

Residential Revalue

2012 Assessment Roll

**REDMOND/ S. WOODINVILLE/
SAMMAMISH VALLEY**

Area 72

King County Department of Assessments

Seattle, Washington



King County

Department of Assessments

Accounting Division

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Lloyd Hara
Assessor

Dear Property Owners:

Property assessments for the 2012 assessment year are being completed by my staff throughout the year and change of value notices are being mailed as neighborhoods are completed. We value property at fee simple, reflecting property at its highest and best use and following the requirement of RCW 84.40.030 to appraise property at true and fair value.

We have worked hard to implement your suggestions to place more information in an e-Environment to meet your needs for timely and accurate information. The following report summarizes the results of the 2012 assessment for this area. (See map within report). It is meant to provide you with helpful background information about the process used and basis for property assessments in your area.

Fair and uniform assessments set the foundation for effective government and I am pleased that we are able to make continuous and ongoing improvements to serve you. Assessment Standards information is available on the Assessor's website at:

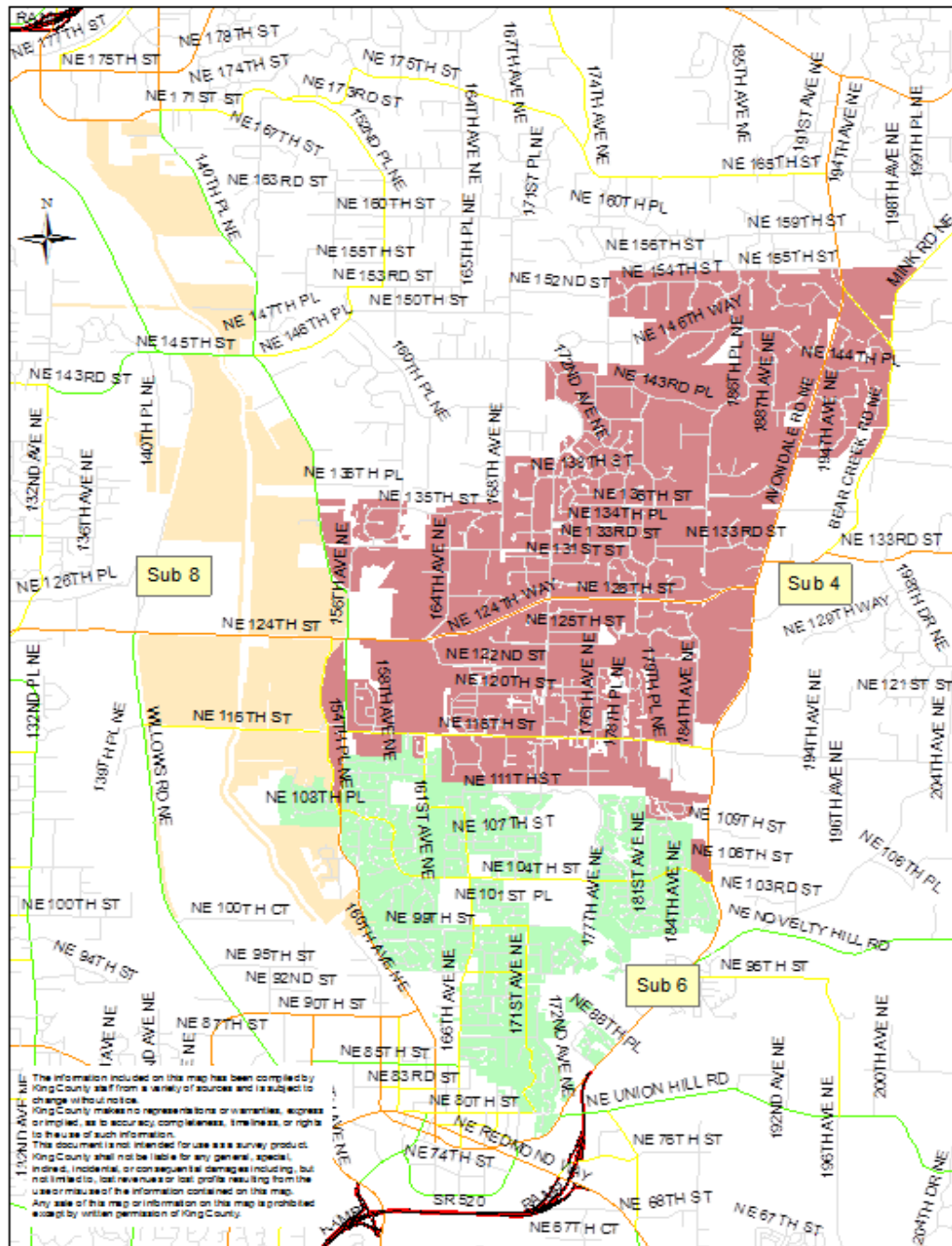
<http://www.kingcounty.gov/Assessor/Reports/AreaReports/~media/Assessor/AreaReports/AppraisalStandard.aspx>

Please feel welcome to call my staff if you have questions about the property assessment process and how it relates to your property.

Sincerely,

Lloyd Hara
Assessor

Area 72



Redmond/ S. Woodinville/ Sammamish Valley

Area 72

Housing



Grade 7/ Year Built 1975/ Total Living Area 1,290



Grade 8/ Year Built 1987/ Total Living Area 2,090



Grade 9/ Year Built 1981/ Total Living Area 2,670



Grade 10/ Year Built 1984/ Total Living Area 3,540



Grade 11/ Year Built 1984/ Total Living Area 4,590



Grade 12/ Year Built 1985/ Total Living Area 5890

Glossary for Improved Sales

Condition: Relative to Age and Grade

1= Poor	Many repairs needed. Showing serious deterioration
2= Fair	Some repairs needed immediately. Much deferred maintenance.
3= Average	Depending upon age of improvement; normal amount of upkeep for the age of the home.
4= Good	Condition above the norm for the age of the home. Indicates extra attention and care has been taken to maintain
5= Very Good	Excellent maintenance and updating on home. Not a total renovation.

Residential Building Grades

Grades 1 - 3	Falls short of minimum building standards. Normally cabin or inferior structure.
Grade 4	Generally older low quality construction. Does not meet code.
Grade 5	Lower construction costs and workmanship. Small, simple design.
Grade 6	Lowest grade currently meeting building codes. Low quality materials, simple designs.
Grade 7	Average grade of construction and design. Commonly seen in plats and older subdivisions.
Grade 8	Just above average in construction and design. Usually better materials in both the exterior and interior finishes.
Grade 9	Better architectural design, with extra exterior and interior design and quality.
Grade 10	Homes of this quality generally have high quality features. Finish work is better, and more design quality is seen in the floor plans and larger square footage.
Grade 11	Custom design and higher quality finish work, with added amenities of solid woods, bathroom fixtures and more luxurious options.
Grade 12	Custom design and excellent builders. All materials are of the highest quality and all conveniences are present.
Grade 13	Generally custom designed and built. Approaching the Mansion level. Large amount of highest quality cabinet work, wood trim and marble; large entries.

Summary

Characteristics-Based Market Adjustment for 2012 Assessment Roll

Area Name/Number: Redmond, S. Woodinville, Sammamish Valley/ 072
Number of Improved Sales: 789
Range of Sale Dates: 1/1/2009 – 1/1/2012

Sales – Average Improved Valuation Change Summary						
	Land	Imps	Total	Sale Price*	Ratio	COD
2011 Value	\$206,300	\$294,000	\$500,300			
2012 Value	\$207,100	\$295,300	\$502,400	\$546,000	92.0%	6.36%
Change	+\$800	+\$1,300	+\$2,100			
% Change	+0.4%	+0.4%	+0.4%			

*Sales are time adjusted to 1/1/2012.

Coefficient of Dispersion (COD) is a measure of the uniformity of the predicted assessed values for properties within this geographic area. The lower the COD, the more uniform are the predicted assessed values. Assessment standards prescribed by the International Association of Assessing Officers identify that the COD in rural or diverse neighborhoods should be no more than 20%.

In the face of smaller overall sales volume, an unstable real property market and an increasing number of financial institution re-sales, the resulting COD meets or exceeds the industry assessment standards.

Population - Improved Parcel Summary:			
	Land	Imps	Total
2011 Value	\$217,200	\$235,600	\$452,800
2012 Value	\$218,100	\$237,100	\$455,200
Percent Change	+0.4%	+0.6%	+0.5%

Number of one to three unit residences in the population: 6,223

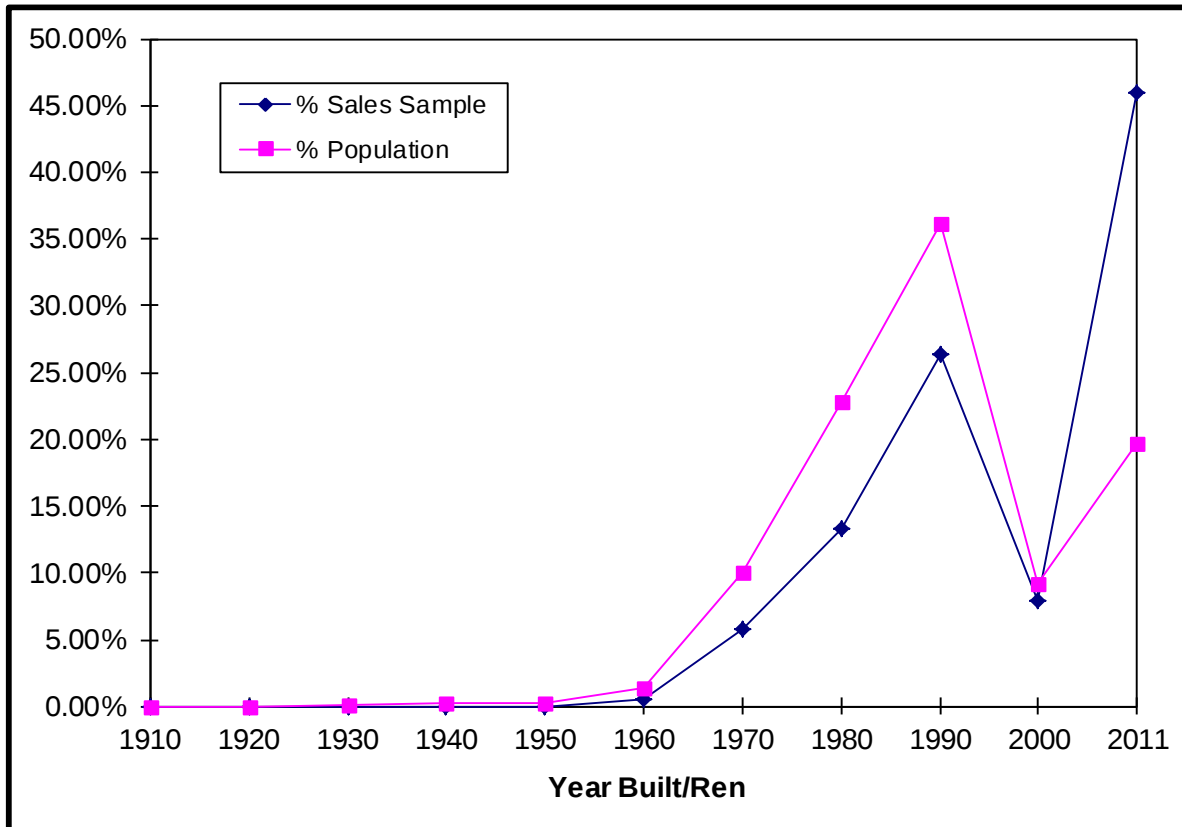
Summary of Findings: The analysis for this area consisted of a general review of applicable characteristics such as grade, age, condition, stories, living area, views, waterfront, lot size, land problems and neighborhoods. The analysis results showed that one characteristic-based variable and one neighborhood-based variable needed to be included in the update formula in order to improve the uniformity of assessments throughout the area. For instance, parcels located in Major 954289 (Woodrun Townhomes), and High Grade parcels (building grades more than or equal to 11) were at a higher ratio compared to the rest of the population, which resulted in a downward adjustment. The remaining improved properties in the population received an upward adjustment as indicated by the standard area adjustment, thus improving equalization.

We recommend posting these values for the 2012 Assessment Roll.

Sales Sample Representation of Population - Year Built / Renovated

Sales Sample		
Year Built/Ren	Frequency	% Sales Sample
1910	0	0.00%
1920	0	0.00%
1930	0	0.00%
1940	0	0.00%
1950	0	0.00%
1960	4	0.51%
1970	46	5.83%
1980	105	13.31%
1990	208	26.36%
2000	63	7.98%
2011	363	46.01%
	789	

Population		
Year Built/Ren	Frequency	% Population
1910	0	0.00%
1920	1	0.02%
1930	4	0.06%
1940	20	0.32%
1950	17	0.27%
1960	89	1.43%
1970	628	10.09%
1980	1420	22.82%
1990	2247	36.11%
2000	573	9.21%
2011	1224	19.67%
	6223	

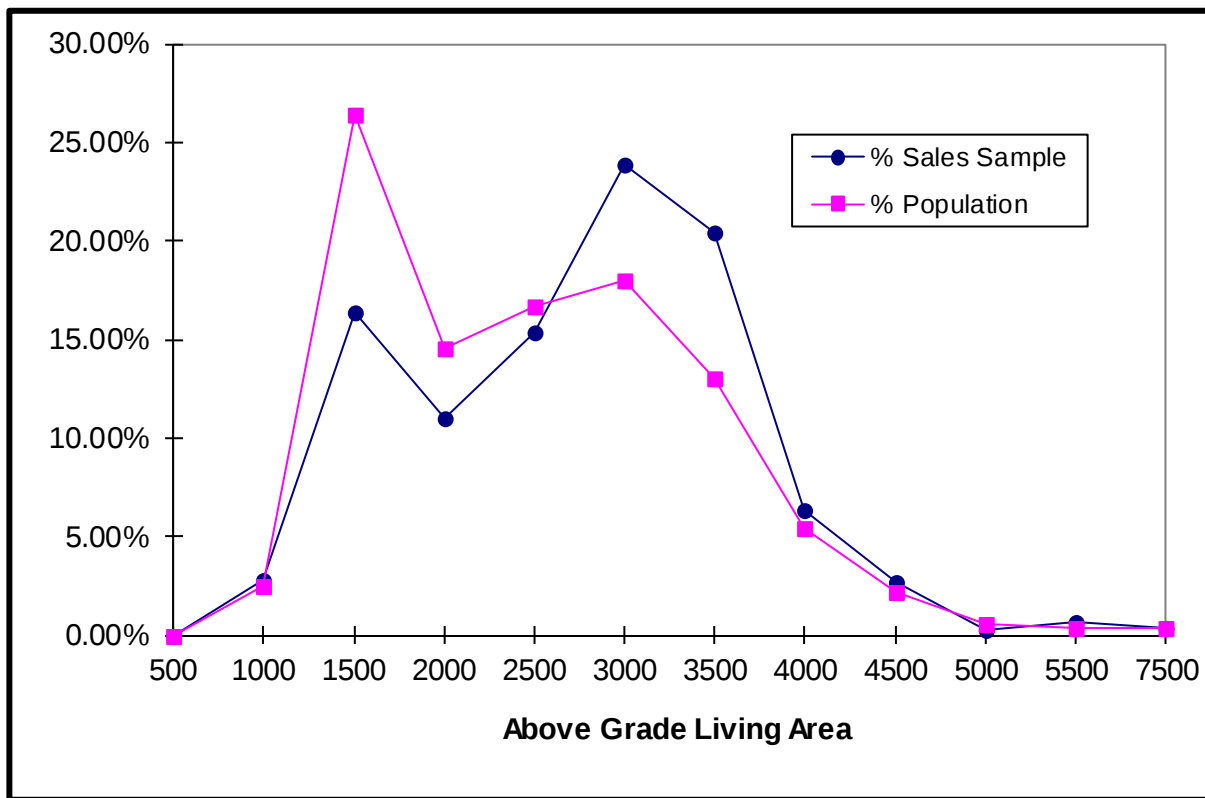


Sales of new homes built over the last few years are over represented in this sample. This is a common occurrence due to the fact that most new homes will sell shortly after completion. This over representation was found to lack statistical significance during the modeling process.

Sales Sample Representation of Population - Above Grade Living Area

Sales Sample		
AGLA	Frequency	% Sales Sample
500	0	0.00%
1000	22	2.79%
1500	129	16.35%
2000	87	11.03%
2500	121	15.34%
3000	188	23.83%
3500	161	20.41%
4000	50	6.34%
4500	21	2.66%
5000	2	0.25%
5500	5	0.63%
7500	3	0.38%
	789	

Population		
AGLA	Frequency	% Population
500	0	0.00%
1000	157	2.52%
1500	1646	26.45%
2000	906	14.56%
2500	1035	16.63%
3000	1117	17.95%
3500	809	13.00%
4000	336	5.40%
4500	135	2.17%
5000	37	0.59%
5500	25	0.40%
8500	20	0.32%
	6223	

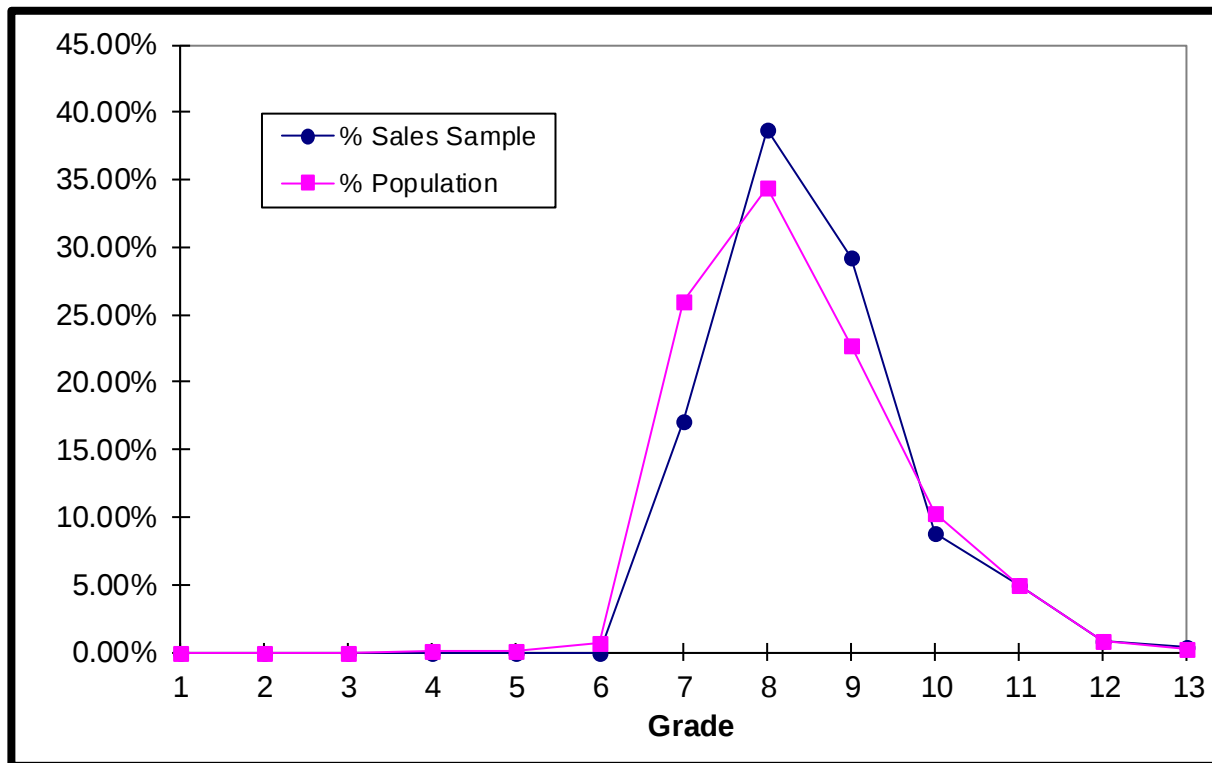


The sales sample frequency distribution follows the population distribution fairly closely with regard to Above Grade Living Area. This distribution is adequate for both accurate analysis and appraisals.

Sales Sample Representation of Population - Grade

Sales Sample		
Grade	Frequency	% Sales Sample
1	0	0.00%
2	0	0.00%
3	0	0.00%
4	0	0.00%
5	0	0.00%
6	0	0.00%
7	135	17.11%
8	305	38.66%
9	231	29.28%
10	69	8.75%
11	39	4.94%
12	7	0.89%
13	3	0.38%
789		

Population		
Grade	Frequency	% Population
1	0	0.00%
2	0	0.00%
3	0	0.00%
4	1	0.02%
5	4	0.06%
6	38	0.61%
7	1615	25.95%
8	2144	34.45%
9	1411	22.67%
10	641	10.30%
11	309	4.97%
12	49	0.79%
13	11	0.18%
6223		



The sales sample frequency distribution follows the population distribution very closely with regard to Building Grade. This distribution is ideal for both accurate analysis and appraisals.

Sales Screening for Improved Parcel Analysis

In order to ensure that the Assessor's analysis of sales of improved properties best reflects the market value of the majority of the properties within an area, non-typical properties must be removed so a representative sales sample can be analyzed to determine the new valuation level. The following list illustrates examples of non-typical properties which are removed prior to the beginning of the analysis.

1. Vacant parcels
2. Mobile Home parcels
3. Multi-Parcel or Multi Building parcels
4. New construction where less than a 100% complete house was assessed for 2011
5. Existing residences where the data for 2011 is significantly different than the data for 2012 due to remodeling
6. Parcels with improvement values, but no characteristics
7. Parcels with either land or improvement values of \$25,000 or less posted for the 2011 Assessment Roll
8. Short sales, financial institution re-sales and foreclosure sales verified or appearing to be not at market
9. Others as identified in the sales removed list

(See the attached Improved Sales Used in this Annual Update Analysis and Improved Sales Removed from this Annual Update Analysis for more detailed information)

Land Update

Vacant land in this area is in a holding pattern with a strong lack of development. This results in limited land segregation and permit activity. Based on the 5 usable land sales available in the area and supplemented by the value increase in sales of improved parcels, a +0.4% overall increase (based on truncation) was made to the land assessment for the 2012 Assessment Year.

Improved Parcel Update

The analysis for this area consisted of a general review of applicable characteristics such as grade, age, condition, stories, living area, views, waterfront, lot size, land problems and neighborhoods. The analysis results showed that one characteristic-based variable and one neighborhood-based variable needed to be included in the update formula in order to improve the uniformity of assessments throughout the area. For instance, parcels located in Major 954289 (Woodrun Townhomes), and High Grade parcels (building grades more than or equal to 11) were at a higher ratio compared to the rest of the population, which resulted in a downward adjustment. The remaining improved properties in the population received an upward adjustment as indicated by the standard area adjustment, thus improving equalization.

With the exception of real property mobile home parcels & parcels with "accessory only" improvements, the new recommended values on all improved parcels were based on the analysis of the 789 useable residential sales in the area.

Sales used in the valuation model were time adjusted to January 1, 2012. The chosen adjustment model was developed using multiple regression. An explanatory adjustment table is included in this report.

Mobile Home Update

There were no good sales of Mobile Homes within this area, therefore Mobile Homes received the Total % Change indicated by the sales sample as reflected on the Summary page.

Results

The resulting assessment level is 92.0%. The standard statistical measures of valuation performance are all within the IAAO recommended range of .90 to 1.10.

Application of these recommended values for the 2012 assessment year (taxes payable in 2013) results in an average total change from the 2011 assessments of +0.5%. This increase is due partly to market changes over time and the previous assessment levels.

Note: Additional information may reside in the Assessor's Real Property Database, Assessor's procedures, Assessor's "field" maps, Revalue Plan, separate studies, and statutes.

Area 72 Adjustments

2012 Total Value = 2011 Total Value + Overall +/- Characteristic Adjustments as Applied Below

Due to rounding of the coefficient values used to develop the percentages and further rounding of the percentages in this table, the results you will obtain are an approximation of adjustment achieved in production.

Standard Area Adjustment

1.07%

High Grade >=

11

Yes

% Adjustment

-2.87%

Major 954289 -

Woodrun

Yes

Townhomes

% Adjustment

-13.66%

Comments :

The percentages listed are total adjustments not additive adjustments.

For instance, an improvement with a building grade >= 11 would *approximately* receive a -2.87% downward adjustment. 369 parcels in the improved population would receive this adjustment. There were 49 sales.

Additionally, an improved parcel in the Woodrun Townhomes (Major 954289) would *approximately* receive a -13.66% downward adjustment. 20 parcels in the improved population would receive this adjustment. There were 12 sales.

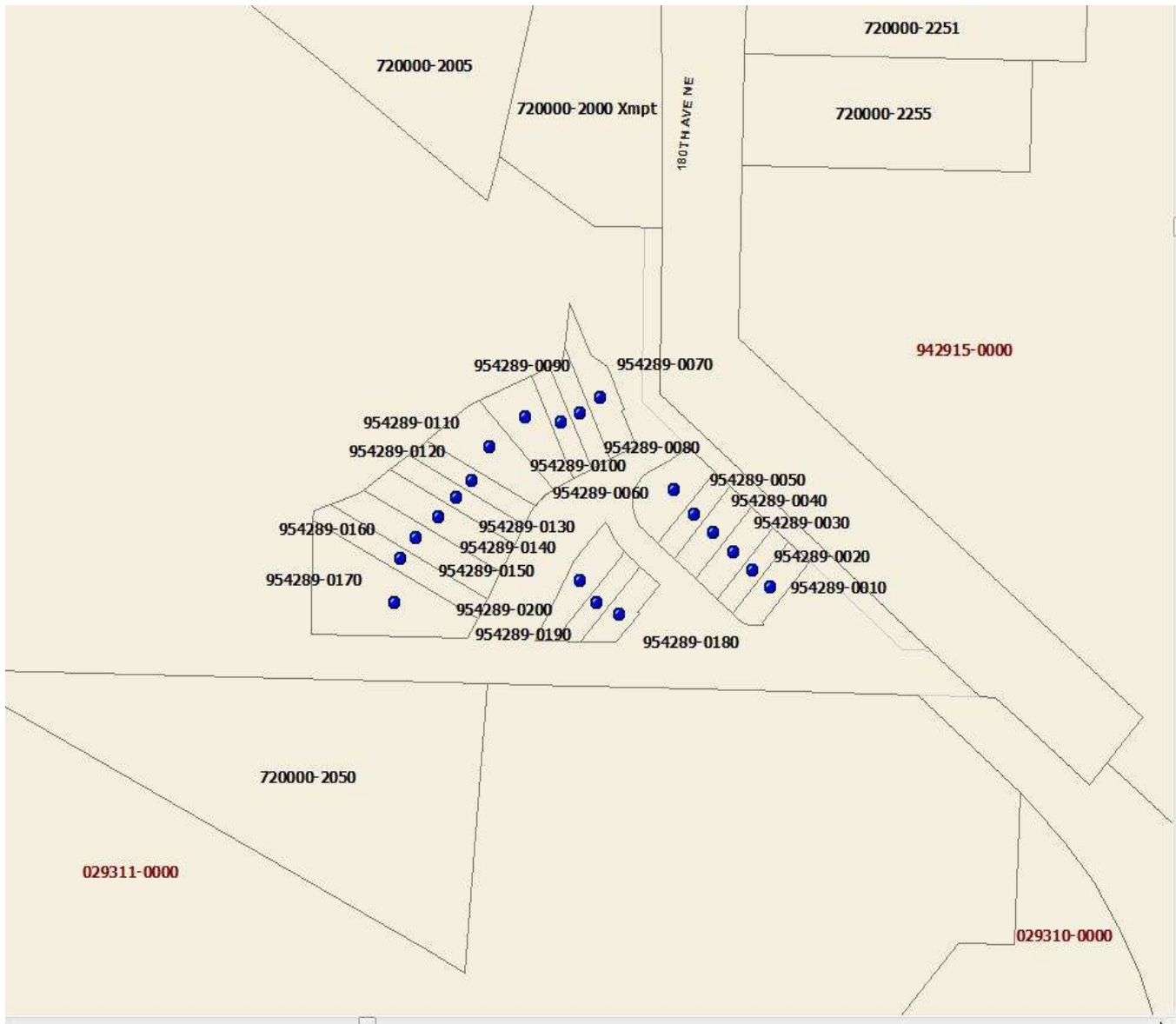
There were no properties that would receive a multiple variable adjustment.

Generally, improved parcels with building grades >= 11, or improved parcels located in the Woodrun Townhomes (Major 954289) were at a higher assessment level than the rest of the population. This model corrects for these strata differences.

93.74% of the population of 1 to 3 Unit Residences in the area are adjusted by the Standard Area Adjustment alone.

Area 72 Summary of Neighborhood Plat Variables

Plat Number	Plat Name	# Sales	# Pop	% of Pop	QSTR	Sub	Range of Building Grades	Range of Year Built	Nearest Major Roadway
954289	Woodrun Townhomes	12	20	60.0%	NE-1-25-5	11	8	2008 thru 2010	Avondale Rd NE and 180th Ave NE



Area 72 Market Value Changes Over Time

In a changing market, recognition of a sales trend to adjust a population of sold properties to a common date is required to allow for value differences over time between a range of sales dates and the assessment date. The following chart shows the % time adjustment required for sales to reflect the indicated market value as of the assessment date, **January 1, 2012**.

For example, a sale of \$525,000 which occurred on August 1, 2010 would be adjusted by the time trend factor of 0.958, resulting in an adjusted value of \$503,000 (\$525,000 X .958=\$502,950) – rounded to the nearest \$1000.

Market Adjustment to 1/1/2012		
Sale Date	Downward Adjustment (Factor)	Equivalent Percent
1/1/2009	0.911	-8.9%
2/1/2009	0.913	-8.7%
3/1/2009	0.916	-8.4%
4/1/2009	0.918	-8.2%
5/1/2009	0.921	-7.9%
6/1/2009	0.923	-7.7%
7/1/2009	0.925	-7.5%
8/1/2009	0.928	-7.2%
9/1/2009	0.931	-6.9%
10/1/2009	0.933	-6.7%
11/1/2009	0.936	-6.4%
12/1/2009	0.938	-6.2%
1/1/2010	0.940	-6.0%
2/1/2010	0.943	-5.7%
3/1/2010	0.945	-5.5%
4/1/2010	0.948	-5.2%
5/1/2010	0.950	-5.0%
6/1/2010	0.953	-4.7%
7/1/2010	0.955	-4.5%
8/1/2010	0.958	-4.2%
9/1/2010	0.960	-4.0%
10/1/2010	0.963	-3.7%
11/1/2010	0.965	-3.5%
12/1/2010	0.968	-3.2%
1/1/2011	0.970	-3.0%
2/1/2011	0.973	-2.7%
3/1/2011	0.975	-2.5%
4/1/2011	0.978	-2.2%
5/1/2011	0.980	-2.0%
6/1/2011	0.983	-1.7%
7/1/2011	0.985	-1.5%
8/1/2011	0.988	-1.2%
9/1/2011	0.990	-1.0%
10/1/2011	0.992	-0.8%
11/1/2011	0.995	-0.5%
12/1/2011	0.997	-0.3%
1/1/2012	1.000	0.0%

Improved Sales Used in this Annual Update Analysis
Area 72
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Adj Sale Price	Above Grade Living	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
004	062671	0240	8/3/10	\$344,000	\$330,000	2090	7	1984	Avg	27525	N	N	19130 NE 140TH PL
004	812120	0600	12/21/10	\$360,000	\$349,000	1100	8	1982	Avg	10063	N	N	17220 NE 137TH CT
004	339681	0140	1/7/10	\$356,500	\$335,000	1130	8	1986	Avg	9758	N	N	17220 NE 133RD PL
004	280220	0190	2/23/10	\$318,000	\$300,000	1180	8	1984	Avg	8062	N	N	17718 NE 137TH CT
004	812120	0380	3/1/11	\$405,000	\$395,000	1340	8	1983	Avg	9248	N	N	13838 173RD AVE NE
004	020080	0470	12/16/10	\$459,500	\$445,000	1370	8	1984	Avg	9586	N	N	13724 176TH AVE NE
004	812120	0220	2/2/11	\$355,000	\$345,000	1390	8	1982	Avg	8814	N	N	13844 174TH PL NE
004	812120	0410	7/28/11	\$365,000	\$360,000	1390	8	1983	Good	7864	N	N	13850 173RD AVE NE
004	812120	0890	4/15/09	\$400,000	\$368,000	1520	8	1983	Avg	7622	N	N	13619 174TH AVE NE
004	339681	0200	8/26/10	\$385,000	\$370,000	1560	8	1986	Avg	10314	N	N	17225 NE 133RD PL
004	339681	0200	9/6/11	\$326,950	\$324,000	1560	8	1986	Avg	10314	N	N	17225 NE 133RD PL
004	812120	0200	5/26/09	\$420,000	\$387,000	1600	8	1982	Avg	7524	N	N	13828 174TH PL NE
004	812120	0060	7/13/09	\$412,500	\$382,000	1630	8	1983	Avg	12404	N	N	13336 174TH AVE NE
004	339680	0090	9/27/10	\$410,000	\$395,000	1660	8	1984	Avg	12032	N	N	12935 179TH AVE NE
004	339682	0360	10/16/09	\$452,000	\$422,000	1720	8	1985	Avg	7328	N	N	12912 177TH PL NE
004	262605	9067	12/7/11	\$385,900	\$385,000	1770	8	1975	Avg	35283	N	N	12821 164TH AVE NE
004	280220	0160	2/28/11	\$407,000	\$397,000	1770	8	1984	Good	8925	N	N	17706 NE 137TH CT
004	339620	0200	12/22/10	\$365,000	\$354,000	1770	8	1982	Avg	7962	N	N	13647 179TH AVE NE
004	339682	0190	8/12/09	\$460,000	\$427,000	1780	8	1984	Avg	8449	N	N	17629 NE 129TH PL
004	280220	0240	7/20/09	\$383,000	\$355,000	1790	8	1984	Avg	7507	N	N	13702 178TH AVE NE
004	339620	0100	3/15/11	\$390,000	\$381,000	1800	8	1982	Avg	14288	N	N	13614 179TH AVE NE
004	570180	0110	11/19/09	\$456,600	\$428,000	1810	8	1984	Good	42660	N	N	13735 180TH LN NE
004	179590	0310	9/30/09	\$437,100	\$408,000	1850	8	1985	Avg	8333	N	N	14142 174TH PL NE
004	339681	0050	3/19/10	\$450,000	\$426,000	1870	8	1987	Avg	20510	N	N	13222 174TH AVE NE
004	339682	0320	3/18/10	\$400,000	\$379,000	1900	8	1986	Good	8141	N	N	12940 177TH PL NE
004	873290	0390	9/29/10	\$485,000	\$467,000	1910	8	2010	Avg	5479	N	N	18124 NE 111TH ST

Improved Sales Used in this Annual Update Analysis
Area 72
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Adj Sale Price	Above Grade Living	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
004	113730	0090	4/27/11	\$425,000	\$416,000	1920	8	1984	Avg	39690	N	N	18216 NE 154TH ST
004	179590	0030	8/10/09	\$460,000	\$427,000	1930	8	1985	Avg	7176	N	N	13834 175TH PL NE
004	339683	0050	7/29/10	\$456,000	\$437,000	1930	8	1987	Avg	7447	N	N	12904 176TH PL NE
004	339620	0250	12/30/11	\$342,700	\$343,000	1940	8	1983	Avg	8743	N	N	13621 179TH AVE NE
004	020080	0480	1/26/10	\$438,750	\$414,000	1960	8	1984	Avg	8469	N	N	13730 176TH AVE NE
004	252605	9092	4/14/11	\$442,000	\$433,000	1980	8	2004	Avg	6707	N	N	11664 179TH PL NE
004	812120	0730	6/3/11	\$421,100	\$414,000	1980	8	1983	Avg	12134	N	N	17301 NE 135TH ST
004	020080	0190	6/18/10	\$419,950	\$401,000	1990	8	1984	Avg	7316	N	N	13724 175TH CT NE
004	236640	0290	10/22/10	\$580,000	\$559,000	1990	8	1979	Avg	39520	N	N	11314 165TH CT NE
004	179592	0350	7/10/10	\$423,000	\$404,000	2010	8	1985	Avg	10760	N	N	14150 176TH AVE NE
004	339681	0190	11/20/11	\$395,000	\$394,000	2010	8	1987	Avg	9684	N	N	17217 NE 133RD PL
004	020080	0130	5/19/10	\$436,000	\$415,000	2020	8	1984	Avg	6999	N	N	17512 NE 137TH ST
004	736630	0060	4/22/11	\$425,000	\$416,000	2020	8	2001	Avg	4457	N	N	11445 179TH CT NE
004	736630	0320	3/4/11	\$410,000	\$400,000	2020	8	2001	Avg	4156	N	N	11554 179TH CT NE
004	179590	0530	3/1/10	\$450,000	\$425,000	2040	8	1985	Avg	7497	N	N	17420 NE 140TH PL
004	339682	0210	11/2/09	\$347,000	\$325,000	2040	8	1984	Avg	9583	N	N	17630 NE 129TH PL
004	339683	0190	8/1/11	\$421,500	\$416,000	2040	8	1987	Avg	7574	N	N	13017 177TH PL NE
004	020080	0510	2/14/11	\$410,000	\$399,000	2090	8	1984	Avg	7737	N	N	17508 NE 138TH ST
004	320493	0610	11/7/11	\$505,000	\$503,000	2100	8	2010	Avg	3991	N	N	11568 178TH PL NE
004	179592	0040	5/20/11	\$422,500	\$415,000	2110	8	1985	Good	8122	N	N	14110 177TH CT NE
004	320493	0660	2/17/11	\$533,800	\$520,000	2110	8	2010	Avg	4195	N	N	17822 NE 115TH WAY
004	179590	0280	10/7/09	\$490,000	\$457,000	2120	8	1984	Good	9045	N	N	14124 174TH PL NE
004	339680	0280	9/3/10	\$432,500	\$415,000	2120	8	1983	Good	15000	N	N	12918 179TH AVE NE
004	020080	0500	2/2/11	\$399,000	\$388,000	2130	8	1984	Avg	7659	N	N	17516 NE 138TH ST
004	320493	0680	12/5/11	\$504,800	\$504,000	2130	8	2010	Avg	4043	N	N	17808 NE 115TH WAY
004	179591	0110	12/16/10	\$425,000	\$412,000	2140	8	1986	Good	11128	N	N	17711 NE 139TH CT

Improved Sales Used in this Annual Update Analysis
Area 72
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Adj Sale Price	Above Grade Living	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
004	320493	0020	7/21/10	\$559,800	\$536,000	2140	8	2010	Avg	5069	N	N	11427 177TH PL NE
004	320493	0600	6/21/11	\$501,000	\$493,000	2140	8	2010	Avg	3820	N	N	11564 178TH PL NE
004	320493	0720	7/26/10	\$565,000	\$541,000	2140	8	2010	Avg	5249	N	N	11441 178TH PL NE
004	339620	0090	12/23/10	\$470,000	\$456,000	2150	8	1982	Good	12028	N	N	13610 179TH AVE NE
004	320493	0710	8/2/11	\$520,000	\$514,000	2150	8	2011	Avg	4445	N	N	11451 178TH PL NE
004	179591	0400	11/8/11	\$410,000	\$408,000	2170	8	1985	Avg	8367	N	N	13809 176TH PL NE
004	873290	0900	9/9/09	\$569,999	\$531,000	2180	8	2009	Avg	4500	N	N	10936 182ND AVE NE
004	179592	0150	3/25/10	\$525,000	\$497,000	2190	8	1986	Good	8284	N	N	14144 177TH AVE NE
004	812371	0160	9/23/09	\$450,000	\$420,000	2200	8	1983	Avg	10331	N	N	16901 NE 131ST PL
004	736630	0230	9/15/10	\$460,000	\$442,000	2200	8	2001	Avg	4453	N	N	11320 179TH CT NE
004	873290	0410	2/23/10	\$550,000	\$520,000	2210	8	2009	Avg	4163	N	N	18132 NE 111TH ST
004	320493	0670	5/23/11	\$512,500	\$503,000	2210	8	2010	Avg	3424	N	N	17814 NE 115TH WAY
004	320493	0760	5/11/10	\$548,800	\$522,000	2210	8	2010	Avg	4422	N	N	11458 178TH AVE NE
004	339682	0290	8/26/09	\$460,000	\$428,000	2220	8	1984	Avg	7719	N	N	12945 177TH PL NE
004	252605	9194	8/11/11	\$499,000	\$493,000	2220	8	2004	Avg	14065	N	N	17898 NE 117TH CT
004	179590	0440	11/24/10	\$435,000	\$421,000	2230	8	1987	Avg	7652	N	N	17215 NE 141ST ST
004	339681	0170	5/17/10	\$470,000	\$447,000	2250	8	1987	Avg	14275	N	N	17207 NE 133RD PL
004	252605	9143	1/15/10	\$520,000	\$490,000	2280	8	1978	Avg	34848	N	N	16823 NE 124TH ST
004	812120	0780	2/1/11	\$413,000	\$402,000	2280	8	1983	Avg	8696	N	N	17234 NE 134TH PL
004	873290	0180	1/28/09	\$565,000	\$516,000	2280	8	2008	Avg	3832	N	N	11102 180TH PL NE
004	873290	0800	7/1/11	\$525,000	\$517,000	2280	8	2008	Avg	3939	N	N	18216 NE 110TH ST
004	179590	0180	7/21/10	\$430,000	\$411,000	2290	8	1984	Good	7968	N	N	14141 175TH AVE NE
004	339682	0180	12/16/10	\$369,000	\$358,000	2300	8	1984	Avg	7850	N	N	17633 NE 129TH PL
004	339683	0370	9/2/11	\$497,500	\$493,000	2300	8	1986	Avg	12025	N	N	12913 176TH PL NE
004	736630	0020	6/15/11	\$469,000	\$461,000	2300	8	2001	Avg	5080	N	N	11569 179TH CT NE
004	736630	0070	10/21/10	\$455,000	\$439,000	2300	8	2001	Avg	3755	N	N	11441 179TH CT NE

Improved Sales Used in this Annual Update Analysis
Area 72
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Adj Sale Price	Above Grade Living	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
004	570170	0170	2/28/11	\$388,700	\$379,000	2350	8	1981	Avg	34671	N	N	17724 NE 133RD ST
004	952660	0600	5/23/11	\$590,000	\$579,000	2350	8	2011	Avg	5626	N	N	17023 NE 120TH ST
004	020080	0020	2/25/09	\$505,000	\$462,000	2390	8	1984	Avg	8019	N	N	17413 NE 138TH ST
004	179590	0110	10/10/11	\$445,000	\$442,000	2390	8	1985	Avg	8396	N	N	17504 NE 141ST ST
004	179591	0250	8/4/11	\$440,000	\$435,000	2390	8	1986	Avg	8570	N	N	13805 177TH PL NE
004	187310	0170	5/12/09	\$520,000	\$479,000	2400	8	2006	Avg	4321	N	N	17324 NE 118TH CT
004	320493	0300	2/17/11	\$612,500	\$597,000	2420	8	2010	Avg	4661	N	N	11408 178TH PL NE
004	320493	0730	10/6/10	\$558,000	\$537,000	2430	8	2011	Avg	5552	N	N	11447 178TH PL NE
004	952655	0010	8/22/11	\$634,000	\$627,000	2430	8	2011	Avg	4618	N	N	12200 164TH CT NE
004	179590	0020	12/21/10	\$470,000	\$456,000	2440	8	1984	Good	7647	N	N	13828 175TH PL NE
004	873290	0490	9/3/09	\$550,000	\$512,000	2440	8	2008	Avg	3977	N	N	18252 NE 111TH ST
004	952660	0080	8/23/10	\$570,000	\$547,000	2440	8	2010	Avg	4434	N	N	16904 NE 120TH ST
004	952660	0140	5/4/10	\$580,000	\$551,000	2440	8	2010	Avg	4587	N	N	16946 NE 120TH ST
004	952660	0480	4/1/11	\$572,000	\$559,000	2440	8	2010	Avg	4757	N	N	16956 NE 118TH WAY
004	952660	0520	8/4/11	\$588,000	\$581,000	2440	8	2010	Avg	4470	N	N	17032 NE 118TH WAY
004	942850	0075	2/22/10	\$564,670	\$533,000	2460	8	1972	Avg	57064	Y	N	11720 154TH PL NE
004	071031	0240	6/2/10	\$585,000	\$557,000	2500	8	1987	Avg	28838	N	N	13506 184TH AVE NE
004	280220	0270	10/15/09	\$457,000	\$427,000	2500	8	1983	Avg	7507	N	N	13628 178TH AVE NE
004	873290	0420	9/29/09	\$553,402	\$516,000	2500	8	2010	Avg	4000	N	N	18136 NE 111TH ST
004	952660	0130	6/21/10	\$580,000	\$554,000	2500	8	2010	Avg	4396	N	N	16934 NE 120TH ST
004	952660	0350	7/29/10	\$594,000	\$569,000	2500	8	2010	Avg	4556	N	N	11725 171ST PL NE
004	873290	0330	1/16/09	\$608,800	\$555,000	2510	8	2007	Avg	4425	N	N	11023 182ND AVE NE
004	873290	0520	4/15/09	\$540,000	\$496,000	2510	8	2008	Avg	4656	N	N	18264 NE 111TH ST
004	952660	0680	11/19/09	\$585,000	\$548,000	2510	8	2009	Avg	4547	N	N	16903 NE 120TH ST
004	952660	0020	6/4/09	\$567,000	\$524,000	2540	8	2008	Avg	4486	N	N	16808 NE 120TH ST
004	952660	0070	1/22/10	\$577,800	\$544,000	2540	8	2010	Avg	4396	N	N	16842 NE 120TH ST

Improved Sales Used in this Annual Update Analysis
Area 72
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Adj Sale Price	Above Grade Living	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
004	952660	0110	6/9/10	\$585,000	\$558,000	2540	8	2010	Avg	4553	N	N	16922 NE 120TH ST
004	952660	0150	6/21/10	\$577,000	\$551,000	2540	8	2010	Avg	4396	N	N	17012 NE 120TH ST
004	952660	0210	3/22/10	\$594,000	\$563,000	2540	8	2009	Avg	4241	N	N	17048 NE 120TH ST
004	952660	0310	6/14/10	\$610,000	\$582,000	2540	8	2010	Avg	4373	N	N	11732 171ST PL NE
004	952660	0430	6/9/11	\$595,000	\$585,000	2540	8	2010	Avg	4506	N	N	11709 NE 169TH PL
004	952660	0470	1/4/11	\$589,556	\$572,000	2540	8	2010	Avg	4550	N	N	16950 NE 118TH WAY
004	952660	0540	4/20/10	\$675,000	\$641,000	2540	8	2009	Avg	5419	N	N	17044 NE 118TH WAY
004	062671	0160	2/23/11	\$480,000	\$468,000	2550	8	1981	Good	28658	N	N	19210 NE 140TH PL
004	564930	0010	6/24/10	\$380,000	\$363,000	2550	8	1983	Avg	34780	N	N	12729 179TH AVE NE
004	873290	0350	12/11/09	\$620,000	\$582,000	2550	8	2007	Avg	4930	N	N	11031 182ND AVE NE
004	873290	0460	2/11/10	\$555,000	\$524,000	2550	8	2010	Avg	3977	N	N	18240 NE 111TH ST
004	952660	0330	8/16/11	\$585,000	\$578,000	2550	8	2010	Avg	4414	N	N	11720 171ST PL NE
004	873290	0400	9/24/09	\$550,000	\$513,000	2580	8	2008	Avg	4042	N	N	18128 NE 111TH ST
004	873290	0480	8/31/09	\$579,950	\$540,000	2580	8	2008	Avg	4166	N	N	18248 NE 111TH ST
004	873290	0570	5/13/09	\$592,500	\$546,000	2600	8	2008	Avg	4097	N	N	18321 NE 111TH ST
004	339683	0300	11/9/11	\$435,500	\$434,000	2610	8	1985	Avg	17925	N	N	17610 NE 131ST PL
004	873290	0510	4/20/09	\$555,000	\$510,000	2610	8	2008	Avg	3960	N	N	18260 NE 111TH ST
004	873290	0510	4/4/11	\$538,000	\$526,000	2610	8	2008	Avg	3960	N	N	18260 NE 111TH ST
004	873290	0150	6/21/10	\$550,000	\$525,000	2620	8	2007	Avg	4578	N	N	11009 180TH PL NE
004	320493	0290	9/19/11	\$625,000	\$620,000	2630	8	2011	Avg	4905	N	N	11342 178TH PL NE
004	236640	0040	9/23/09	\$585,000	\$545,000	2660	8	1980	Good	39000	N	N	11416 167TH PL NE
004	320493	0090	7/20/11	\$590,000	\$582,000	2660	8	2011	Avg	5343	Y	N	11335 177TH PL NE
004	952660	0030	2/25/09	\$599,950	\$549,000	2680	8	2008	Avg	6071	N	N	16814 NE 120TH ST
004	952660	0090	9/30/10	\$600,000	\$578,000	2680	8	2009	Avg	4548	N	N	16910 NE 120TH ST
004	952660	0450	6/14/11	\$650,000	\$639,000	2680	8	2010	Avg	4667	N	N	16938 NE 118TH WAY
004	952655	0250	9/28/11	\$679,000	\$674,000	2680	8	2011	Avg	4672	N	N	12211 164TH CT NE

Improved Sales Used in this Annual Update Analysis
Area 72
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Adj Sale Price	Above Grade Living	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
004	071030	0040	6/8/11	\$511,500	\$503,000	2700	8	1983	Avg	37721	N	N	13303 187TH CT NE
004	873290	0660	1/12/09	\$668,800	\$610,000	2710	8	2008	Avg	5840	N	N	18215 NE 110TH ST
004	952660	0580	6/15/10	\$659,000	\$629,000	2710	8	2010	Avg	6664	N	N	17027 NE 120TH ST
004	952660	0650	2/11/10	\$639,000	\$603,000	2710	8	2009	Avg	6360	N	N	16927 NE 120TH ST
004	952660	0730	7/14/10	\$662,000	\$633,000	2720	8	2010	Avg	4752	N	N	16815 NE 120TH ST
004	570170	0400	4/12/10	\$617,000	\$585,000	2750	8	1981	Avg	35002	N	N	17601 NE 136TH ST
004	952660	0040	3/24/10	\$603,000	\$571,000	2750	8	2009	Avg	4434	N	N	16820 NE 120TH ST
004	952660	0100	8/4/10	\$580,000	\$556,000	2750	8	2010	Avg	4429	N	N	16916 NE 120TH ST
004	952660	0160	12/1/10	\$565,000	\$547,000	2750	8	2010	Avg	4434	N	N	17018 NE 120TH ST
004	812120	0010	9/22/09	\$614,900	\$573,000	2760	8	1983	Good	10947	N	N	17229 NE 134TH PL
004	873290	0340	1/27/09	\$665,000	\$607,000	2790	8	2007	Avg	5180	N	N	11027 182ND PL NE
004	179590	0340	11/15/11	\$499,000	\$497,000	2810	8	1986	Avg	13447	N	N	14155 174TH PL NE
004	179590	0770	3/22/11	\$505,000	\$493,000	2810	8	1984	Good	7114	N	N	13829 175TH PL NE
004	873290	0890	12/11/09	\$585,000	\$549,000	2810	8	2010	Avg	5313	N	N	10942 182ND AVE NE
004	619240	0380	11/4/10	\$570,000	\$550,000	2830	8	2003	Avg	6000	N	N	16538 NE 117TH WAY
004	339681	0160	7/30/09	\$582,000	\$540,000	2870	8	1987	Avg	13727	N	N	17212 NE 133RD PL
004	339683	0260	3/2/11	\$510,000	\$497,000	2900	8	1986	Avg	13768	N	N	17720 NE 131ST PL
004	952660	0560	2/24/09	\$675,000	\$618,000	2980	8	2008	Avg	4929	N	N	11915 171ST PL NE
004	952660	0720	6/16/09	\$640,000	\$592,000	2980	8	2008	Avg	5812	N	N	16823 NE 120TH ST
004	873290	0360	11/9/09	\$634,000	\$594,000	3000	8	2010	Avg	5663	N	N	11035 182ND AVE NE
004	952660	0590	12/18/09	\$660,000	\$620,000	3000	8	2010	Avg	6417	N	N	17025 NE 120TH ST
004	952660	0710	11/2/09	\$670,000	\$627,000	3000	8	2008	Avg	5639	N	N	16829 NE 120TH ST
004	952660	0250	4/24/10	\$662,000	\$629,000	3010	8	2010	Avg	7427	N	N	11916 171ST PL NE
004	952660	0570	11/10/09	\$630,000	\$590,000	3010	8	2008	Avg	5189	N	N	11921 171ST PL NE
004	339682	0150	2/5/09	\$549,900	\$502,000	3040	8	1984	Avg	8111	N	N	17645 NE 129TH PL
004	952660	0660	5/13/11	\$610,000	\$598,000	3040	8	2011	Avg	4327	N	N	16921 NE 120TH ST

Improved Sales Used in this Annual Update Analysis
Area 72
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Adj Sale Price	Above Grade Living	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
004	952660	0700	9/23/09	\$634,950	\$592,000	3040	8	2008	Avg	4207	N	N	16835 NE 120TH ST
004	952655	0180	10/16/11	\$659,000	\$655,000	3040	8	2011	Avg	6898	N	N	12297 164TH CT NE
004	302606	9092	9/7/10	\$663,000	\$637,000	3050	8	1984	Good	35071	N	N	13106 184TH AVE NE
004	952660	0620	5/1/09	\$710,000	\$654,000	3060	8	2009	Avg	5999	N	N	16945 NE 120TH ST
004	339680	0100	5/23/11	\$465,000	\$457,000	3070	8	1984	Avg	13218	N	N	12941 179TH AVE NE
004	952660	0050	5/20/09	\$640,000	\$590,000	3110	8	2008	Avg	5075	N	N	16826 NE 120TH ST
004	952660	0180	8/26/09	\$639,950	\$595,000	3110	8	2010	Avg	6109	N	N	17030 NE 120TH ST
004	952660	0300	7/19/11	\$625,000	\$617,000	3110	8	2009	Avg	4951	N	N	11808 171ST PL NE
004	952660	0530	11/17/09	\$595,000	\$557,000	3110	8	2009	Avg	4439	N	N	17038 NE 118TH WAY
004	619240	0410	9/27/10	\$630,000	\$606,000	3120	8	2004	Avg	8853	N	N	11719 167TH PL NE
004	564930	0580	4/25/11	\$568,000	\$556,000	3170	8	1982	Good	35377	N	N	12728 179TH AVE NE
004	873290	0430	10/13/09	\$615,000	\$574,000	3180	8	2008	Avg	4252	N	N	18226 S 111TH ST
004	873290	0530	6/30/09	\$619,750	\$574,000	3180	8	2008	Avg	4620	N	N	18266 NE 111TH ST
004	952660	0200	9/30/10	\$619,950	\$597,000	3200	8	2010	Avg	4849	N	N	17042 NE 120TH ST
004	952660	0360	12/20/10	\$618,000	\$599,000	3200	8	2010	Avg	4966	N	N	11731 171ST PL NE
004	952660	0640	9/7/11	\$660,000	\$654,000	3280	8	2011	Avg	5847	N	N	16933 NE 120TH ST
004	952660	0170	8/26/10	\$647,500	\$621,000	3290	8	2010	Avg	4548	N	N	17024 NE 120TH ST
004	952660	0190	12/15/10	\$639,800	\$620,000	3290	8	2010	Avg	4700	N	N	17036 NE 120TH ST
004	952660	0630	4/19/11	\$628,000	\$615,000	3310	8	2010	Avg	5744	N	N	16939 NE 120TH ST
004	952660	0610	7/29/10	\$673,789	\$645,000	3330	8	2010	Avg	5715	N	N	17017 NE 120TH ST
004	236640	0190	12/1/10	\$715,000	\$692,000	3530	8	1979	Good	41250	N	N	11229 165TH CT NE
004	952660	0690	5/1/09	\$655,000	\$603,000	3610	8	2008	Avg	5751	N	N	16841 NE 120TH ST
004	952660	0690	10/29/09	\$630,000	\$589,000	3610	8	2008	Avg	5751	N	N	16841 NE 120TH ST
004	570170	0280	1/11/11	\$515,000	\$500,000	3670	8	1981	Avg	32430	N	N	17631 NE 134TH PL
004	619240	0120	5/1/11	\$699,950	\$686,000	1780	9	2010	Avg	5946	N	N	12041 165TH PL NE
004	564930	0150	9/16/09	\$424,000	\$395,000	1950	9	1981	Avg	27195	N	N	18115 NE 125TH ST

Improved Sales Used in this Annual Update Analysis
Area 72
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Adj Sale Price	Above Grade Living	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
004	773250	0230	5/12/11	\$480,000	\$471,000	2210	9	1984	Avg	15000	N	N	14013 180TH AVE NE
004	382531	0540	6/15/09	\$565,000	\$522,000	2260	9	2004	Avg	5172	N	N	15832 NE 117TH ST
004	382531	1120	7/1/09	\$585,000	\$541,000	2280	9	2005	Avg	5576	N	N	11799 159TH AVE NE
004	382531	1150	8/18/10	\$580,000	\$556,000	2280	9	2005	Avg	4661	N	N	11843 159TH AVE NE
004	113730	0870	9/15/11	\$562,500	\$558,000	2290	9	1981	Avg	35445	N	N	18300 NE 146TH WAY
004	382531	0130	10/1/09	\$655,000	\$611,000	2370	9	2004	Avg	9571	N	N	11719 157TH AVE NE
004	113730	1800	1/4/10	\$500,000	\$470,000	2420	9	1985	Good	26884	N	N	14520 186TH PL NE
004	382531	1130	4/12/11	\$610,000	\$597,000	2430	9	2004	Avg	5912	N	N	11835 159TH AVE NE
004	113730	0840	12/27/10	\$500,000	\$485,000	2460	9	1981	Avg	35100	N	N	15343 181ST AVE NE
004	113730	1690	5/19/09	\$525,000	\$484,000	2460	9	1984	Good	43560	N	N	18653 NE 146TH WAY
004	242605	9083	12/21/11	\$545,240	\$545,000	2510	9	1981	Good	76666	N	N	14325 178TH LN NE
004	287100	0090	11/1/11	\$553,000	\$550,000	2510	9	2004	Avg	6253	N	N	17057 NE 115TH WAY
004	382531	1080	9/13/11	\$540,000	\$535,000	2530	9	2004	Avg	5000	N	N	11783 159TH AVE NE
004	619240	0100	7/7/11	\$739,950	\$729,000	2530	9	2010	Avg	7048	N	N	11933 165TH PL NE
004	689110	0400	11/16/10	\$615,000	\$594,000	2540	9	2010	Avg	5617	N	N	16792 NE 121ST WAY
004	071031	0220	12/9/09	\$684,950	\$643,000	2550	9	1988	Good	40990	N	N	13404 184TH AVE NE
004	619241	0320	9/7/10	\$705,717	\$678,000	2550	9	2010	Avg	5680	N	N	16649 NE 120TH ST
004	689110	0540	8/23/10	\$615,000	\$590,000	2560	9	2010	Avg	5091	N	N	16840 NE 121ST WAY
004	344350	0170	8/9/10	\$572,500	\$549,000	2570	9	1983	Good	29680	N	N	14722 BEAR CREEK LN NE
004	773250	0190	8/16/11	\$501,000	\$495,000	2580	9	1986	Avg	15170	N	N	14117 180TH AVE NE
004	570170	0380	12/17/09	\$617,000	\$580,000	2590	9	1983	Avg	35001	N	N	13510 175TH AVE NE
004	382531	0420	5/14/10	\$650,000	\$618,000	2590	9	2004	Avg	4951	N	N	11828 158TH AVE NE
004	619241	0340	11/24/10	\$635,000	\$614,000	2600	9	2010	Avg	5680	N	N	16597 NE 120TH ST
004	619241	0310	10/26/10	\$623,000	\$601,000	2610	9	2010	Avg	6285	N	N	16651 NE 120TH ST
004	564930	0020	7/22/11	\$565,000	\$557,000	2640	9	1979	VGood	35015	N	N	12715 179TH AVE NE
004	071031	0270	12/21/10	\$455,000	\$441,000	2650	9	1988	Avg	38363	N	N	13524 184TH AVE NE

Improved Sales Used in this Annual Update Analysis
Area 72
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Adj Sale Price	Above Grade Living	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
004	113730	1680	7/18/11	\$552,500	\$545,000	2650	9	1989	Good	36846	N	N	18811 NE 146TH WAY
004	152260	0030	9/29/09	\$649,000	\$605,000	2650	9	1985	Avg	37332	N	N	11504 159TH AVE NE
004	252605	9188	1/3/11	\$602,000	\$584,000	2650	9	1996	Avg	36048	N	N	16905 NE 122ND ST
004	382531	0330	2/25/11	\$624,500	\$609,000	2660	9	2004	Avg	6817	N	N	15766 NE 120TH WAY
004	131335	0080	10/19/10	\$615,000	\$593,000	2670	9	2010	Avg	4677	N	N	11459 176TH CT NE
004	382531	1210	2/17/10	\$537,000	\$507,000	2680	9	2001	Avg	5497	N	N	15823 NE 117TH ST
004	071030	0060	8/24/10	\$648,500	\$622,000	2690	9	1987	Good	36671	N	N	13321 187TH CT NE
004	689110	0120	7/23/10	\$680,000	\$651,000	2700	9	2010	Avg	5468	N	N	12123 166TH PL NE
004	689110	0600	7/27/10	\$628,000	\$601,000	2700	9	2010	Avg	5465	N	N	12156 168TH CT NE
004	689110	0550	6/14/10	\$620,000	\$591,000	2710	9	2009	Avg	5842	N	N	16835 NE 121ST WAY
004	564930	0560	12/5/11	\$591,250	\$590,000	2740	9	1980	Good	35504	N	N	17930 NE 127TH ST
004	152260	0050	3/18/09	\$759,000	\$696,000	2750	9	1984	Good	51228	N	N	15817 NE 114TH CT
004	236640	0270	8/10/11	\$562,500	\$556,000	2750	9	1985	Avg	39780	N	N	11410 165TH CT NE
004	689110	0390	9/22/10	\$619,000	\$595,000	2750	9	2010	Avg	5626	N	N	16788 NE 121ST WAY
004	570170	0010	10/7/10	\$499,900	\$482,000	2770	9	1996	Avg	42438	N	N	17207 NE 131ST ST
004	619240	0130	9/23/10	\$770,000	\$741,000	2780	9	2010	Avg	6989	N	N	12045 165TH PL NE
004	619241	0750	7/2/09	\$580,000	\$537,000	2780	9	2004	Avg	4770	N	N	16705 NE 117TH ST
004	256820	0590	5/5/11	\$540,000	\$529,000	2780	9	2005	Avg	5306	N	N	11923 178TH PL NE
004	287100	0170	6/25/10	\$650,000	\$621,000	2810	9	2003	Avg	8046	N	N	17035 NE 114TH CT
004	689110	0590	12/23/11	\$629,880	\$629,000	2810	9	2011	Avg	5497	N	N	12160 168TH CT NE
004	131335	0030	11/18/09	\$680,000	\$637,000	2810	9	2008	Avg	5374	N	N	11509 176TH CT NE
004	131335	0100	2/3/11	\$680,000	\$662,000	2810	9	2010	Avg	4767	N	N	11474 176TH CT NE
004	619241	0480	9/9/09	\$657,000	\$612,000	2820	9	2008	Avg	5348	N	N	16652 NE 120TH ST
004	232605	9038	11/4/11	\$605,000	\$602,000	2830	9	1984	Avg	33541	N	N	13205 164TH AVE NE
004	570170	0540	5/27/09	\$600,000	\$554,000	2840	9	1981	Avg	32379	N	N	13125 175TH AVE NE
004	131335	0010	9/1/09	\$620,000	\$577,000	2850	9	2008	Avg	5355	N	N	11511 176TH CT NE

Improved Sales Used in this Annual Update Analysis
Area 72
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Adj Sale Price	Above Grade Living	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
004	382531	0230	4/28/09	\$800,000	\$736,000	2860	9	2007	Avg	7322	Y	N	12035 157TH CT NE
004	131335	0040	10/2/09	\$684,950	\$639,000	2860	9	2008	Avg	5554	N	N	11505 176TH CT NE
004	256820	0120	4/15/10	\$634,000	\$602,000	2870	9	2006	Avg	6593	N	N	17801 NE 120TH WAY
004	256820	0640	5/20/11	\$550,000	\$540,000	2880	9	2005	Avg	5508	N	N	11881 178TH PL NE
004	689110	0520	3/10/11	\$599,000	\$584,000	2880	9	2010	Avg	5294	N	N	16799 NE 121ST WAY
004	131335	0070	5/13/10	\$679,000	\$646,000	2880	9	2010	Avg	4710	N	N	11463 176TH CT NE
004	131335	0120	2/19/10	\$684,950	\$647,000	2880	9	2010	Avg	4889	N	N	11500 176TH CT NE
004	689110	0010	12/14/09	\$680,990	\$639,000	2890	9	2009	Avg	6250	N	N	16673 NE 121ST ST
004	689110	0070	6/14/10	\$692,990	\$661,000	2890	9	2009	Avg	5518	N	N	16541 NE 121ST ST
004	689110	0110	6/27/10	\$646,000	\$617,000	2890	9	2009	Avg	5758	N	N	12127 166TH PL NE
004	689110	0230	9/28/10	\$756,000	\$728,000	2890	9	2009	Avg	5400	N	N	12135 167TH PL NE
004	689110	0260	12/6/11	\$725,000	\$723,000	2890	9	2011	Avg	5400	N	N	12147 167th PL NE
004	689110	0380	5/12/10	\$649,880	\$618,000	2890	9	2009	Avg	5634	N	N	16784 NE 121ST WAY
004	689110	0410	11/23/10	\$654,990	\$633,000	2890	9	2010	Avg	5826	N	N	16796 NE 121ST WAY
004	382531	0040	8/26/11	\$620,000	\$614,000	2910	9	2004	Avg	8536	N	N	15719 NE 117TH ST
004	382531	0070	6/10/09	\$680,000	\$628,000	2910	9	2004	Avg	9321	N	N	15707 NE 117TH ST
004	382531	1060	5/14/09	\$535,000	\$493,000	2910	9	2004	Avg	5000	N	N	11775 159TH AVE NE
004	619240	0050	3/11/11	\$600,000	\$586,000	2910	9	2004	Avg	5200	N	N	11815 165TH PL NE
004	619240	0210	10/21/11	\$620,000	\$616,000	2920	9	2004	Avg	6647	N	N	16634 NE 118TH WAY
004	619241	0020	6/18/10	\$642,000	\$613,000	2920	9	2005	Avg	5760	N	N	16637 NE 119TH WAY
004	619241	0350	2/16/10	\$710,000	\$670,000	2940	9	2010	Avg	6844	N	N	16593 NE 120TH ST
004	429830	0050	7/1/09	\$570,000	\$528,000	2970	9	1989	Avg	33050	N	N	14344 189TH WAY NE
004	856080	0030	9/28/10	\$620,000	\$597,000	2970	9	2006	Avg	6081	N	N	11921 179TH PL NE
004	131335	0020	2/24/10	\$620,000	\$586,000	2980	9	2010	Avg	5318	N	N	11515 176TH CT NE
004	957809	0430	8/12/10	\$630,000	\$604,000	3000	9	2006	Avg	5885	N	N	17287 NE 120TH WAY
004	957809	0450	1/14/09	\$650,000	\$593,000	3000	9	2007	Avg	6955	N	N	17279 NE 120TH WAY

Improved Sales Used in this Annual Update Analysis
Area 72
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Adj Sale Price	Above Grade Living	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
004	131335	0060	12/15/10	\$671,500	\$651,000	3010	9	2010	Avg	5306	N	N	11467 176TH CT NE
004	619241	0180	11/17/09	\$675,000	\$632,000	3030	9	2010	Avg	5600	N	N	16643 NE 120TH WAY
004	131335	0050	9/9/09	\$703,250	\$655,000	3030	9	2008	Avg	6841	N	N	11501 176TH CT NE
004	287100	0250	10/20/10	\$630,000	\$608,000	3050	9	2003	Avg	7871	N	N	17017 NE 113TH CT
004	934870	0600	3/1/11	\$625,000	\$609,000	3050	9	2004	Avg	6721	N	N	11863 175TH PL NE
004	619241	0400	7/26/09	\$671,000	\$622,000	3050	9	2008	Avg	5427	N	N	12065 165TH PL SE
004	382531	0250	3/1/10	\$710,000	\$671,000	3060	9	2007	Avg	6358	Y	N	12052 157TH CT NE
004	619241	0080	9/22/09	\$590,000	\$550,000	3080	9	2006	Avg	7049	N	N	16561 NE 119TH WAY
004	131335	0130	6/20/10	\$692,000	\$660,000	3080	9	2010	Avg	5414	N	N	11508 176TH CT NE
004	287100	0200	10/27/10	\$630,000	\$608,000	3090	9	2001	Avg	7186	N	N	17034 NE 113TH CT
004	619241	0170	5/27/09	\$700,000	\$646,000	3090	9	2008	Avg	6285	N	N	3172 NE 120TH WAY
004	619241	0300	5/28/10	\$698,000	\$665,000	3090	9	2010	Avg	6647	N	N	16646 NE 120TH WAY
004	689110	0270	4/5/11	\$769,990	\$753,000	3090	9	2010	Avg	6669	N	N	12151 167TH PL NE
004	256820	0190	1/13/10	\$637,000	\$600,000	3100	9	2006	Avg	6564	N	N	12034 179TH PL NE
004	152260	0080	5/2/11	\$620,000	\$608,000	3110	9	1986	Avg	26138	N	N	15802 NE 114TH CT
004	619241	0160	3/2/11	\$690,000	\$673,000	3110	9	2008	Avg	6647	N	N	16640 NE 119TH WAY
004	619240	0560	9/20/11	\$610,000	\$605,000	3120	9	2003	Avg	7595	N	N	16515 NE 117TH CT
004	957809	0350	5/21/09	\$625,000	\$576,000	3130	9	2008	Avg	6848	N	N	17443 NE 120TH WAY
004	382531	0210	6/4/09	\$810,000	\$748,000	3140	9	2008	Avg	8344	Y	N	11931 157TH AVE NE
004	185297	0020	4/15/11	\$698,000	\$683,000	3140	9	2010	Avg	7031	N	N	16193 NE 115TH CT
004	689110	0140	4/2/10	\$725,000	\$687,000	3140	9	2010	Avg	5688	N	N	12111 166TH PL NE
004	689110	0170	5/25/11	\$699,990	\$687,000	3140	9	2011	Avg	6822	N	N	12101 166TH PL NE
004	689110	0190	8/27/10	\$678,900	\$652,000	3140	9	2010	Avg	5469	N	N	16558 NE 121ST ST
004	689110	0340	3/9/11	\$664,500	\$648,000	3140	9	2011	Avg	5668	N	N	16682 NE 121ST WAY
004	689110	0510	12/13/11	\$650,000	\$649,000	3140	9	2011	Avg	5499	N	N	16795 NE 121ST WAY
004	689110	0630	11/12/10	\$667,880	\$645,000	3140	9	2011	Avg	5617	N	N	16797 NE 121ST ST

Improved Sales Used in this Annual Update Analysis
Area 72
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Adj Sale Price	Above Grade Living	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
004	382531	0620	3/2/10	\$675,000	\$638,000	3150	9	2004	Avg	7630	N	N	11706 157TH AVE NE
004	256820	0110	6/25/10	\$621,000	\$593,000	3150	9	2005	Avg	6465	N	N	11922 178TH PL NE
004	256820	0150	8/1/11	\$632,000	\$624,000	3150	9	2006	Avg	7882	N	N	11931 179TH PL NE
004	256820	0760	6/8/10	\$635,000	\$605,000	3150	9	2005	Avg	5913	N	N	17667 NE 121ST CT
004	256820	0830	3/2/11	\$580,000	\$566,000	3150	9	2005	Avg	5962	N	N	17652 NE 119TH CT
004	933250	0010	5/2/11	\$689,990	\$676,000	3170	9	2010	Avg	6592	N	N	12204 168TH PL NE
004	382531	0220	5/27/09	\$810,000	\$747,000	3180	9	2008	Avg	7999	Y	N	12031 157TH CT NE
004	689110	0310	9/29/09	\$810,000	\$756,000	3200	9	2008	Avg	5390	N	N	16675 NE 121ST WAY
004	689110	0310	6/27/11	\$699,990	\$689,000	3200	9	2008	Avg	5390	N	N	16675 NE 121ST WAY
004	689110	0420	12/20/11	\$630,000	\$629,000	3200	9	2008	Avg	5249	N	N	12148 167TH PL NE
004	689110	0660	8/18/09	\$714,000	\$664,000	3200	9	2009	Avg	5775	N	N	16785 NE 121ST ST
004	382531	0080	4/4/11	\$636,000	\$622,000	3210	9	2003	Avg	11139	N	N	15703 NE 117TH ST
004	382531	0180	6/24/10	\$780,000	\$745,000	3220	9	2006	Avg	8400	N	N	11917 157TH AVE NE
004	619241	0490	1/26/10	\$700,000	\$660,000	3220	9	2010	Avg	6353	N	N	16654 NE 120TH ST
004	256820	0270	11/2/09	\$650,000	\$608,000	3220	9	2006	Avg	8096	N	N	12156 179TH PL NE
004	256820	0660	11/2/09	\$635,000	\$594,000	3220	9	2005	Avg	6630	N	N	17683 NE 122ND ST
004	957809	0040	3/9/09	\$715,000	\$655,000	3230	9	2008	Avg	9987	N	N	17288 NE 120TH WAY
004	619240	0150	12/11/09	\$650,000	\$610,000	3270	9	2005	Avg	5775	N	N	16544 NE 118TH WAY
004	619241	0150	7/6/11	\$650,000	\$641,000	3270	9	2006	Avg	5760	N	N	16638 NE 119TH WAY
004	689110	0210	6/25/10	\$735,000	\$702,000	3290	9	2010	Avg	5469	N	N	16668 NE 121ST ST
004	933250	0060	7/5/11	\$699,990	\$690,000	3300	9	2011	Avg	6225	N	N	12234 168TH PL NE
004	933250	0120	5/25/11	\$723,990	\$711,000	3300	9	2010	Avg	5344	N	N	12227 168TH PL NE
004	689110	0050	7/28/10	\$735,000	\$704,000	3300	9	2010	Avg	5564	N	N	16549 NE 121ST ST
004	689110	0150	6/10/11	\$739,000	\$727,000	3300	9	2011	Avg	6710	N	N	12109 166TH PL NE
004	689110	0180	9/28/09	\$716,450	\$668,000	3300	9	2008	Avg	5839	N	N	16554 NE 121ST ST
004	689110	0280	12/28/09	\$752,990	\$708,000	3300	9	2009	Avg	5318	N	N	16693 121ST WAY SE

Improved Sales Used in this Annual Update Analysis
Area 72
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Adj Sale Price	Above Grade Living	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
004	689110	0290	6/5/09	\$749,990	\$693,000	3300	9	2008	Avg	5496	N	N	16687 NE 121ST WAY
004	689110	0370	4/28/10	\$728,000	\$692,000	3300	9	2009	Avg	5643	N	N	16780 NE 121ST WAY
004	689110	0430	8/31/10	\$719,990	\$691,000	3300	9	2010	Avg	5676	N	N	12144 167TH PL NE
004	689110	0530	8/11/11	\$708,000	\$700,000	3300	9	2011	Avg	5831	N	N	16836 NE 121ST WAY
004	689110	0330	3/25/11	\$693,990	\$678,000	3340	9	2011	Avg	5677	N	N	16676 NE 121ST WAY
004	429830	0150	3/22/11	\$632,000	\$617,000	3360	9	1989	Avg	36046	N	N	14303 189TH WAY NE
004	689110	0040	3/10/11	\$709,000	\$692,000	3360	9	2010	Avg	5565	N	N	16553 NE 121ST ST
004	185297	0040	6/2/11	\$807,000	\$793,000	3370	9	2011	Avg	9462	N	N	16185 NE 115TH CT
004	187310	0610	1/19/11	\$675,000	\$656,000	3400	9	2006	Avg	6346	N	N	17212 NE 117TH WAY
004	344350	0080	8/17/10	\$715,000	\$686,000	3430	9	1987	Good	75358	N	N	14701 BEAR CREEK LN NE
004	689110	0670	3/18/09	\$749,950	\$688,000	3430	9	2008	Avg	5774	N	N	16779 NE 121ST ST
004	957809	0140	2/16/10	\$729,500	\$689,000	3440	9	2006	Avg	6548	N	N	12014 174TH CT NE
004	185297	0050	4/22/11	\$755,000	\$739,000	3440	9	2011	Avg	8415	N	N	16181 NE 115TH CT
004	113730	0950	4/27/10	\$700,000	\$665,000	3480	9	1984	Good	34200	N	N	14616 181ST PL NE
004	689110	0220	12/21/09	\$858,800	\$807,000	3480	9	2009	Avg	5411	N	N	12131 167TH PL NE
004	933250	0050	9/14/11	\$700,000	\$694,000	3490	9	2011	Avg	5764	N	N	12228 168TH PL NE
004	689110	0640	1/15/10	\$718,500	\$677,000	3490	9	2009	Avg	5686	N	N	16793 NE 121ST ST
004	619241	0390	6/26/09	\$770,000	\$712,000	3520	9	2008	Avg	5812	N	N	12061 165TH PL NE
004	619241	0430	9/21/09	\$712,000	\$664,000	3520	9	2007	Avg	5280	N	N	16594 NE 120TH ST
004	256820	0350	6/17/11	\$653,000	\$642,000	3530	9	2006	Avg	7056	N	N	12024 178TH PL NE
004	256820	0720	1/27/11	\$610,000	\$593,000	3530	9	2005	Avg	7099	N	N	17685 NE 121ST CT
004	187310	0670	11/23/10	\$673,000	\$651,000	3570	9	2006	Avg	6616	N	N	17210 NE 117TH WAY
004	933250	0150	7/6/11	\$730,000	\$719,000	3570	9	2010	Avg	5781	N	N	12209 168TH PL NE
004	689110	0020	11/2/09	\$749,990	\$702,000	3570	9	2009	Avg	5565	N	N	16667 NE 121ST ST
004	689110	0060	12/18/09	\$750,000	\$705,000	3570	9	2009	Avg	5565	N	N	16545 NE 121ST ST
004	187310	0630	11/13/09	\$689,000	\$645,000	3590	9	2006	Avg	6655	N	N	11744 172ND CT NE

Improved Sales Used in this Annual Update Analysis
Area 72
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Adj Sale Price	Above Grade Living	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
004	344350	0130	5/4/11	\$550,000	\$539,000	3620	9	1981	Good	32300	N	N	14614 BEAR CREEK LN NE
004	933250	0090	11/22/10	\$735,500	\$711,000	3650	9	2010	Avg	5500	N	N	16794 NE 123RD WAY
004	689110	0240	2/14/11	\$877,500	\$855,000	3700	9	2010	Avg	5400	N	N	12139 167TH PL NE
004	382531	0730	3/18/11	\$775,000	\$757,000	3740	9	2005	Avg	8911	N	N	15740 NE 119TH CT
004	113730	1130	6/17/11	\$499,900	\$492,000	4000	9	1981	Avg	37125	N	N	18209 NE 146TH WAY
004	933250	0040	9/20/11	\$760,000	\$754,000	4160	9	2011	Avg	6187	N	N	12222 168TH PL NE
004	933250	0080	7/26/10	\$786,000	\$752,000	4160	9	2010	Avg	5500	N	N	16802 NE 123RD WAY
004	933250	0110	12/3/10	\$792,000	\$767,000	4160	9	2010	Avg	6493	N	N	12233 168TH PL NE
004	689110	0160	6/28/11	\$790,990	\$779,000	4160	9	2011	Avg	6458	N	N	12105 166TH PL NE
004	689110	0680	2/16/09	\$800,000	\$732,000	4160	9	2008	Avg	5774	N	N	16773 NE 121ST ST
004	570170	0550	12/12/11	\$590,000	\$589,000	4220	9	1982	Avg	31549	N	N	13111 175TH AVE NE
004	689110	0200	9/15/09	\$776,000	\$723,000	4230	9	2008	Avg	5469	N	N	16662 NE 121ST ST
004	689110	0300	1/27/10	\$810,000	\$764,000	4230	9	2008	Avg	5460	N	N	16681 NE 121ST WAY
004	418800	0570	2/18/11	\$664,000	\$647,000	2060	10	1984	Avg	23650	N	N	17030 NE 133RD ST
004	812355	0010	2/18/11	\$540,000	\$526,000	2410	10	1983	Avg	42397	N	N	17140 NE 126TH PL
004	934870	0120	5/14/09	\$678,000	\$625,000	2620	10	2005	Avg	6210	Y	N	11866 175TH PL NE
004	812355	0190	9/14/09	\$676,500	\$630,000	2790	10	1983	Avg	36032	N	N	16922 NE 124TH ST
004	810980	0060	8/24/10	\$710,000	\$681,000	2910	10	2008	Avg	5638	N	N	16760 NE 120TH ST
004	773250	0900	11/30/09	\$630,000	\$591,000	2920	10	1985	Avg	35356	N	N	14330 172ND AVE NE
004	810981	0150	3/22/10	\$760,000	\$720,000	2920	10	2008	Avg	6388	N	N	11763 168TH PL NE
004	111575	0020	12/23/11	\$702,000	\$701,000	2930	10	1984	Good	35298	N	N	16520 NE 134TH PL
004	934870	0190	5/19/09	\$680,000	\$627,000	2980	10	2007	Avg	6300	N	N	17432 NE 119TH WAY
004	812355	0060	5/18/11	\$660,000	\$648,000	2990	10	1983	Avg	53832	N	N	17110 NE 126TH PL
004	252605	9115	5/26/09	\$680,000	\$627,000	3000	10	1984	Avg	49222	N	N	17234 NE 125TH ST
004	934870	0170	5/18/09	\$775,000	\$714,000	3000	10	2008	Avg	6300	N	N	17514 NE 119TH WAY
004	418800	0650	5/18/11	\$615,000	\$604,000	3010	10	1984	Avg	25323	N	N	17005 NE 133RD ST

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Sub Area	Major	Minor	Sale Date	Sale Price	Adj Sale Price	Above Grade Living	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
004	812355	0110	3/28/11	\$665,000	\$650,000	3040	10	1983	Good	35837	N	N	17137 NE 126TH PL
004	810981	0160	6/18/10	\$735,000	\$701,000	3040	10	2008	Avg	5520	N	N	11758 168TH PL NE
004	219570	0370	2/28/11	\$635,000	\$619,000	3070	10	1988	Avg	37033	N	N	17917 NE 154TH ST
004	810981	0010	10/26/11	\$655,000	\$651,000	3070	10	2007	Avg	6615	N	N	11667 168TH CT NE
004	810981	0080	12/22/10	\$675,000	\$654,000	3070	10	2008	Avg	6483	N	N	16815 NE 117TH ST
004	810981	0100	2/9/11	\$678,000	\$660,000	3070	10	2008	Avg	5508	N	N	16806 NE 117TH ST
004	418800	0480	12/16/11	\$693,000	\$692,000	3080	10	1984	Good	36315	N	N	17005 NE 135TH CT
004	773250	0910	5/3/10	\$654,000	\$622,000	3110	10	1985	Avg	35100	N	N	14340 172ND AVE NE
004	810980	0090	9/28/10	\$672,000	\$647,000	3120	10	2006	Avg	4950	N	N	16753 NE 120TH ST
004	934870	0160	1/22/09	\$920,858	\$840,000	3160	10	2008	Avg	6877	N	N	17518 NE 119TH WAY
004	928895	0050	7/13/11	\$612,000	\$603,000	3170	10	1996	Avg	26884	N	N	12320 181ST CT NE
004	192606	9190	6/2/11	\$576,900	\$567,000	3210	10	1998	Avg	35028	N	N	18015 NE 143RD PL
004	252605	9198	10/12/10	\$665,000	\$641,000	3210	10	2004	Avg	7639	N	N	11672 179TH PL NE
004	810981	0070	9/15/09	\$739,000	\$689,000	3210	10	2007	Avg	6783	N	N	16809 NE 117TH ST
004	111575	0010	4/7/10	\$785,000	\$744,000	3250	10	1984	Good	36046	N	N	16508 NE 134TH PL
004	810980	0070	12/17/09	\$770,000	\$723,000	3270	10	2008	Avg	5055	N	N	16761 NE 120TH ST
004	810981	0090	1/25/11	\$708,800	\$689,000	3270	10	2008	Avg	5976	N	N	16760 NE 120TH ST
004	810981	0180	12/23/10	\$721,000	\$699,000	3280	10	2008	Avg	6726	N	N	11766 168TH PL NE
004	934870	0340	5/2/09	\$875,000	\$806,000	3290	10	2007	Avg	7630	N	N	11882 174TH PL NE
004	934870	0530	11/30/11	\$790,000	\$788,000	3290	10	2003	Avg	7718	N	N	11665 175TH PL NE
004	219570	0310	5/4/11	\$660,000	\$647,000	3360	10	1988	Avg	35028	N	N	15300 179TH AVE NE
004	252605	9160	8/2/11	\$655,000	\$647,000	3370	10	1984	Avg	37158	N	N	12408 172ND AVE NE
004	810981	0040	3/29/10	\$720,000	\$682,000	3370	10	2007	Avg	8364	N	N	11660 168TH CT NE
004	185300	0320	11/25/09	\$670,000	\$628,000	3390	10	1989	Good	34198	N	N	19458 NE 143RD PL
004	810981	0170	11/22/10	\$729,000	\$705,000	3400	10	2008	Avg	7293	N	N	11762 168TH PL NE
004	810981	0020	9/23/09	\$750,000	\$699,000	3410	10	2008	Avg	4725	N	N	11663 168TH CT NE

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Sub Area	Major	Minor	Sale Date	Sale Price	Adj Sale Price	Above Grade Living	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
004	810981	0130	1/15/09	\$890,000	\$812,000	3410	10	2008	Avg	5246	N	N	11755 168TH PL NE
004	773250	0560	10/26/11	\$615,000	\$612,000	3580	10	1986	Avg	40046	N	N	14200 180TH AVE NE
004	934870	0280	10/19/09	\$855,000	\$799,000	3600	10	2007	Avg	6313	N	N	11873 174TH PL NE
004	934870	0350	3/30/10	\$750,000	\$711,000	3600	10	2007	Avg	6184	N	N	11876 174TH PL NE
004	934870	0200	6/28/09	\$775,000	\$717,000	3640	10	2008	Avg	6299	N	N	17428 NE 119TH WAY
004	418800	0460	4/20/11	\$710,000	\$695,000	3660	10	1984	Avg	33167	N	N	17016 NE 135TH CT
004	185300	0080	11/8/10	\$698,000	\$674,000	3670	10	1989	Good	35002	N	N	14206 192ND AVE NE
004	418800	0360	9/29/10	\$739,000	\$711,000	3920	10	1985	Avg	48388	N	N	17003 NE 136TH PL
004	111575	0150	5/18/10	\$1,030,000	\$980,000	4000	10	1984	Avg	36421	N	N	16454 NE 135TH ST
004	192606	9150	6/11/10	\$725,000	\$691,000	4260	10	2001	Avg	43995	N	N	18709 NE 144TH ST
004	192606	9192	5/27/11	\$1,085,000	\$1,066,000	4910	10	1996	Good	52889	N	N	13905 184TH AVE NE
004	294400	0220	5/8/09	\$805,000	\$741,000	2880	11	1987	Avg	21387	N	N	13405 157TH AVE NE
004	294400	0160	6/13/11	\$675,000	\$664,000	2890	11	1987	Avg	26304	N	N	15737 NE 134TH ST
004	115260	0360	3/28/11	\$624,950	\$611,000	3180	11	1988	Avg	29765	N	N	15336 188TH AVE NE
004	115260	0460	4/14/10	\$675,000	\$640,000	3230	11	2000	Avg	37219	N	N	18809 NE 150TH CT
004	294400	0240	10/20/11	\$795,000	\$790,000	3350	11	1988	Avg	29242	N	N	13337 157TH AVE NE
004	957805	0350	7/28/09	\$770,000	\$714,000	3350	11	1990	Avg	35235	N	N	17320 NE 129TH ST
004	664120	0090	3/16/10	\$700,000	\$663,000	3394	11	1998	Avg	35588	N	N	13408 179TH AVE NE
004	957805	0320	9/11/09	\$760,000	\$708,000	3430	11	1990	Avg	32035	N	N	17422 NE 129TH ST
004	252605	9199	4/24/09	\$790,000	\$727,000	3520	11	2004	Avg	7639	N	N	11680 179TH PL NE
004	185300	0290	1/13/10	\$837,500	\$788,000	3610	11	1989	Avg	35048	N	N	19439 NE 143RD PL
004	329320	0150	4/24/09	\$785,000	\$722,000	3610	11	1989	Avg	36927	N	N	18021 NE 130TH CT
004	142413	0060	5/17/11	\$620,000	\$608,000	3623	11	1996	Avg	21851	N	N	18603 NE 139TH ST
004	186200	0040	11/9/09	\$750,000	\$702,000	3630	11	1989	Good	35001	N	N	17124 NE 130TH ST
004	111576	0130	3/15/10	\$744,000	\$704,000	3640	11	1987	Avg	35001	N	N	16520 NE 132ND ST
004	186200	0160	4/25/11	\$635,000	\$622,000	3660	11	1988	Avg	35100	N	N	16905 NE 128TH ST

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Sub Area	Major	Minor	Sale Date	Sale Price	Adj Sale Price	Above Grade Living	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
004	664120	0050	7/6/10	\$762,500	\$729,000	3680	11	1994	Avg	35019	N	N	13436 179TH AVE NE
004	294401	0110	9/4/09	\$750,000	\$698,000	3700	11	1988	Avg	21335	N	N	13524 157TH CT NE
004	185300	0560	11/30/10	\$700,000	\$677,000	3720	11	1989	Avg	35107	N	N	19526 NE 143RD ST
004	957805	0360	8/15/11	\$809,950	\$801,000	3720	11	1989	Good	33008	N	N	17306 NE 129TH ST
004	294401	0050	11/22/10	\$725,000	\$701,000	3780	11	1987	Avg	20000	N	N	15824 NE 135TH ST
004	142413	0220	3/9/10	\$760,000	\$719,000	3820	11	1995	Avg	26895	N	N	13916 185TH CT NE
004	142413	0240	6/7/11	\$729,000	\$717,000	3820	11	1994	Good	25584	N	N	13911 185TH CT NE
004	115260	0510	2/18/10	\$700,000	\$661,000	3840	11	1985	Avg	29814	N	N	18947 NE 150TH ST
004	142413	0080	5/17/11	\$710,000	\$697,000	3860	11	1995	Avg	25513	N	N	18619 NE 139TH ST
004	142413	0070	4/27/11	\$760,000	\$745,000	3863	11	1996	Avg	22714	N	N	18611 NE 139TH ST
004	294401	0040	2/8/11	\$938,000	\$913,000	3990	11	1987	Avg	20000	N	N	15906 NE 135TH ST
004	329320	0210	7/27/09	\$726,000	\$673,000	4010	11	1989	Avg	47297	N	N	12921 182ND AVE NE
004	683880	0120	1/27/11	\$845,000	\$822,000	4020	11	2004	Avg	33442	N	N	19240 NE 149TH ST
004	329340	0050	7/15/09	\$740,000	\$686,000	4050	11	1990	Avg	105804	N	N	18049 NE 132ND ST
004	142413	0050	8/10/10	\$899,900	\$863,000	4100	11	1996	Avg	22529	N	N	18517 NE 139TH ST
004	329320	0160	7/15/10	\$725,000	\$693,000	4210	11	1989	Avg	40453	N	N	18025 NE 130TH CT
004	242605	9084	1/31/11	\$1,014,000	\$986,000	4340	11	1981	Avg	228254	N	N	17700 NE 143RD PL
004	142413	0180	5/26/11	\$765,000	\$751,000	4430	11	1996	Avg	23272	N	N	13909 186TH AVE NE
004	192606	9129	6/23/09	\$1,050,000	\$971,000	4490	11	2006	Avg	280551	N	N	13819 AVONDALE RD NE
004	942850	0077	9/9/11	\$1,150,000	\$1,139,000	4490	11	2008	Avg	55303	Y	N	11650 154TH PL NE
004	294401	0150	9/2/11	\$950,000	\$941,000	4550	11	1988	Avg	25234	N	N	13507 157TH CT NE
004	185300	0530	4/8/09	\$1,000,000	\$919,000	5300	11	1989	Avg	37034	N	N	19504 NE 143RD ST
004	294401	0170	4/7/10	\$1,000,000	\$948,000	5430	11	1988	Avg	23708	N	N	13424 157TH AVE NE
004	683880	0160	5/20/11	\$840,000	\$825,000	3910	12	1992	Avg	39364	N	N	19212 NE 149TH ST
004	957805	0080	5/10/11	\$900,000	\$883,000	3940	12	1989	Avg	35208	N	N	17413 NE 126TH PL
004	957805	0120	3/31/10	\$1,010,000	\$957,000	4010	12	1990	Avg	37076	N	N	17404 NE 126TH PL

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Sub Area	Major	Minor	Sale Date	Sale Price	Adj Sale Price	Above Grade Living	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
004	294401	0010	11/24/10	\$1,125,000	\$1,088,000	4330	12	1987	Avg	27379	N	N	16004 NE 135TH ST
004	683880	0130	3/1/10	\$1,017,000	\$961,000	5080	12	1993	Avg	34746	N	N	19232 NE 149TH ST
004	957805	0170	12/28/11	\$889,900	\$890,000	5400	12	1990	Avg	35298	N	N	17234 NE 126TH PL
004	192606	9107	12/16/10	\$1,715,000	\$1,662,000	6990	12	2006	Avg	226512	N	N	18025 NE 136TH ST
004	957805	0050	3/30/11	\$1,230,000	\$1,202,000	5100	13	1999	Avg	35302	N	N	17315 NE 126TH PL
004	957805	0190	11/18/10	\$1,250,000	\$1,208,000	5720	13	1989	Avg	35219	N	N	17214 NE 126TH PL
004	957805	0030	11/17/11	\$1,272,000	\$1,267,000	5732	13	1989	Avg	37688	N	N	17239 NE 126TH PL
006	719935	0430	12/8/10	\$305,000	\$295,000	860	7	1981	Good	6969	N	N	10620 161ST AVE NE
006	719936	0180	10/20/09	\$300,000	\$280,000	860	7	1980	Good	8295	N	N	16217 NE 108TH CT
006	719935	0150	2/25/10	\$395,000	\$373,000	880	7	1980	Good	12000	N	N	16120 NE 105TH CT
006	719936	0470	6/6/11	\$293,000	\$288,000	880	7	1980	Good	6930	N	N	10913 161ST AVE NE
006	720180	0110	4/21/11	\$320,000	\$313,000	890	7	1975	Avg	6825	N	N	15803 NE 110TH ST
006	362605	9079	7/21/09	\$330,000	\$306,000	910	7	1970	Avg	7405	N	N	17028 NE 107TH ST
006	332775	0150	10/13/10	\$279,000	\$269,000	940	7	1968	VGood	7343	N	N	9900 168TH AVE NE
006	358522	0540	8/2/11	\$280,000	\$277,000	960	7	1968	Avg	7500	N	N	10431 170TH AVE NE
006	549020	0120	10/6/09	\$338,000	\$315,000	980	7	1968	Good	7350	N	N	17009 NE 106TH ST
006	549020	0150	9/22/09	\$335,000	\$312,000	980	7	1969	Avg	7350	N	N	17023 NE 106TH ST
006	549020	0230	5/19/11	\$245,000	\$240,000	980	7	1968	Avg	8560	N	N	10620 171ST AVE NE
006	719936	0330	6/23/11	\$350,000	\$345,000	980	7	1980	Avg	7208	N	N	16205 NE 109TH ST
006	719935	0220	1/31/11	\$338,500	\$329,000	1000	7	1980	Good	7210	N	N	16010 NE 105TH CT
006	719935	0650	5/24/10	\$380,000	\$362,000	1000	7	1980	Good	7280	N	N	16036 NE 106TH ST
006	719936	0290	3/24/11	\$325,000	\$318,000	1000	7	1980	Good	7440	N	N	10918 161ST AVE NE
006	719936	0420	6/13/11	\$369,000	\$363,000	1000	7	1980	Good	7770	N	N	16110 NE 109TH ST
006	687300	0060	7/16/09	\$329,990	\$306,000	1000	7	2008	Avg	1091	N	N	8073 165TH LN NE
006	687300	0080	10/20/09	\$329,990	\$308,000	1000	7	2009	Avg	1090	N	N	8081 165TH LN NE
006	687300	0090	10/19/09	\$329,990	\$308,000	1000	7	2009	Avg	1090	N	N	8085 165TH LN NE

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Area 72
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Sub Area	Major	Minor	Sale Date	Sale Price	Adj Sale Price	Above Grade Living	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	687300	0100	12/8/09	\$329,900	\$310,000	1000	7	2009	Avg	1090	N	N	8093 165TH LN NE
006	687300	0130	12/10/09	\$324,990	\$305,000	1000	7	2009	Avg	829	N	N	8109 165TH LN NE
006	687300	0140	12/15/09	\$330,000	\$310,000	1000	7	2009	Avg	1159	N	N	8111 165TH LN NE
006	358522	0220	7/13/10	\$325,000	\$311,000	1030	7	1968	Good	7200	N	N	16910 NE 105TH ST
006	720155	0070	8/26/11	\$382,000	\$378,000	1040	7	1977	Avg	9760	N	N	9305 169TH PL NE
006	944780	0010	5/24/10	\$385,000	\$367,000	1040	7	1974	Avg	8400	N	N	9108 171ST AVE NE
006	944780	0070	11/2/10	\$359,950	\$347,000	1040	7	1974	Good	6960	N	N	9121 172ND AVE NE
006	886150	0100	11/18/09	\$431,550	\$404,000	1060	7	1981	Avg	10336	N	N	8502 169TH PL NE
006	719933	0210	10/20/09	\$360,000	\$336,000	1070	7	1978	Avg	7500	N	N	10918 158TH CT NE
006	719933	0300	11/22/11	\$285,000	\$284,000	1070	7	1978	Avg	7210	N	N	10914 157TH CT NE
006	719933	0450	9/25/09	\$315,000	\$294,000	1070	7	1977	Avg	8000	N	N	10907 156TH CT NE
006	886170	0100	12/18/09	\$340,000	\$319,000	1070	7	1977	Good	10275	N	N	16213 NE 99TH ST
006	019360	0290	10/24/11	\$325,000	\$323,000	1100	7	1968	Avg	9747	N	N	9322 166TH PL NE
006	002352	0640	6/12/09	\$402,500	\$372,000	1110	7	1977	Avg	8000	N	N	10936 167TH AVE NE
006	613840	0250	5/11/10	\$407,500	\$388,000	1110	7	1964	Good	8540	N	N	16812 NE 97TH ST
006	886150	0030	9/3/09	\$430,000	\$400,000	1110	7	1982	Good	10260	N	N	8615 169TH PL NE
006	549020	0560	9/13/10	\$275,000	\$264,000	1130	7	1969	Avg	7360	N	N	10611 170TH CT NE
006	719730	0105	7/7/09	\$471,950	\$437,000	1140	7	1976	Good	10500	N	N	9105 170TH AVE NE
006	719933	0120	3/17/09	\$395,000	\$362,000	1140	7	1978	Avg	7500	N	N	10820 157TH AVE NE
006	719933	0240	4/18/11	\$349,950	\$343,000	1140	7	1978	Avg	8625	N	N	10935 158TH CT NE
006	719933	0330	11/17/09	\$410,000	\$384,000	1140	7	1978	Good	8025	N	N	10936 157TH CT NE
006	719935	0070	9/27/10	\$299,950	\$289,000	1140	7	1980	Good	7350	N	N	16101 NE 105TH CT
006	337870	0130	7/1/11	\$307,000	\$302,000	1150	7	1959	Avg	9000	N	N	9840 164TH AVE NE
006	719935	0100	3/23/09	\$345,000	\$316,000	1150	7	1980	Good	5250	N	N	16123 NE 105TH CT
006	549020	0810	9/7/10	\$330,000	\$317,000	1160	7	1969	Good	7125	N	N	10612 169TH AVE NE
006	188820	0030	8/13/10	\$314,300	\$301,000	1170	7	1965	Avg	9000	N	N	8908 171ST AVE NE

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Sub Area	Major	Minor	Sale Date	Sale Price	Adj Sale Price	Above Grade Living	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	864500	0120	10/6/11	\$399,000	\$396,000	1170	7	1983	Avg	16547	N	N	11347 161ST CT NE
006	720160	0020	6/18/09	\$350,000	\$324,000	1180	7	1975	Avg	8025	N	N	17324 NE 85TH PL
006	720000	1703	11/17/10	\$270,000	\$261,000	1200	7	1968	Avg	7200	N	N	9404 171ST AVE NE
006	720000	1704	7/27/09	\$325,000	\$301,000	1200	7	1968	Fair	7200	N	N	9412 171ST AVE NE
006	947520	0140	1/20/11	\$355,000	\$345,000	1200	7	1969	Good	8750	N	N	16728 NE 91ST ST
006	947520	0400	8/25/10	\$330,000	\$317,000	1200	7	1969	Good	10452	N	N	16801 NE 89TH ST
006	692824	0130	10/23/09	\$447,000	\$418,000	1210	7	1983	Avg	12612	N	N	16153 NE 112TH ST
006	332775	0120	11/3/11	\$302,000	\$301,000	1220	7	1968	Avg	9900	N	N	9915 168TH AVE NE
006	933240	0120	7/23/09	\$389,000	\$361,000	1220	7	1973	Avg	8890	N	N	9322 168TH PL NE
006	886170	0280	3/12/10	\$290,000	\$274,000	1230	7	1962	Avg	10050	N	N	16120 NE 99TH ST
006	549020	0470	6/8/09	\$352,500	\$326,000	1240	7	1968	Avg	6840	N	N	10615 169TH AVE NE
006	549020	0630	10/25/10	\$359,950	\$347,000	1240	7	1968	Good	5655	N	N	10605 171ST CT NE
006	549021	0270	4/2/09	\$429,000	\$394,000	1240	7	1977	Avg	7919	N	N	16604 NE 107TH ST
006	549021	0570	8/14/09	\$463,000	\$430,000	1240	7	1977	Good	8237	N	N	16422 NE 106TH PL
006	720000	1607	3/17/10	\$469,950	\$445,000	1250	7	1968	Good	10140	N	N	9015 172ND AVE NE
006	549020	0790	9/24/09	\$328,000	\$306,000	1260	7	1968	Avg	6650	N	N	16904 NE 106TH ST
006	613840	0340	3/25/10	\$435,000	\$412,000	1260	7	1966	Avg	6405	N	N	9517 168TH AVE NE
006	719931	0240	6/24/10	\$390,000	\$372,000	1260	7	1977	Good	9350	N	N	10311 162ND PL NE
006	719935	0500	4/21/11	\$435,000	\$426,000	1280	7	1981	Good	8625	N	N	10602 161ST CT NE
006	719935	0520	7/20/11	\$420,000	\$414,000	1280	7	1981	Avg	7344	N	N	10614 161ST CT NE
006	337880	0020	7/14/10	\$344,500	\$329,000	1290	7	1960	Avg	9450	N	N	9745 164TH AVE NE
006	358522	0080	6/30/09	\$370,000	\$342,000	1290	7	1968	Avg	10000	N	N	17010 NE 104TH CT
006	720180	0370	5/10/11	\$312,000	\$306,000	1290	7	1976	Good	7280	N	N	15832 NE 110TH ST
006	720180	0300	8/12/11	\$300,000	\$297,000	1300	7	1969	Good	8480	N	N	15716 NE 110TH ST
006	726490	0025	3/28/11	\$320,000	\$313,000	1300	7	1979	Avg	8844	N	N	9542 172ND AVE NE
006	947520	0180	10/31/11	\$450,000	\$448,000	1300	7	1969	Good	8800	N	N	9123 168TH PL NE

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Area 72
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Adj Sale Price	Above Grade Living	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	358522	0090	9/14/11	\$293,950	\$291,000	1310	7	1968	Avg	9375	N	N	17004 NE 104TH CT
006	719931	0070	7/15/09	\$485,000	\$449,000	1310	7	1977	Good	6300	N	N	10309 163RD PL NE
006	886170	0270	3/18/10	\$449,500	\$426,000	1310	7	1967	Good	10050	N	N	16124 NE 99TH ST
006	358522	0570	7/21/09	\$330,000	\$306,000	1320	7	1968	Avg	7500	N	N	10413 170TH AVE NE
006	613840	0120	5/24/10	\$295,000	\$281,000	1320	7	1965	Avg	6300	N	N	16742 NE 98TH PL
006	719920	0080	9/9/10	\$320,000	\$308,000	1320	7	1968	Avg	9520	N	N	10126 162ND AVE NE
006	613860	0040	3/24/11	\$284,500	\$278,000	1330	7	1967	Avg	10640	N	N	9512 169TH AVE NE
006	813500	0110	4/8/11	\$307,800	\$301,000	1330	7	1979	Avg	9800	N	N	15631 NE 107TH CT
006	150820	0050	7/21/09	\$414,000	\$384,000	1340	7	1969	Avg	11777	N	N	8102 172ND AVE NE
006	549021	0490	4/1/11	\$454,000	\$444,000	1340	7	1977	Avg	7191	N	N	16433 NE 106TH PL
006	687300	0150	11/30/09	\$434,990	\$408,000	1340	7	2009	Avg	1222	N	N	8053 165TH AVE NE
006	687300	0240	9/8/09	\$400,000	\$372,000	1340	7	2008	Avg	1337	N	N	8119 165TH AVE NE
006	719900	0100	8/19/10	\$319,000	\$306,000	1350	7	1967	Avg	9600	N	N	16209 NE 100TH ST
006	720000	1603	5/24/11	\$327,500	\$322,000	1350	7	1968	Good	9360	N	N	9024 171ST AVE NE
006	944780	0030	5/19/11	\$340,000	\$334,000	1350	7	1974	Avg	8400	N	N	9120 171ST AVE NE
006	002352	0620	10/6/10	\$359,000	\$346,000	1360	7	1977	Avg	9200	N	N	10920 167TH AVE NE
006	002352	0890	10/20/09	\$415,000	\$388,000	1360	7	1977	Avg	9600	N	N	10823 166TH PL NE
006	358522	0210	8/25/10	\$337,500	\$324,000	1360	7	1968	Good	7200	N	N	16916 NE 105TH ST
006	719930	0210	6/6/11	\$330,000	\$324,000	1360	7	1977	Avg	7700	N	N	16115 NE 103RD ST
006	719935	0020	8/24/09	\$349,500	\$325,000	1360	7	1980	Avg	7350	N	N	16011 NE 105TH CT
006	002352	0040	10/10/11	\$410,405	\$408,000	1370	7	1978	Avg	9545	N	N	10835 164TH AVE NE
006	549021	0650	9/8/10	\$390,000	\$375,000	1370	7	1977	Good	8388	N	N	16421 NE 107TH PL
006	720190	0070	6/23/09	\$425,000	\$393,000	1400	7	1976	Avg	7210	N	N	15819 NE 111TH ST
006	720190	0190	11/7/11	\$390,000	\$388,000	1400	7	1976	Good	7350	N	N	11135 157TH AVE NE
006	719932	0450	9/22/10	\$440,000	\$423,000	1420	7	1978	Good	7200	N	N	15829 NE 106TH ST
006	337870	0110	6/16/11	\$309,950	\$305,000	1440	7	1959	Avg	8750	N	N	9845 164TH AVE NE

Improved Sales Used in this Annual Update Analysis
Area 72
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Adj Sale Price	Above Grade Living	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	613840	0320	9/28/11	\$385,000	\$382,000	1440	7	1964	Good	5950	N	N	9508 168TH AVE NE
006	613850	0060	2/19/10	\$364,950	\$345,000	1440	7	1967	Avg	9350	N	N	16916 NE 97TH ST
006	720190	0270	3/15/10	\$359,000	\$340,000	1440	7	1969	Good	7210	N	N	11110 156TH PL NE
006	332775	0060	12/10/10	\$315,000	\$305,000	1460	7	1968	Good	4800	N	N	9904 167TH AVE NE
006	719932	0260	8/8/11	\$462,500	\$457,000	1460	7	1978	Good	7330	N	N	10567 158TH AVE NE
006	002352	0190	12/30/10	\$343,000	\$333,000	1470	7	1978	Good	9750	N	N	10841 165TH PL NE
006	149430	0130	6/28/10	\$385,000	\$368,000	1470	7	1980	Avg	8465	N	N	8602 169TH CT NE
006	549021	0260	5/5/09	\$428,000	\$394,000	1470	7	1977	Good	7872	N	N	16610 NE 107TH ST
006	719935	0290	9/8/09	\$407,500	\$379,000	1480	7	1980	Good	5312	N	N	16017 NE 106TH ST
006	687300	0070	3/1/10	\$409,990	\$388,000	1480	7	2008	Avg	1369	N	N	8077 165TH LN NE
006	687300	0110	12/7/09	\$409,990	\$385,000	1480	7	2009	Avg	1369	N	N	8097 165TH LN NE
006	687300	0120	1/11/10	\$409,990	\$386,000	1480	7	2009	Avg	1369	N	N	8107 165TH LN NE
006	720000	1356	10/1/10	\$318,000	\$306,000	1500	7	1977	Avg	10290	N	N	16806 NE 87TH ST
006	886170	0080	8/25/11	\$390,000	\$386,000	1500	7	1976	Avg	10549	N	N	9890 162ND AVE NE
006	149430	0140	12/10/09	\$375,000	\$352,000	1550	7	1980	Good	8400	N	N	8610 169TH CT NE
006	719900	0060	10/24/11	\$321,998	\$320,000	1570	7	1967	Avg	10680	N	N	9927 163RD AVE NE
006	719900	0220	10/25/09	\$407,000	\$381,000	1570	7	1968	Good	8550	N	N	16110 NE 100TH ST
006	719910	0080	2/22/11	\$339,000	\$330,000	1570	7	1968	Avg	7200	N	N	10102 163RD AVE NE
006	719930	0200	4/27/10	\$418,750	\$398,000	1600	7	1977	Good	8800	N	N	10231 161ST PL NE
006	720000	1010	7/14/11	\$320,000	\$316,000	1600	7	1969	Good	8000	N	N	9427 171ST AVE NE
006	719932	0250	10/25/10	\$530,000	\$511,000	1620	7	1978	Good	7364	N	N	10559 158TH AVE NE
006	719930	0190	3/17/11	\$372,000	\$363,000	1660	7	1977	Good	9450	N	N	10223 161ST PL NE
006	719934	0170	8/3/10	\$425,000	\$407,000	1680	7	1981	Avg	7216	N	N	15927 NE 107TH WAY
006	719932	0420	11/1/11	\$399,400	\$397,000	1710	7	1978	Avg	7350	N	N	15907 NE 106TH ST
006	710560	0068	5/13/10	\$440,000	\$419,000	1720	7	1997	Avg	7513	N	N	16635 NE 89TH ST
006	813500	0150	2/24/10	\$380,000	\$359,000	1730	7	1980	Good	6000	N	N	15626 NE 107TH CT

Improved Sales Used in this Annual Update Analysis
Area 72
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Adj Sale Price	Above Grade Living	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	687300	0230	4/23/09	\$500,000	\$460,000	1760	7	2008	Avg	1763	N	N	8115 165TH AVE NE
006	864500	0190	12/10/09	\$452,600	\$425,000	1810	7	1983	Avg	14512	N	N	11220 161ST CT NE
006	687300	0160	12/6/09	\$499,990	\$469,000	1820	7	2009	Avg	1763	N	N	8059 165TH AVE NE
006	687300	0170	2/11/10	\$512,990	\$484,000	1820	7	2009	Avg	1763	N	N	8065 165TH AVE NE
006	687300	0180	2/10/10	\$515,000	\$486,000	1820	7	2009	Avg	1763	N	N	8069 165TH AVE NE
006	687300	0190	11/10/09	\$515,272	\$482,000	1820	7	2009	Avg	1763	N	N	8075 165TH AVE NE
006	687300	0210	9/10/09	\$500,000	\$466,000	1820	7	2009	Avg	2244	N	N	8095 165TH AVE NE
006	687300	0220	9/5/09	\$491,216	\$457,000	1820	7	2009	Avg	1763	N	N	8099 165TH AVE NE
006	687300	0200	11/10/09	\$489,990	\$459,000	1830	7	2009	Avg	2244	N	N	8079 165TH AVE NE
006	692824	0010	7/14/09	\$449,000	\$416,000	1960	7	1983	Good	14540	N	N	16150 NE 113TH CT
006	886170	0110	8/11/09	\$425,000	\$395,000	1960	7	1965	Avg	10275	N	N	16221 NE 99TH ST
006	954289	0020	2/23/10	\$349,950	\$331,000	1090	8	2008	Avg	952	N	N	17827 NE 95TH CT
006	954289	0050	11/23/09	\$339,950	\$319,000	1090	8	2008	Avg	952	N	N	17839 NE 95TH CT
006	219331	0170	6/26/09	\$425,000	\$393,000	1130	8	1984	Avg	7662	N	N	18323 NE 105TH CT
006	954289	0030	12/18/09	\$359,950	\$338,000	1130	8	2008	Avg	1312	N	N	17831 NE 95TH CT
006	954289	0040	11/11/09	\$344,950	\$323,000	1130	8	2008	Avg	1312	N	N	17835 NE 95TH CT
006	954289	0120	6/28/10	\$349,950	\$334,000	1130	8	2010	Avg	1305	N	N	17822 NE 95TH CT
006	954289	0130	6/8/10	\$349,950	\$334,000	1130	8	2010	Avg	1504	N	N	17818 NE 95TH CT
006	954289	0150	4/13/10	\$360,000	\$342,000	1140	8	2008	Avg	2516	N	N	17810 NE 95TH CT
006	954289	0160	5/12/10	\$349,950	\$333,000	1140	8	2008	Avg	2044	N	N	17806 NE 95TH CT
006	954289	0010	12/16/09	\$399,950	\$376,000	1150	8	2008	Avg	1240	N	N	17823 NE 95TH CT
006	954289	0060	10/13/09	\$349,950	\$327,000	1150	8	2008	Avg	2041	N	N	17843 NE 95TH CT
006	721130	0310	11/18/09	\$402,500	\$377,000	1160	8	1976	Good	7500	N	N	10508 164TH AVE NE
006	721130	0320	1/5/09	\$376,000	\$343,000	1160	8	1976	Avg	7600	N	N	10514 164TH AVE NE
006	954289	0190	3/8/10	\$337,950	\$320,000	1170	8	2008	Avg	1090	N	N	17815 NE 95TH CT
006	150821	0010	6/22/10	\$440,000	\$420,000	1220	8	1975	Avg	9310	N	N	8617 172ND AVE NE

Improved Sales Used in this Annual Update Analysis
Area 72
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Adj Sale Price	Above Grade Living	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	219331	0240	5/3/10	\$465,000	\$442,000	1220	8	1982	Avg	7856	N	N	18318 NE 105TH CT
006	219331	0640	12/9/11	\$329,900	\$329,000	1240	8	1983	Avg	8783	N	N	18316 NE 103RD CT
006	002350	0430	5/7/10	\$345,000	\$328,000	1270	8	1976	Avg	7420	N	N	10222 167TH PL NE
006	002351	0040	4/13/10	\$460,000	\$436,000	1290	8	1976	Good	10125	N	N	16728 NE 101ST PL
006	726490	0065	7/9/09	\$470,000	\$435,000	1310	8	1979	Good	8470	N	N	17105 NE 96TH PL
006	219333	0050	9/23/09	\$475,000	\$443,000	1340	8	1986	Good	9540	N	N	17926 NE 101ST CT
006	886030	0100	11/12/09	\$472,000	\$442,000	1340	8	1977	Good	13200	N	N	16230 NE 98TH ST
006	184275	0090	10/14/10	\$455,000	\$439,000	1370	8	1977	Good	8800	N	N	16409 NE 98TH CT
006	219331	0350	4/21/09	\$355,000	\$326,000	1390	8	1983	Good	6991	N	N	10626 183RD CT NE
006	002350	0150	11/18/11	\$445,000	\$443,000	1400	8	1975	Avg	8750	N	N	16721 NE 102ND PL
006	219330	0250	4/26/11	\$517,000	\$506,000	1400	8	1980	Good	8625	N	N	10316 179TH AVE NE
006	720585	0040	7/11/11	\$435,000	\$429,000	1400	8	1980	Avg	6300	Y	N	16009 NE 99TH ST
006	954289	0140	4/29/10	\$359,950	\$342,000	1410	8	2010	Avg	2253	N	N	17814 NE 95TH CT
006	219332	0140	10/1/10	\$419,950	\$404,000	1420	8	1985	Avg	9000	N	N	18032 NE 109TH ST
006	219332	0390	8/5/09	\$454,500	\$422,000	1420	8	1986	Avg	7000	N	N	18111 NE 109TH ST
006	726490	0030	5/19/09	\$486,000	\$448,000	1420	8	1979	Good	8846	N	N	9550 172ND AVE NE
006	219331	0280	6/8/11	\$443,000	\$436,000	1440	8	1984	Avg	8003	N	N	10607 184TH AVE NE
006	346190	0040	2/6/09	\$417,000	\$381,000	1490	8	1978	Avg	14288	N	N	16012 NE 95TH CT
006	256136	0190	7/28/09	\$375,000	\$348,000	1510	8	1983	Avg	12640	N	N	15727 NE 113TH CT
006	726490	0035	3/19/09	\$435,000	\$399,000	1510	8	1979	Good	8848	N	N	9604 172ND AVE NE
006	886030	0460	8/24/09	\$485,000	\$451,000	1510	8	1975	Good	9760	N	N	9629 162ND AVE NE
006	886030	0530	9/16/09	\$485,000	\$452,000	1510	8	1975	Avg	13680	N	N	16030 NE 97TH ST
006	215650	0320	11/2/09	\$422,000	\$395,000	1530	8	1977	Good	10578	N	N	10011 168TH PL NE
006	219331	0670	8/17/10	\$375,000	\$360,000	1530	8	1983	Avg	9037	N	N	18334 NE 103RD CT
006	721130	0140	1/25/10	\$405,000	\$382,000	1530	8	1975	Good	7350	N	N	10513 164TH AVE NE
006	721130	0210	4/27/11	\$375,000	\$367,000	1530	8	1975	Good	7665	N	N	10412 164TH AVE NE

Improved Sales Used in this Annual Update Analysis
Area 72
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Adj Sale Price	Above Grade Living	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	219331	0310	3/20/11	\$390,000	\$381,000	1540	8	1984	Good	7509	N	N	10625 184TH AVE NE
006	920150	0020	9/22/11	\$420,000	\$417,000	1540	8	1979	Avg	12502	Y	N	7815 172ND PL NE
006	256136	0150	6/1/10	\$469,000	\$447,000	1560	8	1983	Avg	11677	N	N	15829 NE 113TH CT
006	352605	9033	7/20/10	\$475,000	\$454,000	1560	8	1975	Avg	32090	Y	N	10612 157TH AVE NE
006	720000	1153	12/9/11	\$440,000	\$439,000	1560	8	1977	Avg	15500	N	N	9107 169TH CT NE
006	719700	0130	7/22/10	\$470,000	\$450,000	1570	8	1979	Good	9654	N	N	17102 NE 98TH CT
006	346190	0020	5/13/11	\$423,000	\$415,000	1580	8	1978	Avg	9945	N	N	16028 NE 95TH CT
006	150821	0480	4/26/10	\$461,000	\$438,000	1590	8	1975	Good	8375	N	N	8410 172ND AVE NE
006	352605	9120	11/19/09	\$430,900	\$404,000	1590	8	1991	Avg	7425	N	N	10826 WOODINVILLE-REDMOND RD
006	571120	0130	4/13/11	\$360,500	\$353,000	1590	8	1993	Good	7529	N	N	15642 NE 106TH CT
006	721130	0020	6/2/09	\$438,000	\$404,000	1640	8	1974	Good	8100	N	N	10512 165TH PL NE
006	671960	0120	4/7/11	\$568,000	\$556,000	1640	8	2010	Avg	24895	N	N	17515 NE 98TH WAY
006	671960	0140	5/5/11	\$590,000	\$578,000	1640	8	2010	Avg	22551	N	N	17522 NE 98TH WAY
006	219332	0320	8/23/10	\$435,000	\$417,000	1650	8	1984	Avg	10795	N	N	18112 NE 108TH CT
006	219331	0030	5/26/09	\$448,000	\$413,000	1660	8	1983	Avg	8091	N	N	10417 181ST AVE NE
006	719700	0110	6/16/10	\$457,000	\$436,000	1660	8	1979	Good	11635	N	N	17118 NE 98TH CT
006	886030	0060	4/12/10	\$315,000	\$299,000	1670	8	1975	Avg	8850	N	N	9810 162ND AVE NE
006	886030	0540	7/23/09	\$473,500	\$439,000	1690	8	1975	Avg	7000	N	N	16102 NE 97TH ST
006	219331	0440	4/23/10	\$489,000	\$464,000	1730	8	1983	Good	10603	N	N	18308 NE 107TH ST
006	886030	0170	11/16/11	\$361,668	\$360,000	1730	8	1975	Good	7000	N	N	16315 NE 98TH PL
006	219333	0270	7/19/11	\$439,000	\$433,000	1890	8	1987	Avg	13543	Y	N	18221 NE 100TH CT
006	726490	0075	5/3/11	\$449,000	\$440,000	1900	8	1979	Good	8470	N	N	17119 NE 96TH ST
006	150821	0380	4/16/10	\$425,000	\$403,000	1960	8	1975	Avg	8050	Y	N	8242 172ND AVE NE
006	219330	0080	3/4/09	\$493,000	\$451,000	1990	8	1980	Avg	8700	N	N	10302 177TH AVE NE
006	219331	0650	3/23/10	\$421,500	\$399,000	2000	8	1983	Avg	8215	N	N	18322 NE 103RD CT
006	885670	0190	8/24/11	\$530,000	\$524,000	2040	8	1983	Good	18360	N	N	10728 151ST CT NE

Improved Sales Used in this Annual Update Analysis
Area 72
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Sub Area	Major	Minor	Sale Date	Sale Price	Adj Sale Price	Above Grade Living	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	002350	0030	7/6/11	\$426,000	\$420,000	2050	8	1975	Avg	8750	N	N	10105 167TH PL NE
006	215650	0300	5/21/09	\$420,000	\$387,000	2050	8	1977	Avg	8680	N	N	16804 NE 101ST PL
006	219332	0350	3/10/11	\$450,000	\$439,000	2060	8	1986	Avg	8553	N	N	18230 NE 108TH CT
006	219333	0020	11/9/09	\$456,000	\$427,000	2080	8	1986	Avg	9022	N	N	10111 181ST AVE NE
006	671960	0130	8/25/11	\$620,000	\$613,000	2090	8	2010	Avg	28341	N	N	17518 NE 98TH WAY
006	219331	0510	4/19/11	\$428,000	\$419,000	2100	8	1982	Avg	8267	N	N	10608 184TH AVE NE
006	720000	1600	5/19/09	\$550,000	\$507,000	2200	8	2008	Avg	9511	N	N	9106 172ND AVE NE
006	720000	1751	12/1/10	\$473,500	\$458,000	2200	8	1997	Avg	9590	N	N	9440 171ST AVE NE
006	885670	0240	8/18/11	\$560,000	\$554,000	2220	8	1980	Good	41616	N	N	15301 NE 108TH PL
006	671960	0100	6/10/11	\$560,500	\$551,000	2220	8	2011	Good	5476	N	N	17481 NE 98TH WAY
006	885670	0220	12/30/09	\$555,000	\$522,000	2230	8	1980	Avg	34528	N	N	15215 NE 108TH PL
006	885670	0470	2/22/10	\$555,000	\$524,000	2250	8	1981	Avg	20500	N	N	15311 NE 110TH PL
006	282800	0020	4/1/10	\$537,500	\$509,000	2270	8	2003	Avg	6117	N	N	15633 NE 106TH WAY
006	219330	0140	3/22/11	\$425,000	\$415,000	2280	8	1980	Avg	9990	N	N	17724 NE 103RD CT
006	738510	0020	4/20/10	\$459,000	\$436,000	2310	8	1988	Avg	14374	N	N	11102 162ND AVE NE
006	671960	0060	7/6/11	\$648,000	\$639,000	2310	8	2010	Avg	4275	N	N	17465 NE 98TH WAY
006	721130	0430	6/30/11	\$390,000	\$384,000	2330	8	1974	Good	6000	N	N	10410 165TH PL NE
006	671960	0080	6/13/11	\$629,800	\$619,000	2370	8	2010	Avg	5225	N	N	17473 NE 98TH WAY
006	184275	0020	3/25/09	\$470,000	\$431,000	2390	8	1977	Avg	8890	N	N	16540 NE 98TH CT
006	282800	0010	12/10/09	\$560,000	\$526,000	2440	8	2003	Avg	6068	N	N	15637 NE 106TH WAY
006	671960	0200	6/12/09	\$640,000	\$591,000	2490	8	2008	Avg	6261	N	N	17454 NE 98TH WAY
006	337860	0025	8/3/09	\$637,500	\$592,000	2510	8	2007	Avg	9990	N	N	16546 NE 99TH ST
006	219330	0230	12/6/10	\$575,000	\$557,000	2520	8	1980	Good	8625	N	N	10206 179TH AVE NE
006	282800	0050	4/6/09	\$535,000	\$491,000	2520	8	2003	Avg	7593	Y	N	15621 NE 106TH WAY
006	256136	0070	1/15/10	\$466,000	\$439,000	2530	8	1984	Avg	12398	N	N	15808 NE 113TH CT
006	671960	0020	12/1/09	\$637,000	\$597,000	2570	8	2010	Avg	4275	N	N	17449 NE 98TH WAY

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Area 72
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Adj Sale Price	Above Grade Living	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	671960	0040	12/21/10	\$630,000	\$611,000	2570	8	2010	Avg	4275	N	N	17457 NE 98TH WAY
006	671960	0070	10/20/10	\$660,000	\$636,000	2570	8	2010	Avg	4275	N	N	17469 NE 98TH WAY
006	184239	0200	7/15/09	\$497,500	\$461,000	2580	8	1984	Good	15266	N	N	11315 163RD CT NE
006	671960	0220	6/28/10	\$680,000	\$649,000	2580	8	2010	Avg	9513	N	N	9765 174TH CT NE
006	219330	0460	8/24/09	\$575,000	\$535,000	2610	8	1983	Avg	9800	Y	N	18216 NE 102ND CT
006	885670	0030	5/12/09	\$605,000	\$557,000	2610	8	1983	Good	17112	N	N	15216 NE 110TH PL
006	128380	0010	6/10/09	\$560,000	\$517,000	2650	8	2008	Avg	7048	N	N	16650 NE 86TH CT
006	671960	0150	2/19/10	\$659,950	\$623,000	2700	8	2010	Avg	6292	N	N	17478 NE 98TH WAY
006	671960	0010	6/5/09	\$660,000	\$609,000	2750	8	2008	Avg	5895	N	N	17445 NE 98TH WAY
006	671960	0050	11/23/09	\$659,000	\$618,000	2750	8	2008	Avg	5225	N	N	17461 NE 98TH WAY
006	671960	0030	6/15/10	\$660,000	\$630,000	2760	8	2010	Avg	5225	N	N	17453 NE 98TH WAY
006	671960	0090	4/21/10	\$689,950	\$655,000	2760	8	2010	Avg	5210	N	N	17477 NE 98TH WAY
006	671960	0160	4/12/10	\$678,000	\$643,000	2810	8	2009	Avg	6261	N	N	17474 NE 98TH WAY
006	671960	0180	12/16/09	\$678,000	\$637,000	2810	8	2009	Avg	6261	N	N	17462 NE 98TH WAY
006	671960	0170	12/8/09	\$699,950	\$657,000	2870	8	2010	Avg	6261	N	N	17470 NE 98TH WAY
006	671960	0190	4/24/09	\$689,950	\$635,000	2870	8	2008	Avg	6261	N	N	17485 NE 98TH WAY
006	671960	0210	1/27/09	\$705,000	\$644,000	2870	8	2008	Avg	7829	N	N	17448 NE 98TH WAY
006	671960	0230	6/14/10	\$700,000	\$668,000	2990	8	2010	Avg	6551	N	N	9871 174TH CT NE
006	128380	0140	3/4/09	\$650,000	\$595,000	3010	8	2008	Avg	11633	N	N	16767 NE 86TH CT
006	128380	0150	4/1/09	\$675,000	\$620,000	3010	8	2008	Avg	7881	N	N	16763 NE 86TH CT
006	362605	9066	8/6/09	\$584,000	\$542,000	3040	8	1987	Avg	13863	N	N	10310 176TH AVE NE
006	128380	0110	6/9/09	\$619,000	\$572,000	3040	8	2008	Avg	6425	N	N	16779 NE 86TH CT
006	128380	0120	3/4/09	\$650,000	\$595,000	3080	8	2008	Avg	6034	N	N	16775 NE 86TH CT
006	671960	0240	12/16/09	\$720,000	\$676,000	3099	8	2010	Avg	7220	N	N	9877 174TH CT NE
006	671960	0110	8/23/10	\$655,000	\$629,000	3200	8	2010	Avg	29894	N	N	17511 NE 98TH WAY
006	128380	0160	4/17/09	\$663,900	\$610,000	3260	8	2008	Avg	6087	N	N	16759 NE 86TH CT

Improved Sales Used in this Annual Update Analysis
Area 72
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Adj Sale Price	Above Grade Living	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	128380	0080	5/21/09	\$610,000	\$563,000	3340	8	2008	Avg	6000	N	N	16780 NE 86TH CT
006	128380	0090	5/21/09	\$625,000	\$576,000	3340	8	2008	Avg	7352	N	N	16784 NE 86TH CT
006	128380	0100	6/10/09	\$634,800	\$586,000	3340	8	2008	Avg	7677	N	N	16783 NE 86TH CT
006	128380	0030	9/22/11	\$635,000	\$630,000	3480	8	2008	Avg	6037	N	N	16760 NE 86TH CT
006	128380	0030	5/21/09	\$620,000	\$572,000	3480	8	2008	Avg	6037	N	N	16760 NE 86TH CT
006	128380	0070	4/17/09	\$620,000	\$570,000	3480	8	2008	Avg	5414	N	N	16776 NE 86TH CT
006	885670	0140	9/17/09	\$705,000	\$657,000	1840	9	1957	Good	74923	N	N	10815 151ST AVE NE
006	001152	0430	5/19/10	\$625,000	\$595,000	1930	9	1996	Avg	11497	N	N	10919 168TH CT NE
006	074200	0161	9/15/11	\$458,000	\$454,000	2120	9	1993	Avg	8728	Y	N	17126 NE 83RD CT
006	001151	0310	1/7/11	\$635,000	\$616,000	2140	9	1993	Avg	13412	Y	N	11008 178TH CT NE
006	327585	0150	7/28/09	\$530,000	\$492,000	2210	9	1989	Avg	8204	N	N	10026 177TH AVE NE
006	001151	0400	12/2/11	\$527,000	\$526,000	2230	9	1993	Avg	9948	N	N	17628 NE 110TH WAY
006	327585	0080	8/16/10	\$535,000	\$513,000	2230	9	1989	Avg	7534	N	N	10039 177TH AVE NE
006	001150	0510	8/25/09	\$520,000	\$484,000	2280	9	1990	Avg	9093	N	N	17609 NE 104TH WAY
006	001151	0330	8/18/10	\$515,000	\$494,000	2280	9	1992	Avg	9520	N	N	11009 178TH CT NE
006	327588	0140	6/11/10	\$530,000	\$505,000	2280	9	1998	Avg	8509	N	N	18515 NE 100TH CT
006	001151	0020	9/1/09	\$605,000	\$563,000	2290	9	1993	Avg	9989	Y	N	10814 178TH PL NE
006	327585	0130	11/2/09	\$563,500	\$527,000	2300	9	1988	Avg	7613	N	N	10042 177TH AVE NE
006	033920	0280	7/19/11	\$540,000	\$533,000	2320	9	1998	Avg	14764	N	N	10240 186TH CT NE
006	327585	0070	8/30/11	\$500,000	\$495,000	2360	9	1989	Avg	7624	N	N	10031 177TH AVE NE
006	001150	0630	8/18/11	\$549,000	\$543,000	2440	9	1991	Avg	8547	N	N	17828 NE 105TH WAY
006	033920	0010	6/29/11	\$602,000	\$593,000	2460	9	1996	Avg	14023	N	N	10015 185TH CT NE
006	033920	0010	2/20/09	\$580,000	\$531,000	2460	9	1996	Avg	14023	N	N	10015 185TH CT NE
006	033920	0070	5/21/10	\$587,000	\$559,000	2460	9	1997	Avg	12069	N	N	10025 186TH CT NE
006	001150	0570	10/1/09	\$500,000	\$466,000	2500	9	1991	Avg	7605	N	N	17735 NE 104TH WAY
006	001150	0810	9/14/09	\$500,000	\$466,000	2500	9	1990	Avg	7536	N	N	17705 NE 105TH ST

Improved Sales Used in this Annual Update Analysis
Area 72
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Adj Sale Price	Above Grade Living	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	001150	0770	11/19/10	\$588,000	\$568,000	2520	9	1990	Avg	7605	N	N	17702 NE 104TH WAY
006	327585	0270	7/25/11	\$600,000	\$592,000	2520	9	1988	Avg	18526	N	N	17609 NE 101ST CT
006	327585	0290	11/21/11	\$520,000	\$518,000	2520	9	1989	Avg	17246	N	N	17619 NE 101ST CT
006	001151	0110	7/7/10	\$574,950	\$549,000	2540	9	1992	Avg	9002	N	N	10820 180TH CT NE
006	327585	0280	3/1/10	\$675,000	\$638,000	2550	9	1988	Good	17934	N	N	17611 NE 101ST CT
006	033920	0140	5/14/10	\$550,000	\$523,000	2550	9	1996	Avg	12063	N	N	18505 NE 102ND CT
006	720156	0060	6/15/10	\$525,000	\$501,000	2560	9	1998	Avg	8649	N	N	10416 163RD CT NE
006	001152	0590	8/26/09	\$631,500	\$587,000	2590	9	1996	Avg	9100	N	N	10820 170TH CT NE
006	001151	0630	5/7/10	\$769,950	\$732,000	2630	9	1993	Avg	9964	N	N	10914 177TH CT NE
006	033920	0090	7/10/09	\$580,000	\$537,000	2640	9	1996	Avg	12225	N	N	18543 NE 102ND CT
006	001150	0460	3/10/10	\$590,000	\$558,000	2680	9	1991	Avg	7501	N	N	10503 176TH PL NE
006	001150	0600	7/8/09	\$605,000	\$560,000	2810	9	1992	Avg	9335	N	N	17821 NE 104TH WAY
006	001151	0610	9/9/09	\$650,000	\$605,000	2810	9	1993	Avg	9002	N	N	10826 177TH CT NE
006	001152	0360	11/14/11	\$627,500	\$625,000	2820	9	1995	Avg	9040	N	N	10809 168TH CT NE
006	001152	0250	7/16/09	\$725,000	\$672,000	2891	9	1997	Avg	13467	N	N	17033 NE 108TH WAY
006	720000	0403	2/5/09	\$635,375	\$580,000	2960	9	2001	Avg	6413	N	N	16623 NE 90TH CT
006	001152	0600	4/27/10	\$669,800	\$636,000	2980	9	1995	Avg	9100	N	N	10812 170TH CT NE
006	001151	0690	4/12/11	\$602,500	\$590,000	2990	9	1993	Avg	9004	N	N	10811 177TH CT NE
006	675251	0050	1/8/10	\$555,000	\$522,000	3000	9	2004	Avg	7906	N	N	11418 160TH CT NE
006	001152	0420	10/30/11	\$634,950	\$632,000	3010	9	1996	Avg	9154	N	N	10911 168TH CT NE
006	001150	0610	9/8/10	\$610,000	\$586,000	3050	9	1991	Avg	8712	N	N	17838 NE 104TH WAY
006	675251	0020	1/22/09	\$700,000	\$639,000	3050	9	2004	Avg	7905	N	N	11526 160TH CT NE
006	327586	0120	5/6/11	\$650,000	\$637,000	3080	9	1990	Avg	12968	N	N	18215 NE 99TH WAY
006	720593	0090	9/1/11	\$660,000	\$653,000	3110	9	2001	Avg	7028	Y	N	15944 NE 101ST CT
006	001151	0340	3/29/11	\$565,000	\$552,000	3160	9	1993	Avg	10337	N	N	11005 178TH CT NE
006	886150	0010	6/26/09	\$812,500	\$752,000	3280	9	2008	Avg	10260	N	N	8721 169TH PL NE

Improved Sales Used in this Annual Update Analysis
Area 72
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Adj Sale Price	Above Grade Living	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
006	886150	0005	9/28/09	\$730,100	\$681,000	3770	9	2008	Avg	10260	N	N	16853 NE 88TH ST
006	337870	0160	7/25/11	\$860,000	\$849,000	4440	9	2006	Avg	9301	N	N	16515 NE 99TH ST
006	001150	0290	7/12/11	\$608,000	\$599,000	2100	10	1990	Avg	7793	N	N	10409 180TH CT NE
006	001150	0020	1/5/09	\$620,000	\$565,000	2420	10	1992	Avg	9209	N	N	10408 180TH CT NE
006	001150	0100	8/15/11	\$543,000	\$537,000	2430	10	1991	Avg	8895	N	N	10514 180TH CT NE
006	001150	1310	7/1/10	\$605,000	\$578,000	2460	10	1994	Avg	9055	Y	N	10850 179TH CT NE
006	001150	0090	10/18/11	\$585,000	\$581,000	2550	10	1991	Avg	12022	N	N	10506 180TH CT NE
006	327586	0290	10/18/10	\$608,500	\$587,000	2550	10	1990	Avg	11340	Y	N	9915 183RD CT NE
006	001150	0850	12/30/09	\$551,350	\$518,000	2570	10	1993	Avg	7115	N	N	17707 NE 107TH CT
006	327586	0220	9/21/09	\$620,000	\$578,000	2700	10	1990	Avg	15336	N	N	18346 NE 99TH WAY
006	001150	0980	8/16/11	\$590,000	\$583,000	2710	10	1993	Avg	7869	N	N	10727 177TH CT NE
006	327587	0160	5/6/10	\$635,000	\$604,000	2840	10	1990	Avg	12865	N	N	10026 184TH AVE NE
006	001150	1270	5/27/11	\$769,800	\$756,000	2860	10	1992	Avg	10400	N	N	10822 179TH CT NE
006	001151	0530	3/11/11	\$660,000	\$644,000	2920	10	1994	Avg	9334	Y	N	10909 178TH PL NE
006	001150	0060	12/18/09	\$620,000	\$582,000	2930	10	1991	Avg	11582	N	N	10432 180TH CT NE
006	001150	0910	1/12/11	\$647,500	\$629,000	3000	10	1993	Avg	10325	Y	N	17710 NE 107TH CT
006	001150	1030	1/27/10	\$638,950	\$602,000	3020	10	1992	Avg	9007	N	N	17611 NE 108TH WAY
006	440121	0090	9/18/09	\$725,000	\$676,000	3100	10	2001	Avg	8315	N	N	9806 173RD CT NE
006	440120	0380	1/29/10	\$667,500	\$629,000	3140	10	1998	Avg	8712	N	N	17338 NE 96TH WAY
008	352605	9055	12/3/10	\$1,022,000	\$989,000	2910	8	1961	VGood	265709	Y	N	11205 154TH PL NE
008	556962	0510	10/27/10	\$655,000	\$632,000	2630	9	2007	Avg	6188	N	N	10558 155TH AVE NE
008	556962	0490	12/14/09	\$709,950	\$667,000	3010	9	2010	Avg	5046	N	N	15521 NE 106TH ST
008	556962	0010	7/30/10	\$732,000	\$701,000	3060	9	2006	Avg	4921	N	N	10622 155TH PL NE
008	556962	0020	12/20/11	\$663,490	\$663,000	3060	9	2010	Avg	4973	N	N	10626 155TH PL NE
008	556962	0280	6/10/09	\$815,000	\$753,000	3070	9	2007	Avg	4666	N	N	10443 155TH AVE NE
008	556962	0240	1/6/11	\$879,950	\$854,000	3120	9	2010	Avg	7642	N	N	10563 155TH AVE NE

Improved Sales Used in this Annual Update Analysis
Area 72
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Adj Sale Price	Above Grade Living	Bld Grade	Year Built/ Ren	Cond	Lot Size	View	Water-front	Situs Address
008	556962	0640	4/22/09	\$699,950	\$644,000	3210	9	2007	Avg	6752	N	N	15533 NE 106TH WAY
008	556962	0250	6/10/11	\$889,594	\$875,000	3270	9	2010	Avg	5489	N	N	10557 155TH AVE NE
008	556962	0270	2/10/10	\$825,000	\$779,000	3290	9	2008	Avg	4340	N	N	10447 155TH AVE NE
008	556962	0030	11/24/10	\$774,950	\$749,000	3530	9	2010	Avg	5257	N	N	10630 155TH PL NE
008	556962	0040	6/16/09	\$786,550	\$727,000	3530	9	2007	Avg	6447	N	N	10634 155TH PL NE
008	556962	0480	6/10/10	\$755,000	\$720,000	3780	9	2010	Avg	6177	N	N	15517 NE 106TH ST
008	352605	9066	5/26/11	\$815,000	\$800,000	2750	10	1990	Avg	69096	Y	N	11001 153RD AVE NE
008	556962	0260	4/27/11	\$840,000	\$823,000	3430	10	2010	Avg	4792	N	N	10549 155TH AVE NE
008	556962	0130	4/29/09	\$1,202,301	\$1,107,000	3360	11	2008	Avg	10512	Y	N	10619 154TH PL NE

Improved Sales Removed in this Annual Update Analysis
Area 72
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Comments
004	062671	0100	11/23/11	\$435,000	TRUSTEE SALE; EXEMPT FROM EXCISE TAX
004	062671	0160	10/15/10	\$492,500	RELOCATION - SALE TO SERVICE
004	111575	0050	2/9/09	\$187,958	RELATED PARTY, FRIEND; DOR RATIO; QCD
004	111575	0190	8/10/09	\$537,500	DIAGNOSTIC OUTLIER
004	113730	1040	9/21/09	\$455,000	DIAGNOSTIC OUTLIER
004	113730	1040	2/27/09	\$560,000	BANKRUPTCY - RECEIVER OR TRUSTEE; EXEMPT FROM EXCISE TAX
004	113730	1270	8/2/11	\$330,700	IMP. CHAR. CHANGED POST SALE; FIN. INST. RESALE
004	115260	0020	10/13/10	\$560,000	NON-REPRESENTATIVE SALE
004	115260	0050	10/20/09	\$450,000	NON-REPRESENTATIVE SALE
004	115260	0340	1/21/11	\$750,000	UNFIN AREA
004	131335	0090	1/20/11	\$640,000	% COMPLETE
004	131335	0110	10/24/11	\$592,000	DIAGNOSTIC OUTLIER
004	172606	9083	7/21/11	\$160,000	PREVIMP<=25K
004	179590	0030	8/10/09	\$460,000	RELOCATION - SALE TO SERVICE
004	179592	0250	12/7/10	\$375,000	IMP CHARACTERISTICS CHANGED POST SALE
004	179592	0250	4/21/11	\$451,300	PRESENT CHAR DO NOT MATCH SALE CHAR
004	179592	0380	1/7/09	\$580,000	NO MARKET EXPOSURE; NON-REP SALE
004	185297	0010	5/27/11	\$712,000	% COMPLETE
004	185297	0070	6/17/10	\$679,693	% COMPLETE
004	185297	0160	11/9/10	\$779,500	% COMPLETE
004	185297	0170	11/11/11	\$720,000	% COMPLETE
004	185300	0560	8/6/10	\$790,000	RELOCATION - SALE TO SERVICE
004	186200	0040	10/24/09	\$750,000	RELOCATION - SALE TO SERVICE
004	186200	0050	3/30/09	\$601,000	IMP. CHAR CHANGED POST SALE; FIN. INST. RESALE;
004	192606	9120	10/19/09	\$970,000	OBSOLESCENCE
004	192606	9136	9/23/09	\$1,077,500	PREVIOUS CHAR DO NOT MATCH SALE CHAR
004	192606	9152	10/20/11	\$409,500	BOX PLOT OUTLIER
004	202606	9032	2/23/10	\$454,016	PREVIMP<=25K; TRUSTEE SALE; EXEMPT FROM EXCISE TAX
004	219570	0010	9/22/11	\$479,000	DIAGNOSTIC OUTLIER
004	219570	0280	10/10/11	\$480,000	DIAGNOSTIC OUTLIER
004	232605	9021	6/15/11	\$1,200,000	CORPORATE AFFILIATES
004	232605	9078	8/27/09	\$425,000	DIAGNOSTIC OUTLIER
004	235500	0010	11/17/11	\$3,960,264	OPEN SPACE DESIG. CONTINUED/OK'D POST SALE
004	236640	0330	1/19/11	\$301,655	IMP. CHAR CHANGED POST SALE; EXEMPT FROM EXCISE TAX
004	236640	0360	12/2/11	\$492,185	TRUSTEE SALE; EXEMPT FROM EXCISE TAX
004	252605	9085	6/14/10	\$330,000	QUESTIONABLE PER APPRAISAL; FIN. INST. RESALE
004	252605	9100	3/8/10	\$399,000	REAL MH
004	252605	9110	1/26/11	\$1,280,000	NO MARKET EXPOSURE; GOV AGENCY; PREVIMP<=25K
004	252605	9165	2/8/11	\$786,000	BOX PLOT OUTLIER
004	252605	9174	3/13/09	\$529,000	DIAGNOSTIC OUTLIER
004	262605	9026	11/17/11	\$1,851,041	PREVIMP<=25K
004	294400	0030	7/25/11	\$775,000	BOX PLOT OUTLIER
004	294400	0160	4/25/11	\$692,500	RELOCATION - SALE TO SERVICE
004	302606	9052	11/23/11	\$167,657	TRUSTEE; DOR RATIO;PREVIMP<=25K;EXEMPT FROM EXCISE TAX

Improved Sales Removed in this Annual Update Analysis
Area 72
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Comments
004	312606	9079	3/24/11	\$90,000	DEV RIGHTS; DOR RATIO; PREVIMP<=25K; QCD
004	312606	9149	9/18/09	\$503,000	QUESTIONABLE PER APPRAISAL
004	320493	0010	7/9/10	\$665,000	IMP. CHARACTERISTICS CHANGED SINCE SALE
004	320493	0280	11/22/11	\$625,800	PREV IMP % COMPLETE
004	320493	0310	10/3/11	\$687,000	PREV IMP % COMPLETE
004	320493	0340	12/20/11	\$590,000	PREVIMP<=25K
004	320493	0560	3/14/11	\$539,800	% COMPLETE
004	320493	0590	10/17/11	\$519,000	PREVIMP<=25K
004	320493	0630	10/26/11	\$533,500	PREVIMP<=25K
004	320493	0700	8/19/10	\$548,000	% COMPLETE
004	339681	0210	6/14/11	\$285,000	DIAGNOSTIC OUTLIER
004	339682	0210	6/15/09	\$412,500	RELOCATION - SALE TO SERVICE
004	339682	0310	8/31/11	\$400,000	RELATED PARTY, FRIEND, OR NEIGHBOR
004	362605	9110	1/12/11	\$350,000	2012 AV DOES NOT REFLECT PRESENT CHAR
004	382531	1130	4/8/11	\$610,000	RELOCATION - SALE TO SERVICE
004	418800	0360	9/29/10	\$780,000	RELOCATION - SALE TO SERVICE
004	418800	0730	1/6/09	\$820,000	NO MARKET EXPOSURE; NON-REPRESENTATIVE SALE
004	429830	0090	2/1/11	\$515,000	IMP CHARERISTICS CHANGED POST SALE
004	429830	0090	12/28/11	\$559,000	PRESENT CHAR DO NOT MATCH SALE CHAR
004	570170	0070	3/31/10	\$349,000	IMP. CHAR. CHANGED POST SALE; FIN. INST. RESALE
004	570180	0030	12/7/11	\$560,000	DIAGNOSTIC OUTLIER
004	570180	0160	9/25/09	\$517,500	RELATED PARTY, FRIEND, OR NEIGHBOR
004	619240	0050	11/4/10	\$672,500	RELOCATION - SALE TO SERVICE
004	619241	0150	6/18/11	\$650,000	RELOCATION - SALE TO SERVICE
004	689110	0030	5/6/11	\$719,990	% COMPLETE
004	689110	0080	9/29/10	\$819,990	% COMPLETE
004	689110	0130	3/5/10	\$735,990	% COMPLETE
004	689110	0250	11/5/10	\$853,800	% COMPLETE
004	689110	0450	9/28/11	\$634,880	PREV IMP % COMPLETE
004	689110	0460	12/21/11	\$620,000	PREV IMP % COMPLETE
004	689110	0480	9/29/11	\$629,000	PREV IMP % COMPLETE
004	689110	0570	10/12/11	\$610,665	PREV IMP % COMPLETE
004	689110	0620	11/18/11	\$739,000	IMP. CHAR. CHANGED POST SALE; BUILDER SALES;
004	727310	0139	9/13/10	\$292,653	TRUSTEE SALE; GOV AGENCY; EXEMPT FROM EXCISE TAX
004	727310	0139	3/25/11	\$189,900	NON-REP SALE; GOV AGENCY; EXEMPT FROM TAX; FIN. INST. RE-SALE
004	773250	0200	11/10/11	\$425,000	DIAGNOSTIC OUTLIER
004	812120	0580	9/8/11	\$440,000	RELATED PARTY, FRIEND, OR NEIGHBOR
004	812120	0600	12/20/10	\$360,000	RELOCATION - SALE TO SERVICE
004	933250	0130	12/13/11	\$700,000	PREVIMP<=25K
004	933250	0160	11/3/11	\$699,000	PREVIMP<=25K
004	934870	0210	4/28/09	\$640,000	DIAGNOSTIC OUTLIER
004	952655	0220	12/15/11	\$675,000	NEW IMP; 2012 AV DID NOT MATCH SALE DATA
004	952660	0060	3/16/09	\$684,500	PREV IMP % COMPLETE
004	952660	0120	10/26/10	\$580,000	% COMPLETE
004	952660	0290	1/27/09	\$720,000	PREVIMP<=25K
004	952660	0320	10/11/11	\$585,000	PREVIMP<=25K

Improved Sales Removed in this Annual Update Analysis
Area 72
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Comments
004	952660	0410	10/17/11	\$679,950	PREVIMP<=25K
004	952660	0490	3/24/11	\$625,000	% COMPLETE
004	952660	0510	8/2/11	\$590,000	PREVIMP<=25K
004	952660	0550	3/9/09	\$687,300	PREV IMP % COMPLETE
004	952660	0690	10/26/09	\$677,500	RELOCATION - SALE TO SERVICE
004	957805	0320	7/2/09	\$799,950	RELOCATION - SALE TO SERVICE
006	001150	0020	4/22/10	\$411,964	QCD; RELATED PARTY, FRIEND, OR NEIGHBOR
006	001150	1270	5/26/11	\$769,800	RELOCATION - SALE TO SERVICE
006	001151	0540	8/20/10	\$689,000	UNFIN AREA
006	001152	0450	8/1/11	\$730,000	DIAGNOSTIC OUTLIER
006	012505	9015	3/1/10	\$266,900	FINANCIAL INSTITUTION RESALE
006	012505	9034	7/21/11	\$120,527	PARTIAL INTEREST 1/3; DOR RATIO;QUIT CLAIM DEED
006	033920	0090	7/10/09	\$580,000	RELOCATION - SALE TO SERVICE
006	033920	0140	4/12/10	\$533,905	BANKRUPTCY - RECEIVER OR TRUSTEE
006	074200	0160	7/12/11	\$289,000	DIAGNOSTIC OUTLIER
006	128380	0170	6/10/09	\$493,000	DIAGNOSTIC OUTLIER
006	150820	0030	10/12/11	\$247,000	BOX PLOT OUTLIER
006	219330	0460	8/21/09	\$575,000	RELOCATION - SALE TO SERVICE; STATEMENT TO DOR
006	219330	0570	11/10/11	\$360,000	GOV AGENCY; EXEMPT FROM EXCISE TAX; FIN. INST. SALE
006	332775	0120	10/31/11	\$302,000	RELOCATION - SALE TO SERVICE
006	337870	0090	12/8/10	\$250,000	NON-REP SALE; FINANCIAL INSTITUTION RESALE
006	337890	0020	10/20/10	\$175,000	PARTIAL INTEREST (1/3, 1/2, Etc.)
006	337890	0020	10/20/10	\$175,000	PARTIAL INTEREST (1/3, 1/2, Etc.); ESTATE ADMIN.
006	337890	0080	12/16/10	\$339,000	ESTATE ADMIN.; EXEMPT FROM EXCISE TAX; RELATED PARTY
006	352605	9041	1/25/11	\$260,000	BOX PLOT OUTLIER
006	352605	9041	9/10/10	\$280,872	BANKRUPTCY - RECEIVER OR TRUSTEE; EXEMPT FROM EXCISE TAX
006	358522	0620	1/23/09	\$316,485	TRUSTEE SALE; CORRECTION DEED; EXEMPT FROM EXCISE TAX
006	358522	0620	2/6/09	\$270,000	NON-REP SALE; FINANCIAL INSTITUTION RESALE
006	549020	0290	4/13/10	\$285,000	UNFIN AREA
006	549020	0490	7/28/09	\$257,500	QUESTIONABLE PER APPRAISAL
006	549021	0240	11/19/09	\$400,000	RELATED PARTY, FRIEND, OR NEIGHBOR
006	613840	0510	8/29/11	\$381,000	IMP CHAR CHANGED; ESTATE ADMINISTRATOR
006	613860	0080	9/8/10	\$130,236	RELATED PARTY SALE; PARTIAL INTEREST SALE; QCD
006	675251	0120	3/18/10	\$675,000	UNFIN AREA
006	687300	0010	5/12/09	\$138,206	AFFORDABLE HOUSING SALES
006	710560	0025	9/8/09	\$375,000	RELATED PARTY, FRIEND, OR NEIGHBOR
006	710560	0070	9/15/11	\$350,000	BOX PLOT OUTLIER
006	719920	0220	8/2/11	\$240,000	PRESENT CHAR DO NOT MATCH SALE CHAR
006	719931	0070	1/27/09	\$485,000	RELOCATION - SALE TO SERVICE
006	719933	0040	2/24/09	\$263,000	DIAGNOSTIC OUTLIER
006	719935	0220	6/10/10	\$304,000	BANKRUPTCY - RECEIVER OR TRUSTEE
006	719935	0260	11/9/10	\$245,000	DIAGNOSTIC OUTLIER
006	719935	0460	3/29/11	\$250,000	DIAGNOSTIC OUTLIER
006	719936	0360	9/19/11	\$65,000	RELATED PARTY SALE; PARTIAL INTEREST SALE; QCD
006	719936	0420	2/8/11	\$283,000	BANKRUPTCY - RECIEVER OR TRUSTEE; EXEMPT FROM EXCISE TAX
006	720000	1255	10/6/09	\$292,109	RELATED PARTY, FRIEND, OR NEIGHBOR

Improved Sales Removed in this Annual Update Analysis
Area 72
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Comments
006	720000	1558	11/9/10	\$167,500	RELATED PARTY; DOR RATIO; QCD
006	720160	0010	8/9/11	\$280,000	DIAGNOSTIC OUTLIER
006	720160	0110	9/19/11	\$236,000	IMP. CHARACTERISTICS CHANGED SINCE SALE
006	720190	0300	12/2/11	\$225,000	NO MARKET EXPOSURE
006	720190	0300	12/5/11	\$250,000	NON-REPRESENTATIVE SALE
006	720190	0360	12/14/09	\$337,500	IMP CHARERISTICS CHANGED POST SALE
006	720190	0360	10/12/10	\$380,000	PRESENT CHAR DO NOT MATCH SALE CHAR
006	721130	0050	3/29/10	\$170,858	PARTIAL INTEREST (1/3, 1/2, Etc.); QCD
006	726490	0015	6/5/09	\$47,500	PART. INT. 1/2; RELATED PARTY/FRIEND; QCD
006	813500	0190	6/22/11	\$1,120,000	TEARDOWN; SEG; FIN. INST. SALE; NO MARKET EXP
006	886030	0080	6/7/11	\$335,352	TRUSTEE SALE; GOV AGENCY; FINANCIAL INSTITUTION RESALE
006	886030	0310	1/4/10	\$155,000	DOR RATIO; PARTIAL INTEREST (1/3, 1/2, Etc.)
006	886030	0500	9/27/11	\$388,000	DIAGNOSTIC OUTLIER
006	886031	0100	10/19/11	\$38,201	ESTATE SALE; RELATED PARTY, FRIEND, OR NEIGHBOR
006	920150	0050	2/2/11	\$417,500	APPEAL- AV RATIO DIFFERS
006	947520	0080	11/22/11	\$328,702	TRUSTEE; GOV AGENCY; EXEMPT FROM EXCISE TAX
006	947520	0150	10/21/11	\$303,000	DIAGNOSTIC OUTLIER
006	947520	0340	4/19/11	\$223,128	FINANCIAL INSTITUTION RESALE
006	954289	0170	6/29/10	\$434,950	DIAGNOSTIC OUTLIER
008	272605	9014	11/4/09	\$530,000	OPEN SPACE/GOV AGENCY
008	556962	0670	12/14/11	\$789,500	PREV IMP % COMPLETE

Vacant Sales Used in this Annual Update Analysis
Area 72
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Lot Size	View	Waterfront
4	192606	9042	07/01/10	\$ 206,900	274,864	N	N
6	022505	9148	10/24/10	\$ 182,500	10,018	N	N
6	886170	0180	11/10/10	\$ 185,000	12,150	N	N
6	813500	0190	06/22/11	\$ 1,120,000	67,953	Y	N
8	102605	9170	01/20/11	\$ 110,000	48,756	N	N

Vacant Sales Removed in this Annual Update Analysis
Area 72
(1 to 3 Unit Residences)

Sub Area	Major	Minor	Sale Date	Sale Price	Comments
4	192606	9014	06/09	\$200,000	NEIGHBOR SALE; FINANCIAL INSTITUTION RESALE
4	619241	0330	04/10	\$691,790	IMPROVED SALE; BUILDER OR DEVELOPER SALES
4	689110	0560	01/11	\$ 70,000	NO MARKET EXPOSURE
4	933250	0140	11/10	\$787,990	IMPROVED SALE; BUILDER OR DEVELOPER SALES
4	952660	0370	10/11	\$626,000	IMPROVED SALE; BUILDER OR DEVELOPER SALES
6	352605	9116	06/10	\$ 1,000	NO MARKET EXPOSURE; QCD; \$1,000 SALE OR LESS
6	720000	2050	01/10	\$275,000	NEIGHBOR SALE; NO MARKET EXPOSURE
8	556962	0580	11/11	\$729,000	IMPROVED SALE; BUILDER OR DEVELOPER SALES