

CMA Report

Listings as of 10/18/07 at 12:55pm

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Property Type: Residential Property Subtypes: Res w/Acreage, Residential Area: Lapine Statuses: Active, Contingent, Pending, Sold (6/1/2007 or after)
 Price: 200,000 or less

RESIDENTIAL

ACTIVE Properties

Address	City	Bd	Bth	SqFt	LotSz	Year	Date	\$/SqFt	DOM	Orig Price	List Price
15952 Elderberry Lane	LaPine	1	1	512	1.000	1966	08/24/07	224.61	55	115,000	115,000
50916 Hwy. 97	LaPine	1	1	418	0.830	Unkn	10/02/07	275.12	16	115,000	115,000
52361 Whispering Pines	RLaPine	2	1	924	0.490	1954	08/23/07	128.79	56	129,000	119,000
11830 Cedarwood Dr	Lapine	2	1	808	1.000	1977	05/28/07	172.03	143	149,000	139,000
16457 Cassidy Dr	LaPine	2	2	1000	5200	2005	09/14/07	146.90	34	146,900	146,900
16430 Riley Dr	LaPine	2	2	1000	5000	2007	03/20/07	147.00	212	147,000	147,000
52351 Dustan Road	LaPine	2	1	1478	1.200	1956	05/03/07	99.46	168	165,000	147,000
52257 Caribou	LaPine	2	1	1040	1.010	1980	08/01/07	144.13	78	169,900	149,900
15979 Woodland	LaPine	2	1	912	1.000	1978	10/02/07	164.36	16	149,900	149,900
16418 Cassidy Ct	LaPine	2	2	1001	4900	2005	08/16/07	153.85	63	154,000	154,000
52345 Whispering Pines	RLaPine	2	2	1467	1.270	1950	09/18/07	105.66	30	155,000	155,000
16992 Cagle Road	LaPine	2	1	928	45738	1962	08/30/07	167.03	49	155,000	155,000
51455 Birch Road	LaPine	2	1	1152	1.000	1974	08/17/07	137.15	62	158,000	158,000
51450 Hahn	LaPine	3	2	1308	1.020	1969	10/05/07	120.80	13	158,000	158,000
52445 Railroad St	LaPine	1	1	768	1.050	1976	08/28/07	207.03	51	159,000	159,000
52254 Pine Forest	LaPine	1	1.5	1140	1.280	1969	04/04/07	139.91	197	174,900	159,500
16409 Heath Dr	LaPine	3	2	1208	0.120	2003	05/03/07	136.59	168	185,000	165,000
16424 Cassidy Ct	LaPine	3	2	1366	0.110	2005	09/04/07	120.79	44	175,000	165,000
16423 Riley Dr	LaPine	3	2	1208	5000	2006	11/22/06	139.07	328	168,000	168,000
52612 Center Dr	LaPine	1	1	789	1.000	1965	05/21/07	215.34	150	179,900	169,900
15757 Jackpine Road	LaPine	2	1	1133	0.770	1965	07/23/07	150.04	87	170,000	170,000
11728 Sun Forest Dr	Lapine	2	2	1104	1.000	1978	09/21/07	158.42	27	174,900	174,900
52393 Ammon Road	LaPine	1	1	750	1.100	1997	08/14/07	233.20	65	174,900	174,900
16480 Heath Dr	LaPine	3	2	1208	0.130	2005	07/03/07	146.94	107	185,500	177,500
51269 Riley Lane	LaPine	3	2	1366	0.150	2006	07/16/07	130.97	94	179,900	178,900
16486 Heath Dr	LaPine	3	2	1208	0.130	2005	06/25/07	148.18	115	179,000	179,000
15972 Twin Dr	LaPine	2	1	1056	0.990	1981	03/30/07	169.51	192	229,900	179,000
16461 Riley Dr	LaPine	3	2	1327	5001	2006	08/01/06	134.89	436	179,000	179,000
51370 Huntington Ave	LaPine	3	1	1152	43725	1950	07/19/07	155.82	91	199,900	179,500
16442 Riley Dr	LaPine	3	2	1366	5000	2006	08/29/07	131.70	50	179,900	179,900
16472 Riley Dr	LaPine	3	2	1366	5001	2006	05/02/06	134.70	527	184,000	184,000
16493 Riley Dr	LaPine	3	2	1366	5001	2006	06/29/06	134.70	434	189,000	184,000
16439 Riley Dr	LaPine	3	2	1366	5001	2006	09/14/06	134.70	392	184,000	184,000
16473 Riley Dr	LaPine	3	2	1366	5001	2006	08/01/06	134.70	436	184,000	184,000
15965 Tallwood Ct	LaPine	3	2	1248	1.000	1980	06/15/07	148.16	125	184,900	184,900
52368 Stearns Road	LaPine	2	2.5	1296	1.100	1973	09/02/07	142.75	46	199,900	185,000
52505 Pine Dr	LaPine	2	1	1276	2.270	1961	08/21/07	145.69	58	190,000	185,900
52916 Bridge Dr	LaPine	2	1	1040	1.050	1982	08/02/07	181.73	77	210,000	189,000
51448 Cedar	LaPine	2	1.5	1008	1.000	1979	09/06/07	190.48	42	192,000	192,000
16496 Riley Dr	LaPine	3	2	1350	0.110	2006	06/30/07	142.96	110	193,000	193,000
14815 White Pine Way	LaPine	2	1	896	1.070	1971	08/28/06	217.52	319	259,500	194,900
53465 Deep Woods	LaPine	2	1	1008	1.050	1976	09/24/07	195.93	24	197,500	197,500
153662 Wagon Trail Road	Lapine	2	2	1144	1.000	1982	07/26/07	173.95	84	210,000	199,000
52355 Pine Forest Dr	LaPine	2	1	1120	1.070	1966	08/04/06	177.68	370	222,222	199,000
144214 Inglewood Road	LaPine	3	1	1092	43500	1995	06/12/07	182.69	128	199,500	199,500
52606 Sunrise Blvd	LaPine	3	2	2200	1.410	1978	03/22/07	90.86	195	299,900	199,900
15994 Camino De Oro	LaPine	3	1	1280	3.190	1978	08/28/07	156.24	51	199,987	199,987

Listing Count 47

Averages 1,139 157.25 141 180,017 170,708
High 199,987 **Low** 115,000 **Median** 177,500

Presented By: Thesa L Chambers / Sunriver Realty Phone: 541-771-7064
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CONTINGENT Properties

Address	City	Bd	Bth	SqFt	LotSz	Year	Date	\$/SqFt	DOM	Orig Price	List Price
51990 Wickiup Ave	LaPine	2	1.5	1440	1.880	1970	08/28/07	138.82	395	259,000	199,900
Listing Count	1	Averages		1,440				138.82	395	259,000	199,900
		High		199,900			Low	199,900		Median	199,900

PENDING Properties

Address	City	Bd	Bth	SqFt	LotSz	Year	Date	\$/SqFt	DOM	Orig Price	List Price
16683 Wyatt Dr	LaPine	3	2	1132	0.220	2005	09/25/07	145.76	118	187,000	165,000
Listing Count	1	Averages		1,132				145.76	118	187,000	165,000
		High		165,000			Low	165,000		Median	165,000

SOLD Properties

Address	City	Bd	Bth	SqFt	LotSz	Year	Date	\$/SqFt	DOM	Orig Price	List Price	Sale Price	SP%LP
15906 Burgess Road	LaPine	1	1	440	0.340	1950	08/24/07	125.00	88	69,987	69,987	55,000	78.60
16122 Lava Dr	LaPine	3	1	988	43412	1979	07/30/07	100.71	146	99,500	99,500	99,500	100.00
51460 Hemlock	LaPine	2	1	844	1.000	1964	08/13/07	118.36	377	129,900	99,900	99,900	100.00
16088 Elkhorn Lane	LaPine	3	1	1212	1.020	1974	06/19/07	115.51	42	149,999	149,999	140,000	93.30
51345 Riverland Ave	LaPine	2	1	900	0.910	1977	06/21/07	155.56	79	149,987	149,987	140,000	93.30
16427 Riley Dr	LaPine	2	2	1000	5000	2006	06/08/07	147.00	198	147,000	147,000	147,000	100.00
52732 Day Road	LaPine	2	1	1090	1.000	1945	06/18/07	137.61	87	164,000	150,000	150,000	100.00
15413 Ponderosa Loop	LaPine	2	1	864	0.750	1980	08/15/07	173.61	198	169,900	159,900	150,000	93.80
51998 Noble Fir	LaPine	1	1	768	1.590	1980	07/20/07	201.82	28	160,000	160,000	155,000	96.90
51425 Ash Road	LaPine	3	1	1378	1.000	1966	07/09/07	115.75	96	159,500	159,500	159,500	100.00
51484 Ash Road	LaPine	3	2	1150	1.230	1967	10/02/07	146.09	49	189,900	179,900	168,000	93.40
16441 Heath Dr	LaPine	3	2	1208	0.120	2004	08/17/07	140.73	131	175,000	172,000	170,000	98.80
15635 6th St	LaPine	2	1	912	3.000	1972	08/30/07	186.40	156	174,900	174,900	170,000	97.20
16492 Cassidy Dr	LaPine	3	2	1327	0.120	2005	07/12/07	131.88	58	179,000	177,000	175,000	98.90
53250 Deep Woods	LaPine	2	2	960	1.000	1977	09/17/07	182.29	381	220,000	190,000	175,000	92.10
16435 Riley Dr	LaPine	3	2	1208	5000	2006	08/09/07	145.70	260	168,000	168,000	176,000	104.80
16440 Cassidy Ct	LaPine	3	2	1327		2005	07/20/07	132.63	51	178,000	178,000	176,000	98.90
52105 Stearns Road	LaPine	2	1	1120	1.140	1976	07/26/07	158.39	99	179,000	179,000	177,400	99.10
16447 Riley Dr	LaPine	3	2	1327	5001	2006	08/31/07	134.89	345	179,000	179,000	179,000	100.00
15900 Park Dr	LaPine	3	2	1960	45302	1980	07/31/07	91.84	364	250,000	185,000	180,000	97.30
16677 Wyatt Dr	LaPine	3	2	1092	0.200	2005	06/12/07	169.41	70	189,900	189,900	185,000	97.40
16671 Wyatt Dr	LaPine	3	2	1132	0.180	2006	08/24/07	166.96	319	209,900	179,900	189,000	105.10
16498 Cassidy Dr	LaPine	3	2	1462	0.120	2005	07/18/07	129.96	251	191,500	191,500	190,000	99.20
15958 Livewood Ct	LaPine	4	3	1942	1.000	1979	08/24/07	100.41	74	215,000	199,000	195,000	98.00
16431 Riley Dr	LaPine	3	2.5	1370	5000	2006	08/24/07	142.49	275	185,000	185,000	195,210	105.50
Listing Count	25	Averages		1,159				142.04	169	171,355	162,955	159,860	98.10
		High		195,210			Low	55,000		Median	170,000		

Report Count	74	Report Averages	1,150					151.71	153	178,252	168,406	54,007
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