

| City | Address | Sq Ft | Cost Per Sq Ft | Bed | Bath | Sale Date | Sales Price | Lot Sq Ft | Lot Ac | APN |
|----------|----------------------------|-------|----------------|-----|------|-----------|---------------|-----------|--------|-------------|
| Murrieta | 40901 Arron Ct | 3182 | \$ 133.00 | 4 | 2.75 | 8/1/2018 | \$ 425,000.00 | 9583 | 0.22 | 949-540-003 |
| Murrieta | 39202 Calle Bandido | 3970 | \$ 246.00 | 3 | 3.5 | 8/1/2018 | \$ 977,500.00 | 171190 | 3.93 | 929-360-001 |
| Murrieta | 39657 Cholla Ct | 1493 | \$ 261.00 | 4 | 2 | 8/1/2018 | \$ 390,000.00 | 6969 | 0.16 | 912-162-037 |
| Murrieta | 31513 Durazno Ct | 3258 | \$ 141.00 | 4 | 3 | 8/1/2018 | \$ 460,000.00 | 6969 | 0.16 | 964-421-009 |
| Murrieta | 29864 Masters Dr | 3233 | \$ 143.00 | 4 | 2.75 | 8/1/2018 | \$ 465,000.00 | 6098 | 0.14 | 908-320-046 |
| Murrieta | 41410 Patri Cir | 2300 | \$ 186.00 | 4 | 2.75 | 8/1/2018 | \$ 430,000.00 | 6970 | 0.16 | 949-301-033 |
| Murrieta | 23682 Via Segovia | 3697 | \$ 188.00 | 5 | 3.5 | 8/1/2018 | \$ 696,000.00 | | | 947-552-010 |
| Murrieta | 36825 Wax Myrtle Pl | 3668 | \$ 145.00 | 5 | 3.75 | 8/1/2018 | \$ 535,000.00 | 10454 | 0.24 | 900-182-010 |
| Murrieta | 28508 Kara St | 2078 | \$ 187.00 | 4 | 2.75 | 8/2/2018 | \$ 390,000.00 | 4356 | 0.1 | 392-400-063 |
| Murrieta | 36807 Ranch House St | 2315 | \$ 185.00 | 3 | 2.5 | 8/2/2018 | \$ 430,000.00 | 8276 | 0.19 | 900-223-004 |
| Murrieta | 28451 Ravenna St | 1678 | \$ 211.00 | 3 | 2.5 | 8/2/2018 | \$ 355,000.00 | 3049 | 0.07 | 392-370-003 |
| Murrieta | 26872 Redcliffe Rd | 2913 | \$ 163.00 | 3 | 2.5 | 8/2/2018 | \$ 475,000.00 | 6098 | 0.14 | 913-371-006 |
| Murrieta | 34090 San Sebastian Ave | 3505 | \$ 125.00 | 4 | 4.5 | 8/2/2018 | \$ 440,000.00 | 6969 | 0.16 | 384-284-007 |
| Murrieta | 23777 Sierra Oak Dr | 1445 | \$ 249.00 | 3 | 2.5 | 8/2/2018 | \$ 360,000.00 | 5227 | 0.12 | 949-344-002 |
| Murrieta | 29751 Ascella Ln | 1636 | \$ 212.00 | 3 | 2.5 | 8/3/2018 | \$ 347,000.00 | 5662 | 0.13 | 900-520-012 |
| Murrieta | 24857 Avenida Sombra | 2370 | \$ 177.00 | 4 | 3 | 8/3/2018 | \$ 420,000.00 | 12197 | 0.28 | 948-231-006 |
| Murrieta | 39584 Cardiff Ave | 2773 | \$ 204.00 | 3 | 2.75 | 8/3/2018 | \$ 568,000.00 | 10454 | 0.24 | 920-243-023 |
| Murrieta | 41070 Cardinal Flower Dr | 1445 | \$ 278.00 | 3 | 2.5 | 8/3/2018 | \$ 403,000.00 | 5227 | 0.12 | 949-043-001 |
| Murrieta | 25978 Monaco Way | 1760 | \$ 227.00 | 4 | 3 | 8/3/2018 | \$ 400,000.00 | 6970 | 0.16 | 912-241-036 |
| Murrieta | 40012 Oak Grove Ave | 1816 | \$ 225.00 | 4 | 2.5 | 8/3/2018 | \$ 409,000.00 | 5227 | 0.12 | 948-181-002 |
| Murrieta | 24020 Orleans Ln | 2704 | \$ 166.00 | 4 | 2.75 | 8/3/2018 | \$ 450,000.00 | 7405 | 0.17 | 949-253-019 |
| Murrieta | 28812 Triple C Ranch Rd | | | | | 8/3/2018 | \$ 480,500.00 | 6969 | 0.16 | 384-421-013 |
| Murrieta | 29674 Big Dipper Way | 2643 | \$ 164.00 | 4 | 3 | 8/6/2018 | \$ 435,000.00 | 6098 | 0.14 | 900-453-007 |
| Murrieta | 24673 Chalone Dr | 3091 | \$ 164.00 | 4 | 2.5 | 8/6/2018 | \$ 510,000.00 | 7841 | 0.18 | 949-442-005 |
| Murrieta | 24458 Leafwood Dr | 1665 | \$ 255.00 | 4 | 2.5 | 8/6/2018 | \$ 426,000.00 | 6534 | 0.15 | 948-142-009 |
| Murrieta | 40735 Pocona Pl | 2075 | \$ 211.00 | 4 | 2 | 8/6/2018 | \$ 439,000.00 | 8276 | 0.19 | 949-154-011 |
| Murrieta | 27486 Sierra Madre Dr | 2608 | \$ 172.00 | 4 | 2.5 | 8/6/2018 | \$ 450,000.00 | 5227 | 0.12 | 920-212-024 |
| Murrieta | 37710 Silver Breeze Ct | 2663 | \$ 173.00 | 3 | 2.5 | 8/6/2018 | \$ 463,000.00 | 7405 | 0.17 | 908-043-005 |
| Murrieta | 24304 Via Las Junitas | 1386 | \$ 266.00 | 3 | 2 | 8/6/2018 | \$ 370,000.00 | 7841 | 0.18 | 948-371-035 |
| Murrieta | 39674 Avenida Miguel Oeste | 2290 | \$ 183.00 | 4 | 2.5 | 8/7/2018 | \$ 420,000.00 | 6098 | 0.14 | 948-451-025 |

| City | Address | Sq Ft | Cost Per Sq Ft | Bed | Bath | Sale Date | Sales Price | Lot Sq Ft | Lot Ac | APN |
|----------|------------------------|-------|----------------|-----|------|-----------|---------------|-----------|--------|-------------|
| Murrieta | 39728 Benjamin Ct | 3869 | \$ 160.00 | 7 | 4.5 | 8/7/2018 | \$ 620,000.00 | 13068 | 0.3 | 916-271-085 |
| Murrieta | 23800 Cadenza Dr | 2600 | \$ 167.00 | 4 | 2.5 | 8/7/2018 | \$ 435,000.00 | 7841 | 0.18 | 949-372-005 |
| Murrieta | 26139 Castle Ln | 2798 | \$ 178.00 | 6 | 3 | 8/7/2018 | \$ 500,000.00 | 8276 | 0.19 | 916-123-004 |
| Murrieta | 38669 Clearbrook Dr | 3113 | \$ 137.00 | 4 | 2.5 | 8/7/2018 | \$ 429,500.00 | 7405 | 0.17 | 908-390-009 |
| Murrieta | 34227 Coastal Sage St | | | | | 8/7/2018 | \$ 502,000.00 | 14374 | 0.33 | 384-380-011 |
| Murrieta | 25228 Corte Oranada | 2010 | \$ 209.00 | 5 | 2.75 | 8/7/2018 | \$ 422,000.00 | 5663 | 0.13 | 948-423-002 |
| Murrieta | 40172 Emily Pl | 2551 | \$ 170.00 | 4 | 3 | 8/7/2018 | \$ 435,000.00 | 6098 | 0.14 | 916-582-032 |
| Murrieta | 37169 Galileo Ln | 1738 | \$ 200.00 | 3 | 2.5 | 8/7/2018 | \$ 349,000.00 | 3920 | 0.09 | 900-510-021 |
| Murrieta | 29449 Masters Dr | 2484 | \$ 177.00 | 3 | 2.75 | 8/7/2018 | \$ 440,000.00 | 6098 | 0.14 | 908-341-007 |
| Murrieta | 30814 Mcgowans Pass | 3075 | \$ 178.00 | 5 | 3 | 8/7/2018 | \$ 550,000.00 | 7405 | 0.17 | 957-640-012 |
| Murrieta | 35440 Sumac Ave | 2945 | \$ 169.00 | 4 | 2.5 | 8/7/2018 | \$ 500,072.00 | 6534 | 0.15 | 392-210-037 |
| Murrieta | 23568 Wooden Horse Trl | 1798 | \$ 228.00 | 4 | 2 | 8/7/2018 | \$ 410,000.00 | 7405 | 0.17 | 947-325-002 |
| Murrieta | 28544 Clearview St | | | | | 8/8/2018 | \$ 496,000.00 | 6534 | 0.15 | 384-370-010 |
| Murrieta | 34212 Coastal Sage St | | | | | 8/8/2018 | \$ 450,000.00 | 9583 | 0.22 | 384-381-001 |
| Murrieta | 41193 Engelmann Oak St | 3077 | \$ 147.00 | 5 | 2.75 | 8/8/2018 | \$ 455,000.00 | 5662 | 0.13 | 949-642-014 |
| Murrieta | 38964 Hickory Hill Ct | 2706 | \$ 158.00 | 4 | 2.5 | 8/8/2018 | \$ 429,000.00 | 5227 | 0.12 | 964-301-026 |
| Murrieta | 24300 Jacarte Dr | 2302 | \$ 184.00 | 4 | 3 | 8/8/2018 | \$ 425,000.00 | 7405 | 0.17 | 947-211-002 |
| Murrieta | 23061 Joaquin Ridge Dr | 1682 | \$ 237.00 | 3 | 2 | 8/8/2018 | \$ 400,000.00 | 8276 | 0.19 | 904-382-003 |
| Murrieta | 39853 Lafayette Dr | 1708 | \$ 228.00 | 3 | 2.5 | 8/8/2018 | \$ 390,000.00 | 5663 | 0.13 | 947-752-006 |
| Murrieta | 39863 Tanager Trl | 1891 | \$ 214.00 | 4 | 3 | 8/8/2018 | \$ 405,000.00 | 4792 | 0.11 | 947-561-019 |
| Murrieta | 23727 Via Segovia | 3697 | \$ 142.00 | 5 | 3.5 | 8/8/2018 | \$ 526,000.00 | 10890 | 0.25 | 947-441-008 |
| Murrieta | 27202 White Alder Ct | 3442 | \$ 181.00 | 5 | 3 | 8/8/2018 | \$ 625,000.00 | 9147 | 0.21 | 392-210-032 |
| Murrieta | 26232 Woodland Cir | 2797 | \$ 151.00 | 3 | 3 | 8/8/2018 | \$ 422,500.00 | 7405 | 0.17 | 916-062-016 |
| Murrieta | 23428 Abury Ave | 2190 | \$ 212.00 | 4 | 2.5 | 8/9/2018 | \$ 465,000.00 | 9583 | 0.22 | 906-472-017 |
| Murrieta | 41656 Cherrybranch Ave | 3291 | \$ 138.00 | 5 | 3 | 8/9/2018 | \$ 455,000.00 | 7840 | 0.18 | 906-720-027 |
| Murrieta | 34224 Coastal Sage St | | | | | 8/9/2018 | \$ 501,000.00 | 7405 | 0.17 | 384-381-002 |
| Murrieta | 24915 Corte Tonikan | 1987 | \$ 226.00 | 3 | 2.5 | 8/9/2018 | \$ 450,000.00 | 6970 | 0.16 | 948-241-007 |
| Murrieta | 35389 Evening Glow Dr | 1794 | \$ 232.00 | 3 | 1.75 | 8/9/2018 | \$ 418,000.00 | 6969 | 0.16 | 480-570-013 |
| Murrieta | 22952 Joaquin Ridge Dr | 1682 | \$ 231.00 | 3 | 2 | 8/9/2018 | \$ 390,000.00 | 5227 | 0.12 | 904-381-001 |
| Murrieta | 40029 Myrtlewood Ct | 2175 | \$ 191.00 | 3 | 2.5 | 8/9/2018 | \$ 417,500.00 | 5227 | 0.12 | 948-191-012 |

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|----------|-------------------------|-------|----------------|-----|------|-----------|-----------------|-----------|--------|-------------|
| Murrieta | 38008 Orange Blossom Ln | 3067 | \$ 153.00 | 5 | 2.75 | 8/9/2018 | \$ 470,000.00 | 5662 | 0.13 | 916-303-056 |
| Murrieta | 41830 Pioneer St | 3471 | \$ 168.00 | 5 | 3.25 | 8/9/2018 | \$ 585,000.00 | 10890 | 0.25 | 906-601-001 |
| Murrieta | 39276 Sierra La Vida | 2608 | \$ 174.00 | 4 | 2.5 | 8/9/2018 | \$ 455,000.00 | 7840 | 0.18 | 920-292-033 |
| Murrieta | 34215 Thistlewood Ave | | | | | 8/9/2018 | \$ 482,000.00 | 11325 | 0.26 | 384-380-012 |
| Murrieta | 24969 Tyler Pl | 3921 | \$ 299.00 | 5 | 3.25 | 8/9/2018 | \$ 1,175,000.00 | 41817 | 0.96 | 906-340-010 |
| Murrieta | 41621 Valor Dr | 2447 | \$ 173.00 | 4 | 2.75 | 8/9/2018 | \$ 425,000.00 | 7841 | 0.18 | 906-282-018 |
| Murrieta | 26542 Winterset Ct | 2671 | \$ 187.00 | 6 | 3.75 | 8/9/2018 | \$ 501,000.00 | 8276 | 0.19 | 916-130-025 |
| Murrieta | 40534 Alondra Dr | 1666 | \$ 222.00 | 4 | 2 | 8/10/2018 | \$ 370,000.00 | 7841 | 0.18 | 949-151-007 |
| Murrieta | 38100 Bear Canyon Dr | 3516 | \$ 241.00 | 3 | 2.75 | 8/10/2018 | \$ 850,000.00 | 20908 | 0.48 | 904-130-021 |
| Murrieta | 23905 Cadenza Dr | 2626 | \$ 159.00 | 5 | 2.75 | 8/10/2018 | \$ 418,000.00 | 7841 | 0.18 | 949-312-003 |
| Murrieta | 24551 Camino Mirabella | 2406 | \$ 195.00 | 3 | 2.5 | 8/10/2018 | \$ 470,000.00 | 7405 | 0.17 | 948-045-005 |
| Murrieta | 26703 Chamomile St | 2589 | \$ 190.00 | 4 | 3 | 8/10/2018 | \$ 492,500.00 | 6534 | 0.15 | 392-140-057 |
| Murrieta | 30205 Chateau Cuvaion | 2095 | \$ 198.00 | 3 | 2 | 8/10/2018 | \$ 415,000.00 | 5662 | 0.13 | 920-241-002 |
| Murrieta | 42471 Circulo Cavinara | 3017 | \$ 198.00 | 4 | 3 | 8/10/2018 | \$ 600,000.00 | 11326 | 0.26 | 906-371-011 |
| Murrieta | 28758 Cloud Way | | | | | 8/10/2018 | \$ 438,000.00 | 7405 | 0.17 | 384-430-016 |
| Murrieta | 28763 Cloud Way | | | | | 8/10/2018 | \$ 437,500.00 | 9147 | 0.21 | 384-430-025 |
| Murrieta | 28782 Cloud Way | | | | | 8/10/2018 | \$ 431,500.00 | 6098 | 0.14 | 384-430-014 |
| Murrieta | 40041 Corte Fortuna | 1764 | \$ 229.00 | 3 | 2 | 8/10/2018 | \$ 405,000.00 | 6098 | 0.14 | 947-610-033 |
| Murrieta | 38256 Hermosa Ct | 3113 | \$ 146.00 | 4 | 3 | 8/10/2018 | \$ 455,000.00 | 5662 | 0.13 | 964-380-014 |
| Murrieta | 38926 Huddleston Ct | 1849 | \$ 235.00 | 4 | 2.5 | 8/10/2018 | \$ 436,000.00 | 5662 | 0.13 | 957-472-015 |
| Murrieta | 33647 Thyme Ln | 2784 | \$ 174.00 | 4 | 3 | 8/10/2018 | \$ 485,000.00 | 7405 | 0.17 | 388-230-018 |
| Murrieta | 40516 Via Diamante | 2591 | \$ 189.00 | 4 | 2.75 | 8/10/2018 | \$ 490,000.00 | 7405 | 0.17 | 947-061-028 |
| Murrieta | 40023 Via Espana | 2692 | \$ 179.00 | 5 | 2.5 | 8/10/2018 | \$ 484,500.00 | 8712 | 0.2 | 948-524-028 |
| Murrieta | 23923 Via Pamilla | 1585 | \$ 223.00 | 2 | 1.75 | 8/10/2018 | \$ 354,000.00 | 5227 | 0.12 | 947-572-033 |
| Murrieta | 40469 Cambridge St | 3137 | \$ 161.00 | 4 | 2.75 | 8/13/2018 | \$ 508,000.00 | 7840 | 0.18 | 916-314-002 |
| Murrieta | 31696 Chamise Ln | 2239 | \$ 194.00 | 4 | 2.75 | 8/13/2018 | \$ 435,000.00 | 5662 | 0.13 | 964-590-001 |
| Murrieta | 28787 Cloud Way | | | | | 8/13/2018 | \$ 446,000.00 | 8276 | 0.19 | 384-430-027 |
| Murrieta | 31654 Desert Holly Pl | 1940 | \$ 213.00 | 3 | 2 | 8/13/2018 | \$ 414,000.00 | 6098 | 0.14 | 964-573-003 |
| Murrieta | 39709 Sunrose Dr | 1080 | \$ 314.00 | 3 | 2 | 8/13/2018 | \$ 340,000.00 | 6098 | 0.14 | 948-092-005 |
| Murrieta | 28788 Triple C Ranch Rd | | | | | 8/13/2018 | \$ 462,000.00 | 6969 | 0.16 | 384-421-015 |

| City | Address | Sq Ft | Cost Per Sq Ft | Bed | Bath | Sale Date | Sales Price | Lot Sq Ft | Lot Ac | APN |
|----------|-------------------------|-------|----------------|-----|------|-----------|---------------|-----------|--------|-------------|
| Murrieta | 33676 Verbena Ave | 3258 | \$ 142.00 | 4 | 3 | 8/13/2018 | \$ 465,000.00 | 10018 | 0.23 | 388-310-017 |
| Murrieta | 40139 Grenache Ct | 2798 | \$ 155.00 | 6 | 3 | 8/14/2018 | \$ 435,000.00 | 7405 | 0.17 | 916-192-004 |
| Murrieta | 25292 Madrone Dr | 1493 | \$ 275.00 | 2 | 2 | 8/14/2018 | \$ 412,000.00 | 7841 | 0.18 | 912-161-038 |
| Murrieta | 29544 Masters Dr | 3233 | \$ 150.00 | 4 | 2.75 | 8/14/2018 | \$ 488,000.00 | 5227 | 0.12 | 908-340-005 |
| Murrieta | 41104 Mountain Pride Dr | 1612 | \$ 220.00 | 4 | 2.5 | 8/14/2018 | \$ 355,000.00 | 5227 | 0.12 | 949-051-003 |
| Murrieta | 23867 Via Pamilla | 1344 | \$ 251.00 | 2 | 1.75 | 8/14/2018 | \$ 338,500.00 | 4791 | 0.11 | 947-572-052 |
| Murrieta | 23830 Bush Ct | 3084 | \$ 196.00 | 4 | 2.5 | 8/15/2018 | \$ 605,000.00 | 15681 | 0.36 | 906-690-024 |
| Murrieta | 24590 Leafwood Dr | 1409 | \$ 264.00 | 3 | 2.5 | 8/15/2018 | \$ 373,000.00 | 6098 | 0.14 | 948-133-002 |
| Murrieta | 41777 Leila Verde St | 3361 | \$ 205.00 | 5 | 3.25 | 8/15/2018 | \$ 692,000.00 | 21780 | 0.5 | 909-410-001 |
| Murrieta | 39572 Ramshorn Dr | 2137 | \$ 203.00 | 3 | 2.5 | 8/15/2018 | \$ 435,000.00 | 8712 | 0.2 | 912-335-003 |
| Murrieta | 41184 Robards Way | 2778 | \$ 133.00 | 5 | 2.75 | 8/15/2018 | \$ 370,000.00 | 6534 | 0.15 | 949-643-041 |
| Murrieta | 39940 Stacy Ct | 1693 | \$ 186.00 | 3 | 2.5 | 8/15/2018 | \$ 315,000.00 | 8276 | 0.19 | 912-092-014 |
| Murrieta | 39845 Via Castana | 2520 | \$ 166.00 | 5 | 3.75 | 8/15/2018 | \$ 420,000.00 | 5227 | 0.12 | 948-423-022 |
| Murrieta | 28535 Clearview St | | | | | 8/16/2018 | \$ 502,000.00 | 8276 | 0.19 | 384-371-007 |
| Murrieta | 28770 Cloud Way | | | | | 8/16/2018 | \$ 425,000.00 | 6534 | 0.15 | 384-430-015 |
| Murrieta | 29658 Eagle Crest Ave | 1262 | \$ 272.00 | 3 | 2 | 8/16/2018 | \$ 344,000.00 | 5227 | 0.12 | 908-162-003 |
| Murrieta | 27357 Sierra Madre Dr | 1746 | \$ 220.00 | 3 | 2 | 8/16/2018 | \$ 385,000.00 | 7405 | 0.17 | 920-291-007 |
| Murrieta | 37149 Wild Rose Ln | 2060 | \$ 207.00 | 4 | 2 | 8/16/2018 | \$ 427,500.00 | 10454 | 0.24 | 904-440-033 |
| Murrieta | 29626 Yorkton Rd | 2736 | \$ 157.00 | 5 | 2.75 | 8/16/2018 | \$ 430,000.00 | 7405 | 0.17 | 908-101-006 |
| Murrieta | 41514 Calle Andalucia | 3400 | \$ 68.00 | 4 | 3.25 | 8/17/2018 | \$ 231,500.00 | 217800 | 5 | 931-040-014 |
| Murrieta | 28794 Cloud Way | | | | | 8/17/2018 | \$ 424,000.00 | 7405 | 0.17 | 384-430-013 |
| Murrieta | 30596 Gill St | 1757 | \$ 204.00 | 3 | 2 | 8/17/2018 | \$ 360,000.00 | 7405 | 0.17 | 957-472-017 |
| Murrieta | 24791 Sweetgrass Ct | 1664 | \$ 227.00 | 3 | 2.5 | 8/17/2018 | \$ 378,000.00 | 23087 | 0.53 | 948-550-018 |
| Murrieta | 35403 Weather Way | 3309 | \$ 166.00 | 5 | 3.5 | 8/17/2018 | \$ 550,000.00 | 7405 | 0.17 | 480-771-018 |
| Murrieta | 40688 La Salle Pl | 2099 | \$ 190.00 | 3 | 2.5 | 8/20/2018 | \$ 399,000.00 | 5227 | 0.12 | 910-450-021 |
| Murrieta | 39459 Via Montalvo | 1493 | \$ 234.00 | 3 | 2 | 8/20/2018 | \$ 350,000.00 | 13939 | 0.32 | 912-223-024 |
| Murrieta | 28317 Wellsville St | 1626 | \$ 216.00 | 3 | 2.5 | 8/20/2018 | \$ 352,000.00 | 2613 | 0.06 | 392-370-046 |
| Murrieta | 39849 Western Jay Way | 1420 | \$ 270.00 | 3 | 2 | 8/20/2018 | \$ 384,000.00 | 4792 | 0.11 | 947-470-002 |
| Murrieta | 23641 Cadenza Dr | 2850 | \$ 158.00 | 5 | 2.75 | 8/21/2018 | \$ 453,000.00 | 7841 | 0.18 | 949-361-005 |
| Murrieta | 25260 Corte Sombrero | 1725 | \$ 243.00 | 3 | 2.5 | 8/21/2018 | \$ 420,000.00 | 6098 | 0.14 | 948-282-034 |



Murrieta

Sales Comparables - August 2018

| City | Address | Sq Ft | Cost Per Sq Ft | Bed | Bath | Sale Date | Sales Price | Lot Sq Ft | Lot Ac | APN |
|----------|---------------------------|-------|----------------|-----|------|-----------|---------------|-----------|--------|-------------|
| Murrieta | 31996 Deerberry Ln | 1672 | \$ 251.00 | 3 | 2 | 8/21/2018 | \$ 420,000.00 | 6969 | 0.16 | 964-610-021 |
| Murrieta | 27519 Paper Bark Ave | 2720 | \$ 189.00 | 4 | 2.5 | 8/21/2018 | \$ 515,000.00 | 7840 | 0.18 | 392-240-063 |
| Murrieta | 36575 Silk Oak Terrace Pl | 2851 | \$ 173.00 | 4 | 2.75 | 8/21/2018 | \$ 495,000.00 | 7405 | 0.17 | 900-165-003 |
| Murrieta | 28795 Triple C Ranch Rd | | | | | 8/21/2018 | \$ 446,000.00 | 6098 | 0.14 | 384-420-031 |
| Murrieta | 28309 Wellsville St | 1441 | \$ 222.00 | 3 | 2.5 | 8/21/2018 | \$ 320,000.00 | 2613 | 0.06 | 392-370-045 |
| Murrieta | 29640 Woodlands Ave | 1012 | \$ 331.00 | 3 | 2 | 8/21/2018 | \$ 335,000.00 | 5227 | 0.12 | 908-140-033 |
| Murrieta | 39508 Via Montalvo | 1895 | \$ 215.00 | 4 | 2 | 8/22/2018 | \$ 407,500.00 | 7405 | 0.17 | 912-282-002 |
| Murrieta | 39100 Avenida La Cresta | 2655 | \$ 331.00 | 3 | 2.75 | 8/23/2018 | \$ 880,000.00 | 239144 | 5.49 | 929-150-026 |
| Murrieta | 38210 Bella Rosa Dr | 3105 | \$ 160.00 | 5 | 3 | 8/23/2018 | \$ 497,000.00 | 6969 | 0.16 | 964-551-003 |
| Murrieta | 29253 Broken Arrow Way | 3146 | \$ 139.00 | 4 | 2.5 | 8/23/2018 | \$ 440,000.00 | 6969 | 0.16 | 908-022-003 |
| Murrieta | 26903 Fayence Dr | 2052 | \$ 226.00 | 3 | 3 | 8/23/2018 | \$ 465,000.00 | 8712 | 0.2 | 947-133-019 |
| Murrieta | 26637 Kingwood Rd | 3023 | \$ 115.00 | 4 | 2.5 | 8/23/2018 | \$ 350,000.00 | 10890 | 0.25 | 916-142-008 |
| Murrieta | 36843 Quasar Pl | 3800 | \$ 145.00 | 5 | 3.75 | 8/23/2018 | \$ 553,000.00 | 12632 | 0.29 | 900-491-027 |
| Murrieta | 28783 Triple C Ranch Rd | | | | | 8/23/2018 | \$ 442,000.00 | 7405 | 0.17 | 384-420-030 |
| Murrieta | 27891 Wintergrove Way | 2671 | \$ 157.00 | 4 | 2.5 | 8/23/2018 | \$ 420,000.00 | 7405 | 0.17 | 900-310-017 |
| Murrieta | 29340 Wrangler Dr | 3675 | \$ 121.00 | 4 | 2.5 | 8/23/2018 | \$ 446,500.00 | 6969 | 0.16 | 908-030-007 |
| Murrieta | 39868 Candy Apple Way | 1610 | \$ 247.00 | 3 | 2 | 8/24/2018 | \$ 399,000.00 | 7405 | 0.17 | 947-333-027 |
| Murrieta | 39734 Cedarwood Dr | 1829 | \$ 229.00 | 4 | 1.75 | 8/24/2018 | \$ 420,000.00 | 6970 | 0.16 | 912-203-003 |
| Murrieta | 24364 Heron Ln | 1900 | \$ 221.00 | 4 | 2.5 | 8/24/2018 | \$ 420,000.00 | 5227 | 0.12 | 948-163-041 |
| Murrieta | 38594 Quail Ridge Dr | 4725 | \$ 206.00 | 4 | 3.5 | 8/24/2018 | \$ 975,000.00 | 18730 | 0.43 | 904-240-006 |
| Murrieta | 30312 Stargazer Way | 1475 | \$ 254.00 | 3 | 2.5 | 8/24/2018 | \$ 375,000.00 | 5227 | 0.12 | 957-381-022 |
| Murrieta | 39137 Via Las Quintas | 1489 | \$ 231.00 | 3 | 2 | 8/24/2018 | \$ 345,000.00 | 6970 | 0.16 | 948-044-015 |
| Murrieta | 33926 Vinca Ln | 4043 | \$ 114.00 | 4 | 3.5 | 8/24/2018 | \$ 462,000.00 | 11325 | 0.26 | 388-222-016 |
| Murrieta | 27514 Yellow Wood Way | 3065 | \$ 149.00 | 4 | 2.75 | 8/24/2018 | \$ 459,500.00 | 7405 | 0.17 | 900-102-002 |
| Murrieta | 30897 Bald Eagle St | | | | | 8/27/2018 | \$ 130,000.00 | 16552 | 0.38 | 480-502-026 |
| Murrieta | 23739 Corte Andar | 1783 | \$ 218.00 | 2 | 1.75 | 8/27/2018 | \$ 390,000.00 | 6534 | 0.15 | 947-610-015 |
| Murrieta | 30163 Destiny Dr | 1705 | \$ 240.00 | 3 | 2.5 | 8/27/2018 | \$ 410,000.00 | 6969 | 0.16 | 957-412-006 |
| Murrieta | 42950 Joshua Tree Ct | 3454 | \$ 202.00 | 4 | 3.25 | 8/27/2018 | \$ 699,000.00 | 40075 | 0.92 | 906-350-019 |
| Murrieta | 41180 Mountain Pride Dr | 1445 | \$ 245.00 | 3 | 2.5 | 8/27/2018 | \$ 355,000.00 | 6970 | 0.16 | 949-350-022 |
| Murrieta | 24618 New Haven Dr | 1828 | \$ 240.00 | 4 | 2.5 | 8/27/2018 | \$ 440,000.00 | 6534 | 0.15 | 948-132-002 |

| City | Address | Sq Ft | Cost Per Sq Ft | Bed | Bath | Sale Date | Sales Price | Lot Sq Ft | Lot Ac | APN |
|----------|----------------------------|-------|----------------|-----|------|-----------|---------------|-----------|--------|-------------|
| Murrieta | 27613 Sunset Way | 2315 | \$ 190.00 | 3 | 2.5 | 8/27/2018 | \$ 440,000.00 | 6969 | 0.16 | 900-240-006 |
| Murrieta | 25401 Boxelder Dr | 1493 | \$ 254.00 | 4 | 2 | 8/28/2018 | \$ 380,000.00 | 6970 | 0.16 | 912-182-001 |
| Murrieta | 30917 Bristly Ct | 3830 | \$ 140.00 | 5 | 4 | 8/28/2018 | \$ 540,000.00 | 6098 | 0.14 | 480-641-011 |
| Murrieta | 23704 Corte Andar | 1495 | \$ 250.00 | 2 | 1.75 | 8/28/2018 | \$ 375,000.00 | 5663 | 0.13 | 947-610-053 |
| Murrieta | 29454 Masters Dr | 2271 | \$ 189.00 | 3 | 2.5 | 8/28/2018 | \$ 431,000.00 | 5662 | 0.13 | 908-340-014 |
| Murrieta | 24906 New Clay St | 1205 | \$ 269.00 | 3 | 1.75 | 8/28/2018 | \$ 325,000.00 | 10018 | 0.23 | 906-183-014 |
| Murrieta | 43780 Paseo Espinazo | 3363 | \$ 251.00 | 2 | 2.5 | 8/28/2018 | \$ 845,000.00 | 862487 | 19.8 | 932-120-010 |
| Murrieta | 27644 Peppergrass Ct | 1797 | \$ 200.00 | 3 | 2.5 | 8/28/2018 | \$ 360,000.00 | 3049 | 0.07 | 392-410-013 |
| Murrieta | 39671 Ridgecrest St | 2310 | \$ 180.00 | 4 | 3 | 8/28/2018 | \$ 417,000.00 | 8712 | 0.2 | 957-101-018 |
| Murrieta | 24039 Ristras Ln | 1966 | \$ 218.00 | 4 | 2 | 8/28/2018 | \$ 430,000.00 | 7405 | 0.17 | 949-252-003 |
| Murrieta | 31533 Tuberosa Rd | 1672 | \$ 252.00 | 3 | 2 | 8/28/2018 | \$ 421,500.00 | 7840 | 0.18 | 964-580-025 |
| Murrieta | 30211 Carneros Cir | 1772 | \$ 244.00 | 2 | 1.75 | 8/29/2018 | \$ 433,000.00 | 5662 | 0.13 | 920-222-024 |
| Murrieta | 26239 Douglass Union Ln | 2411 | \$ 155.00 | 3 | 2.5 | 8/29/2018 | \$ 375,000.00 | 3484 | 0.08 | 913-384-014 |
| Murrieta | 30358 Eagle Ridge Ct | 2628 | \$ 178.00 | 4 | 2 | 8/29/2018 | \$ 469,000.00 | 7840 | 0.18 | 480-710-022 |
| Murrieta | 31302 Gatehouse Ct | 3213 | \$ 137.00 | 4 | 4 | 8/29/2018 | \$ 443,000.00 | 7840 | 0.18 | 964-280-049 |
| Murrieta | 29624 Masters Dr | 3233 | \$ 157.00 | 4 | 3.75 | 8/29/2018 | \$ 510,000.00 | 5662 | 0.13 | 908-330-013 |
| Murrieta | 39401 Beringer Dr | 2011 | \$ 239.00 | 3 | 2 | 8/30/2018 | \$ 481,000.00 | 6534 | 0.15 | 920-222-025 |
| Murrieta | 33748 Salvia Ln | 3442 | \$ 133.00 | 5 | 3 | 8/30/2018 | \$ 459,000.00 | 6969 | 0.16 | 388-220-004 |
| Murrieta | 38091 Tranquila Ave | 2180 | \$ 184.00 | 3 | 2.5 | 8/30/2018 | \$ 402,500.00 | 4356 | 0.1 | 964-430-020 |
| Murrieta | 28776 Triple C Ranch Rd | | | | | 8/30/2018 | \$ 444,000.00 | 6969 | 0.16 | 384-421-016 |
| Murrieta | 24643 1St Ave | 806 | \$ 291.00 | 2 | 0.75 | 8/31/2018 | \$ 235,000.00 | 6969 | 0.16 | 906-156-030 |
| Murrieta | 39676 Avenida Miguel Oeste | 1722 | \$ 223.00 | 3 | 2 | 8/31/2018 | \$ 385,000.00 | 5227 | 0.12 | 948-451-024 |
| Murrieta | 25485 Brownstone Way | 2510 | \$ 182.00 | 4 | 3 | 8/31/2018 | \$ 458,000.00 | 7841 | 0.18 | 912-122-032 |
| Murrieta | 39321 Calistoga Dr | 2361 | \$ 177.00 | 3 | 2.75 | 8/31/2018 | \$ 420,000.00 | 8712 | 0.2 | 957-063-003 |
| Murrieta | 39691 Cornhusk Cir | 2716 | \$ 194.00 | 5 | 2.75 | 8/31/2018 | \$ 529,000.00 | 8712 | 0.2 | 947-342-019 |
| Murrieta | 40120 Grenache Ct | 2876 | \$ 171.00 | 5 | 3 | 8/31/2018 | \$ 493,500.00 | 7405 | 0.17 | 916-191-006 |
| Murrieta | 23625 Kathryn St | 2788 | \$ 178.00 | 5 | 3 | 8/31/2018 | \$ 498,000.00 | 9147 | 0.21 | 906-661-008 |
| Murrieta | 39657 Maple Leaf Ct | 2052 | \$ 207.00 | 4 | 2.5 | 8/31/2018 | \$ 425,000.00 | 10019 | 0.23 | 912-212-023 |
| Murrieta | 31518 Tuberosa Rd | 2277 | \$ 218.00 | 4 | 2.75 | 8/31/2018 | \$ 497,000.00 | 8276 | 0.19 | 964-580-028 |
| Murrieta | 26559 Veramonte Ave | 2773 | \$ 163.00 | 4 | 3 | 8/31/2018 | \$ 453,000.00 | 8276 | 0.19 | 947-772-011 |



Murrieta

Sales Comparables - August 2018

| City | Address | Sq Ft | Cost Per Sq Ft | Bed | Bath | Sale Date | Sales Price | Lot Sq Ft | Lot Ac | APN |
|----------|---------------------|-------|----------------|-----|------|-----------|---------------|-----------|--------|-------------|
| Murrieta | 25176 Vista Oriente | 1651 | \$ 243.00 | 3 | 2.5 | 8/31/2018 | \$ 402,500.00 | 6534 | 0.15 | 948-411-013 |

| | |
|-----------------------------|--------------|
| Total Sales: | 181 |
| Average Sales Price: | \$454,522.50 |
| Average Square Feet: | 2411 |

Deemed reliable but not guaranteed

Murrieta

Deemed reliable but not guaranteed