	3195162	\$2,500,000	6/13/2022	\$534.19	6 UNIT APARTMENT	1	68	Non-gov't to gov't
065	180690	0108	8,910	3197724	\$3,000,000	6/23/2022	\$336.70	YONKERS APTS	1	15	No market exposure
235	927220	1340	30,182	3198246	\$13,581,500	6/24/2022	\$449.99	VILLA ANDORA	1	1	Personal property included
100	446840	0160	11,024	3198605	\$4,998,500	6/29/2022	\$453.42	PARK MERIDIAN	1	65	Plans and permits
150	952810	0485	31,377	3198318	\$32,750,000	6/30/2022	\$1,043.76	Dockside Apartments w/Spud-LIHI	1	54	Affordable housing sales
090	291820	0165	4,160	3199356	\$1,037,000	7/7/2022	\$249.28	4 UNIT APARTMENT	1	18	Quit claim deed
430	074200	0035	11,478	3199372	\$4,628,000	7/7/2022	\$403.21	PARKSIDE EAST	1	18	Quit claim deed
145	276760	3725	4,928	3200416	\$1,860,000	7/11/2022	\$377.44	6 UNIT APT	1	57	Selling or buying costs affecting sa
090	568750	0016	56,345	3206689	\$5,445,845	7/29/2022	\$96.65	NORTH PARK APARTMENTS	1	18	Quit claim deed
385	072605	9257	5,300	3203858	\$1,875,000	8/3/2022	\$353.77	7-UNIT APT	1	15	No market exposure
170	170290	0981	6,748	3206010	\$1,250,000	8/18/2022	\$185.24	SHIRLEY MARVIN APTS	1	15	No market exposure
240	282204	9007	190,241	3205538	\$73,388,500	8/18/2022	\$385.77	SADDLEBROOK APTS	1	1	Personal property included
090	630000	0655	6,552	3206920	\$1,505,000	8/19/2022	\$229.70	ECLAIRE APTS	1	15	No market exposure
255	342304	9305	93,806	3207474	\$15,925,965	8/30/2022	\$169.78	PINE RIDGE APTS	1	63	Sale price updated by sales id group
150	144265	0020	0	3207802	\$4,381,747	8/31/2022	\$0.00	Cedar Crossing Roosevelt Condominium	1	11	Corporate affiliates
065	723460	0570	19,600	3209579	\$5,319,200	9/13/2022	\$271.39	THE MADKIN	1	23	Forced sale
315	337675	0000	201,208	3232419	\$3,500	9/15/2022	\$0.02	ECHO MOUNTAIN	1	24	Easement or right-of-way



**Sales NOT Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
015	545730	0615	7,427	3211537	\$273,600	9/23/2022	\$36.84	THE MARQUIS	1	22	Partial interest (1/3, 1/2, etc.)
170	238765	0020	93,265	3211045	\$4,040,023	9/23/2022	\$43.32	ETHIOPIAN VILLAGE	1	44	Tenant
125	407320	0129	8,392	3223202	\$828,263	9/30/2022	\$98.70	MIXED USE APARTMENT	1	24	Easement or right-of-way
035	912610	1040	3,408	3215761	\$2,800,000	10/24/2022	\$821.60	Fairmont Cherry Hill Apts.	3	65	Plans and permits
045	168940	1260	11,445	3217506	\$300,000	11/4/2022	\$26.21	CRESTVIEW CO-OP	1	63	Sale price updated by sales id group
075	423420	0010	2,256	3218481	\$1,000,000	11/11/2022	\$443.26	LAWTON CONDOMINIUM	6	52	Statement to dor
070	600300	2045	25,527	3217803	\$38,021,924	11/14/2022	\$1,489.48	YWCA-low income housing	3	17	Non-profit organization
035	982670	0845	76,496	3218576	\$9,100,000	11/22/2022	\$118.96	BRYANT MANOR APTS-low income	1	54	Affordable housing sales
070	314860	0015	18,086	3218543	\$21,000,000	11/23/2022	\$1,161.12	HARVARD LOFTS (econ unit w/ -0010)	2	54	Affordable housing sales
110	114200	1140	50,426	3246808	\$20,000	11/30/2022	\$0.40	UNIVERSITY MANOR APARTMENTS	1	24	Easement or right-of-way
095	145360	1083	11,256	3219795	\$542,801	12/1/2022	\$48.22	Lake City Village	1	63	Sale price updated by sales id group
425	102605	9061	42,750	3220416	\$13,750,000	12/7/2022	\$321.64	WESTVIEW GARDENS APARTMENTS	1	15	No market exposure
225	234930	0075	5,512	3222188	\$667,000	12/21/2022	\$121.01	FAUNTLEROY APTS	1	22	Partial interest (1/3, 1/2, etc.)
225	762570	2250	6,537	3222189	\$1,205,000	12/21/2022	\$184.34	APARTMENT	1	22	Partial interest (1/3, 1/2, etc.)
225	929730	1995	78,296	3221754	\$23,740,219	12/22/2022	\$303.21	THE MARQ-Assoc	5	22	Partial interest (1/3, 1/2, etc.)
090	362603	9340	8,030	3222663	\$2,345,000	12/23/2022	\$292.03	11 UNIT APT	1	11	Corporate affiliates

**Sales NOT Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
290	289174	0040	4,000	3224745	\$809,450	1/25/2023	\$202.36	4 PLEX - COOPER	1	51	Related party, friend, or neighbor
365	092405	9034	29,904	3227956	\$1,378,809	2/16/2023	\$46.11	PARC 3 AT WOODRIDGE	1	22	Partial interest (1/3, 1/2, etc.)
365	092405	9034	29,904	3227957	\$1,378,809	2/16/2023	\$46.11	PARC 3 AT WOODRIDGE	1	22	Partial interest (1/3, 1/2, etc.)
065	600300	1115	153,266	3227141	\$104,622,000	2/17/2023	\$682.62	Modera Broadway South	3	11	Corporate affiliates
085	500980	0000	197,133	3231296	\$2,161,563	3/27/2023	\$10.96	Madison/Boylston-Bellweather Housing	1	11	Corporate affiliates
370	390010	0005	5,232	3233411	\$4,100,000	4/14/2023	\$783.64	RESIDENCES AT 518	1	15	No market exposure
140	276770	4280	4,300	3235384	\$1,500,000	4/27/2023	\$348.84	5 UNIT APT	1	51	Related party, friend, or neighbor
175	713330	0690	3,600	3238871	\$900,000	5/22/2023	\$250.00	5 UNIT APT HOUSE	1	55	Shell
240	092204	9376	3,572	3241727	\$402,695	6/14/2023	\$112.74	4 PLEX - TIBURON SOUTH	1	51	Related party, friend, or neighbor
240	272420	1260	4,920	3241973	\$984,000	6/15/2023	\$200.00	4 PLEX - DINH	1	11	Corporate affiliates
090	291920	0870	18,010	3244180	\$18,828,487	6/27/2023	\$1,045.45	SEDU Apartment	2	63	Sale price updated by sales id group
110	717270	0036	4,900	3246999	\$800,000	7/10/2023	\$163.27	PARKSIDE APTS	1	52	Statement to dor
040	501700	0260	4,200	3246577	\$2,279,000	7/20/2023	\$542.62	Arbor Court	1	51	Related party, friend, or neighbor
040	501700	0260	4,200	3246842	\$2,279,000	7/20/2023	\$542.62	Arbor Court	1	11	Corporate affiliates
170	110500	0600	5,562	3247635	\$2,303,868	7/25/2023	\$414.22	WILLOW APTS	1	63	Sale price updated by sales id group
170	110800	0235	4,582	3247639	\$1,850,500	7/25/2023	\$403.86	SIX UNIT APARTMENT	1	63	Sale price updated by sales id group
330	722780	1075	84,621	3247363	\$44,000,000	7/25/2023	\$519.97	SUNSET TERRACE	1	11	Corporate affiliates
240	272420	1315	4,920	3250424	\$2,112	7/28/2023	\$0.43	4 PLEX - SOLARMAX	1		Partial interest (1/3, 1/2, etc.)

**Sales NOT Used In Analysis**

Nbhd	Major	Minor	NRA	E #	Sale Price	Sale Date	SP / NRA	Property Name	Parcels	Code	Remarks
065	330370	0395	3,568	3248323	\$2,091,369	7/31/2023	\$586.15	4-PLEX	1	63	Sale price updated by sales id group
440	865830	2590	3,000	3251147	\$625,000	8/23/2023	\$208.33	4-PLEX	1	15	No market exposure
150	952810	4055	3,216	3255514	\$1,100,000	9/27/2023	\$342.04	FOURPLEX	1	57	Selling or buying costs affecting sa
170	110500	0600	5,562	3258739	\$1,125,000	10/23/2023	\$202.27	WILLOW APTS	1	61	Financial institution resale
170	110800	0235	4,582	3258753	\$1,020,000	10/23/2023	\$222.61	SIX UNIT APARTMENT	1	61	Financial institution resale
090	030600	0550	7,458	3261286	\$1,365,200	11/9/2023	\$183.05	WILLOW TREE APARTMENTS	1	51	Related party, friend, or neighbor
070	684820	0545	10,088	3262721	\$5,196,800	11/27/2023	\$515.15	THUNDERBIRD APTS	1	3	Contract or cash sale
305	295190	0060	90,481	3262484	\$39,900,000	11/30/2023	\$440.98	MADISON PLAZA APARTMENTS	1	63	Sale price updated by sales id group
140	276760	0800	5,660	3263466	\$500,000	12/6/2023	\$88.34	MARIA ELENA APTS	1	51	Related party, friend, or neighbor
055	005300	0005	161,612	3264836	\$6,000	12/7/2023	\$0.04	Dexter Lake Union (main)	4	24	Easement or right-of-way
005	066000	1235	30,122	3264944	\$286,070	12/14/2023	\$9.50	JULIE APARTMENTS-LIHI	2	24	Easement or right-of-way
005	066000	1235	30,122	3264943	\$1,141,789	12/18/2023	\$37.91	JULIE APARTMENTS-LIHI	2	24	Easement or right-of-way
005	066000	1235	30,122	3265032	\$286,070	12/18/2023	\$9.50	JULIE APARTMENTS-LIHI	2	24	Easement or right-of-way
005	066000	1235	30,122	3265033	\$286,070	12/18/2023	\$9.50	JULIE APARTMENTS-LIHI	2	24	Easement or right-of-way
245	122000	1065	9,160	3264496	\$2,219,000	12/18/2023	\$242.25	CRISJANIC APTS	1	51	Related party, friend, or neighbor
110	882390	0820	17,774	3267110	\$17,110,000	12/28/2023	\$962.64	58 Unit Apartment, 50 SEDU + 8 Apts	2	63	Sale price updated by sales id group

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	75	036900	0765	4191 GILMAN AVE W
100	75	036900	0780	4073 GILMAN AVE W
100	75	111650	0000	3721 27TH PL W
100	75	232503	9078	2866 32ND AVE W
100	75	277010	0000	4051 GILMAN AVE W
100	75	277060	6671	4239 27TH AVE W
100	75	277060	6675	4235 27TH AVE W
100	75	277060	6035	4403 GILMAN AVE W
100	75	277060	6045	4415 GILMAN AVE W
100	75	277060	6650	4251 27TH AVE W
100	75	277060	6655	2707 W JAMESON ST
100	75	277060	6665	4245 27TH AVE W
100	75	277060	6845	4259 GILMAN AVE W
100	75	277060	6855	4255 GILMAN AVE W
100	75	423420	0000	4307 35TH AVE W
100	75	423540	0010	3126 W GOVERNMENT WAY
100	75	423540	0485	4324 36TH AVE W
100	75	423540	0495	4320 36TH AVE W
100	75	423540	0555	4301 34TH AVE W
100	75	423540	0565	3400 W GOVERNMENT WAY
100	75	423540	0585	3517 W GOVERNMENT WAY
100	75	423540	0605	3510 W ELMORE ST
100	75	423540	0630	4212 35TH AVE W
100	75	423540	0650	3401 W GOVERNMENT WAY
100	75	423540	0665	4217 34TH AVE W
100	75	423540	0680	4211 34TH AVE W
100	75	423540	0685	4205 34TH AVE W

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	75	423540	0695	4201 34TH AVE W
100	75	423540	0735	4250 34TH AVE W
100	75	423540	0755	4240 34TH AVE W
100	75	423540	0880	3309 W GOVERNMENT WAY
100	75	423540	0894	3223 W GOVERNMENT WAY
100	75	423540	0896	3215 W GOVERNMENT WAY
100	75	423540	1075	4345 32ND AVE W
100	75	423540	1094	4318 35TH AVE W
100	75	423540	1104	4300 35TH AVE W
100	75	423540	1110	3500 W GOVERNMENT WAY
100	75	423790	0515	3119 W COMMODORE WAY
100	75	423790	0650	3201 W COMMODORE WAY
100	75	423790	0505	3107 W COMMODORE WAY
100	75	503630	0270	2727 W MANOR PL
100	75	503630	0290	3520 28TH AVE W
100	75	503630	0461	3535 27TH PL W
100	75	503630	0462	3515 27TH PL W
100	75	503630	0600	3501 26TH PL W
100	75	503630	0605	3601 26TH PL W
100	75	503630	0620	3530 27TH PL W
100	75	503630	0640	2601 W MANOR PL
100	75	503630	0675	3401 25TH AVE W
100	75	503630	0680	3425 25TH AVE W
100	75	503630	0690	3430 26TH AVE W
100	75	503630	0701	3501 26TH PL W
100	75	503630	0750	3500 25TH AVE W
100	75	503630	0930	3451 24TH AVE W

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	75	503630	0005	2410 W MANOR PL
100	75	503630	0165	3711 27TH PL W
100	75	503630	0260	2701 W MANOR PL
100	75	503630	0350	3539 27TH PL W
100	75	503630	0765	3428 25TH AVE W
100	75	503630	0951	3626 26TH PL W
100	75	503630	0952	3620 26TH PL W
100	75	503630	0955	3628 24TH PL W
100	75	503630	1000	3600 25TH AVE W
100	75	682110	0645	3831 34TH AVE W
100	75	682110	0650	3825 34TH AVE W
100	75	682110	0630	3845 34TH AVE W
100	75	682110	0640	3835 34TH AVE W
100	75	682110	0660	3801 34TH AVE W
100	75	682110	0820	3810 34TH AVE W
100	75	682110	0830	3820 34TH AVE W
100	75	682110	1235	3648 34TH AVE W
100	75	682110	1255	3651 34TH AVE W
100	75	682160	0150	3247 28TH AVE W
100	75	689996	0000	3855 34TH AVE W
100	75	701070	0785	3108 W JAMESON ST
100	75	812770	0470	2520 32ND AVE W
100	75	812770	0510	3121 W RAYE ST
100	80	277060	2300	2015 W DRAVUS ST
100	80	277060	2305	2015 W DRAVUS ST
100	80	277060	2310	2015 W DRAVUS ST
100	80	277060	2910	3036 16TH AVE W

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	80	277060	2915	16TH AVE W
100	80	277060	2920	3026 16TH AVE W
100	80	277060	2925	No Situs Address
100	80	277060	3030	3230 16TH AVE W
100	80	277060	3045	3230 16TH AVE W
100	80	277060	3365	3627 14TH AVE W
100	80	277060	3370	3639 14TH AVE W
100	80	277060	4855	3819 13TH AVE W
100	80	277060	4860	3819 13TH AVE W
100	80	277060	0065	4001 GILMAN AVE W
100	80	277060	0210	3823 23RD AVE W
100	80	277060	0520	3417 23RD AVE W
100	80	277060	0522	3421 23RD AVE W
100	80	277060	0524	3427 23RD AVE W
100	80	277060	0525	3431 23RD AVE W
100	80	277060	0530	3437 23RD AVE W
100	80	277060	0555	3451 23RD AVE W
100	80	277060	0560	3455 23RD AVE W
100	80	277060	0805	2301 W DRAVUS ST
100	80	277060	0846	2640 23RD AVE W
100	80	277060	0855	2632 23RD AVE W
100	80	277060	0870	2620 23RD AVE W
100	80	277060	0905	2611 22ND AVE W
100	80	277060	0910	2617 22ND AVE W
100	80	277060	0915	2621 22ND AVE W
100	80	277060	0925	2633 22ND AVE W
100	80	277060	1040	2801 22ND AVE W

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	80	277060	1045	2807 22ND AVE W
100	80	277060	1116	2215 W DRAVUS ST
100	80	277060	1265	2201 W DRAVUS ST
100	80	277060	1350	2208 W DRAVUS ST
100	80	277060	1355	3201 22ND AVE W
100	80	277060	1500	3407 22ND AVE W
100	80	277060	1666	3659 22ND AVE W
100	80	277060	1765	3427 21ST AVE W
100	80	277060	1875	2110 W DRAVUS ST
100	80	277060	1880	3201 21ST AVE W
100	80	277060	1885	3207 21ST AVE W
100	80	277060	1905	3221 21ST AVE W
100	80	277060	1920	3233 21ST AVE W
100	80	277060	1925	3241 21ST AVE W
100	80	277060	2110	3021 21ST AVE W
100	80	277060	2120	3031 21ST AVE W
100	80	277060	2405	3019 20TH AVE W
100	80	277060	2410	3023 20TH AVE W
100	80	277060	2420	3031 20TH AVE W
100	80	277060	2465	3242 21ST AVE W
100	80	277060	2470	3238 21ST AVE W
100	80	277060	2475	3232 21ST AVE W
100	80	277060	2495	3212 21ST AVE W
100	80	277060	2505	2014 W DRAVUS ST
100	80	277060	2715	3046 17TH AVE W
100	80	277060	2720	3040 17TH AVE W
100	80	277060	2940	3008 16TH AVE W

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	80	277060	3065	3200 16TH AVE W
100	80	277060	3340	1400 W RUFFNER ST
100	80	277060	3360	3621 14TH AVE W
100	80	277060	3480	3406 15TH AVE W
100	80	277060	3485	3401 14TH AVE W
100	80	277060	3490	3405 14TH AVE W
100	80	277060	3500	3411 14TH AVE W
100	80	277060	3505	3421 14TH AVE W
100	80	277060	3510	3425 14TH AVE W
100	80	277060	3540	3451 14TH AVE W
100	80	277060	3545	3457 14TH AVE W
100	80	277060	3550	3250 15TH AVE W
100	80	277060	3560	3240 15TH AVE W
100	80	277060	3570	3238 15TH AVE W
100	80	277060	3575	3232 15TH AVE W
100	80	277060	3605	1414 W DRAVUS ST
100	80	277060	3655	3227 14TH AVE W
100	80	277060	3660	3231 14TH AVE W
100	80	277060	3665	3237 14TH AVE W
100	80	277060	3675	3245 14TH AVE W
100	80	277060	3680	1401 W BERTONA ST
100	80	277060	3760	3011 14TH AVE W
100	80	277060	3800	3035 14TH AVE W
100	80	277060	3805	3043 14TH AVE W
100	80	277060	3810	3047 14TH AVE W
100	80	277060	3825	2850 15TH AVE W
100	80	277060	3840	2834 15TH AVE W

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	80	277060	3845	2820 15TH AVE W
100	80	277060	3885	2801 14TH AVE W
100	80	277060	3908	2821 14TH AVE W
100	80	277060	3910	2827 14TH AVE W
100	80	277060	3920	2839 14TH AVE W
100	80	277060	3930	2845 14TH AVE W
100	80	277060	4006	2601 14TH AVE W
100	80	277060	4015	2613 14TH AVE W
100	80	277060	4020	2617 14TH AVE W
100	80	277060	4035	2633 14TH AVE W
100	80	277060	4050	2655 14TH AVE W
100	80	277060	4070	2566 14TH AVE W
100	80	277060	4120	2516 14TH AVE W
100	80	277060	4175	2513 13TH AVE W
100	80	277060	4215	2547 13TH AVE W
100	80	277060	4250	2650 14TH AVE W
100	80	277060	4255	2648 14TH AVE W
100	80	277060	4265	2635 PROSCH AVE W
100	80	277060	4315	1315 W BARRETT ST
100	80	277060	4325	2846 14TH AVE W
100	80	277060	4340	2832 14TH AVE W
100	80	277060	4350	2822 14TH AVE W
100	80	277060	4375	3050 14TH AVE W
100	80	277060	4450	3240 14TH AVE W
100	80	277060	4560	3456 14TH AVE W
100	80	277060	4600	3416 14TH AVE W
100	80	277060	4680	1321 W EMERSON ST

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	80	277060	4685	3650 14TH AVE W
100	80	277060	4695	3642 14TH AVE W
100	80	277060	4725	3610 14TH AVE W
100	80	277060	4770	3633 13TH AVE W
100	80	277060	4790	3655 13TH AVE W
100	80	277060	4795	1301 W EMERSON ST
100	80	277060	4820	3814 14TH AVE W
100	80	277060	4841	1308 W EMERSON ST
100	80	277060	4843	1302 W EMERSON ST
100	80	277060	4850	3811 13TH AVE W
100	80	277060	4885	1223 W NICKERSON ST
100	80	277060	4910	No Situs Address
100	80	277060	4935	3807 12TH AVE W
100	80	277060	5005	3624 13TH AVE W
100	80	277060	5010	3622 13TH AVE W
100	80	277110	4392	No Situs Address
100	80	277110	4420	2632 21ST AVE W
100	80	277110	4430	2642 21ST AVE W
100	80	277110	6030	2572 GILMAN DR W
100	80	277110	6055	2557 14TH AVE W
100	80	277110	1580	3827 14TH AVE W
100	80	277110	1900	3630 22ND AVE W
100	80	277110	1945	3616 22ND AVE W
100	80	277110	2065	3422 21ST AVE W
100	80	277110	2130	2014 W BERTONA ST
100	80	277110	3000	2863 THORNDYKE AVE W
100	80	277110	3080	2839 THORNDYKE AVE W

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	80	277110	3090	2833 THORNDYKE AVE W
100	80	277110	4100	2663 THORNDYKE AVE W
100	80	277110	4110	2657 THORNDYKE AVE W
100	80	277110	4130	2644 22ND AVE W
100	80	277110	4250	2600 THORNDYKE AVE W
100	80	277110	4290	2626 THORNDYKE AVE W
100	80	277110	4445	2656 THORNDYKE AVE W
100	80	277110	7085	2516 15TH AVE W
100	80	277110	8040	2501 14TH AVE W
100	80	277160	1090	No Situs Address
100	80	277160	1095	No Situs Address
100	80	277160	1100	No Situs Address
100	80	277160	1140	2222 15TH AVE W
100	80	277160	1150	No Situs Address
100	80	277160	1160	2212 15TH AVE W
100	80	277160	1170	2208 15TH AVE W
100	80	277160	1180	No Situs Address
100	80	277160	2495	2015 13TH AVE W
100	80	277160	2500	2017 13TH AVE W
100	80	277160	2505	2023 13TH AVE W
100	80	277160	2510	2027 13TH AVE W
100	80	277160	0270	2109 W RAYE ST
100	80	277160	0370	2214 W HALLADAY ST
100	80	277160	0390	2207 W RAYE ST
100	80	277160	0555	2501 THORNDYKE AVE W
100	80	277160	0575	2515 THORNDYKE AVE W
100	80	277160	0700	2451 THORNDYKE AVE W

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	80	277160	0855	2401 THORNDYKE PL W
100	80	277160	0880	2415 THORNDYKE AVE W
100	80	277160	1305	2237 14TH AVE W
100	80	277160	1315	2243 14TH AVE W
100	80	277160	1395	2268 14TH AVE W
100	80	277160	1405	2258 14TH AVE W
100	80	277160	1465	2214 14TH AVE W
100	80	277160	1550	2272 GILMAN DR W
100	80	277160	1551	2249 13TH AVE W
100	80	277160	1615	2222 GILMAN DR W
100	80	277160	1640	2201 12TH AVE W
100	80	277160	2010	1945 GILMAN DR W
100	80	277160	2055	1937 GILMAN DR W
100	80	277160	2110	1910 12TH AVE W
100	80	277160	2150	1909 11TH AVE W
100	80	277160	2165	1925 11TH AVE W
100	80	277160	2171	2053 GILMAN DR W
100	80	277160	2485	2005 13TH AVE W
100	80	277160	2525	2037 13TH AVE W
100	80	277160	2990	2400 W LYNN ST
100	80	277160	3445	2315 W LYNN ST
100	80	277160	3450	2301 W LYNN ST
100	80	277160	3475	2300 W BOSTON ST
100	80	277160	3540	2323 W BOSTON ST
100	80	277160	3550	2315 W BOSTON ST
100	80	277160	3560	2119 23RD AVE W
100	80	277160	3590	2304 W CROCKETT ST



2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	80	277160	4081	2001 THORNDYKE AVE W
100	80	277160	4110	2405 W CROCKETT ST
100	80	277160	4170	2012 THORNDYKE AVE W
100	80	277160	4205	2325 W CROCKETT ST
100	80	277160	4235	2009 23RD AVE W
100	80	277160	4310	1952 THORNDYKE AVE W
100	80	277160	4330	1966 THORNDYKE AVE W
100	80	277160	4350	2349 W NEWTON ST
100	80	277160	4390	2323 W NEWTON ST
100	80	277160	4405	2301 W NEWTON ST
100	80	277160	4465	2334 W PLYMOUTH ST
100	80	277160	4510	1950 26TH AVE W
100	80	277160	4545	1967 THORNDYKE AVE W
100	80	277160	4835	2357 W PLYMOUTH ST
100	80	277160	4860	2333 W PLYMOUTH ST
100	80	277160	4865	2327 W PLYMOUTH ST
100	80	620960	0000	3023 14TH AVE W
100	80	693360	0007	3047 24TH AVE W
100	80	872910	0000	2621 14TH AVE W
100	80	872972	0000	2233 14TH AVE W
100	80	896430	0000	2500 GILMAN AVE W
100	80	927050	0000	1410 W RAYE ST
100	100	082000	0038	12317 15TH AVE NE
100	100	082000	0039	12317 15TH AVE NE
100	100	082000	0098	12003 15TH AVE NE
100	100	082000	0099	12007 15TH AVE NE
100	100	082000	0120	12039 15TH AVE NE

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	100	085480	0000	9200 DENSMORE AVE N
100	100	113300	0215	12544 15TH AVE NE
100	100	113300	0220	12556 15TH AVE NE
100	100	113300	0225	12702 15TH AVE NE
100	100	116000	0005	10800 ROOSEVELT WAY NE
100	100	202604	9013	1203 NE 135TH ST
100	100	202604	9019	13341 15TH AVE NE
100	100	204450	0281	11725 15TH AVE NE
100	100	204450	0290	11745 15TH AVE NE
100	100	204450	0350	11540 PINEHURST WAY NE
100	100	204450	0380	11500 PINEHURST WAY NE
100	100	206110	0020	8409 5TH AVE NE
100	100	206110	0030	8401 5TH AVE NE
100	100	206110	0045	8315 5TH AVE NE
100	100	206110	0055	8309 5TH AVE NE
100	100	206110	0080	8261 5TH AVE NE
100	100	206110	0085	8221 5TH AVE NE
100	100	227400	0005	9511 ROOSEVELT WAY NE
100	100	240210	0005	8257 CORLISS AVE N
100	100	240210	0015	8249 CORLISS AVE N
100	100	256983	0000	507 NE NORTHGATE WAY
100	100	256997	0000	525 NE NORTHGATE WAY
100	100	287860	0110	8400 5TH AVE NE
100	100	292604	9034	11309 8TH AVE NE
100	100	292604	9148	11319 8TH AVE NE
100	100	292604	9166	11223 8TH AVE NE
100	100	292604	9039	10720 5TH AVE NE

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	100	292604	9224	10715 8TH AVE NE
100	100	292604	9063	10740 8TH AVE NE
100	100	292604	9473	10740 8TH AVE NE
100	100	292604	9074	12340 ROOSEVELT WAY NE
100	100	292604	9258	12340 ROOSEVELT WAY NE
100	100	292604	9130	12012 10TH PL NE
100	100	292604	9503	12002 ROOSEVELT WAY NE
100	100	292604	9011	11060 2ND AVE NE
100	100	292604	9021	10500 MERIDIAN AVE N
100	100	292604	9022	2230 N 106TH ST
100	100	292604	9023	2237 N 106TH ST
100	100	292604	9050	11355 3RD AVE NE
100	100	292604	9078	11334 3RD AVE NE
100	100	292604	9118	No Situs Address
100	100	292604	9163	11201 ROOSEVELT WAY N
100	100	292604	9178	11050 8TH AVE NE
100	100	292604	9223	10712 5TH AVE NE
100	100	292604	9235	514 NE 112TH ST
100	100	292604	9236	520 NE 112TH ST
100	100	292604	9249	10622 MERIDIAN AVE N
100	100	292604	9261	524 NE 112TH ST
100	100	292604	9284	10616 MERIDIAN AVE N
100	100	292604	9302	11300 5TH AVE NE
100	100	292604	9409	10631 8TH AVE NE
100	100	292604	9456	11308 3RD AVE NE
100	100	292604	9460	12054 ROOSEVELT WAY NE
100	100	292604	9492	11338 3RD AVE NE

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	100	292604	9493	11342 3RD AVE NE
100	100	292604	9535	10711 8TH AVE NE
100	100	292604	9579	11219 ROOSEVELT WAY NE
100	100	292604	9617	10735 ROOSEVELT WAY NE
100	100	292604	9626	800 NE 106TH ST
100	100	322604	9228	10306 MERIDIAN AVE N
100	100	322604	9298	10014 5TH AVE NE
100	100	322604	9450	10000 5TH AVE NE
100	100	431070	0615	9750 ASHWORTH AVE N
100	100	431070	0690	9712 ASHWORTH AVE N
100	100	431070	0730	9701 WOODLAWN AVE N
100	100	431070	0770	9741 WOODLAWN AVE N
100	100	431070	2570	9242 ASHWORTH AVE N
100	100	431070	2720	9227 WOODLAWN AVE N
100	100	435870	0216	10701 MERIDIAN AVE N
100	100	435870	0220	10711 MERIDIAN AVE N
100	100	435870	0215	1800 N 107TH ST
100	100	435870	0225	10721 MERIDIAN AVE N
100	100	446840	0101	11021 CORLISS AVE N
100	100	446840	0160	11224 MERIDIAN AVE N
100	100	446840	0185	11208 MERIDIAN AVE N
100	100	446840	0195	2116 N 112TH ST
100	100	446840	0220	2132 N 112TH ST
100	100	446840	0270	2141 N 113TH ST
100	100	446840	0280	2133 N 113TH ST
100	100	446840	0290	2129 N 113TH ST
100	100	446840	0291	2131 N 113TH ST

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	100	447800	0041	2312 N 134TH ST
100	100	641460	0291	No Situs Address
100	100	447800	0030	2317 N 134TH ST
100	100	447800	0031	2322 N 134TH ST
100	100	510040	1528	8829 ROOSEVELT WAY NE
100	100	510040	1534	8815 ROOSEVELT WAY NE
100	100	510040	0047	516 NE 85TH ST
100	100	510040	1090	8601 15TH AVE NE
100	100	510040	1095	8614 ROOSEVELT WAY NE
100	100	510040	1249	850 NE 86TH ST
100	100	510040	3256	9100 ROOSEVELT WAY NE
100	100	510140	3832	9216 ROOSEVELT WAY NE
100	100	510140	4530	9400 ROOSEVELT WAY NE
100	100	510140	5166	9700 5TH AVE NE
100	100	510140	5184	514 NE 97TH ST
100	100	510140	5436	501 NE 100TH ST
100	100	510140	5437	9818 5TH AVE NE
100	100	510140	5448	9800 5TH AVE NE
100	100	510140	5455	511 NE 100TH ST
100	100	510140	5475	510 NE 98TH ST
100	100	510140	8810	512 NE 103RD ST
100	100	510140	8819	525 NE 104TH ST
100	100	546430	0020	10345 MERIDIAN AVE N
100	100	546430	0051	10321 MERIDIAN AVE N
100	100	546430	0061	1810 N 103RD ST
100	100	546430	0063	1824 N 103RD ST
100	100	572450	0575	1018 NE 112TH ST

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	100	617800	0040	9225 DENSMORE AVE N
100	100	617800	0050	No Situs Address
100	100	617800	0060	No Situs Address
100	100	617800	0080	No Situs Address
100	100	617800	0090	No Situs Address
100	100	617800	0100	9200 WOODLAWN AVE N
100	100	617800	0110	No Situs Address
100	100	617800	0120	No Situs Address
100	100	617800	0130	No Situs Address
100	100	638150	0100	14356 20TH AVE NE
100	100	641360	0215	12329 ROOSEVELT WAY NE
100	100	641360	0235	835 NE 125TH ST
100	100	641410	0201	No Situs Address
100	100	641410	0202	1020 NE 125TH ST
100	100	641410	0203	1030 NE 125TH ST
100	100	641410	0109	12545 ROOSEVELT WAY NE
100	100	641410	0160	12520 ROOSEVELT WAY NE
100	100	641410	0161	12527 ROOSEVELT WAY NE
100	100	641410	0172	12535 ROOSEVELT WAY NE
100	100	641410	0241	1038 NE 125TH ST
100	100	641460	0332	13411 ROOSEVELT WAY N
100	100	641460	0340	13400 ROOSEVELT WAY NE
100	100	663230	0211	1921 NE 145TH ST
100	100	663230	0214	1941 NE 145TH ST
100	100	663230	0251	1520 NE 143RD ST
100	100	663230	0252	1526 NE 143RD ST
100	100	663230	0360	14040 15TH AVE NE

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	100	663230	0420	13716 15TH AVE NE
100	100	663230	0580	14017 15TH AVE NE
100	100	663230	0581	14025 15TH AVE NE
100	100	663230	0590	1227 NE 143RD ST
100	100	663230	0610	14041 15TH AVE NE
100	100	663230	0625	14330 12TH AVE NE
100	100	667850	0040	2228 N 106TH ST
100	100	678120	0056	11222 CORLISS AVE N
100	100	679810	0665	1518 NE 117TH ST
100	100	679810	0725	11500 15TH AVE NE
100	100	679810	0790	11722 PINEHURST WAY NE
100	100	679810	0800	11736 PINEHURST WAY NE
100	100	679810	0805	11736 PINEHURST WAY NE
100	100	679810	0830	12000 15TH AVE NE
100	100	679810	0835	12014 15TH AVE NE
100	100	679810	0860	12044 15TH AVE NE
100	100	681620	0000	8623 ROOSEVELT WAY NE
100	100	691470	0085	9715 ROOSEVELT WAY NE
100	100	759320	0025	10621 BAGLEY AVE N
100	100	759320	0035	2113 N 107TH ST
100	100	802420	0200	9720 ROOSEVELT WAY NE
100	100	802420	0430	9700 ROOSEVELT WAY NE
100	100	856510	0000	11300 3RD AVE NE
100	100	863286	0000	308 NE THORNTON PL
100	100	863287	0000	400 NE THORNTON PL
100	100	894424	0000	818 NE 106TH ST
100	100	912910	0035	8501 WALLINGFORD AVE N

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	100	952237	0000	9241 WOODLAWN AVE N
100	110	025515	0000	4750 15TH AVE NE
100	110	064100	0010	5804 15TH AVE NE
100	110	064100	0020	5808 15TH AVE NE
100	110	092504	9070	4715 25TH AVE NE
100	110	092504	9404	No Situs Address
100	110	092504	9119	No Situs Address
100	110	092504	9120	4536 20TH AVE NE
100	110	092504	9286	4742 22ND AVE NE
100	110	092504	9380	4750 22ND AVE NE
100	110	092504	9356	4906 25TH AVE NE
100	110	092504	9406	4906 25TH AVE NE
100	110	092504	9001	4611 22ND AVE NE
100	110	092504	9046	4746 20TH AVE NE
100	110	092504	9047	2814 NE 55TH ST
100	110	092504	9063	4544 20TH AVE NE
100	110	092504	9076	4710 20TH AVE NE
100	110	092504	9079	4730 21ST AVE NE
100	110	092504	9080	4724 22ND AVE NE
100	110	092504	9098	2249 NE 46TH ST
100	110	092504	9121	5502 29TH AVE NE
100	110	092504	9130	4761 22ND AVE NE
100	110	092504	9134	2907 NE 55TH ST
100	110	092504	9143	2233 NE 46TH ST
100	110	092504	9175	4745 RAVENNA AVE NE
100	110	092504	9209	4735 RAVENNA AVE NE
100	110	092504	9212	2211 NE 50TH ST

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	110	092504	9221	4636 22ND AVE NE
100	110	092504	9236	4755 22ND AVE NE
100	110	092504	9280	2216 NE 46TH ST
100	110	092504	9336	4760 22ND AVE NE
100	110	092504	9349	4727 RAVENNA AVE NE
100	110	092504	9353	4710 22ND AVE NE
100	110	092504	9354	4714 22ND AVE NE
100	110	092504	9382	5000 25TH AVE NE
100	110	092504	9387	4735 22ND AVE NE
100	110	092504	9388	4708 22ND AVE NE
100	110	092504	9394	2221 NE 46TH ST
100	110	092504	9397	2907 NE 52ND ST
100	110	092504	9399	4754 22ND AVE NE
100	110	092504	9401	2915 NE 52ND ST
100	110	092504	9402	4711 RAVENNA AVE NE
100	110	092504	9405	2251 NE BLAKELY ST
100	110	092504	9417	2401 NE BLAKELEY ST
100	110	114200	0735	4218 ROOSEVELT WAY NE
100	110	114200	0740	4222 ROOSEVELT WAY NE
100	110	114200	0745	4240 ROOSEVELT WAY NE
100	110	114200	0880	4230 11TH AVE NE
100	110	114200	0885	4230 11TH AVE NE
100	110	114200	1670	4123 12TH AVE NE
100	110	114200	1675	No Situs Address
100	110	114200	0015	4337 15TH AVE NE
100	110	114200	0450	1120 NE 43RD ST
100	110	114200	0660	4235 11TH AVE NE

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	110	114200	0665	4229 11TH AVE NE
100	110	114200	0670	4225 11TH AVE NE
100	110	114200	0695	4207 11TH AVE NE
100	110	114200	0775	1115 NE 43RD ST
100	110	114200	0780	1119 NE 43RD ST
100	110	114200	0795	4235 12TH AVE NE
100	110	114200	0805	4231 12TH AVE NE
100	110	114200	0860	4214 11TH AVE NE
100	110	114200	0875	4226 11TH AVE NE
100	110	114200	0890	4236 11TH AVE NE
100	110	114200	0925	4229 BROOKLYN AVE NE
100	110	114200	0930	4225 BROOKLYN AVE NE
100	110	114200	0955	4203 BROOKLYN AVE NE
100	110	114200	1090	1304 NE 42ND ST
100	110	114200	1100	4210 BROOKLYN AVE NE
100	110	114200	1140	1305 NE 43RD ST
100	110	114200	1210	4200 UNIVERSITY WAY NE
100	110	114200	1455	4106 BROOKLYN AVE NE
100	110	114200	1475	4120 BROOKLYN AVE NE
100	110	114200	1515	4141 BROOKLYN AVE NE
100	110	114200	1525	4135 BROOKLYN AVE NE
100	110	114200	1535	4131 BROOKLYN AVE NE
100	110	114200	1560	4115 BROOKLYN AVE NE
100	110	114200	1570	4105 BROOKLYN AVE NE
100	110	114200	1590	4110 12TH AVE NE
100	110	114200	1600	4116 12TH AVE NE
100	110	114200	1635	1205 NE 42ND ST

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	110	114200	1640	1113 NE 42ND ST
100	110	114200	1650	4139 12TH AVE NE
100	110	114200	1665	4127 12TH AVE NE
100	110	114200	1725	4120 11TH AVE NE
100	110	114200	1740	4134 11TH AVE NE
100	110	114200	1760	4144 11TH AVE NE
100	110	114200	1770	4145 11TH AVE NE
100	110	114200	1780	4131 11TH AVE NE
100	110	114200	1810	4111 11TH AVE NE
100	110	114200	2325	4001 UNIVERSITY WAY NE
100	110	114200	2345	1303 NE CAMPUS PKWY
100	110	114500	0130	4334 9TH AVE NE
100	110	114500	0135	No Situs Address
100	110	114500	0155	907 NE 45TH ST
100	110	114500	0070	902 NE 43RD ST
100	110	114500	0325	4115 ROOSEVELT WAY NE
100	110	114500	0365	4041 ROOSEVELT WAY NE
100	110	179750	1070	1009 NE RAVENNA BLVD
100	110	179750	1310	5810 COWEN PL NE
100	110	192830	0940	5901 ROOSEVELT WAY NE
100	110	227650	0030	2727 NE 55TH ST
100	110	243620	0975	4600 UNION BAY PL NE
100	110	243620	0990	4550 UNION BAY PL NE
100	110	243620	1000	No Situs Address
100	110	243620	1040	4516 UNION BAY PL NE
100	110	243720	0020	4609 UNION BAY PL NE
100	110	243720	0026	No Situs Address

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	110	409230	0405	No Situs Address
100	110	409230	0410	No Situs Address
100	110	409230	0425	4302 7TH AVE NE
100	110	409230	1595	4040 8TH AVE NE
100	110	409230	1744	4049 9TH AVE NE
100	110	409230	2105	4029 7TH AVE NE
100	110	409230	2120	4029 7TH AVE NE
100	110	409230	0050	4338 8TH AVE NE
100	110	409230	0090	4320 8TH AVE NE
100	110	409230	0125	4302 8TH AVE NE
100	110	409230	0140	816 NE 43RD ST
100	110	409230	0165	4315 9TH AVE NE
100	110	409230	0225	4337 9TH AVE NE
100	110	409230	0345	4328 7TH AVE NE
100	110	409230	0375	4322 7TH AVE NE
100	110	409230	0435	710 NE 43RD ST
100	110	409230	0460	4327 8TH AVE NE
100	110	409230	0765	4263 7TH AVE NE
100	110	409230	0780	4253 7TH AVE NE
100	110	409230	0810	4233 7TH AVE NE
100	110	409230	0840	4229 7TH AVE NE
100	110	409230	0855	4225 7TH AVE NE
100	110	409230	0860	4219 7TH AVE NE
100	110	409230	0890	662 NE 42ND ST
100	110	409230	0910	709 NE 43RD ST
100	110	409230	0940	4254 7TH AVE NE
100	110	409230	0975	4244 7TH AVE NE

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	110	409230	0995	4236 7TH AVE NE
100	110	409230	1005	4226 7TH AVE NE
100	110	409230	1015	4222 7TH AVE NE
100	110	409230	1090	710 NE 42ND ST
100	110	409230	1105	716 NE 42ND ST
100	110	409230	1115	4215 8TH AVE NE
100	110	409230	1165	4231 8TH AVE NE
100	110	409230	1175	4237 8TH AVE NE
100	110	409230	1185	4239 8TH AVE NE
100	110	409230	1205	4253 8TH AVE NE
100	110	409230	1230	4259 8TH AVE NE
100	110	409230	1240	711 NE 43RD ST
100	110	409230	1250	4262 8TH AVE NE
100	110	409230	1270	4252 8TH AVE NE
100	110	409230	1290	4244 8TH AVE NE
100	110	409230	1310	4240 8TH AVE NE
100	110	409230	1320	4230 8TH AVE NE
100	110	409230	1335	4220 8TH AVE NE
100	110	409230	1400	812 NE 42ND ST
100	110	409230	1410	4205 9TH AVE NE
100	110	409230	1455	4225 9TH AVE NE
100	110	409230	1481	4233 9TH AVE NE
100	110	409230	1510	4249 9TH AVE NE
100	110	409230	1585	4046 8TH AVE NE
100	110	409230	1630	4016 8TH AVE NE
100	110	409230	1665	800 NE 40TH ST
100	110	409230	1755	4055 9TH AVE NE

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	110	409230	1795	701 NE 42ND ST
100	110	409230	1825	4048 7TH AVE NE
100	110	409230	1845	4040 7TH AVE NE
100	110	409230	1970	4039 8TH AVE NE
100	110	409230	2015	4055 8TH AVE NE
100	110	409230	2025	4059 8TH AVE NE
100	110	409230	2055	4053 7TH AVE NE
100	110	420740	0551	4218 PASADENA PL NE
100	110	420740	0566	4216 PASADENA PL NE
100	110	420740	0575	4212 PASADENA PL NE
100	110	420740	0585	650 NE 42ND ST
100	110	420740	1341	4006 PASADENA PL NE
100	110	420740	1355	650 NE 40TH ST
100	110	522630	0005	1420 NE 56TH ST
100	110	522630	0010	5607 15TH AVE NE
100	110	522630	0030	5625 15TH AVE NE
100	110	522630	0045	1415 NE RAVENNA BLVD
100	110	522630	0065	5644 UNIVERSITY WAY NE
100	110	522630	0100	5620 UNIVERSITY WAY NE
100	110	522630	0105	5616 UNIVERSITY WAY NE
100	110	522630	0110	5612 UNIVERSITY WAY NE
100	110	522630	0115	5608 UNIVERSITY WAY NE
100	110	522630	0120	5600 UNIVERSITY WAY NE
100	110	522630	0130	5637 UNIVERSITY WAY NE
100	110	522630	0165	1305 NE RAVENNA BLVD
100	110	533520	0040	4737 ROOSEVELT WAY NE
100	110	533520	0210	4730 9TH AVE NE

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	110	533520	0245	4744 9TH AVE NE
100	110	567650	0055	852 NE 57TH ST
100	110	674670	0110	4744 12TH AVE NE
100	110	674670	0115	No Situs Address
100	110	674670	0120	No Situs Address
100	110	674670	0125	No Situs Address
100	110	674670	0130	No Situs Address
100	110	674670	0955	4719 12TH AVE NE
100	110	674670	0960	4719 12TH AVE NE
100	110	674670	0995	4751 12TH AVE NE
100	110	674670	1005	No Situs Address
100	110	674670	1010	No Situs Address
100	110	674670	1045	4726 11TH AVE NE
100	110	674670	1055	4726 11TH AVE NE
100	110	674670	1065	47261 11TH AVE NE
100	110	674670	1067	4726 11TH AVE NE
100	110	674670	0055	4700 12TH AVE NE
100	110	674670	0235	5042 12TH AVE NE
100	110	674670	0245	1201 NE 52ND ST
100	110	674670	0280	5210 12TH AVE NE
100	110	674670	0295	5214 12TH AVE NE
100	110	674670	0655	5210 11TH AVE NE
100	110	674670	0790	5041 12TH AVE NE
100	110	674670	0835	5042 11TH AVE NE
100	110	674670	0840	5038 11TH AVE NE
100	110	674670	0850	5032 11TH AVE NE
100	110	674670	0855	5028 11TH AVE NE

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	110	674670	0880	5018 11TH AVE NE
100	110	674670	0890	5012 11TH AVE NE
100	110	674670	0970	4727 12TH AVE NE
100	110	674670	0975	4731 12TH AVE NE
100	110	674670	1020	4746 11TH AVE NE
100	110	674670	1070	4718 11TH AVE NE
100	110	674670	1100	4710 11TH AVE NE
100	110	674670	1320	4557 11TH AVE NE
100	110	674670	1565	4750 ROOSEVELT WAY NE
100	110	674670	1705	5029 11TH AVE NE
100	110	674670	1730	No Situs Address
100	110	674670	1740	5043 11TH AVE NE
100	110	674670	1745	5045 11TH AVE NE
100	110	674670	1895	5229 11TH AVE NE
100	110	674670	2120	5200 ROOSEVELT WAY NE
100	110	717120	0475	2800 NE 55TH ST
100	110	717270	0020	2341 NE 55TH ST
100	110	717270	0030	2300 NE 54TH ST
100	110	717270	0035	2333 NE 55TH ST
100	110	717270	0036	2337 NE 55TH ST
100	110	717270	0037	2321 NE 55TH ST
100	110	717370	0155	5038 20TH AVE NE
100	110	717480	0710	2314 NE 51ST ST
100	110	717480	0724	5112 RAVENNA AVE NE
100	110	717480	0055	2117 NE 52ND ST
100	110	717480	0070	5025 22ND AVE NE
100	110	717480	0090	5017 22ND AVE NE



2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	110	717480	0115	5319 24TH AVE NE
100	110	717480	0149	5106 24TH AVE NE
100	110	717480	0305	5208 21ST AVE NE
100	110	717480	0370	5243 22ND AVE NE
100	110	717480	0400	5231 22ND AVE NE
100	110	717480	0410	5223 22ND AVE NE
100	110	717480	0430	5219 22ND AVE NE
100	110	717480	0475	5226 22ND AVE NE
100	110	717480	0480	5236 22ND AVE NE
100	110	717480	0520	5301 RAVENNA AVE NE
100	110	717480	0525	5221 RAVENNA AVE NE
100	110	717480	0565	5000 22ND AVE NE
100	110	717480	0590	5020 22ND AVE NE
100	110	717480	0595	5026 22ND AVE NE
100	110	717480	0600	5032 22ND AVE NE
100	110	717480	0605	5036 22ND AVE NE
100	110	717480	0610	5040 22ND AVE NE
100	110	717480	0635	5101 RAVENNA AVE NE
100	110	717480	0655	5001 RAVENNA AVE NE
100	110	717480	0700	5100 RAVENNA AVE NE
100	110	717480	0734	5116 RAVENNA AVE NE
100	110	717480	0775	2257 NE 53RD ST
100	110	717480	0795	2269 NE 53RD ST
100	110	717480	0800	5129 24TH AVE NE
100	110	717480	0805	5127 24TH AVE NE
100	110	717480	0810	5123 24TH AVE NE
100	110	717480	0815	5121 24TH AVE NE

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	110	717480	0820	5115 24TH AVE NE
100	110	717480	0840	2318 NE 51ST ST
100	110	717480	0860	5316 RAVENNA AVE NE
100	110	717480	0864	5313 RAVENNA PL NE
100	110	717480	0880	5325 RAVENNA PL NE
100	110	717480	0890	5307 RAVENNA PL NE
100	110	717480	0897	2260 NE 53RD ST
100	110	861580	0020	5520 15TH AVE NE
100	110	861580	0025	No Situs Address
100	110	861580	0005	5502 15TH AVE NE
100	110	861580	0010	5512 15TH AVE NE
100	110	861580	0080	5616 15TH AVE NE
100	110	861580	0225	1602 NE RAVENNA BLVD
100	110	861580	0620	5703 18TH AVE NE
100	110	861580	0725	5609 20TH AVE NE
100	110	871460	0005	5505 15TH AVE NE
100	110	871460	0015	5515 15TH AVE NE
100	110	871460	0025	5519 15TH AVE NE
100	110	871460	0030	5521 15TH AVE NE
100	110	871460	0050	1403 NE 56TH ST
100	110	871460	0120	5525 UNIVERSITY WAY NE
100	110	871460	0195	1211 NE 56TH ST
100	110	209770	0076	8TH AVE NE
100	110	881240	0200	No Situs Address
100	110	881240	0210	8TH AVE NE
100	110	881240	0220	4545 8TH AVE NE
100	110	881240	0230	8TH AVE NE

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	110	881240	0240	4523 8TH AVE NE
100	110	881240	0245	No Situs Address
100	110	881240	0295	4566 7TH AVE NE
100	110	881240	0300	4554 7TH AVE NE
100	110	881240	0135	4514 8TH AVE NE
100	110	881240	0260	4511 8TH AVE NE
100	110	881240	0305	4550 7TH AVE NE
100	110	881240	0315	4544 7TH AVE NE
100	110	881480	0000	5019 ROOSEVELT WAY NE
100	110	881640	0655	5240 UNIVERSITY WAY NE
100	110	881640	0670	5240 UNIVERSITY WAY NE
100	110	881640	0675	5240 UNIVERSITY WAY NE
100	110	881640	0820	5216 BROOKLYN AVE NE
100	110	881640	0825	No Situs Address
100	110	881640	0005	4555 15TH AVE NE
100	110	881640	0250	4725 15TH AVE NE
100	110	881640	0275	4701 15TH AVE NE
100	110	881640	0350	4750 UNIVERSITY WAY NE
100	110	881640	0365	1415 NE 52ND ST
100	110	881640	0375	5043 15TH AVE NE
100	110	881640	0380	5035 15TH AVE NE
100	110	881640	0390	5027 15TH AVE NE
100	110	881640	0400	5017 15TH AVE NE
100	110	881640	0420	5003 15TH AVE NE
100	110	881640	0495	1417 NE 55TH ST
100	110	881640	0500	5263 15TH AVE NE
100	110	881640	0510	5255 15TH AVE NE

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	110	881640	0515	5253 15TH AVE NE
100	110	881640	0520	5247 15TH AVE NE
100	110	881640	0530	5241 15TH AVE NE
100	110	881640	0550	5233 15TH AVE NE
100	110	881640	0565	5215 15TH AVE NE
100	110	881640	0575	5209 15TH AVE NE
100	110	881640	0580	5203 15TH AVE NE
100	110	881640	0595	5200 UNIVERSITY WAY NE
100	110	881640	0630	5222 UNIVERSITY WAY NE
100	110	881640	0631	5218 UNIVERSITY WAY NE
100	110	881640	0645	5234 UNIVERSITY WAY NE
100	110	881640	0685	5260 UNIVERSITY WAY NE
100	110	881640	0695	5270 UNIVERSITY WAY NE
100	110	881640	0710	5263 UNIVERSITY WAY NE
100	110	881640	0750	5233 UNIVERSITY WAY NE
100	110	881640	0765	5217 UNIVERSITY WAY NE
100	110	881640	0860	5246 BROOKLYN AVE NE
100	110	881640	0870	5254 BROOKLYN AVE NE
100	110	881640	1065	4557 UNIVERSITY WAY NE
100	110	881640	1180	4522 BROOKLYN AVE NE
100	110	881740	0130	5043 BROOKLYN AVE NE
100	110	881740	0135	5043 BROOKLYN AVE NE
100	110	881740	0020	4541 BROOKLYN AVE NE
100	110	881740	0090	4737 BROOKLYN AVE NE
100	110	881740	0115	4713 BROOKLYN AVE NE
100	110	881740	0120	4707 BROOKLYN AVE NE
100	110	881740	0140	5037 BROOKLYN AVE NE

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	110	881740	0145	5033 BROOKLYN AVE NE
100	110	881740	0155	5027 BROOKLYN AVE NE
100	110	881740	0165	5021 BROOKLYN AVE NE
100	110	881740	0170	5011 BROOKLYN AVE NE
100	110	881740	0180	5001 BROOKLYN AVE NE
100	110	881740	0225	5233 BROOKLYN AVE NE
100	110	881740	0230	5227 BROOKLYN AVE NE
100	110	881740	0235	5219 BROOKLYN AVE NE
100	110	882390	0044	5232 19TH AVE NE
100	110	882390	0050	5230 19TH AVE NE
100	110	882390	0190	5204 18TH AVE NE
100	110	882390	0530	5235 17TH AVE NE
100	110	882390	0785	5204 15TH AVE NE
100	110	882390	0800	5212 15TH AVE NE
100	110	882390	0820	5228 15TH AVE NE
100	110	882390	0835	5240 15TH AVE NE
100	110	882390	0855	5260 15TH AVE NE
100	110	882390	0950	5006 15TH AVE NE
100	110	882390	0960	5014 15TH AVE NE
100	110	882390	0970	5020 15TH AVE NE
100	110	882390	0980	5030 15TH AVE NE
100	110	882390	0995	5042 15TH AVE NE
100	110	882390	1605	4721 19TH AVE NE
100	110	882390	1675	4732 18TH AVE NE
100	110	882390	1715	4757 18TH AVE NE
100	110	882390	1910	4733 17TH AVE NE
100	110	882390	1970	1600 NE 47TH ST

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	110	882390	2045	1519 NE 50TH ST
100	110	882390	2055	4747 16TH AVE NE
100	110	882390	2160	No Situs Address
100	110	882390	2435	4504 16TH AVE NE
100	110	882390	2490	4550 16TH AVE NE
100	110	882390	2575	4519 18TH AVE NE
100	110	882390	2850	4546 19TH AVE NE
100	110	882390	2855	4542 19TH AVE NE
100	110	919120	0255	5511 25TH AVE NE
100	110	919120	1425	5510 25TH AVE NE
100	110	919120	1475	5501 26TH AVE NE
100	115	007200	0090	4111 STONE WAY N
100	115	007200	0095	No Situs Address
100	115	007200	0100	No Situs Address
100	115	007200	0105	4106 STONE WAY N
100	115	182504	9095	No Situs Address
100	115	007200	0075	4105 STONE WAY N
100	115	030700	0000	4710 AURORA AVE N
100	115	035400	0200	3424 MERIDIAN AVE N
100	115	035400	0201	3424 MERIDIAN AVE N
100	115	035400	0205	3424 MERIDIAN AVE N
100	115	035400	0210	3426 MERIDIAN AVE N
100	115	035400	0220	2101 N 35TH ST
100	115	051000	0785	4522 MERIDIAN AVE N
100	115	051000	1615	2500 N 45TH ST
100	115	051000	2195	4423 CORLISS AVE N
100	115	051000	2215	4411 CORLISS AVE N

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	115	051000	2225	4405 CORLISS AVE N
100	115	051000	2400	4417 BAGLEY AVE N
100	115	182504	9006	4301 STONE WAY N
100	115	182504	9129	No Situs Address
100	115	782120	0860	No Situs Address
100	115	182504	9039	3815 WOODLAND PARK AVE N
100	115	182504	9040	3813 WOODLAND PARK AVE N
100	115	182504	9044	3625 WOODLAND PARK AVE N
100	115	182504	9045	3635 WOODLAND PARK AVE N
100	115	182504	9046	3635 WOODLAND PARK AVE N
100	115	182504	9047	3635 WOODLAND PARK AVE N
100	115	182504	9048	3635 WOODLAND PARK AVE N
100	115	182504	9049	3635 WOODLAND PARK AVE N
100	115	182504	9008	4300 WOODLAND PARK AVE N
100	115	182504	9012	4210 WOODLAND PARK AVE N
100	115	182504	9051	3623 WOODLAND PARK AVE N
100	115	182504	9052	3617 WOODLAND PARK AVE N
100	115	182504	9125	1058 N 36TH ST
100	115	189000	0145	308 NE 45TH ST
100	115	193130	0065	4104 WHITMAN AVE N
100	115	193130	0080	4110 WHITMAN AVE N
100	115	193130	0100	1005 N 42ND ST
100	115	193130	0135	4037 WOODLAND PARK AVE N
100	115	193130	0270	3927 WOODLAND PARK AVE N
100	115	193130	0285	3915 WOODLAND PARK AVE N
100	115	193130	0290	3911 WOODLAND PARK AVE N
100	115	193130	0325	3918 WHITMAN AVE N

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	115	193130	0335	3922 WHITMAN AVE N
100	115	193130	0340	3924 WHITMAN AVE N
100	115	193130	0345	3938 WHITMAN AVE N
100	115	193130	0360	3931 WHITMAN AVE N
100	115	193130	0380	3925 WHITMAN AVE N
100	115	193130	0390	3921 WHITMAN AVE N
100	115	193130	0400	3911 WHITMAN AVE N
100	115	193130	0540	4017 WHITMAN AVE N
100	115	193130	0555	4011 WHITMAN AVE N
100	115	193130	0570	914 N 40TH ST
100	115	193130	0645	951 N 42ND ST
100	115	193130	0655	4123 WHITMAN AVE N
100	115	197220	1675	909 N 39TH ST
100	115	197220	1725	3800 AURORA AVE N
100	115	197220	1785	3645 WHITMAN AVE N
100	115	197220	1860	3839 WHITMAN AVE N
100	115	197220	1885	3825 WHITMAN AVE N
100	115	197220	1920	3809 WINSLOW PL N
100	115	197220	1950	3828 WHITMAN AVE N
100	115	197220	2000	3800 BRIDGE WAY N
100	115	197220	2006	3660 WHITMAN AVE N
100	115	197220	2040	3640 WHITMAN AVE N
100	115	197220	2085	3612 WHITMAN AVE N
100	115	197220	2170	3625 ALBION PL N
100	115	197220	2225	3837 WOODLAND PARK AVE N
100	115	197220	2230	3831 WOODLAND PARK AVE N
100	115	197220	2245	3825 BRIDGE WAY N

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	115	197220	2290	3510 TROLL AVE N
100	115	197220	2400	906 N 35TH ST
100	115	197220	2476	3501 ALBION PL N
100	115	197220	2521	925 N 35TH ST
100	115	197220	2600	920 N 34TH ST
100	115	226150	0115	3644 WOODLAND PARK AVE N
100	115	226150	0125	3636 WOODLAND PARK AVE N
100	115	226150	0130	3632 WOODLAND PARK AVE N
100	115	226150	0135	3626 WOODLAND PARK AVE N
100	115	226150	0140	3622 WOODLAND PARK AVE N
100	115	226150	0145	3618 WOODLAND PARK AVE N
100	115	226150	0150	3606 WOODLAND PARK AVE N
100	115	226450	0015	3831 CARR PL N
100	115	226450	0100	3636 ASHWORTH AVE N
100	115	226450	0315	3664 ASHWORTH AVE N
100	115	226450	0405	3514 ASHWORTH AVE N
100	115	226450	0790	1403 N 36TH ST
100	115	226450	0920	3606 INTERLAKE AVE N
100	115	226450	0980	3652 INTERLAKE AVE N
100	115	226450	1035	1322 N 36TH ST
100	115	226500	0270	4114 INTERLAKE AVE N
100	115	230640	0020	4216 WOODLAND PARK AVE N
100	115	230640	0085	4213 STONE WAY N
100	115	251350	0030	1307 N 43RD ST
100	115	251350	0035	1307 N 43RD ST
100	115	251350	0041	1307 N 43RD ST
100	115	268390	0000	1800 N 35TH ST

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	115	270860	0000	3426 WALLINGFORD AVE N
100	115	313120	0245	4307 2ND AVE NE
100	115	313120	0880	4238 THACKERAY PL NE
100	115	313120	1470	4200 LATONA AVE NE
100	115	313120	1910	4427 5TH AVE NE
100	115	397540	0025	4025 MIDVALE AVE N
100	115	397540	0080	4010 WOODLAND PARK AVE N
100	115	397540	0100	4026 WOODLAND PARK AVE N
100	115	397540	0115	4040 WOODLAND PARK AVE N
100	115	397540	0255	3932 WOODLAND PARK AVE N
100	115	397540	0320	3901 STONE WAY N
100	115	397540	0385	4035 STONE WAY N
100	115	397540	0400	4025 STONE WAY N
100	115	397540	0485	1305 N 41ST ST
100	115	397540	0490	4038 STONE WAY N
100	115	397540	0495	4032 STONE WAY N
100	115	408330	0205	No Situs Address
100	115	408330	0210	4417 WALLINGFORD AVE N
100	115	408330	6660	3421 BURKE AVE N
100	115	408330	6670	3400 WALLINGFORD AVE N
100	115	408330	6695	3422 WALLINGFORD AVE N
100	115	408330	7105	3325 BURKE AVE N
100	115	408330	7155	No Situs Address
100	115	408330	7160	3320 WALLINGFORD AVE N
100	115	408330	0055	1916 N 44TH ST
100	115	408330	0235	4402 DENSMORE AVE N
100	115	408330	1770	4120 BURKE AVE N

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	115	408330	2095	1808 N 40TH ST
100	115	408330	2399	3939 WALLINGFORD AVE N
100	115	408330	2459	3907 WALLINGFORD AVE N
100	115	408330	2680	3932 WALLINGFORD AVE N
100	115	408330	2685	3940 WALLINGFORD AVE N
100	115	408330	3770	3801 WALLINGFORD AVE N
100	115	408330	3905	3816 WOODLAWN AVE N
100	115	408330	5155	2113 N 37TH ST
100	115	408330	5300	3638 MERIDIAN AVE N
100	115	408330	5370	1920 N 36TH ST
100	115	408330	5420	3620 BURKE AVE N
100	115	408330	5555	3610 WALLINGFORD AVE N
100	115	408330	5590	3626 WALLINGFORD AVE N
100	115	408330	5595	3630 WALLINGFORD AVE N
100	115	408330	5625	3643 WALLINGFORD AVE N
100	115	408330	6215	3509 WALLINGFORD AVE N
100	115	408330	6370	3508 WALLINGFORD AVE N
100	115	408330	6395	3530 WALLINGFORD AVE N
100	115	408330	6645	3435 BURKE AVE N
100	115	408330	6715	1717 N 35TH ST
100	115	408330	6725	3419 WALLINGFORD AVE N
100	115	408380	1705	1701 N 48TH ST
100	115	408380	2010	1621 N 47TH ST
100	115	408380	2265	1706 N 46TH ST
100	115	408380	2695	1911 N 46TH ST
100	115	408380	2715	1903 N 46TH ST
100	115	408380	2805	4515 BURKE AVE N

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	115	408380	3110	1609 N 46TH ST
100	115	408380	3125	1603 N 46TH ST
100	115	420690	0650	3915 2ND AVE NE
100	115	420690	0660	3915 2ND AVE NE
100	115	420690	0545	3945 1ST AVE NE
100	115	420690	0550	3941 1ST AVE NE
100	115	420690	0560	3933 1ST AVE NE
100	115	420690	0570	3927 1ST AVE NE
100	115	420690	0580	3913 1ST AVE NE
100	115	420690	0590	3909 1ST AVE NE
100	115	420690	0675	3901 2ND AVE NE
100	115	420690	0690	3906 1ST AVE NE
100	115	420690	0840	3914 2ND AVE NE
100	115	420690	0845	201 NE 40TH ST
100	115	420690	0860	3911 4TH AVE NE
100	115	420690	0885	3900 LATONA AVE NE
100	115	420690	0895	3910 LATONA AVE NE
100	115	420690	0905	301 NE 40TH ST
100	115	420690	0915	401 NE 40TH ST
100	115	420690	0965	4050 5TH AVE NE
100	115	420690	0970	4046 5TH AVE NE
100	115	420690	1080	315 NE 42ND ST
100	115	420690	1430	4048 2ND AVE NE
100	115	420690	1445	4060 2ND AVE NE
100	115	569450	0150	4267 WOODLAND PARK AVE N
100	115	569450	0170	4259 WOODLAND PARK AVE N
100	115	569450	0250	4250 WHITMAN AVE N

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	115	569450	0365	4266 WINSLOW PL N
100	115	569450	0415	963 N MOTOR PL
100	115	569450	0440	4215 WHITMAN AVE N
100	115	569450	0460	4205 WHITMAN AVE N
100	115	569450	0515	4212 WINSLOW PL N
100	115	569450	0625	4250 AURORA AVE N
100	115	569450	0680	4300 AURORA AVE N
100	115	569450	0890	951 N 45TH ST
100	115	569450	0920	4450 WINSLOW PL N
100	115	569450	0940	961 N ALLEN PL
100	115	569450	0960	4315 WHITMAN AVE N
100	115	569450	0990	4301 WHITMAN AVE N
100	115	569450	1005	4326 WINSLOW PL N
100	115	569450	1025	4318 WINSLOW PL N
100	115	569450	1035	4314 WINSLOW PL N
100	115	569450	1075	4411 WOODLAND PARK AVE N
100	115	569450	1115	4307 WOODLAND PARK AVE N
100	115	569450	1125	4301 WOODLAND PARK AVE N
100	115	569450	1135	4326 WHITMAN AVE N
100	115	569450	1180	1006 N 43RD ST
100	115	569450	1325	4456 WHITMAN AVE N
100	115	686520	0170	1212 N 49TH ST
100	115	686520	0320	1311 N 49TH ST
100	115	686520	0380	4814 INTERLAKE AVE N
100	115	686520	0390	4808 INTERLAKE AVE N
100	115	686520	0576	4700 MIDVALE AVE N
100	115	686520	0650	4611 STONE AVE N

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	115	686520	0730	4612 STONE WAY N
100	115	686520	0805	1400 N 46TH ST
100	115	686520	0955	1220 N 45TH ST
100	115	686520	1000	4501 MIDVALE AVE N
100	115	772110	0005	1240 N MIDVALE PL
100	115	782120	0255	1205 N 45TH ST
100	115	782120	0275	1205 N 45TH ST
100	115	782120	0935	4312 WOODLAND PARK AVE N
100	115	782120	0955	4312 WOODLAND PARK AVE N
100	115	782120	0045	1401 N 45TH ST
100	115	782120	0135	4455 INTERLAKE AVE N
100	115	782120	0340	4453 STONE WAY N
100	115	782120	0365	4460 WOODLAND PARK AVE N
100	115	782120	0395	4451 MIDVALE AVE N
100	115	782120	0915	1201 N 44TH ST
100	115	783480	0010	2511 N 50TH ST
100	115	785400	0000	4460 WINSLOW PL N
100	115	802985	0000	3920 STONE WAY N
100	115	803270	0191	3651 INTERLAKE AVE N
100	115	803370	0215	3636 STONE WAY N
100	115	803270	0025	3832 ASHWORTH AVE N
100	115	803270	0125	3830 INTERLAKE AVE N
100	115	803270	0131	3842 INTERLAKE AVE N
100	115	803270	0190	3657 INTERLAKE AVE N
100	115	226150	0045	No Situs Address
100	115	226150	0055	3822 WOODLAND PARK AVE N
100	115	226150	0060	3812 WOODLAND PARK AVE N

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	115	226150	0065	3816 WOODLAND PARK AVE N
100	115	226150	0086	1106 N 38TH ST
100	115	803370	0065	No Situs Address
100	115	803370	0070	3823 STONE WAY N
100	115	803370	0075	No Situs Address
100	115	803370	0080	3815 STONE WAY N
100	115	803370	0085	3801 STONE WAY N
100	115	803370	0125	3627 STONE WAY N
100	115	803370	0130	3627 STONE WAY N
100	115	803370	0140	3627 STONE WAY N
100	115	803370	0040	1308 N 38TH ST
100	115	803370	0100	3665 STONE WAY N
100	115	869030	0040	4218 STONE WAY N
100	115	869030	0045	4218 STONE AVE N
100	115	869030	0055	4214 STONE AVE N
100	115	917860	0705	3936 BAGLEY AVE N
100	115	917860	0710	3937 CORLISS AVE N
100	115	917860	1635	3832 EASTERN AVE N
100	115	952110	1155	4902 AURORA AVE N
100	115	952110	1195	4902 AURORA AVE N
100	115	952110	1196	No Situs Address
100	115	952110	1395	4905 WOODLAND PARK AVE N
100	115	952110	1405	4911 WOODLAND PARK AVE N
100	115	952110	1410	1021 N 50TH ST
100	115	952110	1425	1003 N 50TH ST
100	115	952110	1620	4500 WHITMAN AVE N
100	115	952110	1630	1010 N 45TH ST

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	115	952110	1635	1016 N 45TH ST
100	115	952110	1641	4503 WOODLAND PARK AVE N
100	200	079500	1696	145 S 107TH ST
100	200	079500	1810	10716 2ND AVE S
100	200	079500	1845	10725 MYERS WAY S
100	200	079600	0070	11410 1ST AVE S
100	200	079600	0105	11436 1ST AVE S
100	200	079600	0110	11442 1ST AVE S
100	200	079600	0115	11446 1ST AVE S
100	200	211270	0320	7701 13TH AVE SW
100	200	211270	0720	1213 SW HOLDEN ST
100	200	211270	0800	1212 SW HOLDEN ST
100	200	211470	0080	7792 HIGHLAND PARK WAY SW
100	200	211470	0295	900 SW HOLDEN ST
100	200	211470	0345	938 SW HOLDEN ST
100	200	211470	0410	907 SW HOLDEN ST
100	200	211470	0415	909 SW HOLDEN ST
100	200	211470	0425	917 SW HOLDEN ST
100	200	211470	0430	921 SW HOLDEN ST
100	200	211470	0435	925 SW HOLDEN ST
100	200	211470	0445	931 SW HOLDEN ST
100	200	211470	0930	7700 12TH AVE SW
100	200	289580	0110	9932 10TH AVE SW
100	200	289580	0120	905 SW 99TH ST
100	200	289580	0130	9925 9TH AVE SW
100	200	289580	0140	906 SW 100TH ST
100	200	289580	0150	9938 8TH AVE SW



2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	200	289580	0160	No Situs Address
100	200	289580	0180	9825 7TH AVE SW
100	200	289580	0210	9804 9TH AVE SW
100	200	289580	0220	9702 9TH AVE SW
100	200	289580	0230	9709 8TH AVE SW
100	200	289580	0240	9807 8TH AVE SW
100	200	289580	0250	9837 9TH AVE SW
100	200	289580	0260	9821 9TH AVE SW
100	200	289580	0270	9733 9TH AVE SW
100	200	289580	0280	9717 9TH AVE SW
100	200	289580	0290	9739 9TH PL SW
100	200	289580	0300	9707 9TH PL SW
100	200	289580	0310	No Situs Address
100	200	289580	0350	710 SW 97TH ST
100	200	289580	0360	9633 8TH AVE SW
100	200	289580	0830	No Situs Address
100	200	289580	0970	No Situs Address
100	200	289581	0010	No Situs Address
100	200	289581	0020	No Situs Address
100	200	289581	0040	No Situs Address
100	200	289581	0050	No Situs Address
100	200	289581	0060	No Situs Address
100	200	289581	0070	No Situs Address
100	200	289581	0080	No Situs Address
100	200	289582	0010	No Situs Address
100	200	289582	0020	No Situs Address
100	200	289582	0120	No Situs Address

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	200	289582	0130	No Situs Address
100	200	289582	0140	No Situs Address
100	200	289582	0150	No Situs Address
100	200	289582	0170	No Situs Address
100	200	302404	9024	600 SW KENYON ST
100	200	312404	9205	9220 2ND AVE SW
100	200	312404	9216	9200 2ND AVE SW
100	200	645330	0035	9480 OLSON PL SW
100	200	645330	0036	250 SW ROXBURY ST
100	200	711300	0015	8808 9TH AVE SW
100	200	711300	0025	8816 9TH AVE SW
100	200	711300	0075	809 SW TRENTON ST
100	200	775050	0005	8830 9TH AVE SW
100	200	775050	0010	8836 9TH AVE SW
100	200	775050	0200	8801 9TH AVE SW
100	200	775050	0305	9049 9TH AVE SW
100	200	775050	0325	9031 9TH AVE SW
100	200	775050	0350	9015 9TH AVE SW
100	200	775050	0410	9032 9TH AVE SW
100	200	775050	0415	9038 9TH AVE SW
100	200	775050	0445	9043 HENDERSON PL SW
100	200	775050	0506	9007 8TH AVE SW
100	200	775050	0507	9001 8TH AVE SW
100	200	797260	3455	800 SW TRENTON ST
100	200	797260	3460	800 SW TRENTON ST
100	200	797260	0575	7931 9TH AVE SW
100	200	797260	4750	9448 5TH AVE SW

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	200	797260	4755	9454 5TH AVE SW
100	200	797260	4760	9446 5TH AVE SW
100	245	008400	0050	12918 1ST AVE SW
100	245	008400	0400	13035 1ST AVE S
100	245	019235	0000	14421 8TH AVE SW
100	245	072304	9213	11923 1ST AVE S
100	245	072304	9223	12015 1ST AVE S
100	245	072304	9225	12037 1ST AVE S
100	245	072304	9226	12021 1ST AVE S
100	245	072304	9237	11904 1ST AVE SW
100	245	072304	9318	11817 1ST AVE S
100	245	072304	9378	2 SW 119TH ST
100	245	072304	9406	11635 1ST AVE S
100	245	072304	9457	11603 1ST AVE S
100	245	072304	9549	11623 1ST AVE S
100	245	072304	9569	11914 1ST AVE SW
100	245	072304	9570	11924 1ST AVE SW
100	245	072304	9588	135 SW 116TH ST
100	245	079600	0305	11648 1ST AVE S
100	245	079600	0310	11654 1ST AVE S
100	245	079600	0315	11802 1ST AVE S
100	245	079600	0320	11804 1ST AVE S
100	245	079600	0335	11822 1ST AVE S
100	245	093600	0043	16323 1ST AVE S
100	245	121800	0060	15609 8TH AVE SW
100	245	121800	0070	15621 8TH AVE SW
100	245	121800	0083	15635 8TH AVE SW

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	245	121800	0085	15643 8TH AVE SW
100	245	121900	0003	617 SW 156TH ST
100	245	121900	0015	455 SW 156TH ST
100	245	121900	0031	445 SW 156TH ST
100	245	121900	0040	439 SW 156TH ST
100	245	121900	0041	432 AMBAUM BLVD SW
100	245	121900	0052	423 SW 156TH ST
100	245	121900	0060	707 SW 156TH ST
100	245	121900	0073	15620 8TH AVE SW
100	245	121900	0074	15618 8TH AVE SW
100	245	121900	0104	15638 8TH AVE SW
100	245	121900	0145	605 AMBAUM BLVD SW
100	245	121900	0540	421 AMBAUM BLVD SW
100	245	121900	0545	411 SW AMBAUM BLVD
100	245	122000	0050	15222 10TH AVE SW
100	245	122000	0065	15238 10TH AVE SW
100	245	122000	0075	15250 10TH AVE SW
100	245	122000	0115	15227 9TH AVE SW
100	245	122000	0120	15221 9TH AVE SW
100	245	122000	0225	840 SW 154TH ST
100	245	122000	0280	15404 10TH AVE SW
100	245	122000	0285	15410 10TH AVE SW
100	245	122000	0325	15444 10TH AVE SW
100	245	122000	0358	No Situs Address
100	245	122000	0360	15435 9TH AVE SW
100	245	122000	0380	15409 9TH AVE SW
100	245	122000	0385	15403 9TH AVE SW

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	245	122000	0390	821 SW 154TH ST
100	245	122000	0410	15420 9TH AVE SW
100	245	122000	0417	15424 9TH AVE SW
100	245	122000	0445	800 SW 156TH ST
100	245	122000	0475	15425 8TH AVE SW
100	245	122000	0550	15524 8TH AVE SW
100	245	122000	0845	15325 6TH AVE SW
100	245	122000	0945	420 SW 154TH ST
100	245	122000	0955	430 SW 154TH ST
100	245	122000	1025	15425 6TH AVE SW
100	245	122000	1035	620 SW 155TH ST
100	245	122000	1055	455 SW 154TH ST
100	245	122000	1065	443 SW 154TH ST
100	245	122000	1075	435 SW 154TH ST
100	245	122000	1080	427 SW 154TH ST
100	245	122000	1083	419 SW 154TH ST
100	245	122000	1085	415 SW 154TH ST
100	245	122000	1090	15411 4TH AVE SW
100	245	122000	1095	15411 4TH AVE SW
100	245	122000	1110	416 SW 155TH ST
100	245	122000	1120	426 SW 155TH ST
100	245	122000	1125	432 SW 155TH ST
100	245	122000	1130	440 SW 155TH ST
100	245	122000	1135	444 SW 155TH ST
100	245	122000	1150	625 SW 155TH ST
100	245	122000	1160	615 SW 155TH ST
100	245	122000	1185	618 SW 156TH ST

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	245	122000	1195	15510 6TH AVE SW
100	245	122000	1205	447 SW 155TH ST
100	245	122000	1215	435 SW 155TH ST
100	245	122000	1220	429 SW 155TH ST
100	245	122000	1221	423 SW 155TH ST
100	245	122000	1225	417 SW 155TH ST
100	245	122000	1250	409 SW 155TH ST
100	245	122000	1255	401 SW 155TH ST
100	245	122000	1260	15525 4TH AVE SW
100	245	122100	0371	210 SW 154TH ST
100	245	122100	0385	222 SW 154TH ST
100	245	122100	0430	255 SW 154TH ST
100	245	122100	0480	210 SW 155TH ST
100	245	122100	0505	308 SW 155TH ST
100	245	122100	0595	126 SW 155TH ST
100	245	122100	0635	145 SW 155TH ST
100	245	122100	0660	15505 1ST AVE S
100	245	122100	0700	122 SW 156TH ST
100	245	122100	0715	150 SW 156TH ST
100	245	122100	0770	15502 4TH PL SW
100	245	122100	0875	138 SW 157TH ST
100	245	122200	0007	255 SW 156TH ST
100	245	122200	0031	SW 156TH ST
100	245	122200	0052	15828 4TH AVE SW
100	245	122200	0053	320 SW 160TH ST
100	245	122200	0054	15830 4TH AVE SW
100	245	144680	0305	12446 1ST AVE S

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	245	144680	0310	12452 1ST AVE S
100	245	159900	0000	11801 AMBAUM BLVD SW
100	245	172304	9607	149 S 140TH ST
100	245	176060	0263	158 S 152ND ST
100	245	176060	0264	154 S 152ND ST
100	245	176060	0267	220 S 152ND ST
100	245	176060	0295	400 S 152ND ST
100	245	176060	0314	446 S 152ND ST
100	245	176060	0333	608 S 152ND ST
100	245	176060	0335	630 S 152ND ST
100	245	176060	0345	15043 8TH AVE S
100	245	176060	0348	648 S 152ND ST
100	245	176060	0350	15035 8TH AVE S
100	245	182304	9032	13225 AMBAUM BLVD SW
100	245	182304	9033	13213 AMBAUM BLVD SW
100	245	182304	9034	13064 12TH AVE SW
100	245	182304	9066	13040 12TH AVE SW
100	245	182304	9072	13050 12TH AVE SW
100	245	182304	9119	13232 AMBAUM BLVD SW
100	245	182304	9135	13218 AMBAUM BLVD SW
100	245	182304	9137	14001 AMBAUM BLVD SW
100	245	182304	9138	No Situs Address
100	245	182304	9142	13244 12TH AVE SW
100	245	182304	9146	13204 12TH AVE SW
100	245	182304	9210	13250 12TH AVE SW
100	245	182304	9273	13049 AMBAUM BLVD SW
100	245	189940	0085	1033 SW 148TH ST

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	245	189940	0130	1008 SW 149TH ST
100	245	189940	0160	1015 SW 149TH ST
100	245	189940	0165	1011 SW 149TH ST
100	245	189940	0175	1002 SW 150TH ST
100	245	189940	0180	1008 SW 150TH ST
100	245	189940	0245	809 SW 149TH ST
100	245	189940	0290	No Situs Address
100	245	189940	0390	15015 10TH AVE SW
100	245	189940	0400	1016 SW 151ST ST
100	245	190000	0010	1117 SW 148TH ST
100	245	190000	0014	1111 SW 148TH ST
100	245	190000	0135	1050 SW 151ST ST
100	245	190000	0180	1033 SW 151ST ST
100	245	190000	0200	1050 SW 152ND ST
100	245	192304	9004	500 SW 148TH ST
100	245	192304	9110	15255 10TH AVE SW
100	245	192304	9122	1017 SW 154TH ST
100	245	192304	9230	15455 10TH AVE SW
100	245	192304	9237	15435 10TH AVE SW
100	245	192304	9239	1024 SW 154TH ST
100	245	192304	9240	1014 SW 154TH ST
100	245	192304	9253	15405 10TH AVE SW
100	245	192304	9283	14405 8TH AVE SW
100	245	192304	9301	631 SW 150TH ST
100	245	192304	9317	14429 8TH AVE SW
100	245	192304	9318	8TH AVE SW
100	245	192304	9319	1020 SW 156TH ST

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	245	192304	9334	8TH AVE SW
100	245	192304	9359	15045 5TH AVE SW
100	245	202304	9018	15405 DES MOINES MEMORIAL DR S
100	245	202304	9022	15405 DES MOINES MEMORIAL DR S
100	245	202304	9023	15421 DES MOINES MEMORIAL DR
100	245	202304	9028	15621 4TH AVE S
100	245	202304	9033	455 S 156TH ST
100	245	202304	9101	15500 2ND AVE S
100	245	202304	9113	219 S 156TH ST
100	245	202304	9128	400 S 160TH ST
100	245	202304	9197	143 S 152ND ST
100	245	202304	9228	232 S 156TH ST
100	245	202304	9231	258 S 156TH ST
100	245	202304	9232	15550 2ND AVE S
100	245	202304	9254	15900 S 160TH ST
100	245	202304	9268	515 S 152ND ST
100	245	202304	9374	601 S 152ND ST
100	245	202304	9397	222 S 156TH ST
100	245	202304	9463	15904 4TH AVE S
100	245	202304	9473	230 S 156TH ST
100	245	202304	9487	15800 4TH AVE S
100	245	202304	9493	15510 2ND AVE S
100	245	202304	9494	259 S 156TH ST
100	245	202304	9520	15520 2ND AVE S
100	245	202304	9524	15801 4TH AVE S
100	245	292304	9055	250 S 162ND ST
100	245	292304	9094	S 160TH ST

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	245	292304	9099	17424 AMBAUM BLVD S
100	245	292304	9174	16449 AMBAUM BLVD S
100	245	292304	9194	153 S 160TH ST
100	245	292304	9453	153 S 160TH ST
100	245	292304	9463	No Situs Address
100	245	292304	9479	121 S 174TH ST
100	245	296680	0145	15237 21ST AVE SW
100	245	297080	0230	1020 SW 146TH ST
100	245	297080	0235	1024 SW 146TH ST
100	245	297080	0279	14416 11TH AVE SW
100	245	297080	0280	14410 11TH AVE SW
100	245	302304	9365	149 SW 160TH ST
100	245	302304	9366	151 SW 160TH ST
100	245	302304	9371	159 SW 160TH ST
100	245	312304	9005	160 SW NORMANDY RD
100	245	312304	9010	18225 1ST AVE S
100	245	312304	9011	18243 1ST AVE S
100	245	312304	9060	18265 1ST AVE S
100	245	312304	9073	133 SW NORMANDY RD
100	245	312304	9089	18207 1ST AVE S
100	245	312304	9103	130 SW 184TH ST
100	245	312304	9234	18225 1ST AVE S
100	245	319200	0035	1000 SW 130TH ST
100	245	320720	0050	620 SW 149TH ST
100	245	320720	0055	630 SW 149TH ST
100	245	322304	9267	327 S 177TH PL
100	245	322304	9311	231 S 177TH PL

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	245	374460	0170	1038 SW 122ND ST
100	245	374460	0326	12201 AMBAUM BLVD SW
100	245	374460	0333	12300 AMBAUM BLVD SW
100	245	374460	0334	1055 SW 122ND ST
100	245	374460	0340	1045 SW 122ND ST
100	245	374460	0413	12313 11TH PL SW
100	245	374460	0414	12313 MADRONA DR
100	245	374460	0415	12313 MADRONA DR
100	245	374460	0417	SW 124TH ST
100	245	374460	0447	1224 SW 124TH ST
100	245	374460	0448	1214 SW 124TH ST
100	245	374460	0451	12311 AMBAUM BLVD SW
100	245	374460	0555	1219 SW 124TH ST
100	245	374460	0560	12415 AMBAUM BLVD SW
100	245	374460	0565	1205 SW 124TH ST
100	245	374460	0580	12404 AMBAUM BLVD SW
100	245	374460	0581	12414 AMBAUM BLVD SW
100	245	374460	0668	12448 AMBAUM BLVD SW
100	245	374460	0680	1120 SW 126TH ST
100	245	374460	0690	1020 SW 126TH ST
100	245	374460	0728	12445 AMBAUM BLVD SW
100	245	374460	0796	1229 SW 126TH ST
100	245	374460	0801	1219 SW 126TH ST
100	245	374460	0825	12614 AMBAUM BLVD SW
100	245	374460	0835	1121 SW 126TH ST
100	245	374460	0953	12731 SW 128TH ST
100	245	374460	0955	12708 SW 128TH ST

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	245	374460	0956	12723 SW 128TH ST
100	245	374460	0958	12717 SW 128TH ST
100	245	374460	0960	12709 SW 128TH ST
100	245	384160	0006	11617 AMBAUM BLVD SW
100	245	384160	0016	1443 SW 116TH ST
100	245	433060	0105	14209 1ST AVE S
100	245	433140	0215	No Situs Address
100	245	433700	0115	13823 1ST AVE S
100	245	553100	0040	215 S 160TH ST
100	245	670720	0010	1009 SW 134TH ST
100	245	670720	0040	872 SW 135TH ST
100	245	690220	0150	14608 11TH AVE SW
100	245	755935	0240	No Situs Address
100	245	763580	0480	2014 SW 152ND ST
100	245	763580	0481	2004 SW 152ND ST
100	245	783580	0015	1223 SW 128TH ST
100	245	783580	0148	13007 12TH AVE SW
100	245	783580	0197	13041 12TH AVE SW
100	245	783580	0221	13209 12TH AVE SW
100	245	783580	0342	1123 SW 134TH ST
100	245	783580	0343	1115 SW 134TH ST
100	245	783580	0370	857 SW 134TH ST
100	245	783580	0377	858 SW 135TH ST
100	245	788960	0925	104 SW 124TH ST
100	245	788960	0945	12253 1ST AVE S
100	245	873110	0005	454 SW 156TH ST
100	245	924740	0000	216 SW 154TH ST

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	295	335340	0260	142 4TH AVE SW
100	295	335340	0300	130 4TH AVE SW
100	295	335340	0310	124 4TH AVE SW
100	295	335340	0450	125 3RD AVE SW
100	295	335340	0490	143 3RD AVE SW
100	295	335340	1200	102 TACOMA BLVD S
100	295	335340	1203	104 TACOMA BLVD S
100	295	335340	1204	112 TACOMA BLVD S
100	295	335340	1205	116 TACOMA BLVD S
100	295	335340	1230	226 3RD AVE SW
100	295	335340	1252	218 3RD AVE SW
100	295	335340	1253	222 3RD CT SW
100	295	335340	1254	220 3RD AVE SW
100	295	335340	1300	222 CHICAGO BLVD S
100	295	335340	1310	216 CHICAGO BLVD S
100	295	335340	1320	210 CHICAGO BLVD S
100	295	335340	1325	204 CHICAGO BLVD S
100	295	335340	1335	210 PORTLAND CT SW
100	295	335340	1337	212 PORTLAND CT SW
100	295	335340	1338	214 PORTLAND CT SW
100	295	335340	1339	216 PORTLAND CT SW
100	295	335340	1342	218 PORTLAND CT SW
100	295	335340	1540	219 3RD AVE SW
100	295	335340	1595	303 TACOMA BLVD S
100	295	335340	2855	218 SEATTLE BLVD S
100	295	335340	2870	226 SEATTLE BLVD S
100	295	335440	0003	732 4TH AVE NE

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	295	335440	0180	345 PACIFIC AVE S
100	295	335440	0340	345 PACIFIC AVE N
100	295	335440	0602	222 HAWTHORNE AVE S
100	295	335590	0260	207 2ND PL SE
100	295	335590	0263	205 2ND PL SE
100	295	335590	0305	136 WAYNE AVE
100	295	335640	5680	429 1ST AVE N
100	295	335640	7842	35739 WEST VALLEY HWY S
100	295	359960	0080	134 3RD AVE SE
100	295	359960	0105	109 4TH AVE SE
100	295	359960	0315	No Situs Address
100	295	362104	9082	508 3RD AVE SE
100	295	362104	9083	507 4TH AVE SE
100	295	362104	9084	508 4TH AVE SE
100	295	362104	9088	506 4TH AVE SE
100	295	362104	9089	504 4TH AVE SE
100	295	362104	9090	502 4TH AVE SE
100	295	362104	9091	505 4TH AVE SE
100	295	362104	9092	503 4TH AVE SE
100	295	362104	9093	501 4TH AVE SE
100	295	719810	0010	219 ELLINGSON DR
100	295	719810	0020	217 ELLINGSON DR
100	295	719810	0030	216 ELLINGSON DR
100	295	719810	0040	218 ELLINGSON DR
100	295	719810	0050	224 ELLINGSON DR
100	295	719810	0060	222 ELLINGSON DR
100	295	719810	0070	220 ELLINGSON DR

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	295	747790	0038	108 CEDAR LN
100	295	747790	0040	520 1ST AVE E
100	295	885600	0290	200 1ST AVE N
100	295	885600	0470	116 SEATTLE BLVD S
100	295	885600	3157	101 TACOMA BLVD N
100	295	954300	0090	428 1ST AVE N
100	300	036900	0765	4191 GILMAN AVE W
100	300	036900	0780	4073 GILMAN AVE W
100	300	111650	0000	3721 27TH PL W
100	300	232503	9078	2866 32ND AVE W
100	300	277010	0000	4051 GILMAN AVE W
100	300	277060	6671	4239 27TH AVE W
100	300	277060	6675	4235 27TH AVE W
100	300	277060	6035	4403 GILMAN AVE W
100	300	277060	6045	4415 GILMAN AVE W
100	300	277060	6650	4251 27TH AVE W
100	300	277060	6655	2707 W JAMESON ST
100	300	277060	6665	4245 27TH AVE W
100	300	277060	6845	4259 GILMAN AVE W
100	300	277060	6855	4255 GILMAN AVE W
100	300	423420	0000	4307 35TH AVE W
100	300	423540	0010	3126 W GOVERNMENT WAY
100	300	423540	0485	4324 36TH AVE W
100	300	423540	0495	4320 36TH AVE W
100	300	423540	0555	4301 34TH AVE W
100	300	423540	0565	3400 W GOVERNMENT WAY
100	300	423540	0585	3517 W GOVERNMENT WAY

2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	300	423540	0605	3510 W ELMORE ST
100	300	423540	0630	4212 35TH AVE W
100	300	423540	0650	3401 W GOVERNMENT WAY
100	300	423540	0665	4217 34TH AVE W
100	300	423540	0680	4211 34TH AVE W
100	300	423540	0685	4205 34TH AVE W
100	300	423540	0695	4201 34TH AVE W
100	300	423540	0735	4250 34TH AVE W
100	300	423540	0755	4240 34TH AVE W
100	300	423540	0880	3309 W GOVERNMENT WAY
100	300	423540	0894	3223 W GOVERNMENT WAY
100	300	423540	0896	3215 W GOVERNMENT WAY
100	300	423540	1075	4345 32ND AVE W
100	300	423540	1094	4318 35TH AVE W
100	300	423540	1104	4300 35TH AVE W
100	300	423540	1110	3500 W GOVERNMENT WAY
100	300	423790	0515	3119 W COMMODORE WAY
100	300	423790	0650	3201 W COMMODORE WAY
100	300	423790	0505	3107 W COMMODORE WAY
100	300	503630	0270	2727 W MANOR PL
100	300	503630	0290	3520 28TH AVE W
100	300	503630	0461	3535 27TH PL W
100	300	503630	0462	3515 27TH PL W
100	300	503630	0600	3501 26TH PL W
100	300	503630	0605	3601 26TH PL W
100	300	503630	0620	3530 27TH PL W
100	300	503630	0640	2601 W MANOR PL



2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	300	503630	0675	3401 25TH AVE W
100	300	503630	0680	3425 25TH AVE W
100	300	503630	0690	3430 26TH AVE W
100	300	503630	0701	3501 26TH PL W
100	300	503630	0750	3500 25TH AVE W
100	300	503630	0930	3451 24TH AVE W
100	300	503630	0005	2410 W MANOR PL
100	300	503630	0165	3711 27TH PL W
100	300	503630	0260	2701 W MANOR PL
100	300	503630	0350	3539 27TH PL W
100	300	503630	0765	3428 25TH AVE W
100	300	503630	0951	3626 26TH PL W
100	300	503630	0952	3620 26TH PL W
100	300	503630	0955	3628 24TH PL W
100	300	503630	1000	3600 25TH AVE W
100	300	682110	0645	3831 34TH AVE W
100	300	682110	0650	3825 34TH AVE W
100	300	682110	0630	3845 34TH AVE W
100	300	682110	0640	3835 34TH AVE W
100	300	682110	0660	3801 34TH AVE W
100	300	682110	0820	3810 34TH AVE W
100	300	682110	0830	3820 34TH AVE W
100	300	682110	1235	3648 34TH AVE W
100	300	682110	1255	3651 34TH AVE W
100	300	682160	0150	3247 28TH AVE W
100	300	689996	0000	3855 34TH AVE W
100	300	701070	0785	3108 W JAMESON ST

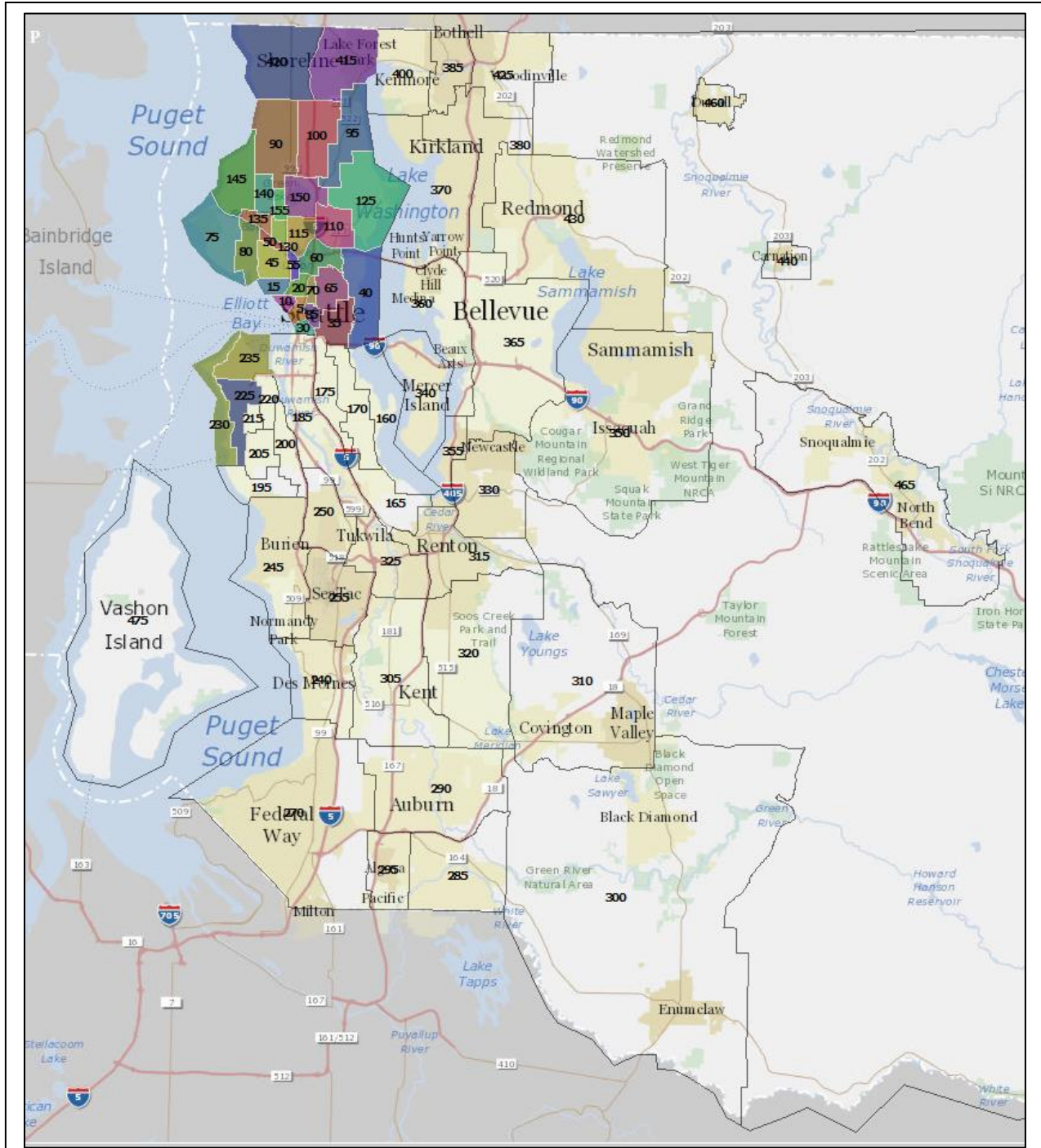
2024 PHYSICAL INSPECTION - APARTMENT SPECIALTY				
Spec Area	Apt Nbhd	Major	Minor	SitusAddress
100	300	812770	0470	2520 32ND AVE W
100	300	812770	0510	3121 W RAYE ST
100	300	277060	2300	2015 W DRAVUS ST
100	300	277060	2305	2015 W DRAVUS ST
100	300	277060	2310	2015 W DRAVUS ST
100	300	277060	2910	3036 16TH AVE W
100	300	277060	2915	16TH AVE W
100	300	277060	2920	3026 16TH AVE W
100	300	277060	2925	No Situs Address
100	300	277060	3030	3230 16TH AVE W
100	300	277060	3045	3230 16TH AVE W
100	300	277060	3365	3627 14TH AVE W
100	300	277060	3370	3639 14TH AVE W
100	300	277060	4855	3819 13TH AVE W
100	300	277060	4860	3819 13TH AVE W
100	300	277060	0065	4001 GILMAN AVE W
100	300	277060	0210	3823 23RD AVE W
100	300	277060	0520	3417 23RD AVE W
100	300	277060	0522	3421 23RD AVE W
100	300	277060	0524	3427 23RD AVE W
100	300	277060	0525	3431 23RD AVE W
100	300	277060	0530	3437 23RD AVE W
100	300	277060	0555	3451 23RD AVE W
100	300	277060	0560	3455 23RD AVE W
100	300	277060	0805	2301 W DRAVUS ST

# Specialty Area 100 – Apartments – Maps



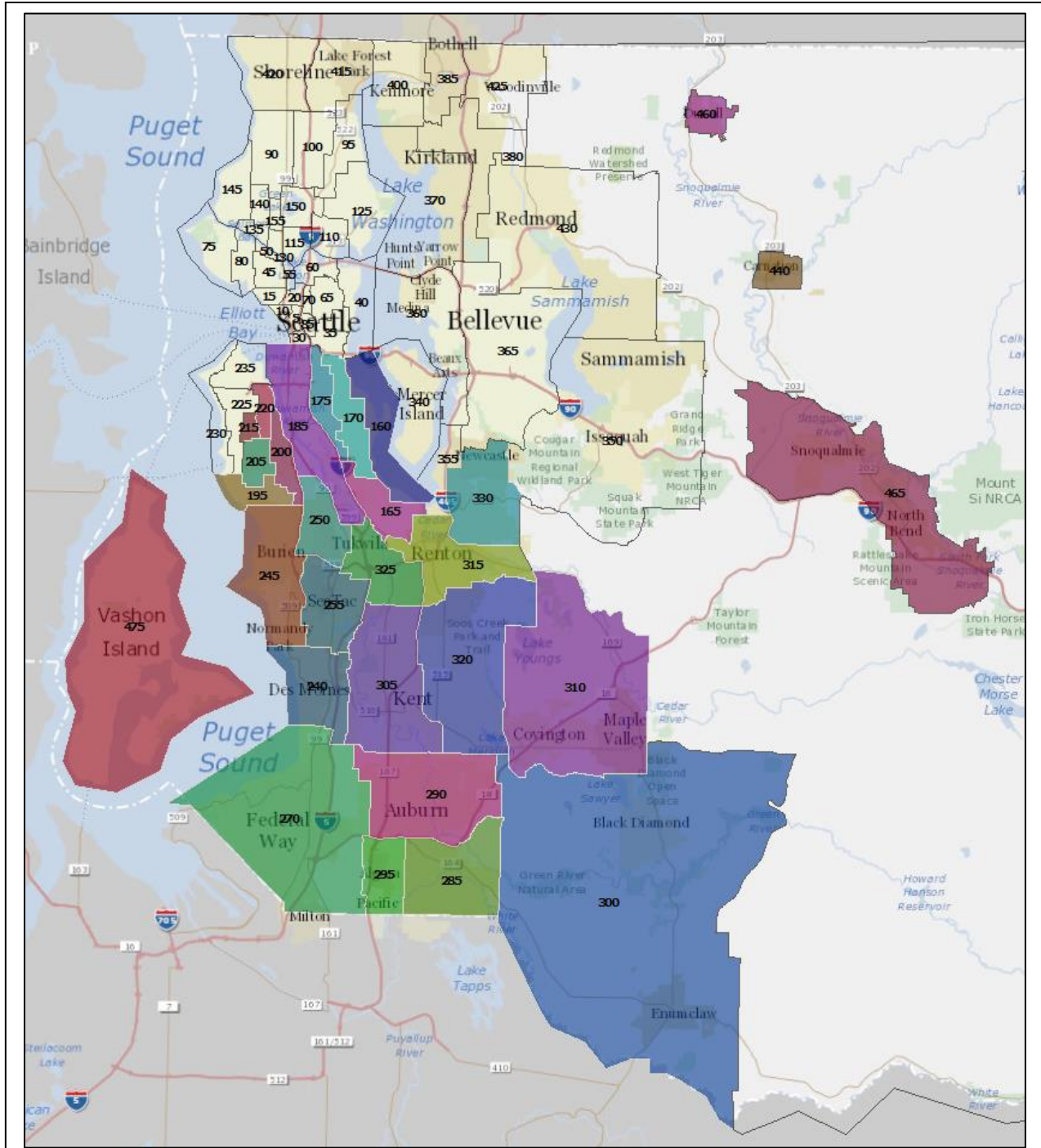
All Apartment Neighborhoods

# Specialty Area 100 – Apartments – Maps



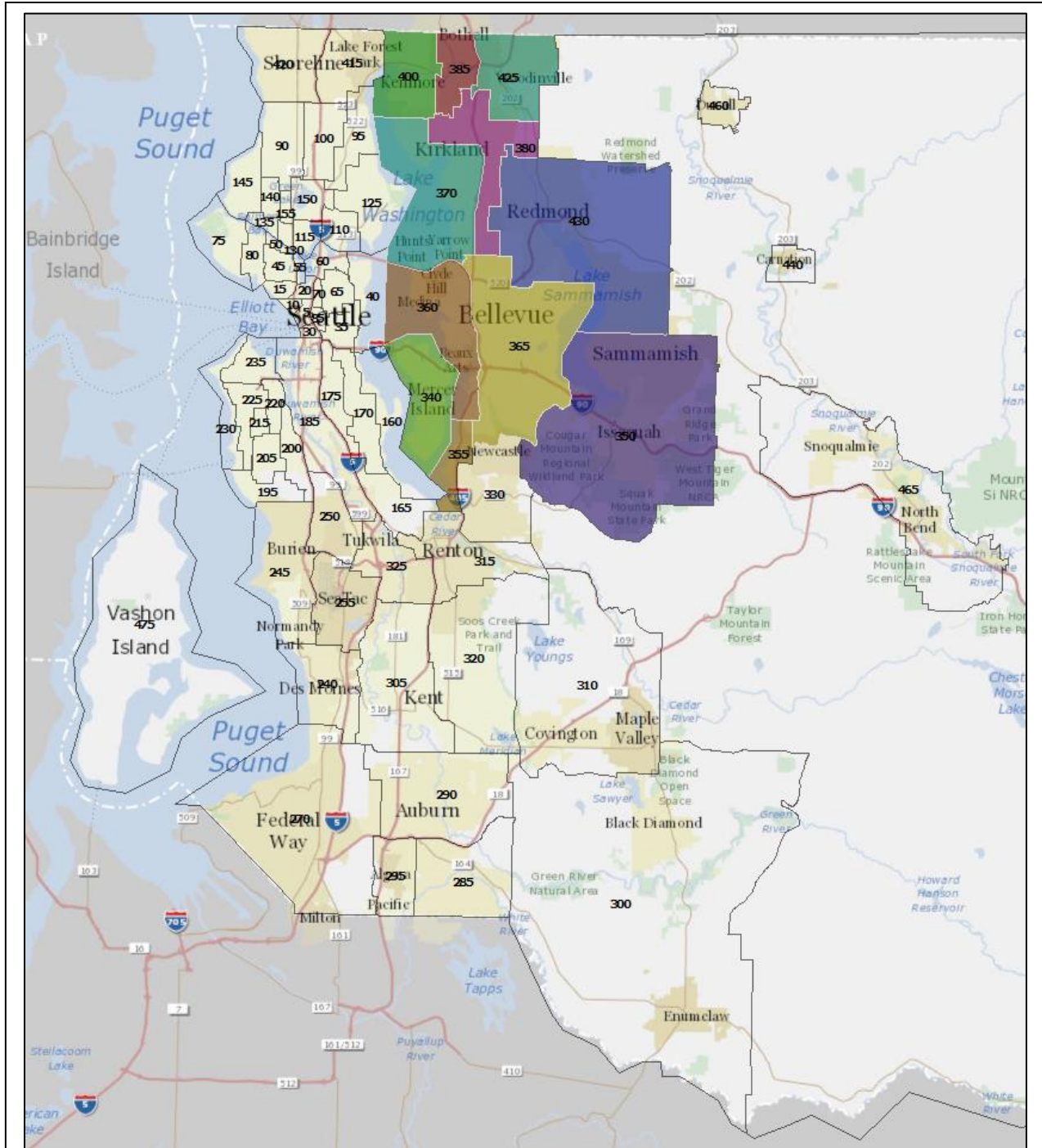
Central Region Apartment Neighborhoods

# Specialty Area 100 – Apartments – Maps



South Region Apartment Neighborhoods

# Specialty Area 100 – Apartments – Maps



East Region Apartment Neighborhoods

## Glossary of Terms

Account number:	Account numbers in King County consist of ten digits. There is an 11 <sup>th</sup> and 12 <sup>th</sup> digit that for most purposes can be ignored. The first six digits are often called the major number and refer to a particular plat, a donation claim, or unplatted property in which case the major number describes the section, township, and range. The next four digits are called the minor number and refer to a specific property.
Assessment date:	The effective date of appraisal for the assessed values making up the tax rolls. In Washington the assessment date is January 1 <sup>st</sup> of each year except for new construction which is assessed as of July 31 <sup>st</sup> . The value established on the assessment date is used to calculate the following year's taxes.
Capitalization rate:	A rate used to convert an estimate of net income to an estimate of market value. Net income is divided by the capitalization rate to arrive at a value estimate.
Coefficient of Dispersion:	A normalized statistical measure of uniformity – the ratio of the sum of differences between <b>median</b> ratios and observed ratios to the sample size.
Coefficient of Variation:	A normalized statistical measure of uniformity – the ratio of the standard deviation of ratios to the <b>mean</b> ratio.
Cost approach:	An approach to value that involves determining the cost to replace a building, less depreciation, plus land value.
Comparable sale:	A recently sold property that is similar to a property being appraised. Differences in characteristics are accounted for by adjusting the sale price of the comparable sale.
Economic Unit:	A grouping of two or more parcels, typically contiguous and under the same ownership, which contribute toward the viability of a single property. Parcel value reflects the parcels' contribution to the overall property value. "Multiparcel" economic units have a primary improved parcel and one or more vacant parcels. "Consolidated" economic units have multiple improved parcels which operate together in the same complex.
Income approach:	An approach to value based on the concept that a property's value is the present worth of future benefits. The net income that a property is capable of generating is capitalized into value. The net income is divided by the capitalization rate.
Multiple regression:	In real estate valuation, a type of statistical analysis which uses multiple data points from multiple observations (e.g. sales) to "predict" values for the larger population.
Ratio study:	A study of the relationship between assessed values and market values (as indicated by sale prices). The assessed value is divided by the sale price.
Rent comparable:	The rent of a property that is similar to a property being appraised. Differences in characteristics should be accounted for by adjusting the rent of the rent comparable.
Sales comparison approach:	An approach to value that involves comparing the characteristics of a property with the characteristics of other properties that sold (comparable sales).