




# PRICE ADJUSTED COMPARABLES

## Prepared For: Capital Equity Partners

										
			2424 ADAMS		2532 ADAMS		2213 NEVADA			
2410 Bryan										
DATA			COMP		COMP		COMP			
MLS #	-	-	2817016	Adjust Values	2815765	Adjust Values	2817548	Adjust Values		
Status					C		C		C	
List Price					\$52,000	-	\$64,000	-	\$45,000	-
Org List Price					\$47,500	-	\$69,000	-	\$45,000	-
Sale Price					\$51,000	51000	\$58,000	58000	\$43,500	43500
Sale/List %					98.08%		90.63%		96.67%	
DOM					180	-	211	-	44	-
Sale Date					05/04/2009		05/06/2009		01/02/2009	
Appreciation			.04		92 Days	514.19	90 Days	572.05	214 Days	1020.16
Bedrooms			2	1200	1	1200	2	0	2	0
Full Baths	1	1800	1	0	1	0	1	0		
Half Baths	0	1350	0	0	0	0	0	0		
3/4 Baths	0	1350	0	0	0	0	0	0		
Fin SqFt	936	20.00	588	6960	740	3920	858	1560		
\$/Sold SqFt	-		86.73	-	78.38	-	50.70	-		
Year Blt	1920		1932		1942		1920			
Misc Feat										
Misc Feat										
Misc Feat										
Misc Feat										
Misc Feat										
Average Adjusted Value			Adj Total	\$59,674	Adj Total	\$62,492	Adj Total	\$46,080		
\$56,082										